

NOT AN OFFICIAL DOCUMENT

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GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
RECORDED AS PRESENTED

2023-026029
9:33 AM 2023 Sep 11

QUIT CLAIM DEED IN TRUST

THIS INDENTURE WITNESSETH, that **LAWRENCE A. WOOD AND BERNADETTE E. WOOD**, a married couple, (Grantors) of Lake County, in the State of Indiana, CONVEY AND QUIT CLAIM to **LAWRENCE A. WOOD AND BERNADETTE E. WOOD**, not individually, but as Co-Trustees of the **LAWRENCE A. WOOD AND BERNADETTE E. WOOD LIVING TRUST FOR REAL ESTATE**, dated August 22, 2023 One Hundred percent (100%) of the total undivided interest in the homestead property described hereafter, of which **LAWRENCE A. WOOD AND BERNADETTE E. WOOD** are the Co-Trustees and primary beneficiaries, and unto each and every successor trustee(s) under said trust agreement, of 10339 Juniper Ln., St. John, IN 46373 (Grantees) for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, State of Indiana:

LOT 833 IN THE GATES OF ST. JOHN - UNIT 9B, AN ADDITION TO THE TOWN OF ST. JOHN, LAKE COUNTY, INDIANA, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 113, PAGE 33, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

SUBJECT TO COVENANTS AND RESTRICTIONS, EASEMENTS AND BUILDING LINES AS CONTAINED IN THE PLAT OF SUBDIVISION AND AS CONTAINED IN ALL OTHER DOCUMENTS OF RECORD; AND REAL ESTATE TAXES AND ASSESSMENTS WHICH THE GRANTEE HEREIN ASSUMES AND AGREES TO PAY.

SUBJECT TO ANY AND ALL EASEMENTS, AGREEMENTS AND RESTRICTIONS OF RECORD. THE ADDRESS OF SUCH REAL ESTATE IS COMMONLY KNOWN AS 10339 Juniper Ln., St. John, IN 46373

Parcel Number: 45-15-03-280-015.000-015
Commonly known as: 10339 Juniper Ln., St. John, IN 46373

THE BENEFICIARIES OF THE OF THE **LAWRENCE A. WOOD AND BERNADETTE E. WOOD LIVING TRUST FOR REAL ESTATE**, dated August 22, 2023 ARE **LAWRENCE A. WOOD AND BERNADETTE E. WOOD** WHO HAVE FULL RIGHTS OF POSSESSION AND OCCUPANCY RENT FREE.

Tax bills should be sent to Grantees at such address unless otherwise indicated below.

IN WITNESS WHEREOF, Grantor has executed this Deed this 22nd day of August, 2023

GRANTOR:

Lawrence A. Wood
Signature

Printed name: **LAWRENCE A. WOOD**

GRANTOR:

Bernadette E. Wood
Signature

Printed name: **BERNADETTE E. WOOD**



DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

SEP 11 2023

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

2500
Ch.# 6251
SP
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NOT AN OFFICIAL DOCUMENT

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, a Notary Public, in and for said County and State, personally appeared **LAWRENCE A. WOOD AND BERNADETTE E. WOOD**, who acknowledged the execution of the foregoing Quit Claim Deed In Trust, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 22nd day of August, 2023



Monica Fritz
Notary Public

I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law. – MICHAEL W. BRADY

THIS INSTRUMENT WAS PREPARED BY MICHAEL W. BRADY, ATTORNEY NO. 36562-45, M.W. BRADY LAW FIRM P.C., 8840 CALUMET AVENUE, SUITE 205, MUNSTER, IN 46321, AT THE SPECIFIC REQUEST OF OWNER OR REPRESENTATIVES AND IS BASED SOLELY ON INFORMATION SUPPLIED BY ONE OR MORE OF THOSE PARTIES AND WITHOUT EXAMINATION FOR ACCURACY. THIS PREPARER ASSUMES NO LIABILITY FOR ANY ERROR, INACCURACY OR OMISSIONS IN THIS INSTRUMENT RESULTING FROM THE INFORMATION PROVIDED. THE PARTIES ACCEPT THIS DISCLAIMER BY OWNER'S EXECUTION OF THIS DOCUMENT.

PREPARED BY, RECORD AND RETURN TO:

Michael W. Brady
M.W. BRADY LAW FIRM, P.C.
20950 S. Frankfort Square Road – Unit B, Frankfort, IL 60423
(708) 532-3655

Proprietor Lake County Recorder