

STATE OF INDIANA)
) SS: _____
COUNTY OF LAKE)
RECORDED AS PRESENTED

TITLE PASSAGE AFFIDAVIT

Comes now Natalia Torrenga being duly sworn upon her oath and states as follows:

1. That she is the wife of the decedent, Brent A. Torrenga.
2. That Brent A. Torrenga died intestate, a resident of Lake County, Indiana on the March 27, 2017, the owner of real estate located at 9833 Wildwood Circle, Unit 2C, Munster, IN 46321 (herein "the Property"). A copy of the death certificate is attached.
3. That Brent A. Torrenga acquired their interest in the real estate by way of a Warranty Deed, the same which was recorded June 26, 2003, as Document No. 2003-066292 in Lake County, Indiana, where Brent A. Torrenga did acquire the entire interest in the Property.
4. The most recent instrument conveying title is said Deed and that this Affidavit should be affixed thereto.
5. That the real estate to which Brent A. Torrenga acquired interest was for the following legal description, to-wit:

UNIT 2-C, IN BUILDING 20, IN WILDWOOD COURT OF MUNSTER CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME, AS RECORDED AS DOCUMENT NO. 2001-064086, ON AUGUST 10, 2001 AND AS DOCUMENT NO. 2001-064087 ON AUGUST 10, 2001, AND ANY AMENDMENTS THERETO, INCLUDING, BUT NOT LIMITED TO, THE EIGHTH AMENDMENT TO THE DECLARATION OF CONDOMINIUM OF WILDWOOD COURT OF MUNSTER CONDOMINIUMS, RECORDED FEBRUARY 7, 2003, AS DOCUMENT NO. 2003-014132, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPERTAINING THERETO.

FIN: 45-07-32-202-159.000-027

More Commonly Known as 9833 Wildwood Circle, Unit 2C, Munster, IN 46321. ("the Property")

6. That Brent A. Torrenga was married and did have children at the time of his death and that his interest to the Property devolved as follows under Indiana's Intestacy Law:

Natalia Torrenga, Wife	50%
Tiffany Torrenga, Daughter	25%
Victoria Torrenga, Daughter	25%

7. That (1) no letters testamentary or letters of administration have been issued to a court appointed personal representative for the decedents within the limits specified under I.C. 29-1-7-23 §15.1(d),

FILED

OCT 28 2024

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

25
12/26/24
LK

NOT AN OFFICIAL DOCUMENT

and (2) a probate court has not issued findings and an accompanying order preventing the limitations in I.C. 29-1-7-23 §15.1(b) from applying to the decedent's real property.

8. No petition was filed for probate of a will and for issuance of letters testamentary, for appointment of an administrator with the will annexed, or for the appointment of an administrator under I.C. 29-1-7-5 within 5 months of the death of Brent A. Torrenga nor did the Clerk issue letters testamentary or letters of administration within seven months after the death of Brent A. Torrenga, so the power of a personal representative to divest title expired automatically as a matter of law under I.C. 29-1-7-15.1(b), and title is now vested indefeasibly in the heirs, each as tenants in common, as follows:

Name	Relationship	Address	Percentage
Natalia Torrenga	Wife	2528 Perry Court Dyer, IN 46311	50%
Tiffany Torrenga	Daughter	2528 Perry Court Dyer, IN 46311	25%
Victoria Torrenga	Daughter	2528 Perry Court Dyer, IN 46311	25%

9. This affidavit is made for the purpose of establishing the facts herein contained and to induce the Lake County Auditor to correct the transfer of title to the Property as identified in Paragraph 5 herein, remove Brent A. Torrenga from title to the Property and to transfer his interest to the real property as follows:

Natalia Torrenga	50%
Tiffany Torrenga	25%
Victoria Torrenga	25%

IN WITNESS WHEREOF, the Affiant has affixed her hand and seal
this 12 Day of October 2024.



Natalia Torrenga, Affiant

MAIL TAX BILLS TO: Natalia Torrenga
9833 Wildwood Circle, Unit 2C, Munster, IN 46321
GRANTEE(S) ADDRESS: 9833 Wildwood Circle, Unit 2C, Munster, IN 46321

NOT AN OFFICIAL DOCUMENT

THIS INSTRUMENT PREPARED BY: Attorney Sean Boyle, #37341-45, Kvachkoff Law, Inc., 405 N. Main Street, Crown Point, IN 46307 (219) 661-9500

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:

STATE OF IN)
 Lake) SS:
COUNTY OF Lake)

Before me, a Notary Public in and for said County and State personally appeared Natalia Torzenga who acknowledged the execution of the foregoing Title Transfer Affidavit.

WITNESS my hand and Notarial Seal this 12th day of October 2024.

My Commission expires:

01/10/2026

Tracey Castro
Signature of Notary Public
Resident of Lake County

TRACEY CASTRO
Notary Public - Seal
Lake County - State of Indiana
Commission Number NP0709189
My Commission Expires Jan 10, 2026

Property of Lake County Recorder

NOT AN OFFICIAL DOCUMENT

COOK COUNTY CLERK VITAL RECORDS CHICAGO, ILLINOIS MEDICAL EXAMINER/CORONER CERTIFICATE OF DEATH

STATE FILE NUMBER 2017 0027239 MEDICAL EXAMINER'S CASE NUMBER ME2017-01458 DATE ISSUED 6/12/2017

DECEDENT'S LEGAL NAME BRENT A TORRENZA		SEX MALE	DATE OF DEATH MARCH 27, 2017	
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 37 YEARS	DATE OF BIRTH MARCH 03, 1980		
CITY OR TOWN CHICAGO		HOSPITAL OR OTHER INSTITUTION NAME JOHN H. STROGER JR. HOSPITAL OF COOK CO		
PLACE OF DEATH EMERGENCY ROOM / OUTPATIENT				
BIRTHPLACE MUNSTER, IN	SOCIAL SECURITY NUMBER [REDACTED]	STATUS AT TIME OF DEATH MARRIED	SURVIVOR SPOUSE/CIVIL UNION PARTNERS MASON NAME NATALIA DOUGANINK	EVER IN U.S. ARMED FORCES? NO
RESIDENCE 2528 PERRY COURT	APT. NO.	CITY OR TOWN DYER	INSIDE CITY LIMITS? YES	
COUNTY LAKE	STATE IN	ZIP CODE 46311	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION GARY PETER TORRENZA	MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION ANGELA CZARNECKI
INFORMANT'S NAME NATALIA TORRENZA		RELATIONSHIP WIFE	MAILING ADDRESS 2528 PERRY COURT, DYER, IN, 46311	
METHOD OF DISPOSITION CREMATION		PLACE OF DISPOSITION SOLAN PRUZIN CREMATORY	LOCATION - CITY OR TOWN AND STATE SCHERERVILLE, IN	DATE OF DISPOSITION APRIL 03, 2017
FUNERAL HOME SOLAN PRUZIN FUNERAL HOME & CREMATORY, 14 KENNEDY AVENUE, SCHERERVILLE, IN, 46375				
FUNERAL DIRECTOR'S NAME PAUL P GONZALEZ			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034016715	
LOCAL REGISTRAR'S NAME DAVID ORR			DATE FILED WITH LOCAL REGISTRAR APRIL 1, 2017	
CAUSE OF DEATH PART I INTRAORAL GUNSHOT WOUND				
IMMEDIATE CAUSE (Final disease or condition leading to death)				
Due to (or as a consequence of):				
Due to (or as a consequence of):				
Due to (or as a consequence of):				
PART II. Enter other significant conditions contributing to death but not resulting in the underlying cause given in PART I.			WAS AN AUTOPSY PERFORMED? YES	
			WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? YES	
FEMALE PREGNANCY STATUS NOT APPLICABLE			MANNER OF DEATH SUICIDE	
DATE OF INJURY MARCH 27, 2017	TIME OF INJURY 09:45 PM	PLACE OF INJURY RESIDENCE	INJURY AT WORK? NO	
LOCATION OF INJURY 2528 PERRY COURT, DYER, IN, 46311				
DESCRIBE HOW INJURY OCCURRED: SELF-INFLICTED GUNSHOT WOUND				IF TRANSPORTATION INJURY, SPECIFY:
ATTEND THE DECEASED?	DATE LAST SEEN ALIVE	WAS MEDICAL EXAMINER OR CORONER CONTACTED?	DATE PRONOUNCED MARCH 27, 2017	TIME OF DEATH 10:58 PM
CERTIFIER MEDICAL EXAMINER/CORONER			DATE CERTIFIED MARCH 29, 2017	
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH PONNI ARUNKUMAR MD, 2121 W HARRISON ST, CHICAGO, IL, 60612			PHYSICIAN'S LICENSE NUMBER	

ILLINOIS DEPARTMENT OF PUBLIC HEALTH



D00007060



This is to certify that this is a true and correct copy from the official death record filed with the Illinois Department of Public Health.

David Orr
David Orr
Cook County Clerk



THIS RECORD APPEARS WHEN PHOTOCOPIED

NOTE: EMBOSSED STATE AND COUNTY SEALS AT BOTTOM