Mail Tax Bills To: Michael Thigpen 952 Stevenson Street Gary, IN 46406

GINA PIMENTEL RECORDER

STATE OF INDIANA LAKE COUNTY RECORDED AS PRESENTED 2024-019999

9:57 AM

2024 Jul 30

STATE OF INDIANA

DECEDENT 188

FILED AUG 02 2024

COUNTY OF LAKE

ERNESTINE THIGPEN 500 AFFIDAVIT FOR DEVOLUTION OF REAL ESTATE PURSUANT TO LC. 29-1-7-23

PEGGY HOLINGA KATONA LAKE COUNTY AUDITOR

Comes now, MICHAEL THIGPEN, who being first duly sworn deposes and says:

That ERNESTINE THIGPEN, deceased, died intestate on September 4, 2020, leaving no surviving spouse, seven (7) surviving children by the names of GLORIA JEAN HILTON, MARY MUEX, LINDA WATSON, CAROLIN THIGPEN, GREGORY THIGPEN, MICHAEL

THIGPEN AND LATONYA DUPREE and no predeceased children leaving issue, and the decedent died owning the whole undivided interest of the following described property to wit:

See attached legal description

Commonly known as: 952 Stevenson Street. Gary, IN 46406 Parcel Number: 45-07-11-227-033.000-004

2) A description of the most recent instrument responsible for conveying title to the above-description real estate is as follows:

, Document Number 91013739_, executed 07/23/90 and recorded 02/26/91 in the County of Lake, State of Indiana.

3) A description of the most recent instrument recorded in the office of the recorder of the County where the real estate is located is as follows:

a. Oxit Claim Deed, Document Number 91013

executed 07/23/90 and recorded 02/26/ the County of Lake, State of Indiana.

4) A description of the conveyed real estate mentioned above in paragraph "2" is as follows:

See attached legal description

Commonly known as: 952 Stevenson Street. Gary, IN 46406 Parcel Number: 45-07-11-227-033.000-004



JUL 3 0 2024

PEGGY HOLINGA KATONA LAKE COUNTY AUDITOR

2024-020386

STATE OF INDIANA AKE COUNTY

5) That the decedent died intestate leaving no surviving spouse, seven (7) surviving children by the names of GLORIA JEAN HILTON, MARY MUEX, LINDA WATSON, CAROLIN THIGPEN, GREGORY THIGPEN, MICHAEL THIGPEN AND LATONYA DUPREE and no predeceased children leaving issue; and, in accordance with the intestacy laws of the State of Indiana under I.C. 29-1-2-1, the seven (7) surviving children by the names of GLORIA JEAN HILTON, MARY MUEX, LINDA WATSON, CAROLIN THIGPEN, GREGORY THIGPEN, MICHAEL THIGPEN AND LATONYA DUPREE are each entitled to a 1/7 undivided tenant in common interest to ownership of the Lake County, Indiana, real estate described as follows:

See attached legal description

Commonly known as: 952 Stevenson Street. Gary, IN 46406 Parcel Number: 45-07-11-227-033.000-004

That two (2) of the aforementioned surviving children are now deceased, namely, MARY MUEX and GLORIA JEAN HILTON.

That GLORIA JEAN HILTON, deceased, died intestate on November 6, 2022 owning a 1/7 tenant in common interest of the aforementioned property and had no surviving spouse, one (1) surviving child by the name of COREY HILTON and no predeceased children leaving issue; and, in accordance with the intestacy laws of the State of Indiana under I.C. 29-1-2-1, the one (1) surviving child by the name of COREY HILTON is entitled to a 1/7 undivided tenant in common interest to ownership of the Lake County, Indiana, real estate described as follows:

See attached legal description

Commonly known as: 952 Stevenson Street. Gary, IN 46406 Parcel Number: 45-07-11-227-033 000-004

That MARY MEUX, deceased, died intestate on March 18, 2024 owning a 1/7 tenant in common interest of the aforementioned property and had no surviving spouse, no surviving issue, no surviving parents and five (5) surviving siblings by the names of LINDA WATSON, CAROLIN THIGPEN, GREGORY THIGPEN, MICHAEL THIGPEN AND LATONYA DUPREPROPERTY OF A deceased sibling by the name of Gloria Tran Hilton Who 1664 are surviving shill by the name of COCCY Hilton and in

accordance with the intestacy laws of the State of Indiana under I.C. 29-1-2-1, the five (5) and one (1) are 1956, 1958. After predecested in 1958, surviving siblings, by the names of LINDA WATSON, CAROLIN THIGPEN, GREGORY and Cofty Hithm.

THIGPEN, MICHAEL THIGPEN (1950), LATONYA DUPREE are each entitled to an additional

14.2 undivided tenant in common interest to ownership of the Lake County, Indiana, real estate described as follows:

See attached legal description

Commonly known as: 952 Stevenson Street, Gary, IN 46406 Parcel Number: 45-07-11-227-033.000-004

That for those aforementioned reasons the owners of the following described real estate:

See attached legal description

Commonly known as: 952 Stevenson Street, Gary, IN 46406 Parcel Number: 45-07-11-227-033,000-004

are as follows:

LINDA WATSON
CAROLIN THIGPEN (2005) tenant in common interest 1/6
CAROLIN THIGPEN (2005) tenant in common interest 1/6
MICHAEL THIGPEN (2005) tenant in common interest 1/6
LATONYA DUPREE
COREY HILTON

The standard in common interest 1/6
COREY HILTON

6) That no letters testamentary or letters of administration are anticipated or have been issued to a court appointed personal representative for the decedent within the time limits specified under I.C. 29-1-7-15.1(d) and the probate court has not issued findings and an accompanying order preventing the limitations in I.C. 29-1-7-15.1(d) from applying to the decedent's real property.

Michael Shepas Q

STATE OF INDIANA COUNTY OF LAKE

Before me, the undersigned, a Notary Public in and for said County and State, this 20th day of July, 2024, personally appeared MICHAEL THIGPEN who provided proof of their identity by producing a valid state issued identification card which confirmed their identity to be the same and then further acknowledged the execution of the foregoing affidavit which was their own voluntary act for the uses and purposes stated therein. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

WITNESS my hand and Notarial Seal this 20th day of July, 2024.

JOHN RUPP, Notary Public

JOHN RUPP, Notary Public

My Comm. Exhires 01/31/2026

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.

Printed Name John Rupp

ared By:
91.
PHE 2.
OK LOCK COUNTY PROCORDER Instrument Prepared By: JOHN RUPP, Law Office of John Rupp, ELC.

County of Residence: LaPorte

LOT 19 AND LOT 20 EXCEPT THE SOUTH 0.51 FEET IN BLOCK 1 NEW KENSINGTON ADDITION TO THE CITY OF GARY, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 8, PAGE 18, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

Property of lake County Recorder