

INDIANA STATE HIGHWAY COMMISSION
STATE OFFICE BUILDING
INDIANAPOLIS 4, INDIANA
RIGHT OF WAY GRANT

FUND 5

PROJECT No. 778

SECTION (1)

PARCEL No. 7 & 7A

Sheet 1 of 2 Sheets

This indenture witnesseth that the undersigned, as grantors and sole owners of land in HENRY 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. S.R. 38 SEC. S PROJ. No. 778 SEC. (1) DATED 1962
SEC. 21, T. 17 N, R. 11 E PERM. R/W 4,518 ~~2,223~~ SQ. FT.
~~2,223~~ 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.

STA. TO STA. ON (C/L) "P.R."

TO

LEFT

RIGHT

PART OF LOTS 4 AND 5 IN WORL'S FIRST SUB-DIVISION OF A PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 17 NORTH, RANGE 11 EAST, HENRY COUNTY, INDIANA.
287 + 46±PL 290 + 06±PL 50
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 7 PERMANENT RIGHT OF WAY.

PART OF LOT 4 IN WORL'S FIRST SUB-DIVISION, HENRY COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 4; THENCE EASTERLY 130.0 FEET +/- ALONG THE NORTH LINE OF SAID LOT 4 TO THE NORTHEAST CORNER OF SAID LOT; THENCE SOUTHERLY 17.4 FEET +/- ALONG THE EAST LINE OF SAID LOT; THENCE SOUTH 89 DEGREES 42 MINUTES WEST, 130.0 FEET +/- TO THE WEST LINE OF LOT 4; THENCE NORTHERLY 16.8 FEET +/- ALONG THE WEST LINE OF SAID LOT TO THE POINT OF BEGINNING AND CONTAINING 2,223 SQUARE FEET, MORE OR LESS.

ALSO:

PARCEL 7 A PERMANENT RIGHT OF WAY.

PART OF LOT 5 IN WORL'S FIRST SUB-DIVISION, HENRY COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 5; THENCE EASTERLY 130.0 FEET +/- ALONG THE NORTH LINE OF LOT 5 TO THE NORTHEAST CORNER OF SAID LOT; THENCE SOUTHERLY 17.9 FEET +/- ALONG THE EAST LINE OF SAID LOT; THENCE SOUTH 89 DEGREES 42 MINUTES WEST, 130.0 FEET +/- TO THE WEST LINE OF SAID LOT 5; THENCE NORTHERLY 17.4 FEET +/- ALONG THE WEST LINE OF SAID LOT TO THE POINT OF BEGINNING AND CONTAINING 2295 SQUARE FEET, MORE OR LESS.

**DULY ENTERED
FOR TAXATION**

MAR 27 1963

Richard C. Gaskin
Auditor Henry County

Recorded 3/27
4:00 P.M. Book 131-P.P. 202
Raydon Gordon
Recorder Henry County Indiana

J.A.S.
D.S.
Acld
FAR RFW 11-10-62
by *WHP* } 2-5-63

2942

PARCEL NO. 7 & 7A PROJECT NO. S-778(1) 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 SEVEN HUNDRED FOUR AND ⁰⁰/₁₀₀ Dollars (\$ 704⁰⁰), which sum shall be paid or held in escrow as specified to the order of JOHN F. & DOROTHY SHIRK
HENRY COUNTY SAVINGS & LOAN
RR 3
NEW CASTLE IND.

(Give address of Payee)

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: HENRY COUNTY BUILDING & LOAN ASSOCIATION

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

Land and improvements 429⁰⁰; Damages 275⁰⁰; Total consideration 704⁰⁰

(Grantor)	<u>John F. Shirk</u>	(Grantor)
(Grantor)	<u>JOHN F. SHIRK</u>	(Grantor)
(Grantor)	<u>Dorothy Shirk</u>	(Grantor)
(Grantor)	<u>DOROTHY SHIRK</u>	(Grantor)
(Grantor)	<u>ADULT HUSBAND</u>	(Grantor)
(Grantor)	<u>ADULT WIFE</u>	(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)
(Grantor)		(Grantor)

Dated Feb 14, 1963

This instrument prepared and checked with project plans for Division of Land Acquisition.
BY R. F. Wilson
11-16-62 Date

AMOUNT APPROVED MAR 4 1963
BY James W. Townsend
Asst. Ch. Dir. HIA

THE ABOVE GRANT IS HEREBY ACCEPTED.
STATE OF INDIANA

DESCRIPTION & FORM OK'D 2-25-63
BY AB Shischy

PAID BY WARRANT NO. A127052
DATED 3-14, 1963

BY Charles D. Shultz
Chief, Div. HIA Title
Indiana State Highway Commission
DATE MAR 4 1963, 19

2-28-63

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 _____

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 _____

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 _____

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 _____

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 _____

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 _____

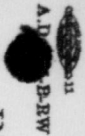
The undersigned owner of a mortgage and/or lien on the land of which the right of way described in the attached grant, is conveyed, hereby releases from said mortgage and/or lien said granted right of way, and do hereby consent to the payment of the consideration therefor as directed in said grant, this _____ day of _____, 19____.

THE HENRY COUNTY SAVINGS & LOAN ASSN.
(Seal) _____
(Seal) _____

State of _____
County of _____
ss: _____
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

March 20, 1963

To John F. and Dorothy Shirk
Henry County Savings & Loan Assn.
R. R. # 3
New Castle, Indiana
GENTLEMEN:

We enclose State Warrant No. A 127052 3/14 1963
in settlement of the following vouchers:

DESCRIPTION	AMOUNT
Purchase of Right of Way	
<i>For the purchase of Right of Way on State Road</i>	
No. 38 in Henry	
County S Project 778	
Section (1) as per Grant dated	
February 14, 1963	
Parcel 7 and 7A	\$704.00

PLEASE RECEIPT AND RETURN
THE HENRY COUNTY

Received Payment:

By *James M. Brown*

Date *March 22, 1963*

John F. Shirk
Dorothy Shirk

Control

APPRAISAL REVIEW

Project S-778 (1) Road SR 38 County Henry Parcel No. 7
Property Owner John F. Shirk Address RR #3, New Castle, Ind.
Address of Appraised Property Same

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

Comments _____

It is my opinion as of 1-9-63 :
(date)

- (a) The fair market value of the entire property is: \$ 36058.80
- (b) The fair market value of the property after the taking, assuming the completion of the improvement, is: \$ 35354.80

The total value of taking is: (a minus b) Total \$ 704

- (1) Land and/or improvements \$ 429.
- (2) Damages \$ 275

J E Gallagher
Reviewing Appraiser

Date: 1-28-63

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 S778-1 PARCEL # 7
OWNER JOHN SHIRK PHONE # _____
DOROTHY (WIFE)
(Other interested parties and relationship)

ADDRESS OF OWNER TR 3 New Castle Ind
DATE ASSIGNED 1-28
DATE OF CONTACT 2-15
TIME OF CONTACT 10 AM
DATE OF PREVIOUS CONTACT 2-14

OFFER \$ 704

DETAIL CONTACT* Went to Henry County Saving & Loan To get
Mortgage release

ACTION TAKEN** SECURED

SIGNED Chris Speck

* 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 S 778-1 PARCEL # 7
OWNER J. SHIRK PHONE # MILLVILLE SW 9-2652
DOROTHY (WIFE)
(Other interested parties and relationship)

ADDRESS OF OWNER RR 3 New Castle Ind
DATE ASSIGNED 1-28
DATE OF CONTACT 2-14-63
TIME OF CONTACT 5:30 PM
DATE OF PREVIOUS CONTACT 2-12-

OFFER \$ 704.00

DETAIL CONTACT* SECURED

Owner satisfied
Gave owner information received from S. Shirk concerning ditch

ACTION TAKEN**

SIGNED E. L. Specker

* 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 S 778-1 PARCEL # 7
OWNER JOHN F & DOROTHY SHIRK PHONE # MILLVILLE SW 9-2652

(Other interested parties and relationship)

ADDRESS OF OWNER RR 3 New Castle Ind

DATE ASSIGNED 1-28

DATE OF CONTACT 2-12

TIME OF CONTACT 5-45

DATE OF PREVIOUS CONTACT 2-5

OFFER \$ 704

DETAIL CONTACT* Mr Shirk said he would sign if we would put tile or pipe across his lot and cover it over so his yard would be level in front instead of a V ditch so he could mow out to road - he said to deduct price of pipe from grant

ACTION TAKEN** Called Jim. to check with Eng.

SIGNED Chris Speck

* 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 S 778-1 PARCEL # 7

OWNER _____ PHONE # MILLVILLE SW 9-2652

JOHN F & DOROTHY SHIRK
(Other interested parties and relationship)

ADDRESS OF OWNER RR 3 New Castle Ind

DATE ASSIGNED 1-28-

DATE OF CONTACT 2-5-63

TIME OF CONTACT 6 PM

DATE OF PREVIOUS CONTACT _____

OFFER \$ 704⁰⁰

DETAIL CONTACT* Questions answered - plans explained

offer made

owner feels offer does not contain enough money
to cover the damages - He feels lots (2) are worth about 3500⁰⁰
apiece or 7000 and take is about 10% or about 700⁰⁰

ACTION TAKEN** for lead only with out any damage included

SIGNED Chris Speck

* 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.

PARCEL NO. 7-P-7-PERM-1 OWNER: JOHN & DOROTHY SHIRK

PROJECT NO. S-778(1)

DRAWN BY WIXOM, R.F.

CHECKED BY *Reed*

ROAD S.R. 38

DEED RECORD

PAGE

DTD.,

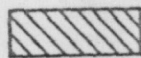
NORTH

162
173

401
410

10-19-54
6-9-59

COUNTY : HENRY



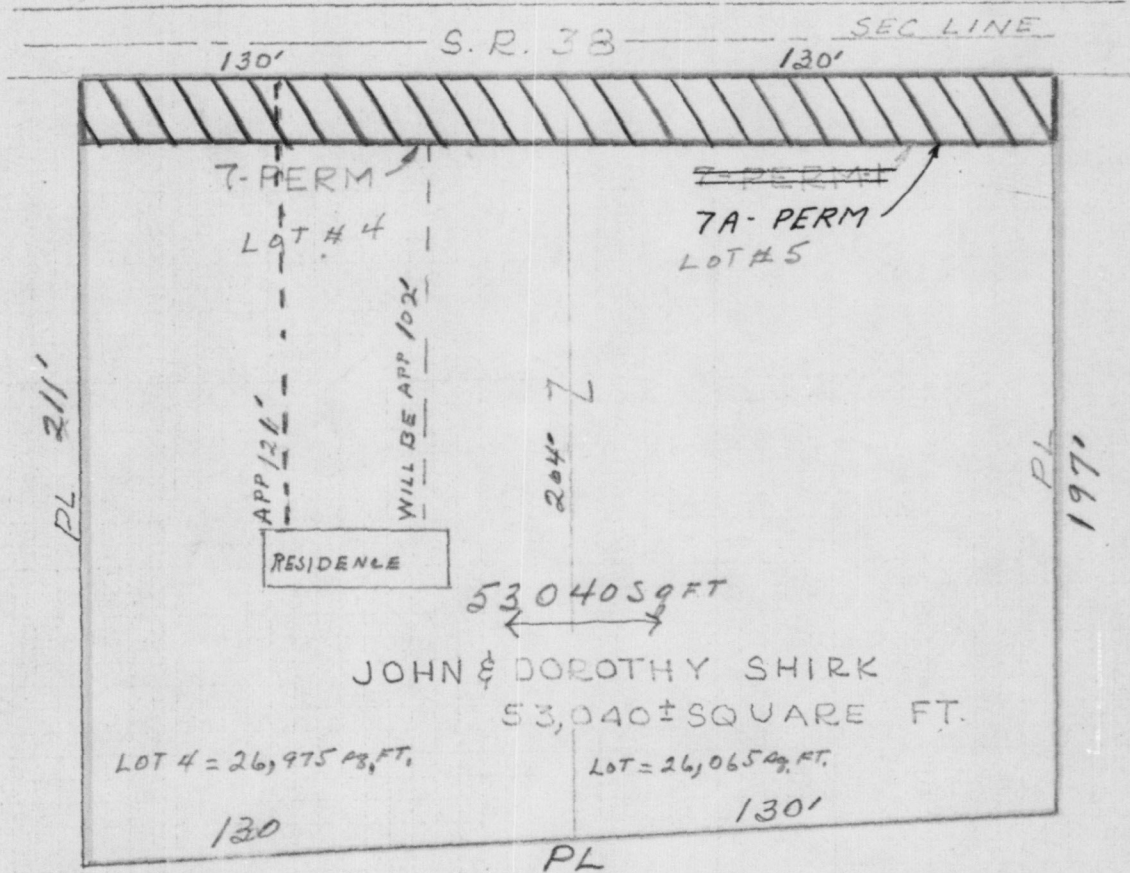
CROSSHATCHED
AREA IS
APPROX. TAKE

SCALE:
1" = 50'

SECTION : 21

T 17 : N

R 11 : E



LOT Nos 4 & 5, World's First Sub-Division

SUPPLEMENTAL TITLE AND ENCUMBRANCE REPORT

PROJECT No. S-778 (1) STATE ROAD No. 38 PARCEL No. 7

RECORD OWNER John F. and Dorothy Shirk

FROM 7-5-62 TO February 20, 1963

I have checked the following records in Henry COUNTY,
Indiana, for the Caption Property as described in the original T. & E. Report.

DEED RECORD	<u>NO CHANGE</u>
MORTGAGE RECORD	<u>" "</u>
MISCELLANEOUS RECORD	<u> </u>
OLD AGE ASSISTANCE RECORD	<u> </u>
TAX LIEN RECORD	<u> </u>
JUDGMENT RECORD	<u> </u>
LES PENDENS RECORD	<u> </u>
TAX DUPLICATE	<u>PAID</u>

CHANGES SINCE DATE OF LAST ABSTRACT ARE AS FOLLOWS: _____

SIGNED Oda N. Collins,
DATE 2-20-63

TITLE AND ENCUMBRANCE REPORT

468-2

7 Perm

DIVISION OF LAND ACQUISITION

INDIANA STATE HIGHWAY COMMISSION

S.R. 38 PROJ. S-778(i) COUNTY Henry

Names on Plans John F. & Dorothy Shirk

Names in Trans. Book John F. & Dorothy Shirk

Description or Addition	Sec.	Twp.	Rge.	Acreage	Assessed Value
Lots 4 & 5 Worl's Sub.-					
Part NW 1/4	21	17	11	(Lots)	\$300 \$5440

Liberty Township

LAST OWNER OF RECORD

Deed Record 162 176 P. 401 410 Recorded 10-21-1954 6-13-59 Dated 10-19-54 6-9-59 Deed

Grantor John Warren Worl and Nila W. Worl
Richard A. Masters and Martha Ann Masters

Grantee John F. Shirk and Dorothy Shirk, husband and wife

Address of Grantee 351 S. Elm, Hagerstown, Indiana

MORTGAGE RECORD

Mortgage Recrd 195 P. 205 Amount \$19000.00 Dated 10-3-1958

Mortgagor John F. Shirk and Dorothy Shirk, husband and wife

Mortgagee Henry County Building & Loan Assn.

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.

HENRY COUNTY ABSTRACT COMPANY, INC.

Dated this 5th day of July 1962

Nelson D. Lewis
Abstractor President.

Prel. Approval of Title _____ Date _____

By _____
Deputy Attorney General

Final Approval of Title _____ Date _____

By _____
Deputy Attorney General

TITLE SEARCH

NO. 46850-2

Prepared for Indiana State Highway Commission

Project S-778 (i), Liberty Township, Henry County, Indiana.

1.

Names on Plans: John F. Shirk
Dorothy Shirk

Names on Transfer Book: John F. Shirk
Dorothy Shirk

Description

Lots Number Four (4) and Five (5) in Worl's First Sub-
division of a part of the Northeast Quarter of the Northwest
Quarter of Section Twenty One (21) Township Seventeen (17) North,
Range Eleven (11) East, as shown by the plat thereof recorded in
Plat Book 7, page 59, Henry County, Indiana.

John M. Worl and Sarah J. Worl, his wife
to
Frank S. Worl

2. Warranty Deed for and in consideration of love and affection dated November 10, 1898 and recorded December 1, 1898 in Deed Record 67, page 76.

Acknowledged before John M. Morris, Notary Public, Henry County, Indiana. (LS)

The east half of the northwest quarter of section twenty one (21) in township seventeen (17) North, range eleven (11) east, except a strip of sixty three (63) rods in width off of the north end thereof and four acres more or less out of the southwest corner of said tract used for cemetery purposes. Also the west half of the northwest quarter of section twenty one (21) and thirty three (33) acres off of the north end of the east half of said northwest quarter ($\frac{1}{4}$) of said section twenty one (21) all in township seventeen (17) North of range 11 east.

- - - - -

3. Received of the Indiana Bell Telephone Company Twenty five dollars in consideration of which we hereby grant unto said Company, its associated and allied companies, their respective successors, assigns, lessees and agents, the right privilege and authority to construct, reconstruct, operate and maintain lines of telephone and telegraph, consisting of such poles, wire, cables conduits, guys, anchors and other fixtures and appurtenances as the grantee may from time to time require, upon, across, over and/or under the property which we own or in which we have any interest in section in the Twp of Liberty, County of Henry and State of Indiana... and upon, along and/or under the roads, streets or highways adjoining the said property with the right to trim from time to time any trees along said lines so as to keep to wires and cables cleared at least thirty six inches and the right to permit the attachment of and/or carry in conduit wires and cables of any other company. The grantor for himself his heirs, executors, administrators and assigns hereby covenants that no inflammable structure will be erected or permitted on said property within 50 feet of said lines. Said sum being received in full payment for the rights herein granted.

In cutting trees all brush to be burned and logs hauled to orchard west of house.

Witness Our hand and seal this 29 day of Jan'y A.D. 1936 at N. Castle, Indiana.

Witness: E.J. Cogan

Frank S. Worl (seal)
Effie Worl (seal)

State of Indiana
Marion County, SS:

Before me, the undersigned a Notary Public in and for the County and State aforesaid, this 29 day of Jan. 1936 Frank S. and Effie Worl grantor, acknowledged the execution of the annexed deed.

IN Witness Whereof, I have hereunto set my hand and affixed my official seal the day and year aforesaid.

(LS) E.J. Cogan Notary Public
My commission expires 12/28/36
Recorded February 22, 1936
Miscellaneous Record 21, page 494.

- - - - -

Frank S. Worl and Effie S. Worl, his wife
to

John Warren Worl and Nila W. Worl, as tenants in common.

Warranty Deed for \$1.00 love and affection dated December 24,
1946 and recorded January 2, 1947 in Deed Record 137 page 299.
Acknowledged before Paul C. Archibald, Notary Public, Henry
County, Indiana. (LS)

4.

The Northwest quarter of section 21, township 17 North,
range 11 east, EXCEPT Four (4) acres more or less, out of the
southwest corner of the east half of said northwest quarter section
used for cemetery purposes.

Grantees to pay taxes due and payable in May, 1947 and
thereafter.

- - - - -

WORL'S SUBDIVISION

We, J. Warren Worl and Nila W. Worl, husband and wife, owners
of the land described in the annexed plat hereby make and approve
the annexed plat as Worl's First Subdivision of a part of the
northeast quarter of the northwest quarter of section 21, township
17 North, range 11 east, Henry County and dedicate the roads and
easements as shown thereof.

Said subdivision is laid out residential use only and no
trailer, shack, tent or out building other than a residence and
a garage shall be permitted thereon. No more than one residence
with accompanying garage shall be permitted on any lot in said
subdivision (except playhouse for child). No home shall be
constructed on any of said lots which shall cost less than
\$12,000.00 exclusive of lot except in the event that the cost of
living figures published by the Federal Government changes, then
in that event the ratio of \$12,000.00 to the cost of living in
comparison to the time of this plat.

5.

Dated this 30th day of August, 1954.

J. Warren Worl
J. Warren Worl

Nila W. Worl
Nila W. Worl

State of Indiana
Henry County, SS:

Before me, the undersigned a Notary Public in and for said
county and state, personally appeared J. Warren Worl and Nila
Worl, husband and wife and acknowledged the execution of the
annexed plat.

Witness my hand and notarial seal this 30th day of August,
1954.

(LS)

Karl S. Holwager
Karl S. Holwager

My commission expires
December 31, 1954

Recorded August 30, 1954
Plat Book 7, page 59.

- John Warren Worl and Nila W. Worl, husband and wife
to
John F. Shirk and Dorothy Shirk, husband and wife
7. Warranty Deed for \$1.00, dated October 19, 1954 and recorded October 21, 1954 in Deed Record 162 page 401. Acknowledged before Karl S. Holwager, Notary Public, Henry County, Indiana.(LS)
Lot number Four (4) in Worl's First Subdivision of a part of the Northeast Quarter of the Northwest Quarter of Section 21, township 17 north, range 11 east, as shown by the plat thereof recorded in plat book 7, page 59, Henry County, Indiana.
Subject to the taxes due and payable in May 1955 and thereafter.

As a part of the consideration herein, the grantors agree to construct an 8 inch tile drain along the north edge of said subdivision for a drainage system for septic tanks and all normal drainage; it is also agreed and understood that there shall be an easement of three feet on either the east line of said lot 4 or the west line, the choice of said line to be left to the option of the purchaser of lot 13 in said sub-division for the purpose of connecting a drain from said lot 13 to said tile drain; it is understood and agreed that the purchaser of lot 13 will be responsible for restoring terrain to original condition, purchaser of said lot 13 shall use only one line under said easement and will have the right of ingress and egress for repair and replacement, being responsible for the restoring of the terrain to its original state in case. Said tile drain to be completed by the grantors herein not later than Jan. 1, 1955.

- - - - -

- John F. Shirk and Dorothy Shirk, husband and wife
to
Henry County Building and Loan Association
8. Mortgage for \$19,000.00, dated October 3, 1958 and recorded October 6, 1958 in Mortgage Record 195 page 205. Acknowledged before Mary Hayes, Notary Public, Henry County, Indiana.(LS)
Lot Number Four (4) in Worl's First Subdivision of a part of the Northeast quarter of the northwest quarter of section 21, township 17 north, range 11 east, as shown by the plat thereof recorded in Plat Book 7, page 59, Henry County, Indiana.
Secures bond of even date herewith, due and payable in monthly installments with interest.

- - - - -

- John Warren Worl and Nila W. Worl, husband and wife
to
Richard A. Masters and Martha Ann Masters, husband and wife
9. Warranty Deed for \$1.00, dated August 17, 1956 and recorded
June 1, 1959 in Deed Record 176 page 343. Acknowledged before Karl
S. Holwager, Notary Public, Henry County, Indiana.(LS)
Lot number Five (5) in Worl's First Subdivision of a part of
the Northeast quarter of the Northwest quarter of Section 21,
township 17 north, range 11 east as shown by the plat thereof re-
corded in Plat Book 7, page 59, Henry County, Indiana.
Subject to taxes payable in May 1957 and thereafter.

- - - - -

- Richard A. Masters and Martha Ann Masters, husband and wife
to
John F. Shirk and Dorothy Shirk, husband and wife
10. Warranty Deed for \$1.00, dated June 9, 1959 and recorded June
13, 1959 in Deed Record 176 page 410. Acknowledged before Marie
Koons Notary Public, Henry County, Indiana.(LS)
Lot Number Five (5) in Worl's First Sub-division of a part of
the Northeast Quarter of the Northwest Quarter of Section Twenty
One (21) Township Seventeen (17) North, Range Eleven (11) East,
as shown by the plat thereof recorded in Plat Book 7 page 59,
Henry County, Indiana.
Subject to taxes due in November 1959 and thereafter.

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Planning Commission Ordinance

A printed copy of the Henry County, Indiana, Planning Commission Ordinance No. 1, Revised, consisting of pages numbered 1 to 54 inclusive, certified to by the Auditor of Henry County, Indiana, was recorded June 5th, 1956, and appears of record in Miscellaneous Record 38, pages 170 to 198 inclusive, all of which is made a part of this abstract by reference.

11. Said Ordinance affects all rural area of Henry County, Indiana, all unincorporated communities and such incorporated communities as may be placed under the administration of the Henry County Planning Commission.

For details of this Ordinance and how the same affects Caption Real Estate, if within such jurisdiction, attention is directed to such record and to The Building Commissioner of Henry County, Indiana, who is the Administrative Officer of said Planning Commission.

Attention is likewise directed to the New Castle Planning Commission as to Land Use, Zoning, etc. of Real Estate within the jurisdiction of said Planning Commission.

This Abstract and the subsequent Certificate does not Cover Zoning or Land Use of any tract or lot in Henry County, Indiana; for such information it is necessary to contact the proper administrative officer of the Planning Commission having jurisdiction of Caption Real Estate.

This Abstract and the subsequent Certificate does not cover any governmental limitation or regulation respecting access to abutting streets, roads or highways.

Taxes

An examination has been made and is limited to the Current Tax Duplicate of Henry County, Indiana, for taxes, both delinquent and current, against the Caption Land of this Abstract, (assessed in some instances with other Real Estate.) Such examination does not cover taxes on personal property, Auditor's Assessments, nor future taxes which may be a lien but not computed and extended on the Current Tax Duplicate.

Such examination reveals taxes against caption land assessed in the Name, Taxing Unit, Description and Amount or Amounts, as follows:

12. John F. & Dorothy Shirk

Liberty Township			
Lot 4	Worl's 1st Sub	\$150.00	\$5440.00
Lot 5	" " "	150.00	None

Exemptions \$1000.
Delinquent Taxes None

1961 taxes payable May 1962 \$134.31 paid 5/5/1962
1961 taxes payable Nov. 1962 \$134.31

Judgment Examination

Judgment Examination, as covered by the attached Certificate, made as against the following name or names, only, to-wit:

13. John Warren Worl and Nila W. Worl (as tenants by entirety and not individually) from and including the date of July 5, 1952 to and including the date of June 1, 1959.

John F. Shirk and Dorothy Shirk (as tenants by entirety and not individually) for the period of ten years last past.

NOTE

14. We limit the judgment search covered by this certificate to the date of June 27, 1962 at 7:00 A.M., this being the last date on which orders have been placed in the Civil Order Books in the Henry Circuit Court.

Abstractor.

Old Age Assistance Lien Search

Search has been made for Old Age Assistance Liens filed and recorded in the "Recorder's Abstract of Old Age Assistance Certificates Filed," of Henry County, Indiana, pursuant to the "Welfare Act of 1936," as amended by Chapter 144, Acts of 1947, approved March 12th, 1947, and said Search shows no assistance has been granted and no Old Age Assistance Liens filed against the person or persons hereinafter named, except and unless set out at prior entry or entries in this abstract. Said Search being made and is expressly limited to the following name or names, and not otherwise, viz.

15. John Warren Worl
Nila W. Worl
John F. Shirk
Dorothy Shirk

C E R T I F I C A T E

The Henry County Abstract Company, Inc., hereby Certifies that the above and foregoing Search includes all transfers of the Real Estate described at Entry No. One herein as shown by the records in the office of the Recorder of Henry County, Indiana, and likewise all liens and mortgages executed by or filed against the owners shown herein of said real estate within the period of Twenty years immediately prior to the date of this Search, and judgments rendered by the Henry Circuit Court of said County and State, against the record owners as set forth in the Judgment Examination in this Search.

This Certificate and Search covers Entries No. One (1) to Fifteen (15) inc., and the period of Twenty years last past; any entries shown prior to that time are hereby certified as correct.

Dated at New Castle, Indiana, this the 5th day of July A.D. 19 62 at Seven O'clock A.M.

HENRY COUNTY ABSTRACT COMPANY, INC.

By

(Nelson Higgs)

CERTIFICATE

The Henry County Abstract Company, Inc., hereby Certifies that the above and foregoing Search includes all transfers of the Real Estate described at Entry No. One herein as shown by the records in the office of the Recorder of Henry County, Indiana, and likewise all liens and mortgages executed by or filed against the owners shown herein of said real estate within the period of Twenty years immediately prior to the date of this Search, and judgments rendered by the Henry Circuit Court of said County and State, against the record owners as set forth in the Judgment Examination in this Search.

This Certificate and Search covers Entries No. One (1) to ~~Fourteen (14)~~ **Fifteen (15)** ⁶⁾ Inc., and the period of Twenty years last past; any entries shown prior to that time are hereby certified as correct.

Dated at New Castle, Indiana, this the **5th** day of **July**
A.D. 19 **62** at Seven O'clock A.M.

HENRY COUNTY ABSTRACT COMPANY, INC.
By *Nelson Higgs*
(Nelson Higgs)
President.

Henry County Abstract Company, Inc.

New Castle, Indiana

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