

Form I.C.-120-BP
Purchase Grant
LIMITED ACCESS
Revised 5-61

INDIANA STATE HIGHWAY COMMISSION
STATE OFFICE BUILDING
INDIANAPOLIS 9, INDIANA
RIGHT OF WAY GRANT

FUND I
PROJECT No. 65-3
SECTION (17)120

PARCEL No. 31IA, 31A-IA, 31P, 31A-P, 31A-P-1, 31A-T, 31A-T-1, Sheet 1 of 5 Sheets

This indenture witnesseth that the undersigned, as grantors and sole owners of land in Marion County, Indiana, more definitely described below, through, over and upon which will pass a public highway which it is proposed by the State of Indiana to improve, hereby grant, bargain, warrant and convey to the State of Indiana, for Right of Way, lands as described below and located by surveys and shown on plans on file in the office of the Indiana State Highway Commission. The description from said plans of said right of way hereby granted is as follows:

PLANS ON SR. NO. I-65 SEC. 7, T. 16 N, R. 3 E Prov. I. PROJ. No. 8.689 65-3 SEC. (17)120 DATED 1961
Temp. R/W 1.274 ~~1.274~~
Perm. R/W 23.446 ACRES, MORE OR LESS, ACQUIRED

Descriptions are of parcels of land lying between the plan centerline and the plan right of way line on the above designated project.

Measured distances along plan centerline are indicated by Station Number and plus.

Widths of parcels are indicated in feet, measured at a right angle from plan centerline at designated Station Number and plus; however, when Station Number and plus is followed by the letters P.L.; F.L.; F.D.; L.L. or C/L.S. (indicating property line, Fence Line, Field Division, Lot Line and Centerline of Stream respectively) or other identifying notations, it shall mean that the boundary line follows said identified line from plan centerline to plan right of way line.

Above explanation is applicable only if centerline description is used.

Sta. to Sta. on (C/L) "NEC"

	<u>LEFT</u>	<u>RIGHT</u>
0+00 to 2+00		90+ to 80
2+00 to 3+00		80 to 80
3+00 to 4+00		80 to 80
4+00 to 5+00		80 to 80
5+00 to 6+00		80 to 80
6+00 to 7+00		80 to 60
7+00 to 9+00		60 to 55
9+00 to 10+00		55 to 80
10+00 to 11+00		80 to 70
11+00 to 11+50		70 to 65
11+50 to 11+74+WPL		65 to 63+
0+00 to 71+74+WPL	Centerline "A"	
Centerline S-4-A		
55+00 to 57+00	120 to 105	
57+00 to 56+28+SPL	105	
Centerline "S.E.C."		
0+35+WPL to 1+40+		108+ to 84+
1+40+ to 2+00		84+ to 80
2+00 to 3+00		80 to 80
3+00 to 3+80.47		80 to 75
3+80.47 to 8+82.42		75
8+82.42 to 10+15.42		75 to 75
0+35+WPL to 10+15.42	Centerline "A"	
Centerline "A"		
101+95.08 to 102+00	160+ to 160	
102+00 to 105+00	160 to 140	
105+00 to 106+00	140 to 100	
106+00 to 110+32+EPL	100	
103+16.49 to 105+00		147 to 135
105+00 to 106+00		135 to 140
106+00 to 106+25		140 to 140
106+25 to 107+00		140 to 120
107+00 to 110+00		120
110+00 to 110+32+EPL		120 to 122+
121+45+NPL to 134+63+SPL	100	
121+45+NPL to 130+00		105
130+00 to 134+63+SPL		105 to 132+

**DULY ENTERED
FOR TAXATION**
DEC 20 1962
Clerk Smith
COUNTY AUDITOR

The following described right of way not hereinbefore described as Permanent right of way is Provisional right of way for construction and maintaining Channel Change on said project. The Grantee (State Highway Commission of Indiana) shall have the right to enter on the Provisional right of way at any time for the purpose of clearing said right of way of any obstructions in order to maintain proper flow of said channel.

MAR 6 1962 11-14-62
[Signature]

Centerline "A"		
102+00 to 103+00	160 to 625	
103+00 to 104+25	625 to 600	
104+25 to 104+50	600 to 520	
104+50 to 105+00	520 to 340	
105+00 to 106+00	340 to 220	
106+00 to 110+32+EPL	220	
121+45+NPL to 135+00	220	
135+00 to 134+63+SPL	220 to 213+	
Centerline "G.C.R."		
11+00 to 12+00	50 to 70	50 to 70
12+00 to 13+00	70 to 75	70 to 75
13+00 to 13+64+SPL	75 to 78+	
13+00 to 13+50		75 to 80
13+50 to 13+64+SPL		80 to 79+

The following described right of way not hereinbefore described as Permanent right of way is Temporary right of way for Channel Change on said project and will revert to the Grantor upon the completion of said project.

Centerline "GCR"		
9+51+EPL to 11+00	50	50
Centerline "A"		
135+00 to 137+00	220 to 475	
137+00 to 139+68+	475 to 543+	
139+68+ to 139+78+	543+ to 483+	

More particularly described as follows:

Part of the Southeast Quarter of Section 7, Township 16 North, Range 3 East, Pike Township, Marion County, Indiana; bounded as follows: Beginning on the West line of said Quarter Section at a point which is North 0 degrees 57 minutes West, 817.7 feet measured along said West line from the Southwest corner of said Quarter Section; the point of beginning of PARCEL NO. 31-LIMITED ACCESS RIGHT OF WAY:

Thence South 0 degrees 57 minutes East, 244.1 feet along the East property line of Grantor's lands; thence North 65 degrees 10 minutes West, 89.6 feet; thence Northwesterly 284.3 feet along an arc to the Left and having a radius of 2,171.8 feet and subtended by a long chord having a bearing of North 69 degrees 40 minutes West and a length of 284.1 feet; thence South 89 degrees 52 minutes West, 73.5 feet; thence North 75 degrees 36 minutes West, 23.5 feet; thence North 74 degrees 7 minutes West, 94.1 feet; thence North 84 degrees 42 minutes West, 171.7 feet; thence North 86 degrees 21 minutes West, 126.0 feet; thence North 89 degrees 0 minutes West, 502.0 feet; thence South 83 degrees 48 minutes West, 71.9 feet; thence South 80 degrees 33 minutes West, 88.8 feet; thence South 70 degrees 54 minutes West, 57.9 feet; thence South 33 degrees 02 minutes East, 200.6 feet; thence South 37 degrees 19 minutes East, 9.9 feet to the South property line of Grantor's lands; thence South 89 degrees 26 minutes West, 68.6 feet along said property line to the East boundary of Present US #52; thence North 35 degrees 26 minutes West, 606.9 feet along said boundary to the East boundary of Bethel Road; thence North 3 degrees 7 minutes West, 424.1 feet along said boundary; thence Easterly 19.3 feet along an arc to the Right and having a radius of 638.0 feet and subtended by a long chord having a bearing of North 87 degrees 45 minutes East and a length of 19.3 feet; thence North 86 degrees 0 minutes East, 56.1 feet; thence South 86 degrees 26 minutes East, 113.4 feet; thence South 58 degrees 49 minutes East, 114.4 feet; thence South 60 degrees 57 minutes East, 208.5 feet; thence South 68 degrees 49 minutes East, 102.0 feet; thence South 58 degrees 31 minutes East, 96.0 feet; thence South 62 degrees 23 minutes East, 94.4 feet; thence South 66 degrees 23 minutes East, 94.4 feet; thence South 70 degrees 23 minutes East, 94.4 feet; thence South 79 degrees 28 minutes East, 189.0 feet; thence South 77 degrees 54 minutes East, 312.2 feet; thence South 56 degrees 21 minutes East, 112.6 feet; thence Southeasterly 403.8 feet along an arc to the Right and having a radius of 2,391.8 feet and subtended by a long chord having a bearing of South 71 degrees 5 minutes East, and a length of 403.3 feet to the point of beginning and containing 17.038 acres, more or less.

ALSO:

Commencing at the Northeast corner of Section 18, Township 16 North, Range 3 East, Pike Township, Marion County, Indiana; thence West, 1,695 feet, more or less to the point of beginning of PARCEL NO. 31-A-LIMITED ACCESS RIGHT OF WAY:

Thence Southeasterly, 2.4 feet along an arc to the Right and having a radius of 2,391.8 feet and subtended by a long chord having a bearing of South 35 degrees 32 minutes East, and a length of 2.4 feet; thence South 35 degrees 30 minutes East, 1,348.4 feet to the center of Little Eagle Creek being the South property line of Grantor's lands; thence Hence along said creek by the following courses; thence South 87 degrees 44 minutes West, 10.8 feet;

R.A.W. 10/24/62

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thence North 72 degrees 22 minutes West, 90.0 feet; thence South 86 degrees 22 minutes West, 43.6 feet; thence South 64 degrees 34 minutes West, 63.0 feet; thence North 86 degrees 6 minutes West, 89.8 feet, Hence departing from said creek as follows: thence North 31 degrees 41 minutes West, 396.9 feet; thence North 35 degrees 30 minutes West, 783.5 feet; thence Northwesterly 145.9 feet along an arc to the Left and having a radius of 2,186.8 feet and subtended by a long chord having a bearing of North 37 degrees 25 minutes West, and a length of 145.9 feet to the North property line of Grantor's lands; thence North 88 degrees 51 minutes East, 254.2 feet along said property line to the point of beginning and containing 6.411 acres, more or less.

ALSO:

The following described right of way not hereinbefore described as Permanent right of way is Provisional right of way for construction and maintaining Channel Change on said project. The Grantee (State Highway Commission of Indiana) shall have the right to enter on the Provisional right of way at any time for the purpose of clearing said right of way of any obstructions in order to maintain proper flow of said channel.

Part of the Southeast Quarter of Section 7, Township 16 North, Range 3 East, Pike Township, Marion County, Indiana; bounded as follows: Beginning on the West line of said Quarter Section at a point which is North 0 degrees 57 minutes West, 817.7 feet measured along said West line from the Southwest corner of said Quarter Section; the point of beginning of PARCEL NO. 31-PROVISIONAL RIGHT OF WAY:

Thence Southeasterly 403.8 feet along an arc to the Left and having a radius of 2,391.8 feet and subtended by a long chord having a bearing of South 71 degrees 5 minutes East, and a length of 403.3 feet; thence South 56 degrees 21 minutes East, 112.6 feet; thence South 77 degrees 54 minutes East, 312.2 feet; thence South 19 degrees 8 minutes West, 475.6 feet; thence North 72 degrees 34 minutes West, 155.9 feet; thence North 11 degrees 13 minutes West, 85.8 feet; thence North 7 degrees 18 minutes West, 189.5 feet; thence North 30 degrees 15 minutes West, 164.3 feet; thence Northwesterly 369.1 feet along an arc to the Right and having a radius of 2,511.8 feet and subtended by a long chord having a bearing of North 71 degrees 42 minutes West and a length of 368.8 feet to the East property line of Grantor's lands; thence North 0 degrees 57 minutes West, 131.4 feet along said property line to the point of beginning and containing 4.183 acres, more or less.

ALSO:

The following described right of way not hereinbefore described as Permanent right of way is Provisional right of way for construction and maintaining Channel Change on said project. The Grantee (State Highway Commission of Indiana) shall have the right to enter on the Provisional right of way at any time for the purpose of clearing said right of way of any obstructions in order to maintain proper flow of said channel.

Commencing at the Northeast corner of Section 18, Township 16 North, Range 3 East, Pike Township, Marion County, Indiana; thence West, 1695 feet more or less, to the point of beginning of PARCEL NO. 31A-PROVISIONAL RIGHT OF WAY:

Thence North 88 degrees 51 minutes East, 145.4 feet along the North property line of Grantor's lands; thence South 35 degrees 30 minutes East, 1,203.8 feet; thence South 32 degrees 38 minutes East, 117.9 feet to the center of Little Eagle Creek being the South property line of Grantor's lands; Hence along said Creek by the following courses; thence North 65 degrees 32 minutes West, 40.2 feet; thence South 58 degrees 22 minutes West, 74.2 feet; thence South 87 degrees 44 minutes West, 23.9 feet, Hence departing from said creek as follows: thence North 35 degrees 30 minutes West, 1,348.4 feet; thence Northwesterly, 2.4 feet along an arc to the Left and having a radius of 2,391.8 feet and subtended by a long chord having a bearing of North 35 degrees 32 minutes West, and a length of 2.4 feet to the point of beginning and containing 3.653 acres, more or less.

ALSO:

The following described right of way not hereinbefore described as Permanent right of way is Provisional right of way for construction and maintaining Channel Change on said project. The Grantee (State Highway Commission of Indiana) shall have the right to enter on the Provisional right of way at any time for the purpose of clearing said right of way of any obstructions in order to maintain proper flow of said channel.

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10/22/62

11-14-62
[Signature]

Commencing at the Southeast corner of Section 18, Township 16 North, Range 3 East, Pike Township, Marion County, Indiana; thence North 1358.2 feet to a point; thence West, 390.7 feet to the point of beginning of PARCEL NO. 31A-PROVISIONAL-1-RIGHT OF WAY:

Thence North 28 degrees 17 minutes East, 16.2 feet; thence North 43 degrees 43 minutes East, 57.6 feet; thence North 49 degrees 30 minutes East, 113.9 feet; thence North 65 degrees 21 minutes East, 104.3 feet; thence South 35 degrees 30 minutes East, 100.0 feet; thence South 42 degrees 46 minutes West, 99.6 feet; thence South 43 degrees 41 minutes West, 86.1 feet; thence South 32 degrees 39 minutes West, 54.7 feet to the center of Little Eagle Creek being the South property line of Grantor's lands; thence North 55 degrees 32 minutes West, 158.1 feet along said creek to the point of beginning and containing 0.835 acres, more or less.

ALSO:

The following described right of way not hereinbefore described as Permanent right of way is Temporary right of way for Channel Change on said project and will revert to the Grantor upon the completion of said project.

Commencing at the Southeast corner of Section 18, Township 16 North, Range 3 East, Pike Township, Marion County, Indiana; thence North 1358.2 feet to a point; thence West, 390.7 feet to the point of beginning of PARCEL NO. 31A-TEMPORARY RIGHT OF WAY:

Thence North 29 degrees 14 minutes West, 94.9 feet along the center of Little Eagle Creek being the South property line of Grantor's land; Hence continuing along said creek with the following courses; thence North 47 degrees 52 minutes West, 74.7 feet; thence North 62 degrees 45 minutes West, 74.2 feet; thence South 84 degrees 29 minutes West, 60.0 feet; thence South 69 degrees 1 minute West, 87.8 feet; thence South 89 degrees 12 minutes West, 63.2 feet; thence North 65 degrees 32 minutes West, 55.7 feet, Hence departing from said creek as follows: thence North 32 degrees 38 minutes West, 117.9 feet; thence South 87 degrees 24 minutes East, 324.1 feet; thence South 49 degrees 26 minutes East, 277.6 feet; thence South 43 degrees 43 minutes West, 57.6 feet; thence South 28 degrees 17 minutes West, 16.2 feet to the point of beginning and containing 0.934 acres, more or less.

ALSO:

The following described right of way not hereinbefore described as Permanent right of way is Temporary right of way for Channel Change on said project and will revert to the Grantor upon the completion of said project.

Commencing at the Southeast corner of Section 18, Township 16 North, Range 3 East, Pike Township, Marion County, Indiana; thence Northerly 2676.71 feet along the East line of said Section to a point; thence North 1641.5 feet to a point; thence West, 13.3 feet to the point of beginning of PARCEL NO. 31A-TEMPORARY-1 RIGHT OF WAY:

Thence South 0 degrees 34 minutes East, 125.9 feet along the East property line of Grantor's lands; thence South 54 degrees 30 minutes West, 112.6 feet; thence North 35 degrees 30 minutes West, 100.0 feet; thence North 54 degrees 30 minutes East, 117.2 feet; thence Northeasterly, 67.7 feet along an arc to the Left and having a radius of 713.9 feet and subtended by a long chord having a bearing of North 51 degrees 47 minutes East, and a length of 67.6 feet to the point of beginning and containing 0.340 acres, more or less.

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MAR 6 1962

11-14-62
[Signature]

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PARCEL NO 311A, 31A-1A, PROJECT NO. I-65-3(17)120 SHEET 5 of 5 SHEETS.

It is hereby agreed as part of the total consideration as shown below that possession of the buildings and the land constituting the homesite on the real estate above described will be surrendered within 30 days from the date first payment is received, and \$121,600.00 will be held in Escrow until said possession is given. Possession of the balance of the real estate will be given upon receipt of the first payment in the amount indicated herein.

The above and foregoing grant is made in consideration of payment of the sum of One Hundred Twenty One Thousand Six Hundred Dollars (\$ 121,600.00), which sum shall be paid or held in escrow as specified to the order of Richard A. West and Florence G. West

Carllyse H. Eby
1331 E. Washington St.
Indianapolis 7, Indiana
(Give address of Payee)

The right of way hereby conveyed may be used, subject to the discretion of the grantee, for the establishment, construction, control and maintenance of a limited access facility as defined in the act of 1945 (Acts 1945, ch. 245, page 1113) and is subject to such regulations as therein provided and to such subsequent regulations or use as may be made, adopted or provided under or by law governing such facilities or highways in general.

It is further understood and agreed that this conveyance transfers only the right to make, construct and maintain such highway on said lands and to use any material lying within the above described limits suitable for use in constructing and maintaining said highway and does not convey any rights to any minerals or other substances underneath the surface, except as it may be used for the construction or maintenance of such improved highways.

Any and all timber, shrubbery, fences, buildings and all other physical improvements on the above granted right of way, not specifically reserved by special provision stated above, shall become the property of the State of Indiana.

When, by special provisions as stated above, any trees and/or shrubs are to be left standing on said right of way, it is mutually agreed and understood by grantor and grantee, that such special provision is only for such period as the excepted trees and/or shrubs shall not constitute an obstruction to future construction or hazard to power lines or traffic as shall be determined from time to time by the Indiana State Highway Commission through its authorized representatives.

It is understood and agreed that all provisions of this grant are stated above and that no verbal agreements or promises are binding.

It is also mutually agreed by grantor and grantee that this is a permanent easement unless otherwise specified for Highway purposes and shall be binding until specifically vacated by resolution by the Indiana State Highway Commission.

The undersigned Grantor's being duly sworn, says that he, she (is) or they (are) the sole owner(s) of the above described property, and said grantors further represent that there are no encumbrances, leases, liens or options of any kind or character on said lands as conveyed, except as shown below, and that they make this representation for the purpose of inducing the Indiana State Highway Commission to pay them the amount herein stipulated.

Grantor further agrees to assume for the property described above all taxes payable for current and prior years and any taxes now a lien on said property.

Mortgage: None

This grant is to be and become effective and binding from and after its approval by the Indiana State Highway Commission.

Land and improvements \$78,750.00 ; Damages \$42,850.00 ; Total consideration \$121,600.00

Richard A. West (Grantor)
Florence G. West (Grantor)
Carllyse H. Eby (Grantor)
Unmarried Woman, Adult (Grantor)

APPROVED
Chief
Asst. Chief
Dep. Atty. Gen.
Control

Dated October 22, 1962

This instrument prepared and checked with project plans for Division of Right of Way.
BY MAR 6 1962

AMOUNT APPROVED NOV 27 1962
BY Charles V. Shuck

THE ABOVE GRANT IS HEREBY ACCEPTED.
STATE OF INDIANA

DESCRIPTION & FORM OK'D 11-14-62
BY [Signature]

PAID BY WARRANT NO A112803
DATED 12 4 1962

BY David Cohen
Title

Indiana State Highway Commission
DATE 11-29 62

10-24-62
920

State of Indiana, County of Marion ss:

Personally appeared before me Richard A. and Florence G. West and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this 22nd day of October, 1962.

Witness my hand and official seal.

My Commission expires January 12, 1964 Clemon E. Diehm Notary Public.

State of Indiana, County of Marion ss:

Personally appeared before me Carlyle H. Eby and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this 22nd day of October, 1962.

Witness my hand and official seal.

My Commission expires January 12, 1964 Clemon E. Diehm Notary Public.

State of Indiana, County of _____ ss:

Personally appeared before me _____ and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this _____ day of _____, 19____.

Witness my hand and official seal.

My Commission expires _____ Clemon E. Diehm Notary Public.

State of Indiana, County of _____ ss:

Personally appeared before me _____ and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this _____ day of _____, 19____.

Witness my hand and official seal.

My Commission expires _____ Clemon E. Diehm Notary Public.

State of Indiana, County of _____ ss:

Personally appeared before me _____ and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this _____ day of _____, 19____.

Witness my hand and official seal.

My Commission expires _____ Clemon E. Diehm Notary Public.

State of Indiana, County of _____ ss:

Personally appeared before me _____ and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this _____ day of _____, 19____.

Witness my hand and official seal.

My Commission expires _____ Clemon E. Diehm Notary Public.

The undersigned owner of a mortgage and/or lien on the land of which the right of way described in the attached grant, is conveyed, hereby releases from said mortgage and/or lien said granted right of way, and do hereby consent to the payment of the consideration therefor as directed in said grant, this

_____ day of _____, 19____ (Seal) _____ (Seal)

State of _____ County of _____ } ss: _____ (Seal) _____ (Seal)

Personally appeared before me _____ above named and duly acknowledged the execution of the above

release the _____ day of _____, 19____.

Witness my hand and official seal.

My Commission expires _____ Clemon E. Diehm Notary Public.

DULY ENTERED FOR REGISTRATION DEC 20 1962 Clemon E. Diehm Notary Public. COUNTY AUDITOR

DEC 20 1962

RECORD ENVELOPE 119379

573

SUPPLEMENTARY RIGHT OF WAY GRANT

Form I.C.-120-BP
Purchase Grant
LIMITED ACCESS—A
Revised 5-61

INDIANA STATE HIGHWAY COMMISSION
STATE OFFICE BUILDING
INDIANAPOLIS 9, INDIANA
RIGHT OF WAY GRANT

0002

FUND 1

PROJECT No. 65-3

SECTION (17)120

PARCEL No. 31B

Sheet 1 of 2 Sheets

This indenture witnesseth that the undersigned, as grantors and sole owners of land in MARION County, Indiana, more definitely described below, through, over and upon which will pass a public highway which it is proposed by the State of Indiana to improve, hereby grant, bargain, warrant and convey to the State of Indiana, for Right of Way, lands as described below and located by surveys and shown on plans on file in the office of the Indiana State Highway Commission. The description from said plans of said right of way hereby granted is as follows:

PLANS ON SR. NO. 1-65 SEC. PROJ. No. 65-3 SEC. (17)120 DATED 1961
SEC. 7 T. 16N R. 3E SQ. FT.
 ACRES, MORE OR LESS, ACQUIRED

Descriptions are of parcels of land lying between the plan centerline and the plan right of way line on the above designated project.

Measured distances along plan centerline are indicated by Station Number and plus.

Widths of parcels are indicated in feet, measured at a right angle from plan centerline at designated Station Number and plus; however, when Station Number and plus is followed by the letters P.L.; F.L.; F.D.; L.L. or C/LS. (indicating property line, Fence Line, Field Division, Lot Line and Centerline of Stream respectively) or other identifying notations, it shall mean that the boundary line follows said identified line from plan centerline to plan right of way line.

Above explanation is applicable only if centerline description is used.

THIS IS A SUPPLEMENTARY RIGHT OF WAY GRANT FOR THE SOLE PURPOSE OF REIMBURSEMENT OF DAMAGES NOT INCLUDED IN THE ORIGINAL GRANT SIGNED OCTOBER 22, 1962; PAID BY WARRANT NO. A112803, DATED DECEMBER 6, 1962, AND RECORDED IN DEED RECORD 1969, PAGES 568, 569, 570, 571, & 572 ON DECEMBER 20, 1962, IN THE OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA.
THIS SUPPLEMENTARY RIGHT OF WAY GRANT IS TO BECOME A PART OF SAID ORIGINAL RIGHT OF WAY GRANT.

DULY ENTERED
FOR TAXATION

FEB 18 1965

John T. Sutton
COUNTY AUDITOR

H. L. Shrichy

AUG 31 1964

W. D. Myers
JAN 13 1965

W

PARCEL NO. 31B PROJECT NO. 1-65-3(17)120 SHEET 2 of 2 SHEETS.

It is hereby agreed as part of the total consideration as shown below that possession of the buildings and the land constituting the homesite on the real estate above described will be surrendered within days from the date first payment is received, and \$ None will be held in Escrow until said possession is given. Possession of the balance of the real estate will be given upon receipt of the first payment in the amount indicated herein.

The above and foregoing grant is made in consideration of payment of the sum of One Thousand Dollars (\$ 1,000.00), which sum shall be paid or held in escrow as specified to the order of Naegele Outdoor Advertising Company, Inc. 511 Madison Avenue Indianapolis, Indiana

(Give address of Payee)

The right of way hereby conveyed may be used, subject to the discretion of the grantee, for the establishment, construction, control and maintenance of a limited access facility as defined in the act of 1945 (Acts 1945, ch. 245, page 1113) and is subject to such regulations as therein provided and to such subsequent regulations or use as may be made, adopted or provided under or by law governing such facilities or highways in general.

It is further understood and agreed that this conveyance transfers only the right to make, construct and maintain such highway on said lands and to use any material lying within the above described limits suitable for use in constructing and maintaining said highway and does not convey any rights to any minerals or other substances underneath the surface, except as it may be used for the construction or maintenance of such improved highways.

Any and all timber, shrubbery, fences, buildings and all other physical improvements on the above granted right of way, not specifically reserved by special provision stated above, shall become the property of the State of Indiana.

When, by special provisions as stated above, any trees and/or shrubs are to be left standing on said right of way, it is mutually agreed and understood by grantor and grantee, that such special provision is only for such period as the excepted trees and/or shrubs shall not constitute an obstruction to future construction or hazard to power lines or traffic as shall be determined from time to time by the Indiana State Highway Commission through its authorized representatives.

It is understood and agreed that all provisions of this grant are stated above and that no verbal agreements or promises are binding.

It is also mutually agreed by grantor and grantee that this is a permanent easement unless otherwise specified for Highway purposes and shall be binding until specifically vacated by resolution by the Indiana State Highway Commission.

The undersigned GRANTORS being duly sworn, says that he, she (is) or they (are) the sole owner(s) of the above described property, and said grantors further represent that there are no encumbrances, leases, liens or options of any kind or character on said lands as conveyed, except as shown below, and that they make this representation for the purpose of inducing the Indiana State Highway Commission to pay them the amount herein stipulated.

Grantor further agrees to assume for the property described above all taxes payable for current and prior years and any taxes now a lien on said property.

Mortgagee: NONE

This grant is to be and become effective and binding from and after its approval by the Indiana State Highway Commission.

Land and improvements; Damages \$1,000.00; Total consideration \$1,000.00.

- Naegele Outdoor Adv. Co. of Indpls., Inc. (Grantor)
Don F. McKay, Exec. V.P. Gen. Mgr (Grantor)
[Multiple blank lines for other grantors]

J.H.O. 11-13-64

Dated Nov. 11, 1964

This instrument prepared and checked with project plans for Division of Right of Way. BY [Signature] AUG 8 1964

AMOUNT APPROVED 12-7-64 BY James W. Townsend Acting Sec. Div. 110

THE ABOVE GRANT IS HEREBY ACCEPTED. STATE OF INDIANA BY David Cohen Title

DESCRIPTION & FORM OK'D JAN 13 1965 BY [Signature]

PAID BY WARRANT NO. 17029145 DATED 12-23-64

Indiana State Highway Commission DATE 12-15 1964

MEH 12-7-64

State of Indiana, County of Marion ss: Adv. Co. of Ind., Inc.
Personally appeared before me Don F. McKay, Ex. V.P. Gen. Mgr., Gegele Outdoor/
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this 11th day of November, 1964.

Witness my hand and official seal.
My Commission expires Feb. 6, 1965 Ellen R. White Notary Public.

State of Indiana, County of ss:
Personally appeared before me
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this day of 19

Witness my hand and official seal.
My Commission expires Notary Public.

State of Indiana, County of ss:
Personally appeared before me
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this day of 19

Witness my hand and official seal.
My Commission expires Notary Public.

State of Indiana, County of ss:
Personally appeared before me
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this day of 19

Witness my hand and official seal.
My Commission expires Notary Public.

State of Indiana, County of ss:
Personally appeared before me
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this day of 19

Witness my hand and official seal.
My Commission expires Notary Public.

State of Indiana, County of ss:
Personally appeared before me
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this day of 19

Witness my hand and official seal.
My Commission expires Notary Public.

The undersigned owner of a mortgage and/or lien on the land of which the right of way described
in the attached grant, is conveyed, hereby releases from said mortgage and/or lien said granted right of
way, and do hereby consent to the payment of the consideration therefor as directed in said grant, this

day of 19
(Seal) (Seal)

(Seal) (Seal)
State of } ss:
County of }

Personally appeared before me
above named and duly acknowledged the execution of the above
release the day of 19

Witness my hand and official seal.
My Commission expires Notary Public.

INDIANA STATE HIGHWAY COMMISSION

Division of Land Acquisition

ROOM 1105 • 100 NORTH SENATE AVENUE
INDIANAPOLIS, INDIANA

December 14 19 62

To Richard A. and Florence G. West
and Carlisle H. Eby
1331 East Washington Street
Indianapolis 7, Indiana

GENTLEMEN:

We enclose State Warrant No. A 112803 12/6 1962
in settlement of the following vouchers:

DESCRIPTION	AMOUNT
Purchase of Right of Way Limited Access, Provisional, and Temporary	
For the purchase of Right of Way on State Road	
No. I-65 in Marion	
County I Project 65-3	
Section (17) as per Grant dated	
October 22, 1962	
Parcel 31 LA, 31A LA, 31P, 31A-P, 31A-P-1, 31A-T, 31A-T-1	\$121,600.00

PLEASE RECEIPT AND RETURN

Received Payment:

Florence G. West Richard A. West

Date:

December 18, 1962 Carlisle H. Eby

INDIANA STATE HIGHWAY COMMISSION
Division of Land Acquisition
ROOM 1105 • 100 NORTH SENATE AVENUE
INDIANAPOLIS, INDIANA

January 11, 1965 19

To Naegele Outdoor Advertising Co., Inc.
511 Madison Avenue
Indianapolis, Indiana

GENTLEMEN:

We enclose State Warrant No. A 029145 12-23-64 19
in settlement of the following vouchers:

DESCRIPTION	AMOUNT	
Purchase <i>For the purchase of Right of Way on State Road</i> No. I-65 in Marion County I Project 65-3 Section (17) as per Grant dated November 5, 1964 Parcel 31	1000.	00

PLEASE RECEIPT AND RETURN

Received Payment: *Naegle Outdoor Advertising*
Date: *1/15/64*



OFFICES OF STATE HIGHWAY COMMISSION
100 North Senate Avenue
Indianapolis, Indiana 46209

APPRAISAL SUMMARY

DATE December 7, 1964
Marion County

PROJECT NO. I-65-3(17)
Prefix Road Section Paren.

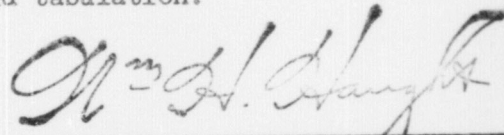
PARCEL NO. 31B

APPRAISAL AMOUNTS:

- 1. \$ 1,000.00
- 2. \$ _____
- 3. \$ _____
- 4. \$ _____
- 5. \$ _____
- 6. \$ _____

STATE APPROVED APPRAISAL AMOUNT \$ 1,000.00

I Certify that the above tabulation contains all appraisals made and no changes or alterations have been made therein since their preparation or submission, except as noted in said tabulation.



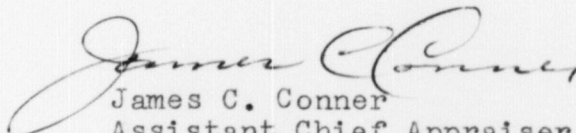
Chief Appraiser
Indiana State Highway Commission

October 22, 1963

Re: Project I-65-3(17)
Marion County
Parcel: #31
Grantor:

The estimates are based on known and recorded facts acquired from newspaper publications' notices of building permits. Information taken from appraisals which Mr. Naegele was the lessee and where he furnished the construction costs. Mr. Coker, head of the county's signboard permit agency. Signboard erection contractors and National Outboard Advertising Bureau manuals.

The estimated costs are considered very just compensation.


James C. Conner
Assistant Chief Appraiser

JCC:or

APPRaisal REVIEW

control

Project I-65-3(17) Road I-65 County MARION Parcel No. 31
Property Owner EBY - WEST Address _____
Address of Appraised Property _____

I have made a determined effort to consider all competent information that I have secured and that is documented by the appraisers including any comments by the property owner along with any recent awards by condemnation juries, that have been brought to my attention, that is relevant to this matter.

I have reviewed this parcel and appraisal for the following items:

- 1. I have personally checked all Comparables and concur in the determinations made. YES
- 2. Planning and Detail Maps were supplied appraisers. YES
- 3. The three approaches required (Income, Market Data and Cost Replacement) were considered. YES
- 4. Necessary Photos (3 prints of each) are enclosed. YES
- 5. The appraisal is fully documented and supported as required by the State Highway Commission and the Federal Bureau of Roads. YES
- 6. Plats drawn by the appraisers are attached. YES
- 7. I have personally inspected the Plans. YES
- 8. I have personally inspected the site and familiarized myself with the Parcel. YES
- 9. I have carefully reviewed and checked the computations of this parcel and attest to their correctness. YES

Comments SEE ATTACHED CORRECTION OF ERRORS, ALSO ATTACHED DAMAGE NOTATION.

It is my opinion as of 9/19/62 (date):

- (a) The fair market value of the entire property is: \$ 413,290
- (b) The fair market value of the property after the taking, assuming the completion of the improvement, is: \$ 291,690

The total value of taking is: (a minus b) Total \$ 121,600

(1) Land and/or improvements	\$ <u>78,750</u>	
(2) Damages	\$ <u>42,850</u>	

Allen House
Reviewing Appraiser
Date: 9/19/62

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT F-65-3(17) PARCEL # 31

OWNER Richard A. West PHONE # _____

Carlyle & Co
(Other interested parties and relationship)

ADDRESS OF OWNER 1331 E Washington St City -

DATE ASSIGNED 9-21-62

DATE OF CONTACT 9-27-62

TIME OF CONTACT _____

DATE OF PREVIOUS CONTACT _____

OFFER \$ 121,600.00

DETAIL CONTACT* Contacted Mr. West at his office and left papers to be signed by 10-3-62

ACTION TAKEN** _____

SIGNED B.R. Under

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry - Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

APPRAISAL PARTIAL TAKING

PROJECT I-65-3(17) ROAD COUNTY Marion PARCEL NO. 31

PROPERTY OWNER Naegele Outdoor Advertising Co. Lease Hold Interest Address

Present Use Farmland Best Present Use As used Best Future Use As used Acres Value Per Acre (Average) Schedule "A" Tillable Acres Value Per Tillable Acre Schedule "A" Square Feet Value Per Square Foot Schedule "A" Front Feet Value Per Front Foot Schedule "A"

VALUE — LAND Schedule "A" Total VALUE — IMPROVEMENTS Schedule "B" Value \$

ZONED:

VALUE OF PART TAKEN

Land — Temporary R/W Permanent R/W @ @ @ @ \$ \$

IMPROVEMENTS — See Schedule "B" VALUE OF IMPROVEMENTS IN R/W TAKING \$

Check here [] if Schedule "C" has been completed to show a valuation by the income approach.

SEVERANCE DAMAGE (See Memo Attached) \$

LIMITED ACCESS DAMAGE (See Memo Attached) \$

PROXIMITY DAMAGE is now feet from R/W. Will be feet from R/W.

DAMAGES considered at % \$

OTHER DAMAGES — Fence, Trees, Cuts, Fills, Etc. itemize (use separate sheet if needed.) \$ 1,000.00

Cost of relocating panels on new structure (posts) comparable to existing 4 panels @ \$250 each. The state is acquiring only the supporting posts which are embedded in concrete and are considered R.E.

Value of Part Taken — including temporary R/W \$ Value After Taking — including temporary R/W \$ Plus Amount Shown as Temporary R/W \$ Adjusted Residual Value \$

In my opinion the new facility will create a Special Benefit to this property, thereby, increasing its value in the amount of \$ (See Memo Attached). If no increase in value, write word "none" in the above blank space.

I, hereby, certify that I have no present or contemplated future interest in the above property. I, further, certify that I personally inspected the improvements on this property. (have — have not)

Dated this 7th day of August 19 63

Appraiser James C. Conner Number

APPRAISAL PARTIAL TAKING

James C. Conner

PROJECT I-65-3(17) ROAD _____ COUNTY Marion PARCEL NO. 31

PROPERTY OWNER Naegele Outdoor Advertising Co.
Lease Hold Interest _____ Address _____

Present Use <u>Farmland</u>	Best Present Use <u>As used</u>	Best Future Use <u>As used</u>
Acres _____	Value Per Acre (Average) Schedule "A"	_____
Tillable Acres _____	Value Per Tillable Acre Schedule "A"	_____
Square Feet _____	Value Per Square Foot Schedule "A"	\$ _____
Front Feet _____	Value Per Front Foot Schedule "A"	\$ _____

VALUE — LAND Schedule "A" \$ _____ Total _____

VALUE — IMPROVEMENTS Schedule "B" \$ _____ Value \$ _____

ZONED: _____

VALUE OF PART TAKEN

Land — Temporary R/W _____	@ _____	\$ _____
Permanent R/W _____	@ _____	_____
_____	@ _____	_____
_____	@ _____	\$ _____

IMPROVEMENTS — See Schedule "B"

VALUE OF IMPROVEMENTS IN R/W TAKING \$ _____

Check here if Schedule "C" has been completed to show a valuation by the income approach.

SEVERANCE DAMAGE (See Memo Attached) \$ _____

LIMITED ACCESS DAMAGE (See Memo Attached) \$ _____

PROXIMITY DAMAGE _____ is now _____ feet from R/W. Will be _____ feet from R/W.

DAMAGES considered at _____ % \$ _____

OTHER DAMAGES — Fence, Trees, Cuts, Fills, Etc. itemize (use separate sheet if needed.) \$ 1,000.00

Cost of relocating panels on new structure (posts) comparable to existing 4 panels @ \$250 each.

The state is acquiring only the supporting posts which are embedded in concrete and are considered R.E.

Value of Part Taken — including temporary R/W \$ _____

Value After Taking — including temporary R/W \$ _____

Plus Amount Shown as Temporary R/W \$ _____

Adjusted Residual Value \$ _____

In my opinion the new facility will create a Special Benefit to this property, thereby, increasing its value in the amount of \$ _____ (See Memo Attached). If no increase in value, write word "none" in the above blank space.

I, hereby, certify that I have no present or contemplated future interest in the above property. I, further, certify that I _____ personally inspected the improvements on this property. (have — have not)

Dated this 7th day of August 19 63

James C. Conner
Appraiser James C. Conner Number _____

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-3 (17) PARCEL # 31-37
OWNER Richard A. West PHONE # _____
Florence J. West
(Other interested parties and relationship)
none

ADDRESS OF OWNER 1331 E. Washington St. Indpls.
DATE ASSIGNED 9-20-62
DATE OF CONTACT 9-21-62
TIME OF CONTACT 9:30 Am.
DATE OF PREVIOUS CONTACT 1st.

OFFER \$ 163,000.00

DETAIL CONTACT* Had a meeting with Mr. West in the office. We went over the plans and discussed the damages. I gave Mr. West the approved appraisal. He said the figure seemed fair. He stated he
ACTION TAKEN** would be out of town till Wed. nite 9-26-62. He told me to fill out all the papers and he would sign them.

SIGNED E. R. Souder

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry - Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-3(17) PARCEL # 31
OWNER Richard West PHONE # _____
(Nazele Outdoor Signs)
(Other interested parties and relationships)

ADDRESS OF OWNER _____

DATE ASSIGNED _____

DATE OF CONTACT _____

TIME OF CONTACT _____

DATE OF PREVIOUS CONTACT _____

OFFER \$ _____

July 24th. 1963

DETAIL CONTACT* Req. removing of signs

Wm. Haught, Jim Connor and Ray Souder
made an on site inspection of signs
to determine the cost to move. Mr. Haught
gave me a figure of \$1000 to move signs.

ACTION TAKEN** I then contacted Mr. Hill of the

sign Co. and gave him this figure
Mr. Hill will contact me 7-25-63

SIGNED *E. R. Souder*

* Showed plans, walked over property, etc.

** Made appointment - returned parcel to office - right of entry- Secured - Condemned, etc.

If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-3(17) PARCEL # 31
OWNER Richard A. West PHONE # _____
Carlyle B. by
(Other interested parties and relationship)

ADDRESS OF OWNER 1331 E Washington St. City
DATE ASSIGNED 9-20-62
DATE OF CONTACT 9-27-62
TIME OF CONTACT _____
DATE OF PREVIOUS CONTACT _____

OFFER \$ 121,600.00

DETAIL CONTACT* Contacted Mr. West at his office and left papers to be signed by 10-3-62

ACTION TAKEN** _____

SIGNED B. R. Sander

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry - Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT F-6.5-3(17) PARCEL # 31

OWNER Richard West PHONE # _____

(Nargel's Out Door Outdoor Advertising)
(Other interested parties and relationships)

ADDRESS OF OWNER _____

DATE ASSIGNED _____

DATE OF CONTACT _____

TIME OF CONTACT _____

DATE OF PREVIOUS CONTACT _____

OFFER \$ _____ July 23 - 1963

DETAIL CONTACT* Contacted Mrs. Hill, Supt. of Sign Co. regarding moving signs at Highway #52 and 52nd St. He stated it would cost \$900 each to move signs. Will take this up with the appraisers and

ACTION TAKEN** contact him again. Thus

SIGNED E. R. Souder

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry- Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-0(17) PARCEL # 31
OWNER Meagel Outdoor Svc. Co. PHONE # _____
(Richard West)
(Other interested parties and relationships)

ADDRESS OF OWNER 511 Madison Ave
DATE ASSIGNED 7-15-63
DATE OF CONTACT 8-9-63
TIME OF CONTACT 2:30 P.M.
DATE OF PREVIOUS CONTACT _____

OFFER \$ 1000.00

DETAIL CONTACT* contacted Mr. Richard West regarding the moving of the Meagel sign that are on his property. He said he would call Mr. Hamilton at Meagel and advise him to accept our offer.

ACTION TAKEN** _____

SIGNED B. R. Souder

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry- Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-3(17) PARCEL # 31
OWNER Meagle Outdoor Advertising Co. Inc. PHONE # _____
(Other interested parties and relationships)

ADDRESS OF OWNER 511 Madison Ave. N. Duph. Ind.
DATE ASSIGNED 7-10-63
DATE OF CONTACT _____
TIME OF CONTACT _____
DATE OF PREVIOUS CONTACT _____

OFFER \$ 1000.00 Date condemned 9-#9-63

DETAIL CONTACT* Offer refused,
Parcel condemned

ACTION TAKEN** _____

SIGNED B.R. Souder

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry- Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-3(17) PARCEL # 31

OWNER Richard West PHONE # _____

(Nazele Outdoor Signs)
(Other interested parties and relationships)

ADDRESS OF OWNER _____

DATE ASSIGNED _____

DATE OF CONTACT _____

TIME OF CONTACT _____

DATE OF PREVIOUS CONTACT _____

OFFER \$ _____ July 24th. 1963

DETAIL CONTACT* Req. removing of signs

Wm. Haught, Jim Cannon and Ray Souder made an on site inspection of signs to determine the cost to move. Mr. Haught gave me a figure of \$1000 to move signs.

ACTION TAKEN** I then contacted Mr. Hill of the Sign Co. and gave him this figure. Mr. Hill will contact me 7-25-63

SIGNED E. R. Souder

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry- Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-3(17) PARCEL # P. 31
OWNER Richard West PHONE # _____
(Magale Outdoor Advertising)
(Other interested parties and relationships)

ADDRESS OF OWNER 511 Madison Ave. Memphis
DATE ASSIGNED 7-10-63
DATE OF CONTACT 8-2-63
TIME OF CONTACT _____
DATE OF PREVIOUS CONTACT _____

OFFER \$ _____

DETAIL CONTACT* Ray Bowen and Ray Souder went to the Marion Co. Zoning Board and made some checks and research regarding the Magale Outdoor signs located on the above parcel. There is a question

ACTION TAKEN** as to whether they are legally located regarding set back etc. Will get in touch with Mr. Coplinger Zoning inspector next week and do some further checking.

SIGNED E. B. Souder

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry- Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

This report to be completed in triplicate on each call. One copy to be inserted in parcel - one to be forwarded to office with weekly report - one copy to property owner.

BUYERS REPORT

PROJECT I-65-3 (17) PARCEL # 31

OWNER Neagle Outdoor Signs PHONE # _____
(Richard West)

(Other interested parties and relationships)

ADDRESS OF OWNER _____

DATE ASSIGNED _____

DATE OF CONTACT 8-6-63

TIME OF CONTACT 9:00 AM

DATE OF PREVIOUS CONTACT _____

OFFER \$ 1000⁰⁰

DETAIL CONTACT* Contacted Mr. Caplinger with the Marion County Zoning Commission regarding legality of the signs on Highway 252 and 252nd St. He informed me after checking that the above mentioned

ACTION TAKEN** signs were erected prior to the 1955 zoning Ordinance, therefore ~~was~~ there was ~~nothing~~ nothing he could ~~not~~ do to have them removed.

SIGNED E. R. Souder

* Showed plans, walked over property, etc.
** Made appointment - returned parcel to office - right of entry- Secured - Condemned, etc.
If area set out does not have space enough, please use back of sheet.

Project I-65-3 (17)

1.

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

Abstract of Title from September 6, 1961 to November 1, 1962 inclusive to all that part of the East half of the Northeast 1/4 of Section 18, Township 16 North, Range 3 East lying north of a small creek commonly called Little Eagle Creek running across said half quarter section, said tract containing 38 acres more or less.

Prepared for: Indiana State Highway

2.

WE FIND NO FURTHER CONVEYANCES

3.

ENCUMBRANCES

MORTGAGES

None found unsatisfied of record filed within the period of this search.

4.

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

MECHANICS' LIENS

None found unsatisfied of record filed within the period of this search.

5.

OLD AGE ASSISTANCE LIENS

Examination has been made, as to the persons in title subsequent to May 1, 1947, for liens shown by Notices of Old Age Assistance, filed in the Office of the Recorder of Marion County, as provided by the Acts concerning Public Welfare, effective May 1, 1947.

We find None.

6.

SEARCH IN THE JUVENILE COURT OF MARION COUNTY, INDIANA

Individual Search has been made in the Juvenile Court of Marion County, Indiana, as to the persons named under the heading of Judgments, and for the period so specified under such search for unsatisfied judgments rendered in Paternity and Heirship proceedings.

We find None.

7.

JUDGMENTS

Search is made and strictly limited, for judgments which may have been entered against the following parties solely under the names as herein written, and not otherwise, and the General Certificate hereto appended is accordingly limited.

Carlyle H. Eby from September 6, 1961 to date.

None found unsatisfied.

8.

ASSESSMENTS

None found unsatisfied of record which became a lien within the period of this search.

459736

INDIANAPOLIS, INDIANA

TAXES

N. E. E. 1/2 N. E. 18-16-3, 38 A.

9.

Taxes for the year 1960 and prior years paid in full.

10.

Taxes for the year 1961 assessed in the names of:

Lawrence J. & Carlisle H. Eby

ASSESSED VALUATION:

Land	\$3640
Improvements	None
Exemption	None
Net Valuation	\$3640

Parcel No. 1326

General Tax Duplicate No. 106207

Pike Township

are due and payable the first Monday in May and November 1962.

May installment \$116.48 paid.
 Nov. installment \$116.48 unpaid.

L. M. BROWN DIVISION

Lawyers Title Insurance Corporation

11.

Taxes for the year 1962 became a lien March 1st and are due and payable in May and November of the year 1963.

459736

CERTIFICATE

The undersigned, LAWYERS TITLE INSURANCE CORPORATION, hereby certifies, guarantees, and warrants to whoever relies upon this certificate, including present and all future persons in interest and this certificate runs with the real estate described in caption hereof, that the foregoing, within the limits of the period of search herein specified, is an ABSTRACT OF THE TITLE to and unsatisfied encumbrances upon, the real estate described in the caption hereof, and that all instruments abstracted herein appear regular in form, execution and acknowledgment unless otherwise indicated.

And it is further certified that SPECIAL SEARCHES were made as follows:

I. IN THE OFFICE OF THE RECORDER OF MARION COUNTY, search made for deeds, affidavits, miscellaneous instruments affecting the title, unsatisfied mortgages, mechanics' liens, Federal Tax Liens, and Old Age Assistance Liens.

II. IN THE OFFICE OF THE AUDITOR OF MARION COUNTY, search made in the general index to tax sales as the same is now entered up, for unsatisfied or unredeemed tax sales.

III. IN THE OFFICE OF THE TREASURER OF MARION COUNTY, search made in the current tax duplicates for unpaid taxes, assessed against the real estate for which this examination is prepared; search is also made in the assessment duplicates for unpaid Ditch assessments and Municipal improvement assessments, as the same now appear in the hands of the Treasurer for collection, which are a lien upon the real estate for which this examination is prepared. No search is made for unpaid assessments in any City or Town other than the City of Indianapolis.

IV. IN THE OFFICE OF THE CLERK OF THE MARION CIRCUIT COURT, search made in the Lis Pendens records of complaint and attachments, the will records and estate and guardianship dockets, and the general judgment dockets of the Marion Circuit Court, of the Superior Courts of Marion County, of the Probate Court of Marion County, of the Criminal Court of Marion County, of the Juvenile Court of Marion County, and of the Civil Municipal Courts of Marion County, including Replevin Bail, Recognizance Bonds and Transcripts of Judgments of United States Courts, as said records and dockets are now indexed.

V. From the searches as above enumerated, we find no further conveyances nor unsatisfied encumbrances, as indexed, or entered up, within the period herein certified, against the real estate described in the caption hereto, except those which may be herein shown.

The period of search covered by this certificate is

from September 6, 1961 to and including

November 1, 1962 and covers Paragraphs No. 1 to 12

both inclusive, and Sheets No. 1 to 4 both inclusive.

LAWYERS TITLE INSURANCE CORPORATION
L. M. BROWN DIVISION

By *M. L. Sullivan*



dd

-4-

Abstracts - Escrows - Title Insurance

140 EAST WASHINGTON STREET - PHONE MELROSE 8-6401 - INDIANAPOLIS 4, INDIANA

459736

In The UNITED STATES DISTRICT COURT

SEARCH FOR BANKRUPTCIES

At the Request of

Indiana State Highway

the following certificate is prepared and furnished covering a search for Bankruptcies in the United States District Court of Indiana, held in Indianapolis, Terre Haute, South Bend, Fort Wayne, Evansville, Hammond, New Albany, and Lafayette.

The Undersigned Lawyers Title Insurance Corporation, with offices in Indianapolis, hereby certifies that there are no Bankruptcies, either voluntary or involuntary, of record, in any one of the above named eight divisions of the United States District Court for ten years last past, except such as may hereafter be set out against any one of the following named parties, under the spelling of the name as herein written, and not otherwise.

This certificate covers the Indianapolis Division down to and including November 1, 1962 and all other Divisions of the State of Indiana down to and including October 30, 1962

In The OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA, search is also made for Internal Revenue Tax Liens as filed in the Office of the Recorder of Marion County, Indiana, from March 4, 1925, to date. See Internal Revenue Code Sections 3670-3671-3672, and Acts of General Assembly of the State of Indiana, Burns' 49-3221 et seq.

Carlyisle H. Eby

LAWYERS TITLE INSURANCE CORPORATION

L. M. BROWN DIVISION

Dated November 1, 1962 By *M. L. Sullivan*

dd

459736

Project I-65-3 (17)

Abstract of Title from September 6, 1961 to November 1, 1962 inclusive to part of the North East quarter and part of the North West quarter Section 18, Township 16 North, Range 3 East, more particularly described as follows:

Beginning at the North East corner of the West half of the North East quarter of Section 18, Township 16 North, Range 3 East; thence south in and along the East line thereof 2043 feet; thence West 813 feet to the center of Lafayette Road; said point being the P. C. of curve; thence in a curve line along the center line of Lafayette Road 262 feet to the P. T. of the curve; thence north 261 feet; thence west 140 feet; thence south 180 feet to the center of Lafayette Road; thence north 61 degrees West along the center of Lafayette Road 468 feet to the P. C. of a curve; thence in a curve line along the center line of Lafayette Road 220 feet to the P. T. of a curve; thence North 18 degrees West along the centerline of Lafayette Road 54 feet; thence East 401 feet; thence north 893 feet to the north line of Section 18, thence east in and along the north line of said section 18, 1362 feet to the place of beginning, containing 64.3 acres.

Also, All that part of the East half of the Northeast quarter of Section 18, Township 16 North, Range 3 East, lying north of a small creek commonly called Little Eagle Creek, running across said half quarter section, said tract containing 38 acres, more or less.

Excepting, however, from the above described real estate a tract of land conveyed to Robert M. Armer and wife by deed dated August 2, 1943 and recorded in Deed Record 1121 at page 88 and described as follows:

A part of the West 1/2 of the northeast 1/4 and a part of the fractional east 1/2 of the northwest 1/4 of Section 18, Township 16 North, Range 3 East, more particularly described as follows, to wit:

Beginning at a point 393 feet South of the North line of said Section and 1362 feet West of the east line of the west 1/2 of the northeast 1/4 of Section 18, Township 16 North, Range 3 East, running thence south and parallel with the east line of said 1/4 Section 310 feet to a point; thence west and parallel with the north line of said section 259.80 feet to a point in the center line of the Old Lafayette Pike; thence in a northwesterly direction upon and along the center line of the Old Lafayette Pike 339.07 feet to a point; thence east and parallel with the north line of said section 401 feet to the place of beginning, containing 2.35 acres, more or less.

And excepting also from the above described real estate a tract of land reserved by the grantors and described as follows:

459736

INDIANAPOLIS, INDIANA

A part of the West Half of the Northeast Quarter of Section 18, Township 16 North, Range 3 East, more particularly described as follows, towit:

Beginning at a point 1645.31 feet South of the North line and 766.12 feet West of the East line of said Half Quarter Section, running thence West parallel with the North line of said Half Quarter Section 131.88 feet to a point; thence South parallel with the East line of said Half Quarter Section 261.30 feet to a point in the center line of the Old Lafayette Pike; thence in a Southeasterly direction upon the center line of said Road, 152.02 feet to a point; thence in a Northerly direction parallel with the East line of said Half Quarter Section, 338.30 feet to the place of beginning, containing 0.90 of an acre more or less.

Subject to an easement to the Indianapolis Power & Light Company recorded in Deed Record 1072 page 498 in the Recorder's office of Marion County, Indiana, and subject to the rights of tenants in possession.

L. M. BROWN DIVISION

Prepared for: Indiana State Highway

2. WE FIND NO FURTHER CONVEYANCES

ENCUMBRANCES

MORTGAGES

3. None found unsatisfied of record filed within the period of this search.

Lawyers Title Insurance Corporation

MECHANICS' LIENS

4. None found unsatisfied of record filed within the period of this search.

OLD AGE ASSISTANCE LIENS

5. Examination has been made, as to the persons in title subsequent to May 1, 1947, for liens shown by Notices of Old Age Assistance, filed in the Office of the Recorder of Marion County, as provided by the Acts concerning Public Welfare, effective May 1, 1947.

We find None.

SEARCH IN THE JUVENILE COURT OF MARION COUNTY, INDIANA

6. Individual Search has been made in the Juvenile Court of Marion County, Indiana, as to the persons named under the heading of Judgments, and for the period so specified under such search for unsatisfied judgments rendered in Paternity and Heirship proceedings.

We find None.

JUDGMENTS

7. Search is made and strictly limited, for judgments which may have been entered against the following parties solely under the names as herein written, and not otherwise, and the General Certificate hereto appended is accordingly limited.

Carlyslle H. Eby from September 6, 1961 to date.

None found unsatisfied.

ASSESSMENTS

8. None found unsatisfied of record which became a lien within the period of this search.

TAXES

N. end E $\frac{1}{2}$ NE $\frac{1}{4}$ 18-16-3 38 A. N. of Rd. E. side
NW $\frac{1}{4}$ N. of Rd. Pt. W $\frac{1}{2}$ NE $\frac{1}{4}$ 18-16-3, 54.09 ac.

9. Taxes for the year 1960 and prior years paid in full.

10. Taxes for the year 1961 assessed in the names of:

Lawrence J. and Carlyslle H. Eby

ASSESSED VALUATION:

Land	\$8640
Improvements	None
Exemption	None
Net Valuation	\$8640

Parcel Nos. 1326 & 3104
General Tax Duplicate Nos. 106207-106208
Pike Township

are due and payable the first Monday in May and November 1962.

May installment \$276.48 paid.
Nov. installment \$276.48 unpaid.

11. Taxes for the year 1962 became a lien March 1st and are due and payable in May and November of the year 1963.

459736

CERTIFICATE

12.

The undersigned, LAWYERS TITLE INSURANCE CORPORATION, hereby certifies, guarantees, and warrants to whoever relies upon this certificate, including present and all future persons in interest and this certificate runs with the real estate described in caption hereof, that the foregoing, within the limits of the period of search herein specified, is an ABSTRACT OF THE TITLE to and unsatisfied encumbrances upon, the real estate described in the caption hereof, and that all instruments abstracted herein appear regular in form, execution and acknowledgment unless otherwise indicated.

And it is further certified that SPECIAL SEARCHES were made as follows:

I. IN THE OFFICE OF THE RECORDER OF MARION COUNTY, search made for deeds, affidavits, miscellaneous instruments affecting the title, unsatisfied mortgages, mechanics' liens, Federal Tax Liens, and Old Age Assistance Liens.

II. IN THE OFFICE OF THE AUDITOR OF MARION COUNTY, search made in the general index to tax sales as the same is now entered up, for unsatisfied or unredeemed tax sales.

III. IN THE OFFICE OF THE TREASURER OF MARION COUNTY, search made in the current tax duplicates for unpaid taxes, assessed against the real estate for which this examination is prepared; search is also made in the assessment duplicates for unpaid Ditch assessments and Municipal improvement assessments, as the same now appear in the hands of the Treasurer for collection, which are a lien upon the real estate for which this examination is prepared. No search is made for unpaid assessments in any City or Town other than the City of Indianapolis.

IV. IN THE OFFICE OF THE CLERK OF THE MARION CIRCUIT COURT, search made in the Lis Pendens records of complaint and attachments, the will records and estate and guardianship dockets, and the general judgment dockets of the Marion Circuit Court, of the Superior Courts of Marion County, of the Probate Court of Marion County, of the Criminal Court of Marion County, of the Juvenile Court of Marion County, and of the Civil Municipal Courts of Marion County, including Replevin Bail, Recognizance Bonds and Transcripts of Judgments of United States Courts, as said records and dockets are now indexed.

V. From the searches as above enumerated, we find no further conveyances nor unsatisfied encumbrances, as indexed, or entered up, within the period herein certified, against the real estate described in the caption hereto, except those which may be herein shown.

The period of search covered by this certificate is from September 6, 1961 to and including

November 1, 1962 and covers Paragraphs No. 1 to 12 both inclusive, and Sheets No. 1 to 5 both inclusive.



LAWYERS TITLE INSURANCE CORPORATION
L. M. BROWN DIVISION

By *M. L. Sullivan*

dd

Lawyers Title Insurance Corporation

L. M. BROWN DIVISION

Abstracts - Escrows - Title Insurance

140 EAST WASHINGTON STREET - PHONE MELROSE 8-6401 - INDIANAPOLIS 4, INDIANA

459736

In The UNITED STATES DISTRICT COURT

SEARCH FOR BANKRUPTCIES

At the Request of

Indiana State Highway

the following certificate is prepared and furnished covering a search for Bankruptcies in the United States District Court of Indiana, held in Indianapolis, Terre Haute, South Bend, Fort Wayne, Evansville, Hammond, New Albany, and Lafayette.

The Undersigned Lawyers Title Insurance Corporation, with offices in Indianapolis, hereby certifies that there are no Bankruptcies, either voluntary or involuntary, of record, in any one of the above named eight divisions of the United States District Court for ten years last past, except such as may hereafter be set out against any one of the following named parties, under the spelling of the name as herein written, and not otherwise.

This certificate covers the Indianapolis Division down to and including November 1, 1962 and all other Divisions of the State of Indiana down to and including October 30, 1962

In The OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA, search is also made for Internal Revenue Tax Liens as filed in the Office of the Recorder of Marion County, Indiana, from March 4, 1925, to date. See Internal Revenue Code Sections 3670-3671-3672, and Acts of General Assembly of the State of Indiana, Burns' 49-3221 et seq.

Carlyisle H. Eby

LAWYERS TITLE INSURANCE CORPORATION

L. M. BROWN DIVISION

Dated November 1, 1962 By *M. L. Sullivan*

dd

459736

Project I-65-3 (17)

1.

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION

Abstract of Title from September 6, 1961 to November 1, 1962 inclusive to part of the Fractional South West 1/4 of Section 7, Township 16 North, Range 3 East, in Marion County, Indiana, more particularly described as follows:

Beginning at a point in the south line of said quarter section distant 528.28 feet east of the point of intersection of the center line of the Lafayette Pike (as same is now permanently improved) with the south line of said quarter section, thence east on and along said south line 609.72 feet more or less to the south east corner of said quarter section; thence north on and along the east line of said quarter section 909.12 feet to a point, thence west 580 feet to a point, thence north 5 degrees west 692 feet to a point, thence west 594 feet to a point, thence north 52 degrees 30 minutes west 450 feet to a point, thence west 289 feet to a point in the west line of said quarter section, thence south on and along said west line 833.65 feet to the point of intersection of said west line with the center line of the Lafayette Pike (as the same is now permanently improved) thence southeasterly on and along the center line of said Lafayette Pike 558.29 feet more or less to a point 706.96 feet north of the south line of said quarter section measured along the center line of said Pike, thence east parallel with the south line of said quarter section 945.98 feet to a point, thence south parallel with the east line of said quarter section to the place of beginning.

Prepared for: Indiana State Highway

2.

WE FIND NO FURTHER CONVEYANCES

ENCUMBRANCES

MORTGAGES

3.

None found unsatisfied of record filed within the period of this search.

Lawyers Title Insurance Corporation

459736

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

MECHANICS' LIENS

4.

None found unsatisfied of record filed within the period of this search.

OLD AGE ASSISTANCE LIENS

5.

Examination has been made, as to the persons in title subsequent to May 1, 1947, for liens shown by Notices of Old Age Assistance, filed in the Office of the Recorder of Marion County, as provided by the Acts concerning Public Welfare, effective May 1, 1947.

We find None.

SEARCH IN THE JUVENILE COURT
OF MARION COUNTY, INDIANA

6.

Individual Search has been made in the Juvenile Court of Marion County, Indiana, as to the persons named under the heading of Judgments, and for the period so specified under such search for unsatisfied judgments rendered in Paternity and Heirship proceedings.

We find None.

JUDGMENTS

7.

Search is made and strictly limited, for judgments which may have been entered against the following parties solely under the names as herein written, and not otherwise, and the General Certificate hereto appended is accordingly limited.

Carlyle H. Eby from September 6, 1961 to date.

None found unsatisfied.

ASSESSMENTS

8.

None found unsatisfied of record which became a lien within the period of this search.

INDIANAPOLIS, INDIANA

TAXES

Pt. SW 1/4 7-16-3 42.52 A.

9. Taxes for the year 1960 and prior years paid in full.

10. Taxes for the year 1961 assessed in the names of:

Lawrence J. & Carlisle H. Eby

ASSESSED VALUATION:

Land	\$3800
Improvements	\$2670
Exemption	None
Net Valuation	\$6470

Parcel No. 794
General Tax Duplicate No. 106205
Pike Township

are due and payable the first Monday in May and November 1962.

May installment \$207.04 paid.
Nov. installment \$207.04 unpaid.

L. M. BROWN DIVISION

Lawyers Title Insurance Corporation

11. Taxes for the year 1962 became a lien March 1st and are due and payable in May and November of the year 1963.

CERTIFICATE

12. The undersigned, LAWYERS TITLE INSURANCE CORPORATION, hereby certifies, guarantees, and warrants to whoever relies upon this certificate, including present and all future persons in interest and this certificate runs with the real estate described in caption hereof, that the foregoing, within the limits of the period of search herein specified, is an ABSTRACT OF THE TITLE to and unsatisfied encumbrances upon, the real estate described in the caption hereof, and that all instruments abstracted herein appear regular in form, execution and acknowledgment unless otherwise indicated.

And it is further certified that SPECIAL SEARCHES were made as follows:

I. IN THE OFFICE OF THE RECORDER OF MARION COUNTY, search made for deeds, affidavits, miscellaneous instruments affecting the title, unsatisfied mortgages, mechanics' liens, Federal Tax Liens, and Old Age Assistance Liens.

II. IN THE OFFICE OF THE AUDITOR OF MARION COUNTY, search made in the general index to tax sales as the same is now entered up, for unsatisfied or unredeemed tax sales.

III. IN THE OFFICE OF THE TREASURER OF MARION COUNTY, search made in the current tax duplicates for unpaid taxes, assessed against the real estate for which this examination is prepared; search is also made in the assessment duplicates for unpaid Ditch assessments and Municipal improvement assessments, as the same now appear in the hands of the Treasurer for collection, which are a lien upon the real estate for which this examination is prepared. No search is made for unpaid assessments in any City or Town other than the City of Indianapolis.

IV. IN THE OFFICE OF THE CLERK OF THE MARION CIRCUIT COURT, search made in the Lis Pendens records of complaint and attachments, the will records and estate and guardianship dockets, and the general judgment dockets of the Marion Circuit Court, of the Superior Courts of Marion County, of the Probate Court of Marion County, of the Criminal Court of Marion County, of the Juvenile Court of Marion County, and of the Civil Municipal Courts of Marion County, including Replevin Bail, Recognizance Bonds and Transcripts of Judgments of United States Courts, as said records and dockets are now indexed.

V. From the searches as above enumerated, we find no further conveyances nor unsatisfied encumbrances, as indexed, or entered up, within the period herein certified, against the real estate described in the caption hereto, except those which may be herein shown.

The period of search covered by this certificate is from September 6, 1961 to and including

November 1, 1962 and covers Paragraphs No. 1 to 12 both inclusive, and Sheets No. 1

to 4 both inclusive.

LAWYERS TITLE INSURANCE CORPORATION

L. M. BROWN DIVISION

By *M. L. Sullivan*



dd

Lawyers Title Insurance Corporation

L. M. BROWN DIVISION

Abstracts - Escrows - Title Insurance

140 EAST WASHINGTON STREET - PHONE MELROSE 8-6401 - INDIANAPOLIS 4, INDIANA

459736

In The UNITED STATES DISTRICT COURT

SEARCH FOR BANKRUPTCIES

At the Request of

Indiana State Highway

the following certificate is prepared and furnished covering a search for Bankruptcies in the United States District Court of Indiana, held in Indianapolis, Terre Haute, South Bend, Fort Wayne, Evansville, Hammond, New Albany, and Lafayette.

The Undersigned Lawyers Title Insurance Corporation, with offices in Indianapolis, hereby certifies that there are no Bankruptcies, either voluntary or involuntary, of record, in any one of the above named eight divisions of the United States District Court for ten years last past, except such as may hereafter be set out against any one of the following named parties, under the spelling of the name as herein written, and not otherwise.

This certificate covers the Indianapolis Division down to and including November 1, 1962 and all other Divisions of the State of Indiana down to and including October 30, 1962

In The OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA, search is also made for Internal Revenue Tax Liens as filed in the Office of the Recorder of Marion County, Indiana, from March 4, 1925, to date. See Internal Revenue Code Sections 3670-3671-3672, and Acts of General Assembly of the State of Indiana, Burns' 49-3221 et seq.

Carlysle H. Eby

LAWYERS TITLE INSURANCE CORPORATION

L. M. BROWN DIVISION

Dated November 1, 1962

By

M L Sullivan

TITLE AND ENCUMBRANCE REPORT

RIGHT OF WAY DEPARTMENT

STATE HIGHWAY DEPARTMENT OF INDIANA

S. R. 65 PROJ. 3 COUNTY Marion

Names on Plans _____

Names in Trans. Book _____

Description or Addition	Sec.	Twp.	Rge.	Acreage	Assessed Value
Pt Fractional SW $\frac{1}{4}$	7	16	3	42.52	

LAST OWNER OF RECORD

Deed Record 945 P. 351 Recorded 3/16/36 Dated 2/17/36 Deed
 Grantor Walter Erwin Jr., an unmarried man
 Grantee Laurence J. Eby and Carlisle H. Eby, husband and wife.
 Address of Grantee _____

MORTGAGE RECORD

Mortgage Record _____ p. _____ Amount _____ Dated _____
 Mortgagor _____
 Mortgagee _____

JUDGMENT RECORD Yes None LIS PENDENS RECORD Yes None
 MISCELLANEOUS RECORD Yes None EASEMENTS Yes None

If answer to any of above is yes, clarify on back of sheet or on attached sheet.

TAXES May Current Paid Delinquent
 Nov. Unpaid

CERTIFICATE

I, the undersigned certify that the above and the attached copies include all transfers of the above described real estate as shown by the records in the office of Recorder of the above county from the date of the earliest entry shown in this search to date, except as otherwise noted, and that all liens, judgments and other matter of record hereinbefore requested for the same period are set forth,

Dated this 6 day of Sept 1951

L. M. BROWN TITLE DIVISION
 OF
 LAWYERS TITLE INSURANCE CORP.

Abstractor M. G. Sullivan

Prel. Approval of Title _____
 Date _____

By _____
 Deputy Attorney General

Final approval of Abstract of Title _____
 Date _____

By _____
 Deputy Attorney General

Abstract of Title from September 6, 1951 to September 6, 1961, inclusive to Part of the Fractional South West 1/4 of Section 7, Township 16 North, Range 3 East, in Marion County, Indiana, more particularly described as follows:

Beginning at a point in the south line of said quarter section distant 528.28 feet east of the point of intersection of the center line of the Lafayette Pike (as same is now permanently improved) with the south line of said quarter section, thence east on and along said south line 609.72 feet more or less to the south east corner of said quarter section, thence north on and along the east line of said quarter section 909.12 feet to a point, thence west 580 feet to a point, thence north 5 degrees west 692 feet to a point; thence west 594 feet to a point, thence north 52 degrees 30 minutes west 450 feet to a point, thence west 289 feet to a point in the west line of said quarter section, thence south on and along said west line 833.65 feet to the point of intersection of said west line with the center line of the LaFayette Pike (as the same is now permanently improved) thence southeasterly on and along the center line of said LaFayette Pike 558.29 feet more or less to a point 706.96 feet north of the south line of said quarter section measured along the center line of said Pike, thence east parallel with the south line of said quarter section 945.98 feet to a point, thence south parallel with the east line of said quarter section to the place of beginning.

Prepared for: Indiana State Highway Commission.

CONVEYANCES

Robert M. Erwin and,
Helen W. Erwin,
husband and wife,
to
Laurence J. Eby and,
Carlisle H. Eby,
husband and wife,

Quit Claim Deed
No Revenue Stamps
Attached

Part of the Fractional Southwest 1/4 of Section 7, Township 16 North, Range 3 East, in Marion County, Indiana, more particularly described as follows:

Beginning at a point in the south line of said quarter section distant 528.28 feet east of the point of intersection of the center line of the Lafayette Pike (as same is now permanently improved) with the south line of said

(Over)

quarter section, thence east on and along said south line 609.72 feet more or less to the south east corner of said quarter section, thence north on and along the east line of said quarter section 909.12 feet to a point, thence west 580 feet to a point, thence north 5 degrees west 692 feet to a point, thence west 594 feet to a point, thence north 52 degrees 30 minutes west 450 feet to a point, thence west 289 feet to a point, in the west line of said quarter section, thence south on and along said west line 833.65 feet to the point of intersection of said west line with the center line of the Lafayette Pike (as the same is now permanently improved) thence southeasterly on and along the center line of said LaFayette Pike 558.29 feet more or less to a point 706.96 feet north of the south line of said quarter section measured along the center line of said Pike, thence east parallel with the south line of said quarter section 945.98 feet to a point; thence south parallel with the east line of said quarter section to the place of beginning.

Subject to all legal highways.

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

Deed Record
945 page 351
Inst. #6937
Feb. 17, 1936
Recorded
Mar. 16, 1936

Walter Erwin Jr., an
unmarried man,
to
Laurence J. Eby and,
Carlisle H. Eby,
husband and wife,

Quit Claim Deed
No Revenue Stamps
Attached

(Same real estate as in Deed Record 945 page 350).
Subject to all legal highways.

3

4

ABSTRACTER'S NOTE:
Laurence J. Eby died testate August 7, 1947 as shown by Will Record MMM page 245, and Estate Docket 139 page 50541.

Deed Record
2071 page 292
Inst. # 94527
Dec. 4, 1960
Recorded
Dec. 14, 1960

Carlisle H. Eby
and
Florence G. West, Et Vir
WITNESSETH: That

Contract

WHEREAS, the Seller owns the following-described real estate in Marion County, Indiana:
Part of the southwest quarter of Section 7, part of the north half of Section 18, and part of the north half of Section 17, all in Township 16 North, Range 3 East, more particularly described as follows:

Beginning at a point on the north line of the southwest quarter of said Section 7, 452 feet east of the northwest corner of said southwest quarter; thence south parallel with the west line of said southwest quarter 421.04 feet; thence west 452 feet to a point in the west

(Over)

5

line of said southwest quarter 422.04 feet south of the northwest corner of said southwest quarter; thence south on the west line of said southwest quarter 213.36 feet; thence east parallel with the north line of said southwest quarter 289 feet; thence south parallel with the west line of said southwest quarter 165 feet to the west line of said southwest quarter; thence south on the west line of said southwest quarter 833.66 feet to the center line of U. S. Road 52 as now located and established; thence southeasterly on the center line of said U. S. Road 52 558.29 feet; thence east parallel with the north line of said southwest quarter 951.70 feet (945.98 feet by deed) thence southerly forming an interior angle 90 degrees 11 minutes 30 seconds 564 feet to a point in the south line of said southwest quarter 609.72 feet west of the southeast corner of said southwest quarter; thence east on the south line of said southwest quarter 580.72 feet; thence south parallel with the east line of the northwest quarter of said Section 18, 1204.9 feet (1203 feet by deed); thence west parallel with the north line of said northwest quarter 254.1 feet (259.8 feet by deed) to the center line of said U.S. Road 52; thence southeasterly on the center line of said U. S. Road 52 811.35 feet; thence north parallel with the east line of the west half of the northeast quarter of said Section 18 223.5 feet; thence east parallel with the north line of the west half of said northeast quarter 140 feet; thence south parallel with the east line of the west half of said northeast quarter 261.35 feet to the center line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 32.08 feet; thence north parallel with the east line of the west half of said northeast quarter 261 feet; thence east parallel with the north line of the west half of said northeast quarter 131.08 feet; thence south parallel with the east line of the west half of said northeast quarter 131.3 feet; thence deflecting 132 degrees 57 minutes to the left northeasterly 96.33 feet; thence deflecting 19 degrees 25 minutes to the right northeasterly 98.7 feet; thence south parallel with the east line of the west half of said northeast quarter 305.5 feet; thence west parallel with the north line of the west half of said northeast quarter 161 feet to the center line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 59.75 feet; thence east parallel with the north line of the west half of said northeast quarter 818.3 feet (813 feet by deed) to the east line of the west half of said northeast quarter; thence north on the east line of the west half of said northeast quarter 825 feet; more or less, to the center line of Little Eagle Creek; thence southeasterly on the center line of said Little Eagle Creek to the east line of said northeast quarter; thence north on the east line of said northeast quarter 1441.28 feet to the northeast corner of said northeast quarter; thence west on the north line of said northeast quarter 2666.5 feet to the northwest corner of said northeast quarter; said point being also the southeast corner of the southwest quarter of said Section 7; thence north on the east line of the southwest quarter of said Section 7

(Over)

2663 feet (2659.12 feet by deed) to the northeast corner of said southwest quarter; thence west on the north line of said southwest quarter 1433 feet (1432 feet by deed) to the place of beginning, containing 187.724 acres, more or less;

Also, an easement or right of way for all roadway purposes over and across the following-described real estate:

Beginning at a point 99 feet north of the southwest corner of the northwest quarter of the northwest quarter of said Section 17 (said point being also 1235.28 feet south of the northwest corner of said northwest quarter), thence east parallel with the north line of said northwest quarter 1404.7 feet (1416.85 feet by deed); thence south parallel with the west line of said northwest quarter 264 feet; thence east parallel with the north line, of said northwest quarter 931.85 feet (931.01 feet by deed) to the center line of Guion Road as now located and established; thence southeasterly on the center line of said Guion Road 22.14 feet; thence west parallel with the north line of said northwest quarter 960 feet; thence north parallel with the west line of said northwest quarter 260 feet; thence deflecting 45 degrees to the left northwesterly 14.14 feet; thence west parallel with the north line of said northwest quarter 1372 feet (1380 feet by deed) to the west line of said northwest quarter; thence north on the west line of said northwest quarter 16 feet to the place of beginning; (For further particulars see instrument).

Deed Record
2074 page 554
Inst. #4307
Jan. 3, 1961
Recorded
Jan. 16, 1961

First Amendment to
Contract between
Carlyle H. Eby and
Florence G. West Et Vir
for sale of real estate
in Marion County, Indiana

THIS FIRST AMENDMENT, Made this 3rd day of January, 1961, to that certain, "Contract between Carlyle H. Eby and Florence G. West et Vir for Sale of Real estate in Marion County, Indiana", dated December 14, 1960, and recorded in Mortgage Record 2071, page 292, in the office of the Recorder of Marion County, Indiana,

W I T N E S S E T H: That

In consideration of their mutual undertakings, the parties hereby amend the real estate description in said contract as follows:

" 213.36 feet" in the 7th line from the bottom of page 1 of said contract is deleted and "216.36 feet" is deleted and "216.36 feet" is substituted therefor; and

The 3rd line from the bottom of page 1 of said contract, now reading, "feet to the west line of said southwest quarter;" is deleted and "feet; thence west parallel with the north line of said southwest quarter 289 feet to the west line of said southwest quarter;" is substituted therefor.

(Over)

452943

EXECUTED on the date hereinabove first written.
Carlyle H. Eby
"SELLER"

Florence G. West
Richard A. West
"BUYERS"

(Instrument discloses name of person preparing same).

7 WE FIND NO FURTHER CONVEYANCES

ENCUMBRANCES

8 MORTGAGES

None found unsatisfied of record filed within the period of this search.

Lawyers Title Insurance Corporation - L. M. BROWN DIVISION - INDIANAPOLIS, INDIANA

MECHANICS' LIENS.

9

None found unsatisfied of record filed within the period of this search.

OLD AGE ASSISTANCE LIENS.

10

Examination has been made, as to the persons in title subsequent to May 1, 1947, for liens shown by Notices of Old Age Assistance, filed in the Office of the Recorder of Marion County, as provided by the Acts concerning Public Welfare, effective May 1, 1947.

We find none.

SEARCH IN THE JUVENILE COURT OF MARION COUNTY, INDIANA.

11

Individual Search has been made in the Juvenile Court of Marion County, Indiana, as to the persons named under the heading of Judgments, and for the period so specified under such search for unsatisfied judgments rendered in Paternity and Heirship proceedings.

We find none.

JUDGMENTS.

12

Search is made and strictly limited, for judgments which may have been entered against the following party solely under the name as herein written, and not otherwise, and the General Certificate hereto appended is accordingly limited.

Carlyle H. Eby, for 10 years last past.
None found unsatisfied.

ASSESSMENTS

13

None found unsatisfied of record which became a lien within the period of this search.

TAXES

14

Taxes for the year 1959, and prior years, paid in full.

15

Taxes for the year 1960, assessed in the names of
Laurence J. and Carlisle H. Eby

ASSESSSED VALUATION:

Land	\$ 3800.00
Improvements	\$ 2670.00
Exemption	\$ - - -
Net Valuation	\$ 6470.00

Parcel No. 794

General Tax Duplicate No. 106141

Pike Township

are due and payable the first Monday in May and November,
1961.

May installment \$193.52 paid

Nov. installment \$193.52 unpaid

16

Taxes for the year 1961, became a lien March 1st, and
are due and payable in May and November, of the year, 1962.

452943

CERTIFICATE

17

The undersigned, LAWYERS TITLE INSURANCE CORPORATION, hereby certifies, guarantees, and warrants to whoever relies upon this certificate, including present and all future persons in interest and this certificate runs with the real estate described in caption hereof, that the foregoing, within the limits of the period of search herein specified, is an ABSTRACT OF THE TITLE to and unsatisfied uncumbrances upon, the real estate described in the caption hereof, and that all instruments abstracted herein appear regular in form, execution and acknowledgment unless otherwise indicated.

And it is further certified that SPECIAL SEARCHES were made as follows:

I. IN THE OFFICE OF THE RECORDER OF MARION COUNTY, search made for deeds, affidavits, miscellaneous instruments affecting the title, unsatisfied mortgages, mechanics' liens, Federal Tax Liens, and Old Age Assistance Liens.

II. IN THE OFFICE OF THE AUDITOR OF MARION COUNTY, search made in the general index to tax sales as the same is now entered up, for unsatisfied or unredeemed tax sales.

III. IN THE OFFICE OF THE TREASURER OF MARION COUNTY, search made in the current tax duplicates for unpaid taxes, assessed against the real estate for which this examination is prepared; search is also made in the assessment duplicates for unpaid Ditch assessments and Municipal improvement assessments, as the same now appear in the hands of the Treasurer for collection, which are a lien upon the real estate for which this examination is prepared. No search is made for unpaid assessments in any City or Town other than the City of Indianapolis.

IV. IN THE OFFICE OF THE CLERK OF THE MARION CIRCUIT COURT, search made in the Lis Pendens records of complaint and attachments, the will records and estate and guardianship dockets, and the general judgment dockets of the Marion Circuit Court, of the Superior Courts of Marion County, of the Probate Court of Marion County, of the Criminal Court of Marion County, of the Juvenile Court of Marion County, and of the Civil Municipal Courts of Marion County, including Replevin Bail, Recognizance Bonds and Transcripts of Judgments of United States Courts, as said records and dockets are now indexed.

V. From the searches as above enumerated, we find no further conveyances nor unsatisfied encumbrances, as indexed, or entered up, within the period herein certified, against the real estate described in the caption hereto, except those which may be herein shown.

The period of search covered by this certificate is from **September 6, 1951** to and including **September 6, 1961**

and covers Paragraphs No. 1 to 17 both inclusive, and Sheets No. 1 to 8 both inclusive.

LAWYERS TITLE INSURANCE CORPORATION
L. M. BROWN TITLE DIVISION

By *M. L. Sullivan*



Lawyers Title Insurance Corporation

L. M. BROWN DIVISION

Abstracts - Escrows - Title Insurance

150 EAST MARKET STREET — PHONE MELROSE 8-6401 — INDIANAPOLIS 4, INDIANA

452943

In The UNITED STATES DISTRICT COURT

SEARCH FOR
BANKRUPTCIES

At the Request of

Indiana State Highway Commission

the following certificate is prepared and furnished covering a search for Bankruptcies in the United States District Court of Indiana, held in Indianapolis, Terre Haute, South Bend, Fort Wayne, Evansville, Hammond, New Albany, and Lafayette.

The Undersigned Lawyers Title Insurance Corporation, with offices in Indianapolis, hereby certifies that there are no Bankruptcies, either voluntary or involuntary, of record, in any one of the above named eight divisions of the United States District Court for ten years last past, except such as may hereafter be set out against any one of the following named parties, under the spelling of the name as herein written, and not otherwise.

This certificate covers the Indianapolis Division down to and including **September 6, 1961** and all other Divisions of the State of Indiana down to and including **September 6, 1961**

In The OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA, search is also made for Internal Revenue Tax Liens as filed in the Office of the Recorder of Marion County, Indiana, from March 4, 1925, to date. See Internal Revenue Code Sections 3670-3671-3672, and Acts of General Assembly of the State of Indiana, Burns' 49-3221 et seq.

Carlysle H. Eby

LAWYERS TITLE INSURANCE CORPORATION

L. M. BROWN DIVISION

Dated

September 6, 1961

By

M. L. Sullivan
*

TITLE AND ENCUMBRANCE REPORT

DIVISION OF LAND ACQUISITION

INDIANA STATE HIGHWAY COMMISSION

S.R. 1-65 PROJ. 1-65-3(17)120 COUNTY MARION

Names on Plans _____

Names in Trans. Book _____

Description or Addition	Sec.	Twp.	Rge.	Acreage	Assessed Value
Pt. NW 1/4 of SW 1/4	7	16	3	47.27	

LAST OWNER OF RECORD

Deed Record 917 P. 186 Recorded 6/19/34 Dated 6/4/34 Deed

Grantor SPEEDWAY LUMBER COMPANY

Grantee LAWRENCE J. & CARLYSLE H. EBY (H & W)

Address of Grantee _____

MORTGAGE RECORD

Mortgage Recrd P. Amount Dated

Mortgagor _____

Mortgagee _____

JUDGMENT RECORD Yes () None () LIS PENDENS RECORD Yes () None ()

MISCELLANEOUS RECORD Yes () None () EASEMENT Yes () None ()

If answer to any of above is yes, clarify on back of sheet or on attached sheet.

TAXES Current Paid () Delinquent ()

CERTIFICATE

I, the undersigned certify that the above and the attached copies include all transfers of the above described real estate as shown by the records in the office of Recorder of the above county from the date of the earliest entry shown in this search to date, except as otherwise noted, and that all liens, judgments and other matter of record hereinbefore requested for the same period are set forth.

Dated this _____ day of _____ 196

Abstractor _____

Prel. Approval of Title _____ Date _____

By _____ Deputy Attorney General

Final Approval of Title _____ Date _____

By _____ Deputy Attorney General

TITLE AND ENCUMBRANCE REPORT

DIVISION OF LAND ACQUISITION

INDIANA STATE HIGHWAY COMMISSION

S.R. I-65 PROJ. I-65-3 (17) 120 COUNTY Marion

Names on Plans

Names in Trans. Book

Description or Addition	Sec.	Twp.	Rge.	Acreage	Assessed Value
Pt NW 1/4 of SW 1/4	7	16	3		

LAST OWNER OF RECORD

Deed Record 86 P. 197 Recorded 9/14/29 Dated 9/9/29 Deed

Grantor Alpheus P. Walker and Alberta M. Walker, husband and wife.

Grantee Albert T. Shaw, Ulysses Hollingsworth, John N. Guellefer, Walter H. Guion, Edgar H. Bowers, Trustees of the Bethel Methodist Episcopal Church

Address of Grantee

MORTGAGE RECORD

Mortgage Record P. Amount Dated

Mortgagor

Mortgagee

JUDGMENT RECORD Yes None LIS PENDENS RECORD Yes None

MISCELLANEOUS RECORD Yes None EASEMENT Yes None

If answer to any of above is yes, clarify on back of sheet or on attached sheet.

TAXES Current Paid Delinquent

CERTIFICATE

I, the undersigned certify that the above and the attached copies include all transfers of the above described real estate as shown by the records in the office of Recorder of the above county from the date of the earliest entry shown in this search to date, except as otherwise noted, and that all liens, judgments and other matter of record hereinbefore requested for the same period are set forth.

Dated this _____ day of _____ 1961

L. M. BROWN TITLE DIVISION
OF
LAWYERS TITLE INSURANCE CORP.
M. J. Sullivan
Abstractor

Prel. Approval of Title _____ Date _____

By _____ Deputy Attorney General

Final Approval of Title _____ Date _____

By _____ Deputy Attorney General

Abstract of Title from February 26, 1942 to February 26, 1962, inclusive, to Part of the Southwest 1/4 of Section 7, Township 16 North, Range 3 East, described as follows: Beginning at a point 116 feet south of the North line and 25 feet east of the West line of said 1/4 Section, and running South 1/2 degrees East parallel to the West line of said 1/4 Section 52 2 4/10 feet; thence East 264 feet; thence South parallel to the West line of said 1/4 Section 165 feet; thence South 52 1/2 degrees East 450; thence East 594 feet; thence South 5 degrees East 693 feet to a point 580 feet West of the East line of said 1/4 Section, thence East 580 feet to the East line of said 1/4 Section; thence North 1750 feet to the Northeast corner of said 1/4; thence west with the north line of said 1/4, 1432 feet to the East line of Cemetery; thence South 115 feet; thence West 427 feet to the beginning; containing 50.33 acres, more or less, except the following described parcel:

Beginning at a point 6 rods and 13 links South of the North line and 25 feet East of the West line of the Southwest 1/4 Section 7, Township 16 North, Range 3 East; thence running East 15 1/2 rods to the West line of which is used as a graveyard, thence South on said West line of said graveyard 6 feet to the southwest corner of said graveyard, thence West 15 1/2 rods to a point 25 feet East of the West line of said 1/4 Section; thence North 6 feet to the place of beginning; also except the following:

Commencing 2 poles, 13 links South of the Southwest corner of the old graveyard, and running South 6 feet; thence East 10 poles and 10 links; thence North 6 feet, thence West 10 poles and 12 links to the place of beginning, being a part of the Southwest 1/4 of Section 7, Township 16, North Range 3 East.

Also Except that part of said Real Estate conveyed by warranty deed September 14, 1929, to the Trustees of the Bethel Methodist Episcopal Church in Land Record 86 page 197.

Prepared for: Indiana State Highway.

Deed Record
917 page 186
Inst.#15290
June 4, 1934
Recorded
June 5, 1934

2

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

CONVEYANCES

Speedway Lumber Company,
a corporation, (Corp. Seal)
By: Herbert E. Hill,
President,
Attest: Effie C. Hill,
Secretary,
to

Warranty Deed
Revenue Stamps
Attached

Lawrence J. Eby and,
Carlyle H. Eby,
husband and wife,

Part of the Southwest 1/4 of Section 7, Township 16 North, Range 3 East, described as follows: Beginning at a point 116 feet south of the North line and 25 feet East of the West line of said 1/4 Section; and running South one-half degrees East parallel to the West line of said 1/4 Section 52 2 4/10 feet; thence East 264 feet; thence South parallel to the West line of said 1/4 Section 165 feet; thence South 52 1/2 degrees East 450; thence East 594 feet; thence South 5 degrees East 693 feet to a point; 580 feet West of the East line of said 1/4 Section thence East 580 feet to the East line of said 1/4 Section; thence North 1750 feet to the northeast corner of said 1/4; thence West with the north line of said 1/4, 1432 feet to the East line of Cemetery; thence South 115 feet; thence West 427 feet to the beginning; containing 50.33 acres, more or less, except the following described parcel:

Beginning at a point 6 rods and 13 links South of the North line and 25 feet East of the West line of the Southwest 1/4 Section 7, Township 16 North, Range 3 East; thence running East 15 1/2 rods to the West line of which is used as a graveyard, thence South on said West line of said graveyard 6 feet to the southwest corner of said graveyard; thence west 15 1/2 rods to a point 25 feet East of the West line of said 1/4 Section, thence North 6 feet to the place of beginning, also, except the following:

Commencing 2 poles, 13 links South of the Southwest corner of the old graveyard, and running South 6 feet; thence East 10 poles and 10 links; thence North 6 feet; thence West 10 poles and 12 links to the place of beginning; being a part of the Southwest 1/4 of Section 7, Township 16, North Range 3 East.

Also except that part of said Real Estate conveyed by Warranty Deed September 14, 1929, to the Trustees of the Bethel Methodist Episcopal Church in Land Record 86 page 197.

Subject to any legal highways or rights of way.

This conveyance is made pursuant to a resolution of the Board of Directors adopted at a meeting of said board June 1, 1934.

That this corporation has outstanding preferred stock and the holders of more than three fourths in amount of the outstanding preferred shares of stock of the above

(Over)

INDIANA
INDIANAPOLIS
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

named Corporation, have consented in writing to this conveyance.

Subject to the unpaid balance of a mortgage payable to the Fletcher Trust Company, dated March 18, 1925, and recorded in Mortgage Record 918, page 440, in the Recorder's Office of Marion County, Indiana.

SHOWN FOR REFERENCE

Alpheus P. Walker and,
Alberta M. Walker,
husband and wife,

Warranty Deed
No Revenue Stamps
Attached

to

Albert T. Shaw, Ulysses
Hollingsworth, John N. Guellefer,
Walter H. Guion, Edgar H. Bowers,
Trustees of the Bethel Methodist
Episcopal Church,

A part of the Southwest Fractional Quarter of Section 7, Township 16 North, Range 3 East of the Second Principal Meridian, in Marion County, Indiana, more particularly described as follows, to-wit:-

Beginning at a point 25 feet east of the West line of said southwest quarter of Section 7, which point is the southwest corner of the graveyard as now located; thence east along and upon the south line of said graveyard 427 feet more or less to the south east corner of said graveyard, thence south parallel to the west line of said quarter section, 306.04 feet to a point; thence west parallel to the south line of said graveyard, 427 feet, more or less to a point, which is 25 feet east of the west line of said quarter section; thence north 306.04 feet to the place of beginning; containing 3 acres more or less.

Subject however to any and all legal highways and rights of way.

ABSTRACTER'S NOTE:

Lawrence J. Eby died testate August 7, 1947 as shown by Will Record MMM page 245 and Estate Docket 139 page 50541 and left Carlisle H. Eby as his sole and only Heir.

Deed Record
86 page 197
Inst. #38205
Sept. 9, 1929
Recorded
Sept. 14, 1929

3

4

Deed Record
2071 page 292
Inst. # 94527
Dec. 14, 1960
Recorded
Dec. 14, 1960

INDIANAPOLIS, INDIANA

CONTRACT
BETWEEN
CARLYSLE H. EBY
AND
FLORENCE G. WEST ET VIR
FOR SALE OF REAL ESTATE
IN MARION COUNTY, INDIANA

5

THIS AGREEMENT, Made this 14th day of December, 1960, by Carlysle H. Eby, unmarried, the Seller, and Florence G. West and Richard A. West, her husband, the Buyers, all of Marion County, Indiana,

W I T N E S S E T H: That

WHEREAS, the Seller owns the following-described real estate in Marion County, Indiana:

Part of the southwest quarter of Section 7, part of the north half of Section 18, and part of the north half of Section 17, all in Township 16 North, Range 3 East, more particularly described as follows:

Beginning at a point on the north line of the southwest quarter of said Section 7 452 feet east of the northwest corner of said southwest quarter; thence south parallel with the west line of said southwest quarter 421.04 feet; thence west 452 feet to a point in the west line of said southwest quarter 422.04 feet south of the northwest corner of said southwest quarter; thence south on the west line of said southwest quarter 213.36 feet; thence east parallel with the north line of said southwest quarter 289 feet; thence south parallel with the west line of said southwest quarter 165 feet to the west line of said southwest quarter; thence south on the west line of said southwest quarter 833.66 feet to the center line of U.S. Road 52 as now located and established; thence southeasterly on the center line of said U. S. Road 52 558.29 feet; thence east parallel with the north line of said southwest quarter 951.70 feet (945.98 feet by deed) thence southerly forming an interior angle 90 degrees 11 minutes 30 seconds 564 feet to a point in the south line of said southwest quarter 609.72 feet west of the southeast corner of said southwest quarter; thence east on the south line of said southwest quarter 580.72 feet; thence south parallel with the east line of the northwest quarter of said section 18, 1204.9 feet (1203 feet by deed); thence west parallel with the north line of said northwest quarter 254.1 feet (259.8 feet by deed) to the center line of said U. S. Road 52; thence southeasterly on the center line of said U. S. Road 52, 811.35 feet; thence north parallel with the east line of the west half of the northeast quarter of said Section 18 223.5 feet; thence east parallel with the north line of the west half of said northeast quarter 140 feet; thence south parallel with the east line of the west half of said northeast quarter 261.35 feet to the center

(Over)

L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 32.08 feet; thence north parallel with the east line of the west half of said northeast quarter 261 feet; thence east parallel with the north line of the west half of said northeast quarter 131.08 feet; thence south parallel with the east line of the west half of said northeast quarter 131.3 feet; thence deflecting 132 degrees 57 minutes to the left northeasterly 96.33 feet; thence deflecting 19 degrees 25 minutes to the right northeasterly 98.7 feet; thence south parallel with the east line of the west half of said northeast quarter 305.5 feet; thence west parallel with the north line of the west half of said northeast quarter 161 feet to the center line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 59.75 feet; thence east parallel with the north line of the West half of said northeast quarter 818.3 feet (813 feet by deed) to the east line of the west half of said northeast quarter; thence north on the east line of the west half of said northeast quarter 825 feet, more or less, to the center line of Little Eagle Creek; thence southeasterly on the center line of said Little Eagle Creek to the east line of said northeast quarter; thence north on the east line of said northeast quarter 1441.28 feet to the northeast corner of said northeast quarter; thence west on the north line of said northeast quarter 2666.5 feet to the northwest corner of said northeast quarter; said point being also the southeast corner of the southwest quarter of said Section 7; thence north on the east line of the southwest quarter of said Section 7 2663 feet (2659.12 feet by deed) to the northeast corner of said southwest quarter; thence west on the north line of said southwest quarter 1433 feet (1432 feet by deed) to the place of beginning; containing 187.724 acres, more or less;

Also, an easement or right of way for all roadway purposes over and across the following-described real estate:

Beginning at a point 99 feet north of the southwest corner of the northwest quarter of the northwest quarter of said Section 17 (said point being also 1235.28 feet south of the northwest corner of said northwest quarter), thence east parallel with the north line of said northwest quarter 1404.7 feet (1416.85 feet by deed); thence south parallel with the west line of said northwest quarter 264 feet; thence east parallel with the north line of said northwest quarter 931.85 feet (931.01 feet by deed) to the center line of Guion Road as now located and established; thence southeasterly on the center line of said Guion Road 22.14 feet; thence west parallel with the north line of said northwest quarter 960 feet; thence north parallel with the

(Over)

INDIANAPOLIS, INDIANA

west line of said northwest quarter 260 feet; thence deflecting 45 degrees to the left northwesterly 14.14 feet; thence west parallel with the north line of said northwest quarter 1372 feet (1380 feet by deed) to the west line of said northwest quarter; thence north on the west line of said northwest quarter 16 feet to the place of beginning;

(The foregoing description is based on a survey by Rooker Surveying and Engineering Co., Inc., the plat of which was prepared November 1, 1960. The Seller intends to sell to the Buyers, and this contract shall cover, all real estate which she may own in the southwest quarter of Section 7, the north half of Section 18, and the north half of Section 17, all in Township 16 north, Range 3 east, Marion County, Indiana, regardless of any inaccuracies in or omissions from the foregoing description.

(For further particulars see instrument).

(Instrument discloses name of person preparing same).

L. M. BROWN DIVISION

Lawyers Title Insurance Corporation

6

WE FIND NO FURTHER CONVEYANCES

ENCUMBRANCES

MORTGAGES

None found unsatisfied of record filed within the period of this search.

7

MECHANICS' LIENS.

None found unsatisfied of record filed within the period of this search.

OLD AGE ASSISTANCE LIENS.

Examination has been made, as to the persons in title subsequent to May 1, 1947, for liens shown by Notices of Old Age Assistance, filed in the Office of the Recorder of Marion County, as provided by the Acts concerning Public Welfare, effective May 1, 1947.

We find none.

SEARCH IN THE JUVENILE COURT
OF MARION COUNTY, INDIANA.

Individual Search has been made in the Juvenile Court of Marion County, Indiana, as to the persons named under the heading of Judgments, and for the period so specified under such search for unsatisfied judgments rendered in Paternity and Heirship proceedings.

We find none.

JUDGMENTS.

Search is made and strictly limited, for judgments which may have been entered against the following party solely under the name as herein written, and not otherwise, and the General Certificate hereto appended is accordingly limited.

Carlysle H. Eby, for 10 years last past.
None found unsatisfied.

ASSESSMENTS

None found unsatisfied of record which became a lien within the period of this search.

455720

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

TAXES

13

Taxes for the year 1959, and prior years, paid in full.

14

Taxes for the year 1960, assessed in the names of Lawrence J. and Carlisle H. Eby

ASSESSED VALUATION:

Land	\$ 3800.00
Improvements	\$ 2670.00
Exemption	\$ - - - -
Net Valuation	\$ 6470.00

Parcel No. 794
General Tax Duplicate No. 106141
Pike Township

were due and payable the first Monday in May and November, 1961.

May installment \$193.52 paid
Nov. installment \$193.52 paid

15

Taxes for the year 1961, became a lien March 1st, and are due and payable in May and November, of the year, 1962.

455720

16

CERTIFICATE

The undersigned, LAWYERS TITLE INSURANCE CORPORATION, hereby certifies, guarantees, and warrants to whoever relies upon this certificate, including present and all future persons in interest and this certificate runs with the real estate described in caption hereof, that the foregoing, within the limits of the period of search herein specified, is an ABSTRACT OF THE TITLE to and unsatisfied encumbrances upon, the real estate described in the caption hereof, and that all instruments abstracted herein appear regular in form, execution and acknowledgment unless otherwise indicated.

And it is further certified that SPECIAL SEARCHES were made as follows:

I. IN THE OFFICE OF THE RECORDER OF MARION COUNTY, search made for deeds, affidavits, miscellaneous instruments affecting the title, unsatisfied mortgages, mechanics' liens, Federal Tax Liens, and Old Age Assistance Liens.

II. IN THE OFFICE OF THE AUDITOR OF MARION COUNTY, search made in the general index to tax sales as the same is now entered up, for unsatisfied or unredeemed tax sales.

III. IN THE OFFICE OF THE TREASURER OF MARION COUNTY, search made in the current tax duplicates for unpaid taxes, assessed against the real estate for which this examination is prepared; search is also made in the assessment duplicates for unpaid Ditch assessments and Municipal improvement assessments, as the same now appear in the hands of the Treasurer for collection, which are a lien upon the real estate for which this examination is prepared. No search is made for unpaid assessments in any City or Town other than the City of Indianapolis.

IV. IN THE OFFICE OF THE CLERK OF THE MARION CIRCUIT COURT, search made in the Lis Pendens records of complaint and attachments, the will records and estate and guardianship dockets, and the general judgment dockets of the Marion Circuit Court, of the Superior Courts of Marion County, of the Probate Court of Marion County, of the Criminal Court of Marion County, of the Juvenile Court of Marion County, and of the Civil Municipal Courts of Marion County, including Replevin Bail, Recognizance Bonds and Transcripts of Judgments of United States Courts, as said records and dockets are now indexed.

V. From the searches as above enumerated, we find no further conveyances nor unsatisfied encumbrances, as indexed, or entered up, within the period herein certified, against the real estate described in the caption hereto, except those which may be herein shown.

The period of search covered by this certificate is

from February 26, 1942
February 26, 1962

to and including

and covers Paragraphs No. 1 to
both inclusive, and Sheets No. 1

16

to 9

both inclusive.

LAWYERS TITLE INSURANCE CORPORATION
L. M. BROWN TITLE DIVISION

By

M. L. Sullivan



Lawyers Title Insurance Corporation

L. M. BROWN DIVISION

Abstracts - Escrows - Title Insurance

150 EAST MARKET STREET — PHONE MELROSE 8-6401 — INDIANAPOLIS 4, INDIANA

455720

In The UNITED STATES DISTRICT COURT

SEARCH FOR BANKRUPTCIES

At the Request of

Indiana State Highway

the following certificate is prepared and furnished covering a search for Bankruptcies in the United States District Court of Indiana, held in Indianapolis, Terre Haute, South Bend, Fort Wayne, Evansville, Hammond, New Albany, and Lafayette.

The Undersigned Lawyers Title Insurance Corporation, with offices in Indianapolis, hereby certifies that there are no Bankruptcies, either voluntary or involuntary, of record, in any one of the above named eight divisions of the United States District Court for ten years last past, except such as may hereafter be set out against any one of the following named parties, under the spelling of the name as herein written, and not otherwise.

This certificate covers the Indianapolis Division down to and including February 26, 1962 and all other Divisions of the State of Indiana down to and including February 19, 1962

In The OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA, search is also made for Internal Revenue Tax Liens as filed in the Office of the Recorder of Marion County, Indiana, from March 4, 1925, to date. See Internal Revenue Code Sections 3670-3671-3672, and Acts of General Assembly of the State of Indiana, Burns' 49-3221 et seq.

Carlyle H. Eby

LAWYERS TITLE INSURANCE CORPORATION

L. M. BROWN DIVISION

Dated February 26, 1962

By

M. L. Sullivan

TITLE AND ENCUMBRANCE REPORT

DIVISION OF LAND ACQUISITION

INDIANA STATE HIGHWAY COMMISSION

S.R. 65

PROJ. 3

COUNTY. Marion

Names on Plans _____

Names in Trans. Book _____

Description or Addition	Sec.	Twp.	Rge.	Acreage	Assessed Value
All pt of E$\frac{1}{2}$ of NE$\frac{1}{4}$	18	16	3	38	

LAST OWNER OF RECORD

Deed Record 1226 P. 515 Recorded 7/31/1946 Dated 7/23/1946 Deed

Grantor Franklin E. Treat and Virginia L. Treat, husband and wife.

Grantee Laurence J. Eby and Carlisle H. Eby, husband and wife.

Address of Grantee _____

MORTGAGE RECORD

Mortgage Record _____ P. _____ Amount _____ Dated _____

Mortgagor _____

Mortgagee _____

JUDGMENT RECORD Yes None LIS PENDENS RECORD Yes None

MISCELLANEOUS RECORD Yes None EASEMENT Yes None

If answer to any of above is yes, clarify on back of sheet or on attached sheet.

TAXES **May** Current Paid **Nov.** Unpaid Delinquent

CERTIFICATE

I, the undersigned certify that the above and the attached copies include all transfers of the above described real estate as shown by the records in the office of Recorder of the above county from the date of the earliest entry shown in this search to date, except as otherwise noted, and that all liens, judgments and other matter of record hereinbefore requested for the same period are set forth.

Dated this 6 day of Sept 1961

L. M. BROWN
OF
LAWYERS TITLE INSURANCE CORP.
BY M. L. Sullivan
Abstractor

Prel. Approval of Title _____
Date _____

By _____
Deputy Attorney General

Final Approval of Title _____
Date _____

By _____
Deputy Attorney General

1

Abstract of Title from September 6, 1941 to September 6, 1961, inclusive to All that part of the East half of the Northeast 1/4 of Section 18, Township 16 North, Range 3 East lying North of a small creek commonly called Little Eagle Creek running across said half quarter section, said tract containing 38 acres, more or less.

Prepared for: Indiana State Highway Commission.

CONVEYANCES

Deed Record
1037 page 637
Inst.#24905
June 9, 1939
Recorded
June 18, 1940

Robert E. Huffman a
bachelor and
unmarried,
to

Warranty Deed
Revenue Stamps
Attached in the
amount of \$.50.

The New Augusta State Bank

All that part of the East half of the Northeast 1/4 of Section 18, Township 16 North, Range 3 East, lying north of a small creek commonly called Little Eagle Creek, containing 38 acres more or less and being the land described in a certain deed given by Frances Felton to James G. Myers, dated July 11, 1887, and recorded in Record GG, page 531, in the Office of the Recorder of Marion County, Indiana.

2

Deed Record
1124 page 112
Inst.#32113
Sept. 10, 1943
Recorded
Sept. 13, 1943

The New Augusta State Bank,
(Corp.Seal)
By: J. N. Gullifer,
President,
Attest: R. E. Huffman,
Cashier, by authority of
the Board of Directors of the
said Bank

Warranty Deed
Revenue Stamps
Attached in the
amount of \$3.30.

3

to that part of the
Franklin E. Treat and,
Virginia L. Treat,
husband and wife,

All that part of the East half of the Northeast 1/4 of Section 18, Township 16 North, Range 3 East lying North of a small creek commonly called Little Eagle Creek running across said half quarter section, said tract containing 38 acres more or less.

Deed contains usual citizenship statement.

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

Deed Record
1226 page 515
Inst. #44990
July 23, 1946
Recorded
July 31, 1946

Franklin E. Treat and,
Virginia L. Treat,
husband and wife,
to
Laurence J. Eby and,
Carlsle H. Eby,
husband and wife

Warranty Deed
Revenue Stamps
Attached in the
amount of \$16.50.

(With other real estate)
(Same real estate as in Deed Record 1124 page 112).

4

5

ABSTRACTER'S NOTE:

Laurence J. Eby died testate August 7, 1947
as shown by Will Record MMM page 245, and Estate
Docket 139 page 50541.

Deed Record
2071 page 292
Inst. #94527
Dec. 4, 1960
Recorded
Dec. 14, 1960

Carlysle H. Eby
and
Florence G. West et Vir
for sale of real estate
in Marion County, Indiana

Contract

6

WITNESSETH: That

WHEREAS, the Seller owns the following-described
real estate in Marion County, Indiana:

Part of the southwest quarter of Section 7
part of the north half of Section 18, and part of the north
half of Section 17, all in Township 16 north, Range 3
east, more particularly described as follows:

Beginning at a point on the north line of the southwest
quarter of said Section 7 452 feet east of the northwest
corner of said southwest quarter; thence south parallel
with the west line of said southwest quarter 421.04 feet;
thence west 452 feet to a point in the west line of said
southwest quarter 422.04 feet south of the northwest
corner of said southwest quarter; thence south on the west
line of said southwest quarter 213.36 feet; thence east
parallel with the north line of said southwest quarter 289
feet; thence south parallel with the west line of said
southwest quarter 165 feet to the west line of said south-
west quarter; thence south on the west line of said south-
west quarter 833.66 feet to the center line of U. S. Road
52 as now located and established; thence southeasterly on
the center line of said U. S. Road 52 58.29 feet; thence
east parallel with the north line of said southwest quarter
951.70 feet (945.98 feet by deed); thence southerly forming
an interior angle 90 degrees 11 minutes 30 second 564
feet to a point in the south line of said southwest quarter
609.72 feet west of the southeast corner of said southwest
quarter; thence east on the south line of said southwest
quarter 580.72 feet; thence south parallel with the east
line of the northwest quarter of said Section 18 1204.9 feet

(Over)

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

(1203 feet by deed); thence west parallel with the north line of said northwest quarter 254.1 feet (259.8 feet by deed) to the center line of said U. S. Road 52; thence southeasterly on the center line of said U. S. Road 52 811.35 feet; thence north parallel with the east line of the west half of the northeast quarter of said Section 18 223.5 feet; thence east parallel with the north line of the west half of said northeast quarter 140 feet; thence south parallel with the east line of the west half of said northeast quarter 261.35 feet to the center line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 32.08 feet; thence north parallel with the east line of the west half of said northeast quarter 261 feet; thence east parallel with the north line of the west half of said northeast quarter 131.08 feet; thence south parallel with the east line of the west half of said northeast quarter 131.3 feet; thence deflecting 132 degrees 57 minutes to the left northeasterly 96.33 feet; thence deflection 19 degrees 25 minutes to the right northeasterly 98.7 feet; thence south parallel with the east line of the west half of said northeast quarter 305.5 feet; thence west parallel with the north line of the west half of said northeast quarter 161 feet to the center line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 59.75 feet; thence east parallel with the north line of the west half of said northeast quarter 818.3 feet (813 feet by deed) to the east line of the west half of said northeast quarter; thence north on the east line of the west half of said northeast quarter 825 feet, more or less, to the center line of Little Eagle Creek; thence southeasterly on the center line of said Little Eagle Creek to the east line of said northeast quarter; thence north on the east line of said northeast quarter 1441.28 feet to the northeast corner of said northeast quarter; thence west on the north line of said northeast quarter 2666.5 feet to the northwest corner of said northeast quarter; said point being also the southeast corner of the southwest quarter of said Section 7; thence north on the east line of the southwest quarter of said Section 7 2663 feet (2659.12 feet by deed) to the northeast corner of said southwest quarter; thence west on the north line of said southwest quarter 1433 feet (1432 feet by deed) to the place of beginning, containing 187.724 acres, more or less;

Also, an easement or right of way for all roadway purposes over and across the following-described real estate:

Beginning at a point 99 feet north of the southwest corner of the northwest quarter of the northwest quarter of said Section 17 (said point being also 1235.28 feet south of the northwest corner of said northwest quarter); thence east parallel with the north line of said northwest quarter 1404.7 feet (1416.85 feet by deed); thence south parallel with the west line of said northwest quarter 264 feet; thence east parallel with the north line of said northwest quarter 931.85 feet (931.01 feet by deed) to the center line of Guion Road as now located and established; thence southeasterly on the center line of said

(Over)

LAWYERS TITLE INSURANCE CORPORATION - L. M. BROWN DIVISION - INDIANAPOLIS, INDIANA

Guion Road 22.14 feet; thence west parallel with the north line of said northwest quarter 960 feet; thence north parallel with the west line of said northwest quarter 260 feet; thence deflecting 45 degrees to the left northwest-erly 14.14 feet; thence west parallel with the north line of said northwest quarter 1372 feet (1380 feet by deed) to the west line of said northwest quarter; thence north on the west line of said northwest quarter 16 feet to the place of beginning;

(For further particulars see instrument).

Deed Record
2074 page 554
Inst.# 4307
Jan. 3, 1961
Recorded
Jan. 16, 1961

First Amendment
to "Contract between
Carlyslle H. Eby and
Florence G. West Et Vir
for sale of real estate
in Marion County,
Indiana"

7

THIS FIRST AMENDMENT, Made this 3rd day of January, 1961, to that certain "Contract Between Carlyslle H. Eby and Florence G. West et Vir for sale of real estate in Marion County, Indiana," dated December 14, 1960, and recorded in Mortgage Record 2071, page 292, in the office of the Recorder of Marion County, Indiana,

WITNESSETH: That

In consideration of their mutual undertakings, the parties hereby amend the real estate description in said contract as follows:

"213.36 feet" in the 7th line from the bottom of page 1 of said contract is deleted and "216.36 feet is substituted therefor; and

The 3rd line from the bottom of page 1 of said contract, now reading "feet to the west line of said southwest quarter;" is deleted and "feet, thence west parallel with the north line of said southwest quarter 289 feet to the west line of said southwest quarter;" is substituted therefor.

EXECUTED on the date hereinabove first written.

Carlyslle H. Eby
"Seller"

Florence G. West
Richard A. West
"Buyers"

(Duly Acknowledged).

(Instrument discloses name of person preparing same).

452943

8

WE FIND NO FURTHER CONVEYANCES

ENCUMBRANCES

MORTGAGES

None found unsatisfied of record filed within the period of this search.

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INDIANAPOLIS, INDIANA
—
L. M. BROWN DIVISION
—
Lawyers Title Insurance Corporation

Lawyers Title Insurance Corporation - L. M. BROWN DIVISION - INDIANAPOLIS, INDIANA

MECHANICS' LIENS.

10

None found unsatisfied of record filed within the period of this search.

OLD AGE ASSISTANCE LIENS.

11

Examination has been made, as to the persons in title subsequent to May 1, 1947, for liens shown by Notices of Old Age Assistance, filed in the Office of the Recorder of Marion County, as provided by the Acts concerning Public Welfare, effective May 1, 1947.

We find none.

SEARCH IN THE JUVENILE COURT OF MARION COUNTY, INDIANA.

12

Individual Search has been made in the Juvenile Court of Marion County, Indiana, as to the persons named under the heading of Judgments, and for the period so specified under such search for unsatisfied judgments rendered in Paternity and Heirship proceedings.

We find none.

JUDGMENTS.

13

Search is made and strictly limited, for judgments which may have been entered against the following party solely under the name as herein written, and not otherwise, and the General Certificate hereto appended is accordingly limited.

Carlyle H. Eby, for 10 years last past.
None found unsatisfied.

ASSESSMENTS

14

None found unsatisfied of record which became a lien within the period of this search.

TAXES

(N end E $\frac{1}{2}$ NE $\frac{1}{4}$ 18-16-3 38 ac.)

15

Taxes for the year 1959, and prior years, paid in full.

16

Taxes for the year 1960, assessed in the names of
Laurence J. and Carlisle H. Eby

ASSESSED VALUATION:

Land	\$ 3640.00
Improvements	\$ None
Exemption	\$ None
Net Valuation	\$ 3640.00

Parcel No. 1326

General Tax Duplicate No. 106143

Pike Township

are due and payable the first Monday in May and November,
1961.

May installment	\$108.87 paid
Nov. installment	\$108.87 unpaid

17

Taxes for the year 1961, became a lien March 1st, and
are due and payable in May and November, of the year, 1962.

452943

18

CERTIFICATE

The undersigned, LAWYERS TITLE INSURANCE CORPORATION, hereby certifies, guarantees, and warrants to whoever relies upon this certificate, including present and all future persons in interest and this certificate runs with the real estate described in caption hereof, that the foregoing, within the limits of the period of search herein specified, is an ABSTRACT OF THE TITLE to and unsatisfied uncumbrances upon, the real estate described in the caption hereof, and that all instruments abstracted herein appear regular in form, execution and acknowledgment unless otherwise indicated.

And it is further certified that SPECIAL SEARCHES were made as follows:

I. IN THE OFFICE OF THE RECORDER OF MARION COUNTY, search made for deeds, affidavits, miscellaneous instruments affecting the title, unsatisfied mortgages, mechanics' liens, Federal Tax Liens, and Old Age Assistance Liens.

II. IN THE OFFICE OF THE AUDITOR OF MARION COUNTY, search made in the general index to tax sales as the same is now entered up, for unsatisfied or unredeemed tax sales.

III. IN THE OFFICE OF THE TREASURER OF MARION COUNTY, search made in the current tax duplicates for unpaid taxes, assessed against the real estate for which this examination is prepared; search is also made in the assessment duplicates for unpaid Ditch assessments and Municipal improvement assessments, as the same now appear in the hands of the Treasurer for collection, which are a lien upon the real estate for which this examination is prepared. No search is made for unpaid assessments in any City or Town other than the City of Indianapolis.

IV. IN THE OFFICE OF THE CLERK OF THE MARION CIRCUIT COURT, search made in the Lis Pendens records of complaint and attachments, the will records and estate and guardianship dockets, and the general judgment dockets of the Marion Circuit Court, of the Superior Courts of Marion County, of the Probate Court of Marion County, of the Criminal Court of Marion County, of the Juvenile Court of Marion County, and of the Civil Municipal Courts of Marion County, including Replevin Bail, Recognizance Bonds and Transcripts of Judgments of United States Courts, as said records and dockets are now indexed.

V. From the searches as above enumerated, we find no further conveyances nor unsatisfied encumbrances, as indexed, or entered up, within the period herein certified, against the real estate described in the caption hereto, except those which may be herein shown.

The period of search covered by this certificate is
from **September 6, 1941** to and including
September 6, 1961

and covers Paragraphs No. 1 to 18
both inclusive, and Sheets No. 1
to 8 both inclusive.

LAWYERS TITLE INSURANCE CORPORATION
L. M. BROWN TITLE DIVISION

By *M. L. Sullivan*



Lawyers Title Insurance Corporation

L. M. BROWN DIVISION

Abstracts - Escrows - Title Insurance

150 EAST MARKET STREET — PHONE MELROSE 8-6401 — INDIANAPOLIS 4, INDIANA

452943

In The UNITED STATES DISTRICT COURT

SEARCH FOR
BANKRUPTCIES

At the Request of

Indiana State Highway Commission

the following certificate is prepared and furnished covering a search for Bankruptcies in the United States District Court of Indiana, held in Indianapolis, Terre Haute, South Bend, Fort Wayne, Evansville, Hammond, New Albany, and Lafayette.

The Undersigned Lawyers Title Insurance Corporation, with offices in Indianapolis, hereby certifies that there are no Bankruptcies, either voluntary or involuntary, of record, in any one of the above named eight divisions of the United States District Court for ten years last past, except such as may hereafter be set out against any one of the following named parties, under the spelling of the name as herein written, and not otherwise.

This certificate covers the Indianapolis Division down to and including **September 6, 1961** and all other Divisions of the State of Indiana down to and including **September 6, 1961**

In The OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA, search is also made for Internal Revenue Tax Liens as filed in the Office of the Recorder of Marion County, Indiana, from March 4, 1925, to date. See Internal Revenue Code Sections 3670-3671-3672, and Acts of General Assembly of the State of Indiana, Burns' 49-3221 et seq.

Carlyle H. Eby

LAWYERS TITLE INSURANCE CORPORATION

L. M. BROWN DIVISION

Dated **September 6, 1961**

By

M. L. Sullivan
H

TITLE AND ENCUMBRANCE REPORT

DIVISION OF LAND ACQUISITION

INDIANA STATE HIGHWAY COMMISSION

S.R. 65 PROJ. 3 COUNTY Marion

Names on Plans

Names in Trans. Book

Table with 6 columns: Description or Addition, Sec., Twp., Rge., Acreage, Assessed Value. Row 1: Pt NE 1/4 NW 1/4, 18, 16, 3, 99.05

LAST OWNER OF RECORD

Deed Record 1750 P. 403 Recorded 6/21/59 Dated 4/6/59 Deed

Grantor Carlisle H. Eby, unmarried and the widow of Laurence J. Eby,

Grantee Franklin E. Treat and Virginia L. Treat, husband and wife

Address of Grantee

MORTGAGE RECORD

Mortgage Record P. Amount Dated

Mortgagor

Mortgagee

JUDGMENT RECORD Yes None LIS PENDENS RECORD Yes None

MISCELLANEOUS RECORD Yes None EASEMENT Yes None

If answer to any of above is yes, clarify on back of sheet or on attached sheet.

TAXES May Nov Current Paid Unpaid Delinquent

CERTIFICATE

I, the undersigned certify that the above and the attached copies include all transfers of the above described real estate as shown by the records in the office of Recorder of the above county from the date of the earliest entry shown in this search to date, except as otherwise noted, and that all liens, judgments and other matter of record hereinbefore requested for the same period are set forth.

Dated this 6 day of Sept 1961

LAWYERS TITLE INSURANCE CORP. BY M. L. Sullivan Abstractor

Deputy Attorney General

By Deputy Attorney General

Final Approval of Title

Abstract of Title from September 6, 1941 to September 6, 1961, inclusive to Part of the North East Quarter and part of the North West Quarter Section 18, Township 16 North, Range 3 East, more particularly described as follows:

Beginning at the north east corner of the West half of the North East Quarter of Section 18, Township 16 North, Range 3 East; thence south in and along the East line thereof 2043 feet; thence west 813 feet to the center of Lafayette Road; said point being the P.C. of curve; thence in a curve line along the center line of Lafayette Road 262 feet to the P. T. of the curve; thence north 261 feet; thence west 140 feet; thence south 180 feet to the center of Lafayette Road; thence north 61 degrees west along the center of Lafayette Road 468 feet to the P.C. of a curve; thence in a curve line along the center line of Lafayette Road, 220 feet to the P.T. of a curve; thence North 18 degrees west along the center line of Lafayette Road 540 feet; thence east 401 feet; thence north 893 feet to the north line of section 18, thence east in and along the north line of said section 18, 1362 feet to the place of beginning, containing 64.3 acres.

Also,

All that part of the East half of the Northeast quarter of Section 18, Township 16 North, Range 3 East, lying north of a small creek commonly called Little Eagle Creek running across said half quarter section, said tract containing 38 acres, more or less.

Excepting, however, from the above-described real estate a tract of land conveyed to Robert M. Armer and wife by deed dated August 2, 1943 and recorded in Deed Record 1121 at page 88 and described as follows:

A part of the west 1/2 of the northeast 1/4 and a part of the fractional east 1/2 of the northwest 1/4 of Section 18, Township 16 North Range 3 East, more particularly described as follows, to-wit:

Beginning at a point 893 feet south of the north line of said Section and 1362 feet west of the east line of the west 1/2 of the northeast 1/4 of Section 18, Township 16 North, Range 3 East, running thence south and parallel with the east line of said quarter section 310 feet to a point thence west and parallel with the north line of said section 259.80 feet to a point in the center line of the Old Lafayette Pike; thence in a northwesterly direction upon and along the center line of the Old Lafayette Pike 339.07 feet to a point; thence east and parallel with the north line of said Section 401 feet to the place of beginning, containing 2.35 acres, more or less.

And excepting also from the above-described real estate a tract of land reserved by the grantors and described as follows:

A part of the West Half of the Northeast Quarter of Section 18, Township 16 North, Range 3 East, more particularly described as follows: to-wit:

Beginning at a point 1645.31 feet South of the North line and 766.12 feet West of the East line of said Half Quarter Section; running thence West parallel with the

(Over)

North line of said half quarter section 131.08 feet to a point; thence south parallel with the East line of said Half Quarter Section 261.30 feet to a point in the center line of the Old Lafayette Pike; thence in a Southeasterly direction upon the center line of said Road, 152.02 feet to a point; thence in a Northerly direction parallel with the East line of said Half Quarter Section, 338.30 feet to the place of beginning; containing 0.90 of an acre, more or less.

Subject to an easement to the Indianapolis Power & Light Company, recorded in Deed Record 1072, page 498, in the Recorder's Office of Marion County, Indiana, and subject to the rights of tenants in possession.

Except that part conveyed to Franklin E. Treat and Virginia L. Treat, husband and wife, by Quit Claim Deed recorded in Deed Record 1750, page 401, also except that part conveyed to Carolyn L. Feld, Executrix by Quit Claim Deed recorded in Deed Record 1750 page 403.

Prepared for: Indiana State Highway Commission.

CONVEYANCES

Forest P. Myers and,
Cora E. Myers,
husband and wife,
to

Warranty Deed
Revenue Stamps
Attached

Franklin E. Treat and,
Virginia L. Treat,
husband and wife,

Part of the North East Quarter and part of the North West Quarter Section 18, Township 16 North, Range 3 East, more particularly described as follows:

Beginning at the North East corner of the West half of the North East Quarter of Section 18, Township 16 North, Range 3 East; thence South in and along the East line thereof 2043 feet; thence West 813 feet to the center of Lafayette Road; said point being the P.C. of a curve; thence in a curve line along the center line of Lafayette Road 262 feet to the P.T. of a curve; thence North 261 feet; thence West 140 feet; thence South 180 feet to the center of Lafayette Road; thence North 61 degrees west along the center of Lafayette Road 468 feet to the P.C. of a curve; thence in a curve line along the center line of Lafayette Road, 220 feet to the P.T. of a curve; thence north 18 degrees; west along the center line of Lafayette Road 540 feet; thence East 401 feet; thence North 893 feet to the North line of Section 18; thence East in and along the North line of said Section 18, 1362 feet to the place of beginning, containing 64.3 acres.

Subject, however, to all legal highways or rights of way.

Subject to the taxes of 1939 payable in 1940.

Deed Record
1028 page 55
Inst. #1847
Jan. 13, 1940
Recorded
Jan. 15, 1940

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INDIANAPOLIS, INDIANA

L. M. BROWN DIVISION

Lawyers Title Insurance Corporation

Deed Record
1072 page 498
Inst.#47706
Sept. 22, 1941
Recorded
Oct. 9, 1941

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

Frank E. Treat,
Virginia L. Treat -
to
Indianapolis Power and
Light Company

Easement

3

In consideration of the sum of \$100.00, The parties of the first part hereby grants unto said Company its successors and assigns, the right, privilege and authority to construct, operate, and maintain its lines of wires, including the necessary poles wires, cables and fixtures upon, over and across the property, more particularly described as follows, to wit:

A part of the N. E. 1/4 and a part of the N. W. 1/4 of Section 18, Township 16 N. Range 3 East, more particularly described as follows: Beginning at the N. E. Corner of the West 1/2 of the N. E. 1/4 of Section 18, Township 16 N. Range 3 E. measure along the E. line, thereof, a distance of 2043 feet to a point; thence West a distance of 813 feet to the center line of the Lafayette Road; thence in a curve line along the center line of the Lafayette Road 262 feet to a point; thence N. 261 feet; thence W. 140 feet; thence S. 180 feet to the center line of the Lafayette Road; thence North 61 degrees; west along the center line of the Lafayette Road to the W. line of the new right of way of State Road 52 which point is the place of beginning of the easement which is a strip of ground 10 feet in width lying 5 feet on each side of a center line described as follows: Thence running Northwesterly a distance of 612 feet to a point 77 feet West of the center line of State Road 52; thence W. a distance of 30 feet; thence E. a distance of 30 feet; thence in a northwesterly direction to a point 1203 feet S. and 1582.47 feet W. of the N. E. corner of the W. 1/2 of the N. E. 1/4 of Section 18, Township 16 N. Range 3 E.

And upon and along the roads, Streets or highways adjoining the said property.

Deed Record
1226 page 515
Inst.#44990
July 23, 1946
Recorded
July 31, 1946

Franklin E. Treat and,
Virginia L. Treat,
husband and wife,
to
Laurence J. Eby and,
Carlyle H. Eby,
husband and wife,

Warranty Deed
Revenue Stamps
Attached in the
amount of \$16.50.

4

Part of the North East Quarter and part of the North West quarter Section 18, Township 16 North, Range 3 East, more particularly described as follows:

Beginning at the North East corner of the West half of the North East quarter of Section 18 Township 16 North, Range 3 East; thence south in and along the East line thereof 2043 feet; thence West 813 feet to the center of

(Over)

Lafayette Road; said point being the P.C. of a curve; thence in a curve line along the center line of Lafayette Road 262 feet to the P. T. of the curve; thence north 261 feet; thence west 140 feet; thence south 180 feet to the center of Lafayette Road; thence north 61 degrees west along the center of Lafayette Road 468 feet to the P.C. of a curve; thence in a curve line along the center line of Lafayette Road, 220 feet to the P.T. of a curve; thence North 18 degrees west along the center line of Lafayette Road 540 feet; thence East 401 feet; thence north 893 feet to the north line of Section 18, thence east in and along the north line of said section 18, 1362 feet to the place of beginning, containing 64.3 acres.

Also,

All that part of the East half of the Northeast quarter of Section 18, Township 16 North, Range 3 East, lying north of a small creek commonly called Little Eagle Creek running across said half quarter section, said tract containing 38 acres, more or less.

Excepting, however, from the above-described real estate a tract of land conveyed to Robert M. Armer and wife by deed dated August 2, 1943 and recorded in Deed Record 1121 at page 88 and described as follows:

A part of the west 1/2 of the northeast 1/4 and a part of the fractional east 1/2 of the northwest 1/4 of Section 18, Township 16 North, Range 3 East, more particularly described as follows, to-wit: Beginning at a point 893 feet South of the north line of said Section and 1362 feet west of the east line of the west 1/2 of the northeast 1/4 of Section 18, Township 16 North, Range 3 East, running thence south and parallel with the east line of said 1/4 Section 310 feet to a point; thence West and parallel with the North line of said section 259.80 feet to a point in the center line of the Old Lafayette Pike; thence in a northwesterly direction upon and along the center line of the Old Lafayette Pike, 339.07 feet to a point; thence east and parallel with the north line of said Section, 401 feet to the place of beginning, containing 2.35 acres, more or less.

And excepting also from the above-described real estate a tract of land reserved by the grantors and described as follows:

A part of the West half of the northeast quarter of Section 18, Township 16 North, Range 3 East, more particularly described as follows, to-wit:

Beginning at a point 1645.31 feet South of the North line and 766.12 feet West of the East line of said Half Quarter Section, running thence west parallel with the North line of said half quarter Section 131.08 feet to a point; thence south parallel with the East line of said Half Quarter Section 261.30 feet to a point in the center line of the Old Lafayette Pike; thence in a Southeasterly direction upon the center line of said Road, 152.02 feet to a point; thence in a Northerly direction parallel with the East line of said Half Quarter Section, 338.30 feet to the place of beginning, containing 0.90 of an acre, more or less.

(Over)

Subject to an easement to the Indianapolis Power and Light Company, recorded in Deed Record 1072, page 498, in the Recorder's Office of Marion County, Indiana, and subject to the rights of tenants in possession.

Subject to all legal highways.

As a part of the consideration hereof, it is understood that the grantors shall have the right to retain possession of the house and pasture land on said real estate, and to make all necessary use of the barn on said real estate for a period of 120 days from the date hereof and shall have the right thereafter at their option to rent the house on said real estate from the grantees at and for a rental of \$45 per month until March 1, 1947 on which date the grantees are to have full possession.

Deed contains usual citizenship statement.

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

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ABSTRACTER'S NOTE:

Laurence J. Eby died testate, August 7, 1947 as shown by Will Record MMM page 245 and Estate Docket 139 page 50541.

SHOWN FOR REFERENCE

Carllyle H. Eby, unmarried and the widow of Laurence J. Eby to

Quit Claim Deed No Revenue Stamps Attached

Carolyn L. Feld, as Executrix of the last Will and testate of Mary Thelma Van Auken, deceased Parcel No.1

Part of the West half of the Northeast Quarter of Section 18, Township 16 North, Range 3 East, more particularly described as follows, to wit:

Beginning at a point 1993 feet south of the North line and 690 feet west of the east line of said Half Quarter Section; running thence west and parallel to the North line of said Half Quarter Section, 161 feet to a point in the Old Lafayette Road; thence North and parallel to the East line of said Half Quarter Section, 207 feet to a point; thence deflecting to the right 47 degrees and 3 minutes in a Northeasterly direction 96.33 feet to a point; thence deflecting to the right 19 degrees and 25 minutes in a Northeasterly direction, 98.70 feet to a point, said point being 690 feet west of the east line of said half quarter section; thence south and parallel to the East line of said half quarter section, 305.50 feet to the place of beginning, containing 1 acre, more or less.

Deed Record 1750 page 401 Inst.#35645 Apr. 6, 1959 Recorded May 21, 1959

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(Over)

Parcel No. 2

Also, part of the West half of the Northeast Quarter of Section 18, Township 16 North, Range 3 East, more particularly described as follows, to wit:

Beginning at the Southwest corner of the parcel last above described, and designated "Parcel No. 1", thence North along the West line of said Parcel No. 1, a distance of 207.0 feet to a point; thence West and parallel to the North line of said Northeast Quarter Section, a distance of 7.7 feet, more or less, to a point, said point being in the projection, northwardly, of the line of the West face of a certain rubble wall, approximately 1 foot wide, and approximately 2 feet high, and which runs in a northerly-southerly direction a distance of 74 feet; thence South with said projection of said last mentioned line and with said line and the projection thereof in a southerly direction, a distance of 207.0 feet to a point; on the projection westwardly of the South line of said Parcel No. 1; thence East, a distance of 7.7 feet, more or less, to the place of beginning.

Also an easement for the purpose of driveway, ingress and egress to the above described real estate, over and along a strip of ground 20 feet in width, adjoining said Parcel No. 2 on the west and extending north and south for a distance of 207 feet, said easement to run with the land; Provided, however, that the grantor, herein, her grantees and assigns, shall have the right at all times to use said strip of ground for the purpose of ingress and egress to the said grantor's land lying to the north of the real estate hereinabove described.

Subject, however, to all legal highways or rights of way.

SHOWN FOR REFERENCE

Carlisle H. Eby, unmarried
and the widow of Laurence
J. Eby,
to

Franklin E. Treat and,
Virginia L. Treat,
husband and wife,

Quit Claim Deed
No Revenue Stamps
Attached

Part of the West Half of the Northeast Quarter of Section 18, Township 16, North Range 3 East, More particularly described as follows, to wit:

Beginning at the northeast corner of the tract of land conveyed by Henry Guion and Anna Guion, husband and wife, to Henry R. Perkins and Alice L. Perkins, husband and wife, by deed of conveyance dated June 15, 1936, and recorded on June 16, 1936, in Deed Record Volume 950, at page 387, as instrument numbered 16555, in the office of the Recorder of Marion County, Indiana, running thence east a distance of 131.08 feet to a point, thence south parallel to the east line of said Half Quarter Section a distance of

(over)

338.30 feet, more or less, to a point in the center line of the Old Lafayette Pike, thence in a northwesterly direction upon the said center line a distance of 152.02 feet, more or less, to the southeast corner of said tract of land so conveyed by Henry Guion and Anna Guion to Henry R. Perkins and Alice L. Perkins, thence north upon and along the east line of said tract so conveyed by said Henry Guion and Anna Guion to said Henry R. Perkins and Alice L. Perkins a distance of 261 feet, more or less, to the place of beginning.

The purpose of this deed of conveyance is to correct an error in the description of the land conveyed by the grantees hereof to the grantor, Carlysle H. Eby, and her late husband, Laurence J. Eby, by a certain Warranty Deed dated July 23, 1946, and recorded July 31, 1946, in Town Lot Record, Volume 1226, at page 515, in the office of the Recorder of Marion County, State of Indiana, wherein the parties intended to except from the tract first described in said deed, the land first hereinabove described and hereby conveyed, whereas, by inadvertence and mistake, they described as such exception the tract of land described as follows, and which the grantees hereof are simultaneously conveying to the grantor hereof by quitclaim deed of even date herewith, to wit:

"A part of the West Half of the Northeast Quarter of Section 18, Township 16 North, Range 3 East, more particularly described as follows, to wit:

"Beginning at a point 1645.31 feet South of the North line and 766.12 feet West of the East line of said Half Quarter Section, running thence west parallel with the north line of said half quarter Section, 131.08 feet to a point; thence South parallel with the East line of said Half Quarter Section, 261.30 feet to a point in the center line of the Old Lafayette Pike; thence in a Southeasterly direction upon the center line of said Road, 152.02 feet to a point; thence in a Northerly direction parallel with the east line of said Half Quarter Section, 338.30 feet to the place of beginning, containing 0.90 of an acre, more or less."

Deed contains usual citizenship statement.

Deed Record
2071 page 292
Inst.# 94527
Dec. 14, 1960
Recorded
Dec. 14, 1960

Carlysle H. Eby
and
Florence G. West et Vir
Witnesseth: That

Contract

Whereas, the Seller owns the following-described real estate in Marion County, Indiana:

Part of the southwest quarter of Section 7, part of the north half of Section 18, and part of the north half of Section 17, all in Township 16 north, Range 3 east, more particularly described as follows:

(Over)

Beginning at a point on the north line of the southwest quarter of said Section 7 452 feet east of the northwest corner of said southwest quarter; thence south parallel with the west line of said southwest quarter 421.04 feet; thence west 452 feet to a point in the west line of said southwest quarter 422.04 feet south of the northwest corner of said southwest quarter; thence south on the west line of said southwest quarter 213.36 feet; thence east parallel with the north line of said southwest quarter 289 feet; thence south parallel with the west line of said southwest quarter 165 feet to the west line of said southwest quarter; thence south on the west line of said southwest quarter 833.66 feet to the center line of U.S. Road 52 as now located and established; thence southeasterly on the center line of said U.S. Road 52 558.29 feet; thence east parallel with the north line of said southwest quarter 951.70 feet (945.98 feet by deed); thence southerly forming an interior angle 90 degrees 11 minutes 30 seconds 564 feet to a point in the south line of said southwest quarter 609.72 feet west of the southeast corner of said southwest quarter; thence east on the south line of said southwest quarter 580.72 feet; thence south parallel with the east line of the northwest quarter of said Section 18 1204.9 feet (1203 feet by deed); thence west parallel with the north line of said northwest quarter 254.1 feet (259.8 feet by deed) to the center line of said U. S. Road 52; thence southeasterly on the center line of said U. S. Road 52 811.35 feet; thence North parallel with the east line of the west half of the northeast quarter of said Section 18 223.5 feet; thence east parallel with the north line of the west half of said northeast quarter 140 feet; thence south parallel with the east line of the west half of said northeast quarter 261.35 feet to the center line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 32.08 feet; thence north parallel with the east line of the west half of said northeast quarter 261 feet; thence east parallel with the north line of the west half of said northeast quarter 131.08 feet; thence south parallel with the east line of the west half of said northeast quarter 131.3 feet; thence deflecting 132 degrees 57 minutes to the left northeasterly 96.33 feet; thence deflecting 19 degrees 25 minutes to the right northeasterly 98.7 feet; thence south parallel with the east line of the west half of said northeast quarter 305.5 feet; thence west parallel with the north line of the west half of said northeast quarter 161 feet to the center line of the Old Lafayette Road; thence southeasterly on the center line of said Old Lafayette Road 59.75 feet; thence east parallel with the north line of the west half of said northeast quarter 818.3 feet (813 feet by deed) to the east line of the west half of said northeast quarter; thence north on the east line of the west half of said northeast quarter 825 feet, more or less, to the center line of Little Eagle Creek; thence southeasterly on the center line of said Little Eagle Creek to the east line of said northeast quarter; thence north on the east line of said northeast

(Over)

quarter 1441.28 feet to the northeast corner of said northeast quarter; thence west on the north line of said northeast quarter 2666.5 feet to the northwest corner of said northeast quarter, said point being also the southeast corner of the southwest quarter of said Section 7; thence north on the east line of the southwest quarter of said Section 7 2663 feet (2659.12 feet by deed) to the northeast corner of said southwest quarter; thence west on the north line of said southwest quarter 1433 feet (1432 feet by deed) to the place of beginning, containing 187.724 acres, more or less;

Also, an easement or right of way for all roadway purposes over and across the following-described real estate:

Beginning at a point 99 feet north of the southwest corner of the northwest quarter of the northwest quarter of said Section 17 (said point being also 1235.28 feet south of the northwest corner of said northwest quarter); thence east parallel with the north line of said northwest quarter 1404.7 feet (1416.85 feet by deed); thence south parallel with the west line of said northwest quarter 264 feet; thence east parallel with the north line of said northwest quarter 931.85 feet (931.01 feet by deed) to the center line of Guion Road as now located and established; thence southeasterly on the center line of said Guion Road 22.14 feet; thence west parallel with the north line of said northwest quarter 960 feet; thence north parallel with the west line of said northwest quarter 260 feet; thence deflecting 45 degrees to the left northwesterly 14.14 feet; thence west parallel with the north line of said northwest quarter 1372 feet (1380 feet by deed) to the west line of said northwest quarter; thence north on the west line of said northwest quarter 16 feet to the place of beginning.

(For further particulars see instrument).

Deed Record
2074 page 554
Inst. # 4307
Jan. 3, 1961
Recorded
Jan. 16, 1961

First Amendment
to "Contract between
Carlyle H. Eby and
Florence G. West et Vir
for sale of real estate
in Marion County,
Indiana

9

THIS FIRST AMENDMENT, Made this 3rd day of January, 1961, to that certain "Contract Between Carlyle H. Eby and Florence G. West, et vir for sale of real estate in Marion County, Indiana," dated December 14, 1960, and recorded in Mortgage Record 2071, page 292, in the Office of the Recorder of Marion County, Indiana,

Witnesseth: That

In consideration of their mutual undertakings, the parties hereby amend the real estate description in said contract as follows:

(Over)

INDIANAPOLIS, INDIANA
L. M. BROWN DIVISION
Lawyers Title Insurance Corporation

"213.36 feet" in the 7th line from the bottom of page 1 of said contract is deleted and "216.36 feet" is substituted therefor; and The 3rd line from the bottom of page 1 of said contract, now reading "feet to the west line of said southwest quarter"; is deleted and "feet; thence west parallel with the north line of said southwest quarter 289 feet to the west line of said southwest quarter; " is substituted therefor. Executed on the date hereinabove first written.

Carlisle H. Ebby
"Seller"

Florence G. West
Richard A. West
"Buyers"

(Instrument discloses name of person preparing same).

10

WE FIND NO FURTHER CONVEYANCES

ENCUMBRANCES

MORTGAGES

11

None found unsatisfied of record filed within the period of this search.

INDIANAPOLIS, INDIANA
LAWYERS TITLE INSURANCE CORPORATION - L. M. BROWN DIVISION -

MECHANICS' LIENS.

12

None found unsatisfied of record filed within the period of this search.

OLD AGE ASSISTANCE LIENS.

13

Examination has been made, as to the persons in title subsequent to May 1, 1947, for liens shown by Notices of Old Age Assistance, filed in the Office of the Recorder of Marion County, as provided by the Acts concerning Public Welfare, effective May 1, 1947.

We find none.

SEARCH IN THE JUVENILE COURT OF MARION COUNTY, INDIANA.

14

Individual Search has been made in the Juvenile Court of Marion County, Indiana, as to the persons named under the heading of Judgments, and for the period so specified under such search for unsatisfied judgments rendered in Paternity and Heirship proceedings.

We find none.

JUDGMENTS.

15

Search is made and strictly limited, for judgments which may have been entered against the following party solely under the name as herein written, and not otherwise, and the General Certificate hereto appended is accordingly limited.

Carlyle H. Eby, for 10 years last past.
None found unsatisfied.

ASSESSMENTS

16

None found unsatisfied of record which became a lien within the period of this search.

452943

TAXES

17

Taxes for the year 1959, and prior years, paid in full.

18

Taxes for the year 1960, assessed in the names of
Laurence J. and Carlisle H. Eby
Part of Parcel Nos. 795-1326-3104
General Tax Duplicate Nos. 106142-106143-106144
Pike Township
are due and payable the first Monday in May and November,
1961.

May installment Paid
Nov. installment Unpaid

NOTE: We do not set out the exact amount of taxes as this
real estate is carried on the Tax Duplicate with other
property.

19

Taxes for the year 1961, became a lien March 1st, and
are due and payable in May and November, of the year, 1962.

452943

CERTIFICATE

20

The undersigned, LAWYERS TITLE INSURANCE CORPORATION, hereby certifies, guarantees, and warrants to whoever relies upon this certificate, including present and all future persons in interest and this certificate runs with the real estate described in caption hereof, that the foregoing, within the limits of the period of search herein specified, is an ABSTRACT OF THE TITLE to and unsatisfied unencumbrances upon, the real estate described in the caption hereof, and that all instruments abstracted herein appear regular in form, execution and acknowledgment unless otherwise indicated.

And it is further certified that SPECIAL SEARCHES were made as follows:

I. IN THE OFFICE OF THE RECORDER OF MARION COUNTY, search made for deeds, affidavits, miscellaneous instruments affecting the title, unsatisfied mortgages, mechanics' liens, Federal Tax Liens, and Old Age Assistance Liens.

II. IN THE OFFICE OF THE AUDITOR OF MARION COUNTY, search made in the general index to tax sales as the same is now entered up, for unsatisfied or unredeemed tax sales.

III. IN THE OFFICE OF THE TREASURER OF MARION COUNTY, search made in the current tax duplicates for unpaid taxes, assessed against the real estate for which this examination is prepared; search is also made in the assessment duplicates for unpaid Ditch assessments and Municipal improvement assessments, as the same now appear in the hands of the Treasurer for collection, which are a lien upon the real estate for which this examination is prepared. No search is made for unpaid assessments in any City or Town other than the City of Indianapolis.

IV. IN THE OFFICE OF THE CLERK OF THE MARION CIRCUIT COURT, search made in the Lis Pendens records of complaint and attachments, the will records and estate and guardianship dockets, and the general judgment dockets of the Marion Circuit Court, of the Superior Courts of Marion County, of the Probate Court of Marion County, of the Criminal Court of Marion County, of the Juvenile Court of Marion County, and of the Civil Municipal Courts of Marion County, including Replevin Bail, Recognizance Bonds and Transcripts of Judgments of United States Courts, as said records and dockets are now indexed.

V. From the searches as above enumerated, we find no further conveyances nor unsatisfied encumbrances, as indexed, or entered up, within the period herein certified, against the real estate described in the caption hereto, except those which may be herein shown.

The period of search covered by this certificate is
from September 6, 1941 to and including
September 6, 1961

and covers Paragraphs No. 1 to 20
both inclusive, and Sheets No. 1
to 13 both inclusive.

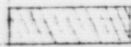
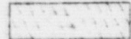
LAWYERS TITLE INSURANCE CORPORATION
L. M. BROWN TITLE DIVISION

By *M. L. Sullivan*



PROJECT I-65 (17) 120
PARCEL B1
EBY, LAWRENCE F. CARYLE

SCALE: 1" = 400'

 PERMANENT R/W
 TEMPORARY OR PROVISIONAL R/W

TOTAL AREA OF PROPERTY = 192.050 ACRES

RESIDUE "A" = 69.384 ACRES

RESIDUE "B" = 13.576 "

RESIDUE "C" = 55.740 "

RESIDUE "D" = 35.597 "

TOTAL RESIDUE = 169.601 ACRES

TOTAL PERM. R/W = 23.449 ACRES

NOTE: RESIDUE AREAS INCLUDE R/W FOR EXISTING R/W'S

