

NOT AN OFFICIAL DOCUMENT

STATE OF INDIANA  
RECORDED

2024-009370

STATE OF INDIANA  
LAKE COUNTY  
RECORDED AS PRESENTED

9:29 AM 2024 Mar 22

2

QUIT CLAIM DEED IN TRUST

THIS INDENTURE WITNESSETH, that **PATRICIA E. MONACO**, a single person, (Grantor) of Lake County, in the State of Indiana, CONVEY AND QUIT CLAIM to **PATRICIA E. MONACO**, not individually, but as Sole Trustee of the **MONACO LAND TRUST NO. 228**, dated March 1, 2024 One Hundred percent (100%) of the total undivided interest in the homestead property described hereafter, of which **PATRICIA E. MONACO** is the Sole Trustee and primary beneficiary and unto each and every successor trustee(s) under said trust agreement, of 228 Deertrail Lane, Schererville, IN 46375 (Grantee) 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:

THE WEST 36 FEET OF LOT 14 IN DEER TRAIL VILLAS, AN ADDITION TO THE TOWN OF SCHERERVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 94 PAGE 13, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

SUBJECT TO ANY AND ALL EASEMENTS, AGREEMENTS AND RESTRICTIONS OF RECORD. THE ADDRESS OF SUCH REAL ESTATE IS COMMONLY KNOWN AS 228 Deertrail Lane, Schererville, IN 46375

Parcel Number: 45-11-15-376-012.000-036  
Commonly known as: 228 Deertrail Lane, Schererville, IN 46375

THE BENEFICIARY OF THE MONACO LAND TRUST NO. 228 DATED March 1, 2024 IS **PATRICIA E. MONACO** WHO HAS 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 1 day of March, 2024

GRANTOR:

Patricia E Monaco  
Signature

Printed name: **PATRICIA E. MONACO**

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

MAR 22 2024

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

25  
4488  
26  
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STATE OF Indiana )  
 ) SS:  
COUNTY OF Lake )

Before me, a Notary Public, in and for said County and State, personally appeared **PATRICIA E. MONACO**, 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 1 day of March, 2024.



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

**GRANTEE'S ADDRESS AND SEND TAX BILLS TO:**

PATRICIA E. MONACO  
228 Deertrail Lane, Schererville, IN 46375