

# NOT AN OFFICIAL DOCUMENT

CLERK OF SUPERIOR COURT  
RECORDER

2024-030042

STATE OF INDIANA  
LAKE COUNTY  
RECORDED AS PRESENTED

1:49 PM

2024 Oct 23

Indiana Residential Real Property  
Transfer on Death Instrument

THE GRANTORS, THOMAS JAMES MILLER JR, of the City of Gary, County of Lake, State of Indiana, and JOHNNIE M. MILLER, of the City of Gary, County of Lake, State of Indiana husband and wife pursuant to the Indiana Residential Real Property Transfer on Death Instrument Act, transfers at the time of their death, the following described Real Estate to:

TYNOA MILLER, of the City of Gary, State of Indiana, DEONDRICK MILLER, of the City of Gary, State of Indiana, and TYVION DOVE, of the City of Gary, State of Indiana, to be held in joint tenancy with the right to survivorship, the following legally described residential real estate:

Lot 10, Block 4, Aetna Manor Seventh Subdivision, in the City of Gary, as shown in Plat Book 33, page 44, in Lake County, Indiana.

EXCEPT any interest in the coal, oil, gas and other minerals underlying the land which have been heretofore conveyed or reserved in prior instrument(s) of record, and all rights and easements in favor of the estate of said coal, oil, gas and other minerals, if any, situated in Lake County, Indiana.

Property Address: 4531 East 15th Place Gary, Indiana 46403  
Parcel or ID number: 001-25-41-0303-0010  
Legal Description: Aetna Manor 7th Sub.  
All L. 10 Bl. 4

Subject to any easements, rights, grants or covenants of record;

SITUATED IN THE COUNTY OF LAKE, STATE OF INDIANA, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of this State, effective on the death of the Owner last to die.

AFFIX TRANSFER STAMP OR

Dated this 6<sup>th</sup> day of October 2024.

*Thomas James Miller Jr.*  
Thomas James Miller Jr.

*Johnnie M. Miller*  
Johnnie M. Miller

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

OCT 23 2024

PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

*Handwritten initials/signature*

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## INDIANA RESIDENTIAL REAL PROPERTY TRANSFER ON DEATH INSTRUMENT

OF

We, the undersigned witnesses, being first duly sworn on oath, respectfully depose and state as follows:

1. I was present and saw **Thomas James Miller Jr. and Johnnie M. Miller**, sign the attached Indiana Residential Real Property Transfer on Death Instrument, consisting of two (2) pages, in the presence of each of the undersigned;
2. The attached Indiana Residential Real Property Transfer on Death Instrument was attested by each of the undersigned witnesses and in the presence of, **Thomas James Miller Jr. and Johnnie M. Miller**; and
3. I believe that **Thomas James Miller Jr. and Johnnie M. Miller** are of sound mind and memory at the time of signing and acknowledging the attached Indiana Residential Real Property Transfer on Death Instrument.

WITNESS

WITNESS

SUBSCRIBED AND SWORN to before me this \_\_\_\_\_ day of September 2024.

Prepared By: TyVion Dove  
1243 Cass Street  
Gary, Indiana 46403



