

NOT AN OFFICIAL DOCUMENT

OCT 28 2024

TRANSFER ON DEATH DEED

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

This Indenture Witnesseth that KAREN D. ANDERSON of 1570 Wallace Street, Gary, Lake County in the State of Indiana, upon death Release and Quit Claim to EDDIE WINKLEY, JR., (NEPHEW), of 204 Pinecove Avenue, Oderton, MD, a married man as his separate property, for property listed below in Lake County in the State of Indiana, for and in consideration of ZERO DOLLARS (\$0.00), and other value consideration, the receipt and sufficiency of which hereby acknowledge, the following described Real Property in Lake County, in the State of Indiana to-wit, more commonly known as:

PARCEL NUMBER: 45-08-07-402-020.000-004

COMMON ADDRESS: 1570 Wallace St, GARY, IN 46404

DESCRIPTION: LOTS 23, 24 AND 25. BLOCK 1 IN CALUMET PARK OF GARY, AS PER PLAT THEREOF, RECORDED OCTOBER 14, 1918 IN PLATBOOK 13 PAGE 30 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA EXCEPT THERE FROM THE WEST 2 FEET TAKEN FOR WIDENING OF THE ALLEY

BRIEF LEGAL DESCRIPTION: CALUMET PARK OF GARY LOT 23, 24, 25 BL.1

The Grantor attest to the Grantees and the Grantees' heirs and assigns that at and until the ensembling of these presents, the Grantor is well seized of the above-described premises, as a good and indefeasible estate in fee simple, and has good right to convey the same in the manner and form above written and forever warrant and defend the title to the said lands against all claims whatsoever. Tax bills should be sent to Grantee at such address unless otherwise indicated below.

IN WITNESS WHEREOF, KAREN D. ANDERSON have hereunto, set her hand this 12th day of APRIL, 2024.

Karen D. Anderson
KAREN D. ANDERSON

4/12/24
DATE

STATE OF INDIANA, COUNTY OF LAKE

Before me the undersigned, a Notary in and for said County this date APRIL 12, 2024 came KAREN D. ANDERSON and acknowledged the execution of the foregoing TRANSFER ON DEATH QUIT CLAIM DEED.

Witness my hand and official seal

My commission expires 10/5/2031

Taquia Tomlin
Notary Signature

Notary

251-
CA 56
D

County of Residence: LAKE COUNTY INDIANA

Taquia Tomlin
Print Notary Name

TAQUIA EDWINA TOMLIN
Notary Public - Seal
Lake County - State of Indiana
Commission Number NP0752062
My Commission Expires Oct 5, 2031

"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."
PREPARED BY: *KDA*

Prepared by: KAREN D. ANDERSON

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
RECORDED AS PRESENTED
2024-030752
2024 Oct 28
9:17 AM