

2023-09-27 20:03:19 PM  
TOTAL FEES: 25.00  
BY: JAS  
PG #: 1  
RECORDED AS PRESENTED

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

DULY ENTERED FOR TAXATION  
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Sep 27 2023 BDD

PEGGY HOLINGA-KATONA  
LAKE COUNTY AUDITOR

### TRUSTEE'S DEED

TAX: LD. NO. 45-05-33-134-016.000-004

THIS INDENTURE WITNESSETH, That THOMAS A. VATER, as Successor Trustee of the Revocable Trust of Elaine Somers dated July 21, 2005, (GRANTOR), of LAKE County in the State of INDIANA, CONVEYS to DEBORAH LENTE, (GRANTEES) of PORTER County in the State of INDIANA, in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in LAKE County, in the State of Indiana:

THE NORTH 1/2 OF LOT 13 AND ALL OF LOT 14 IN BLOCK 4 IN RESUBDIVISION OF YOUNG'S WOODLANDS, IN THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 21 PAGE 12, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

COMMONLY KNOWN AS: 1040 N UNION ST., GARY, IN 46403

SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, 2022 TAXES PAYABLE 2023, 2023 TAXES PAYABLE 2024 AND ALL REAL ESTATE TAXES DUE AND PAYABLE HEREAFTER.

SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD, IF ANY.

THE GRANTOR CERTIFIES THAT THIS DEED IS EXECUTED IN ACCORDANCE WITH AND PURSUANT TO, THE TERMS AND PROVISIONS OF THE UNRECORDED TRUST AGREEMENT UNDER WHICH TITLE TO THE ABOVE DESCRIBED REAL ESTATE IS HELD AND THAT THE TRUSTEE HAS FULL POWER AND AUTHORITY TO EXECUTE THIS DEED AS OF THE DATE OF EXECUTION.

Dated this 25 day of September, 2023.

Thomas A. Vater Successor Trustee  
THOMAS A. VATER, SUCCESSOR TRUSTEE of  
the Revocable Trust of Elaine Somers dated July 21, 2005

STATE OF INDIANA, COUNTY OF Porter JSS:

Before me, the undersigned, a Notary Public in and for said County and State, this 25 day of September 2023 personally appeared: **THOMAS A. VATER, SUCCESSOR TRUSTEE of the Revocable Trust of Elaine Somers dated July 21, 2005** and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Commission Number: 0654807  
My commission expires: 11/6/20  
Resident of Porter County  
Public

Signature Cristina Keagy  
Printed Cristina Keagy Notary

This instrument prepared by: NATHAN D. VIS, Attorney at Law, ID No. 29535-45  
VIS LAW, LLC, P.O. Box 980, Cedar Lake, IN 46508  
No legal opinion given to Grantor(s) or Grantee(s) in preparation of deed or  
of holding ownership. All information used supplied by title company.

RETURN DEED TO: **GRANTEE(S)**  
GRANTEE STREET OR RURAL ROUTE ADDRESS: **1040 N UNION ST., GARY, IN 46403**  
SEND TAX BILLS TO: **GRANTEE(S)**

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.

Signature Cristina Keagy

Printed Name Cristina Keagy



COMMUNITY TITLE COMPANY  
FILE NO. 23210718