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JUN 07 2023

GINA PIMENTEL RECORDER STATE OF INDIANA

2023-014939

PEGGY HOLINGA KATONA

STATE OF INDIANA LAKE COUNTY RECORDED AS PRESENTED

3:63 PM 2023 Jun 7

| STATE OF INDIANA |)) SS: | Property No. 45-08-28-483-011.000-004 |
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| COUNTY OF LAKE |) | |

AFFIDAVIT OF DEVOLUTION

- I. Desmond P. Lemond, having been first duly sworn upon my oath state as follows:
- 1. I make this Affidavit of my own personal knowledge.
- My mother, Michelle Y. Lemond died intestate on January 16, 1992, and at the time
 of her death was unmarried and had one (1) child, namely her son, Desmond P. Lemond. A copy of
 her death certificate was filed in the Office of hte lake County Recorder on August 3, 1992 as
 document number 1992-049549.
- 3. Pursuant to a Deed dated March 1, 1986 and recorded in the Office of the Lake County Recorder on March 6, 1986 as instrument number 844426, my mother, Michelle Y. Lemond became the owner, subject to a life estate in favor of my grandfather, Joseph Lemond, Jr., of a certain parcel of real estate located in Lake County, Indiana, to wit:

Lots 18 and 19, in Block 8 in Kelley-Semmes Boulevard Heights Addition to Gary, as shown in Plat Book 9, page 23, in the Office of the Recorder of Lake County, Indiana.

Property No. 45-08-28-483-011.000-004

and commonly known as 26 West 45th Avenue, Gary, Indiana 46408.

4. The most recent instrument recorded in the Office of the Lake County Recorder regarding the above-described property is my mother's death certificate recorded as instrument number 1992-049549. on August 3, 1992.

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5. On the death of Michelle Y. Lemond on January 16, 1992, her interest in the above-described property passed pursuant to Indiana's law of intestate succession, Ind.Code § 29-1-2-1(d)(1), to her one child, Desmond P. Lemond, who became the sole owner thereof, subject to the life estate in favor of my Grandfather, Joseph Lemond, Jr.

6 My Grandfather, Joseph Lemond, Jr., who is also my adoptive father, died testate on January 18, 2022. His Last Will and Testament, dated January 18, 1993, was admitted to probate on March 7, 2022 in the Estate of Joseph Lemond, Jr., Lake Superior Court, Probate Division, Cause No. 45D11-2203-EU-137, at which time Desmond P. Lemond, was appointed as Personal Representative.

- 7. Pursuant to the terms of the Last Will and Testament of Joseph Lemond, Jr., which was admitted to probate more than seven months prior to the filing of this Affidavit, Desmond P. Lemond was named as the sole heir of the estate of Joseph Lemond, Jr.
- 8. That more than seven (7) months have passed since the death of Michelle Y. Lemond and no letters testamentary or letters of administration have been issued to a court appointed personal representative for this decedent within the time limits specified under I.C. § 29-1-7-15.1(d) and no probate court has issued findings and an accompanying order preventing the limitations in section I.C. § 29-1-7-15.1(b) from applying to the decedents' real property.

FURTHER AFFIANT SAYETH NOT.

DESMOND P. LEMON

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Before me, a Notary Public in and for the County of Lake, State of Indiana, appeared DESMOND P. LEMOND, to me personally known, and subscribed his name to the foregoing instrument after having been sworn upon her oath that the information contained therein is true this day of June, 2023. My Commission Expires: CHRISTINE L. GIKAS, Notary Public 101512026 Resident of Porter County, Indiana Dery Or! AFFIRMATION I AFFIRM UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW. THIS INSTRUMENT PREPARED BY: . GIKAS, Attorney at Law 414 East 86th Avenue, Merrillville, IN 46410 (219) 769-7405 "Peconder