

67-21649
WARRANTY DEED

Project 1-70-3(52)
Code 0536
Parcel 234

Chapman

This Indenture Witnesseth, That
MORRIS GAVIN AND ALICE GAVIN (ADULTS, HUSBAND & WIFE)
of *MARION* County, in the State of *INDIANA* Convey and Warrant to
the STATE OF INDIANA for and in consideration of

TEN THOUSAND FOUR HUNDRED - - - - - (10,400.00) Dollars,

the receipt whereof is hereby acknowledged, the following described Real Estate in *MARION*
County in the State of Indiana, to wit:

LOT 7 IN MARGARET McCARTY'S SUBDIVISION OF OUT LOT 119 AND PART OF OUT LOT 118, IN THE CITY OF INDIANA-
POLIS, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 253 AND 254, IN THE OFFICE OF THE RECORDER OF
MARION COUNTY, INDIANA.

TOGETHER WITH THE PERMANENT EXTINGUISHMENT OF ALL RIGHTS AND EASEMENTS OF INGRESS AND EGRESS TO, FROM,
AND ACROSS THE ABOVE DESCRIBED REAL ESTATE.

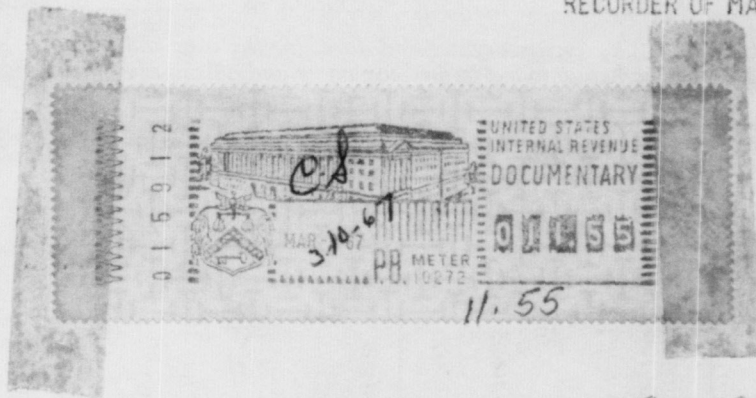
RECEIVED FOR RECORD

1967 MAY 23 AM 9:12

MARCIA M. HAWTHORNE
RECORDER OF MARION COUNTY

John W. Sutton
COUNTY AUDITOR
075483 MAY 23 '67

DULY ENTERED
FOR TAXATION



A-149870
Paid by Warrant No. *A-149870*

Dated *4-24* 19*67*

• LAND & IMPROVEMENTS \$10,400.00 DAMAGES 0 TOTAL CONSIDERATION \$10,400.00

W.H.B.
3-15-67 The grantor shall clear and convey free of all leases, licenses, or other interests both legal and equitable, and all encum-
brances of any kind or character on, in and under said land as conveyed.

It is understood between the parties hereto, and their successors in title, and made a covenant herein which shall run
with the land, that all lands hereinbefore described (excepting any parcels specifically designated as easements or as tem-
porary rights of way) are conveyed in fee simple and not merely for right of way purposes, and that no reversionary rights
whatsoever are intended to remain in the grantor(s).

And further states that said grantors do hereby represent and state that they are each citizens of the United States of
America, and that said citizenship has existed continuously since prior to April 8, 1940; that they have been domiciled and
residing continuously within the United States since prior to April 8, 1940; that they are not acting directly or indirectly in
any capacity whatsoever for any foreign country or national thereof; that there is no one other than above grantor(s) who
has (have) had any proprietary right, title or interest in the above described real estate, either directly or indirectly, during
grantors ownership, that these representations and statements are made under oath to induce the acceptance of this deed
of conveyance.

In Witness Whereof, the said GRANTORS

have hereunto set THEIR hands and seal, this *9TH* day of *MARCH* 19*67*

(Seal) (Seal)
Morris Gavin *Alice Gavin*
MORRIS GAVIN (ADULT HUSBAND) *ALICE GAVIN (ADULT WIFE)*
(Seal) (Seal)
(Seal) (Seal)
(Seal) (Seal)

67-21649

NSW

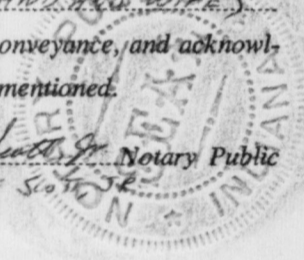
This Instrument Prepared by *S. W. BURES* 7-12-66

S. W. Bures
MAR 24 1967

STATE OF INDIANA, County, ss:
 Before me, the undersigned, a Notary Public in and for said County and State, this
 day of, A. D. 19.....; personally appeared the within named
 Grantor in the above conveyance, and acknowl-
 edged the same to be voluntary act and deed, for the uses and purposes herein mentioned.
 I have hereunto subscribed my name and affixed my official seal.
 My Commission expires Notary Public

STATE OF INDIANA, County, ss:
 Before me, the undersigned, a Notary Public in and for said County and State, this
 day of, A. D. 19.....; personally appeared the within named
 Grantor in the above conveyance, and acknowl-
 edged the same to be voluntary act and deed, for the uses and purposes herein mentioned.
 I have hereunto subscribed my name and affixed my official seal.
 My Commission expires Notary Public

STATE OF INDIANA, MARION County, ss:
 Before me, the undersigned, a Notary Public in and for said County and State, this 9TH
 day of MARCH, A. D. 1962...; personally appeared the within named
MORRIS GAVIN AND ALICE GAVIN (ADULTS, HUSBAND AND WIFE)
 Grantor..... in the above conveyance, and acknowl-
 edged the same to be THEIR voluntary act and deed, for the uses and purposes herein mentioned.
 I have hereunto subscribed my name and affixed my official seal.
 My Commission expires MAY 18, 1970 Notary Public
Clarence S. Johnson
 CLARENCE S. JOHNSON



67 21649

WARRANTY DEED

FROM

TO

STATE OF INDIANA

Received for record this.....

day of, 19.....

at o'clock..... m, and

Recorded in Book No..... page.....

Recorder..... County

Duly entered for taxation this.....

day of, 19.....

Auditor's fee \$.....

Auditor..... County

(7)

Division of Land Acquisition
 Indiana State Highway Commission

INDIANA STATE HIGHWAY COMMISSION

Division of Land Acquisition
ROOM 1105 — 100 NORTH SENATE AVENUE
INDIANAPOLIS, INDIANA 46209

November 21, 1967 19

To

Frances Fleming
1520 S. East St.
Indianapolis, Ind. 46225

GENTLEMEN:

We enclose State Warrant No. A-181333 11-16-67
in settlement of the following vouchers:

68-251

Description	Amount
<p>For <u>Relocation Expense</u> on State Road No. <u>49</u> in <u>Marion</u> County, Project <u>I-70-3(52)</u> Parcel No. <u>236</u> as per Grant/Warranty Deed, Dated <u>10-17-67</u></p>	<p style="text-align: right;">\$235 00</p>

PLEASE RECEIPT AND RETURN (Do not detach)

Payment Received: By

By

Frances E. Fleming

Date

Nov. 24 1967

INDIANA STATE HIGHWAY COMMISSION

Division of Land Acquisition
 ROOM 1105 — 100 NORTH SENATE AVENUE
 INDIANAPOLIS, INDIANA 46209

May 3 19 67

To Morris Gavin
 Alice Gavin
 3901 South Meridian
 Indianapolis, Indiana

GENTLEMEN:

We enclose State Warrant No. A-149870 4-24 1967
 in settlement of the following vouchers:

Transmittal #67-317

Description	Amount
For <u>Purchase</u> on State Road No. <u>I-70</u> in <u>Marion</u> County, Project <u>I-70-3 (52)</u> Parcel No. <u>234</u> as per Grant/Warranty Deed, Dated <u>March 9, 1967</u>	\$9360.00

PLEASE RECEIPT AND RETURN (Do not detach)

Payment Received: By Morris GavinDate May 18, 1967

INDIANA STATE HIGHWAY COMMISSION

Division of Land Acquisition
ROOM 1105 — 100 NORTH SENATE AVENUE
INDIANAPOLIS, INDIANA 46209



May 3 19 67

To Morris Gavin
Alice Gavin
3901 South Meridian
Indianapolis, Indiana

GENTLEMEN:

We enclose State Warrant No. A-149871 4-24 1967
in settlement of the following vouchers:

Transmittal #67-317

Description	Amount
For <u>Purchase</u> on State Road No. <u>I-70</u> in <u>Marion</u> County, Project <u>I-70-3 (52)</u> Parcel No. <u>234</u> as per Grant Warrant Deed, Dated <u>March 9, 1967</u>	\$1040.00
Escrow	

PLEASE RECEIPT AND RETURN (Do not detach)

Payment Received: By Morris Gavin

Date May 18, 1967

AFFIDAVIT

Francis E. Fleming
1025 S. Meridian

STATE OF INDIANA

Project: I-70-3(52)

COUNTY OF Marion

Parcel: 234

The undersigned, an agent of the Indiana State Highway Commission, having been duly sworn, says on his oath that he has personally ~~delivered~~ or sent by First Class U.S. Mail, at their last known address, notice of possession to those persons named in the attached notice, in accordance with the Relocation Assistance Act as passed by the 1967 General Assembly.

This affidavit is given in compliance with Section 11 (b) of that Act.

Mark M. Walker

Subscribed and sworn to before me this 10th day of May, 1967.

Morris D. Miller
Notary Public MORRIS D. MILLER

My commission expires

5-1-71

AFFIDAVIT

Francis E. Fleming
1025 S. Meridian

STATE OF INDIANA

Project: I-70-3(52)

COUNTY OF Marion

Parcel: 234

The undersigned, an agent of the Indiana State Highway Commission, having been duly sworn, says on his oath that he has personally ~~delivered~~ or sent by First Class U.S. Mail, at their last known address, notice of possession to those persons named in the attached notice, in accordance with the Relocation Assistance Act as passed by the 1967 General Assembly.

This affidavit is given in compliance with Section 11 (b) of that Act.

Murle M. Walker

Subscribed and sworn to before me this 10th day of May, 1967.

Morris D. Miller
Notary Public *MORRIS D. MILLER*



My commission expires

5-1-71

Control

APPRAISAL REVIEW FORM
Division of Land Acquisition
Indiana State Highway Commission

Project I 70-3 (52)
Parcel No. 234
Road I-70
County Marion
Owner Morris Davis
Address 3901 S. Meridian
Address of Appraised Property:
1025 S. Meridian

I have reviewed this parcel and appraisal report 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. Adv. Acq.
- 3. The three approaches required (Income, Market Data, and Cost Replacement) were considered. yes
- 4. Necessary photos are enclosed. yes
- 5. The appraisal is fully documented and supported as required by the State Highway Commission and the requirements of P.P.M. 21-4.1 of the Federal Bureau of Roads. yes
- 6. Plats drawn by the appraisers are attached. yes
- 7. I have personally inspected the Plans. Adv. Acq.
- 8. I have personally inspected the site and familiarized myself with the parcel on... 1/11/67
- 9. The computations of this parcel have been checked and reviewed. yes
- 10. The appraiser has complied with the Indiana State Highway Commission instructional outline and/or good appraisal practices. yes

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.

This is to certify that I have no present or contemplated future interest in this property, nor have I entered into collusion with the property owner or an agent of the property owner.

It is my opinion as of 2/9/67 1/11/67 JRS :
(Date)

Estimate of Appraisers:

	By: <u>Boyer</u>	By:	Approved By Reviewer
(a) The fair market value of the entire property before the taking is:	\$ 10,400	\$	\$ 10,400
(b) The fair market value of the property after the taking, assuming the completion of the improvement is:	\$ -0-	\$	\$ -0-
The Total Value of Taking Is: (a minus b) TOTAL	\$ 10,400	\$	\$ 10,400
(1) Land and/or improvements	\$ 10,400	\$	\$ 10,400
(2) Damages	\$ -0-	\$	\$ -0-
(3) Less non-compensable items	\$ -0-	\$	\$ -0-
(4) Estimated Total Compensation	\$ 10,400	\$	\$ 10,400

Approved	Date	Signed
Acting Rev. Appr.	2/9/67	<u>James R. Junk</u>
Asst. or Chief Appr.	2/14/67	<u>Phillip S. York</u>
		<u>Jay D. Luse</u>

(All comments and additional information will be shown on the reverse side of this page and/or by use of supplemental sheets.)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I-70-3-(52)

BUYER'S REPORT NUMBER: _____ COUNTY Marion PARCEL NO. 234

NAME & ADDRESS OF OWNER Morris Gavin Home address, 3901 S. Meridian
Business 1033 S. Meridian PHONE # ME7-5151

NAME & ADDRESS OF PERSON CONTACTED Frances E. Fleming
1025 S. Meridian PHONE # 637-5602

(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED _____ DATE OF CONTACT May 17, 1967

OFFER \$ _____ TIME OF CONTACT 5:30

- | YES | NO | N/A | (Circle N/A if all questions are not applicable) |
|-------------------------------------|--------------------------|--------------------------|--|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 1. Checked abstract with owner? (Affidavit taken?: Yes ___ No ___) |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 2. Showed plans, explained take, made offer, etc.? |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 3. Any Mortgage? (Any other Liens, Judgements? Yes ___ No ___) |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 4. Explained about retention of Bldgs. (any being retained? Yes ___ No ___) |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 5. Filled out RAAP Form? |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 6. Walked over property with owner? (or who? _____) |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 7. Arranged for payment of taxes? (Explain how in remarks) |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 8. Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___) |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 9. Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it? |

REMARKS: Frances E. Fleming refused to sign Rapp form and relocation form pending further information. Mr. Beatty President of South Side Community Council was present advising that all papers should go through their attorney Mr. Sam Rosen. He stated that the State was having waivers signed by people in the Area canceling all rights including moving cost. He further states Mr. Miller attempted to relocate him in the path of highway only to be moved again. He also says Mr. James Crawford verified this by phone Under these conditions I agreed to return with the facts before I would allow her to sign.

Status of Parcel: () Secured () Bought, awaiting mortgage release, () Condemned
() Other, awaiting what? _____

Distribution Made
(1) Parcel (1) Weekly Summary
() Owner () Other, Specify: _____

Frances E. Fleming
Merle M. Walker
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I-70-3 (52)

BUYER'S REPORT NUMBER: _____ COUNTY Marion

PARCEL NO. 234

NAME & ADDRESS OF OWNER _____

PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Frances E Fleming

1025 S. Meridian

PHONE # 637-5602

(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED _____

DATE OF CONTACT May 18, 1967

OFFER \$ _____

TIME OF CONTACT 5:00 PM.

YES NO N/A (Circle N/A if all questions are not applicable)

1. () () () Checked abstract with owner? (Affidavit taken?: Yes ___ No ___)
2. () () () Showed plans, explained take, made offer, etc.?
3. () () () Any Mortgage? (Any other Liens, Judgements? Yes ___ No ___)
4. () () () Explained about retention of Bldgs. (any being retained? Yes ___ No ___)
5. () () () Filled out RAAP Form?
6. () () () Walked over property with owner? (or who? _____)
7. () () () Arranged for payment of taxes? (Explain how in remarks)
8. () () () Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___)
9. () () () Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it?

REMARKS:

Returned to explain Rent. I informed Mrs Fleming that we own property and rent from the State Highway has been temporarily suspended. She signed all necessary papers.

Status of Parcel: () Secured () Bought, awaiting mortgage release, () Condemned
() Other, awaiting what? _____

Distribution Made

- (1) Parcel (1) Weekly Summary
() Owner () Other, Specify: _____

Frances E Fleming
Merle M. Walker
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I 703-52

BUYER'S REPORT NUMBER: 6 COUNTY Marion PARCEL NO. 234

NAME & ADDRESS OF OWNER Morris Gavin & Alice Gavin
3901 South Meridian Dulles Ind PHONE # 784-3345

NAME & ADDRESS OF PERSON CONTACTED Above
1025 S. Meridian St Dulles Ind PHONE # ME 7-5151
(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 2-16-67 DATE OF CONTACT 3-9-67

OFFER \$ 10400.00 TIME OF CONTACT 11 am

YES NO N/A (Circle N/A if all questions are not applicable)

1. () () () Checked abstract with owner? (Affidavit taken?: Yes ___ No ___)
2. () () () Showed plans, explained take, made offer, etc.?
3. () () () Any Mortgage? (Any other Liens, Judgements? Yes ___ No ___)
4. () () () Explained about retention of Bldgs. (any being retained? Yes ___ No ___)
5. () () () Filled out RAAP Form?
6. () () () Walked over property with owner? (or who? _____)
7. () () () Arranged for payment of taxes? (Explain how in remarks)
8. () () () Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___)
9. () () () Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it?

REMARKS: Met with Mr. & Mrs Gavin at their office
at 1025 S. Meridian and the Gavins signed all
necessary documents. Left copy of warrants filed,
agreement for possession and Receipt for warrants filed.
Mrs Fleming the tenant of Mr & Mrs Gavin
pays 50.00 a month. Received Check for 11.55
from Mrs Gavin for Doc Stamps

Status of Parcel: () Secured () Bought, awaiting mortgage release, () Condemned
() Other, awaiting what? Doc Stamps

Distribution Made
(1) Parcel (1) Weekly Summary
 Owner () Other, Specify:

Clarence Dutt, Jr.
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I70-3-(52)

BUYER'S REPORT NUMBER: 5 COUNTY Marion PARCEL NO. 234

NAME & ADDRESS OF OWNER Mrs. Marvin & Alice Marvin
3901 South Meridian Traffic Ind PHONE # 784-3345

NAME & ADDRESS OF PERSON CONTACTED Above

PHONE #

(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 2-16-67 DATE OF CONTACT 3-8-67

OFFER \$ 10,400.00 TIME OF CONTACT 3:30pm

YES NO (N/A) (Circle N/A if all questions are not applicable)

1. () () () Checked abstract with owner? (Affidavit taken?: Yes ___ No ___)
2. () () () Showed plans, explained take, made offer, etc.?
3. () () () Any Mortgage? (Any other Liens, Judgements? Yes ___ No ___)
4. () () () Explained about retention of Bldgs. (any being retained? Yes ___ No ___)
5. () () () Filled out RAAP Form?
6. () () () Walked over property with owner? (or who? _____)
7. () () () Arranged for payment of taxes? (Explain how in remarks)
8. () () () Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___)
9. () () () Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it?

REMARKS: Was requested to call Mrs. Marvin.
Mrs. Marvin wanted to know what her tax liability
would be Real Estate taxes that is when she sold
her property to the State of Ind. I informed her
she would owe all of 1966 taxes payable in 1967
and all of 1967 taxes payable in 1968. Mrs. Marvin
wanted to change the appointment from 3-8-67
to 3-9-67. ~~It~~

Status of Parcel: () Secured () Bought, awaiting mortgage release, () Condemned
() Other, awaiting what? awaiting to see the Marvins

Distribution Made

- (1) Parcel (1) Weekly Summary
() Owner () Other, Specify:

Clarence East Jr.
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I 70-3-(52)

BUYER'S REPORT NUMBER: 4 COUNTY Marion PARCEL NO. 2234

NAME & ADDRESS OF OWNER Morris Gavin & Alice Gavin
3901 South ~~and~~ Meridian ~~and~~ PHONE # 784 3345

NAME & ADDRESS OF PERSON CONTACTED Above PHONE # _____

(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 2-16-67 DATE OF CONTACT 3-7-67

OFFER \$ 10,400⁰⁰ TIME OF CONTACT 4:30 pm

YES NO N/A (Circle N/A if all questions are not applicable)

- 1. () () () Checked abstract with owner? (Affidavit taken?: Yes ___ No ___)
- 2. () () () Showed plans, explained take, made offer, etc.?
- 3. () () () Any Mortgage? (Any other Liens, Judgements? Yes ___ No ___)
- 4. () () () Explained about retention of Bldgs. (any being retained? Yes ___ No ___)
- 5. () () () Filled out RAAP Form?
- 6. () () () Walked over property with owner? (or who? _____)
- 7. () () () Arranged for payment of taxes? (Explain how in remarks)
- 8. () () () Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___)
- 9. () () () Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it?

REMARKS: Was requested to call Mr Gavin
Mr Gavin set an appointment to sign
documents for the above parcel at 1025 South
Meridian

Status of Parcel: () Secured () Bought, awaiting mortgage release, () Condemned
() Other, awaiting what? Stated

Distribution Made
(1) Parcel (1) Weekly Summary
() Owner () Other, Specify:

Clarence Scott Jr.
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I 70-3-(52)

BUYER'S REPORT NUMBER: 3 COUNTY Marion PARCEL NO. 234

NAME & ADDRESS OF OWNER Morris Garin & Alice Garin
3901 South Meridian Dupke Ind PHONE # 784-3345

NAME & ADDRESS OF PERSON CONTACTED Alice Garin
3901 South Meridian Dupke PHONE # 784 3345

(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 2-16-67 DATE OF CONTACT 3-7-67

OFFER \$ 10,400⁰⁰ TIME OF CONTACT 10 am

YES NO N/A (Circle N/A if all questions are not applicable)

- 1. () () () Checked abstract with owner? (Affidavit taken?: Yes ___ No ___)
- 2. () () () Showed plans, explained take, made offer, etc.?
- 3. () () () Any Mortgage? (Any other Liens, Judgements? Yes ___ No ___)
- 4. () () () Explained about retention of Bldgs. (any being retained? Yes ___ No ___)
- 5. () () () Filled out RAAP Form?
- 6. () () () Walked over property with owner? (or who? _____)
- 7. () () () Arranged for payment of taxes? (Explain how in remarks)
- 8. () () () Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___)
- 9. () () () Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it?

REMARKS: Was requested to call Mrs Garin. Mrs Garin
wanted to know if I could raise the appraisal
to \$12,400.00. She informed me she had that amount
in the property. Informed her that I could only
offer \$10,400.00 which is the approved appraisal
The Mrs Garin said she would talk to
her husband then call me when they
reach a decision

Status of Parcel: () Secured () Bought, awaiting mortgage release, () Condemned
() Other, awaiting what? Decision

Distribution Made
(1) Parcel (1) Weekly Summary
() Owner () Other, Specify:

Clarence Smith Jr.
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I 70-3 (52)

BUYER'S REPORT NUMBER: 2 COUNTY Manion PARCEL NO. 234

NAME & ADDRESS OF OWNER Morris Garin & Alvie Garin
3901 South Meridian Indpls Ind PHONE # 784-3345

NAME & ADDRESS OF PERSON CONTACTED Morris Garin
1033 South Meridian St Indpls Ind PHONE # NE 7-5151

(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 2-16-67 DATE OF CONTACT 2-20-67

OFFER \$ 10,400.00 TIME OF CONTACT 2:30 Pm

YES NO N/A (Circle N/A if all questions are not applicable)

1. () () Checked abstract with owner? (Affidavit taken?: Yes ___ No)
2. () () Showed plans, explained take, made offer, etc.?
3. () () Any Mortgage? (Any other Liens, Judgements? Yes ___ No)
4. () () Explained about retention of Bldgs. (any being retained? Yes ___ No)
5. () () Filled out RAAP Form?
6. () () Walked over property with owner? (or who? observed personally)
7. () () Arranged for payment of taxes? (Explain how in remarks)
8. () () Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___)
9. () () Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it?

REMARKS: Met with Mr. Garin at his office 1033 S Meridian and discussed acquisition. Mr. Garin informed this buyer that he gets 6500 a month for rent. #7 Give top memo. Give firm letter offer. Left Property Management letter. Mr. Garin informed this buyer that he has \$15,000.00 in property. He feels the States offer is too low.

Mr. Garin wants some time to discuss acquisition with his wife. Mr. Garin will contact this buyer in about 3 weeks to let us know what his decision will be.

Status of Parcel: () Secured Bought, awaiting mortgage release, () Condemned

() Other, awaiting what? Stated awaiting decision

Distribution Made

- (1) Parcel (1) Weekly Summary
 Owner () Other, Specify:

Clarence Scott, Jr.
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. I 70-3-(52)

BUYER'S REPORT NUMBER: 1 COUNTY Marion PARCEL NO. 234

NAME & ADDRESS OF OWNER Thomas Gavin & Alice Gavin
3901 S Meridian St Indianapolis Ind PHONE # 784-3345

NAME & ADDRESS OF PERSON CONTACTED _____
PHONE # _____

(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 2-16-67 DATE OF CONTACT 2-20-67

OFFER \$ 10,400.⁰⁰ TIME OF CONTACT 930am

- YES NO (N/A) (Circle N/A if all questions are not applicable)
1. () () () Checked abstract with owner? (Affidavit taken?: Yes ___ No ___)
 2. () () () Showed plans, explained take, made offer, etc.?
 3. () () () Any Mortgage? (Any other Liens, Judgements? Yes ___ No ___)
 4. () () () Explained about retention of Bldgs. (any being retained? Yes ___ No ___)
 5. () () () Filled out RAAP Form?
 6. () () () Walked over property with owner? (or who? _____)
 7. () () () Arranged for payment of taxes? (Explain how in remarks)
 8. () () () Secured Right of Entry? (Secured Driveway R.O.E.? Yes ___ No ___ N/A ___)
 9. () () () Gave Owner Firm Offer & Eminent Domain Procedures Letter & Explained it?

REMARKS:
Drove by and inspected property in the take
located at 1025 South Meridian

Status of Parcel: () Secured () Bought, awaiting mortgage release, () Condemned
() Other, awaiting what? Stated

Distribution Made
(1) Parcel (1) Weekly Summary
() Owner () Other, Specify:

Clarence Lott Jr.
(Signature)

CHICAGO TITLE INSURANCE COMPANY

GUARANTY OF TITLE

S. R. I-70 PROJ. I-70-3(52)77 234 COUNTY Marion

Names on Plans Morris & Alice Gavin

CTIC # 6500-106

CHICAGO TITLE INSURANCE COMPANY, a Missouri corporation authorized to do business in the State of Indiana, in consideration of premium paid, hereby guarantees that as of the 10th day of June, 19 66

Morris Gavin and Alice Gavin, husband and wife

are the Record Owner or Owners of the property described in Schedule "A" as disclosed by a search of the Public Record for a twenty-year period immediately prior to the effective date of this Guaranty, and that said search disclosed no defects or liens or encumbrances in the title to said property except those shown in or referred to in Schedule "B".

The maximum liability of the undersigned under this Guaranty is limited to the sum of \$ 5,000.00.

IN WITNESS WHEREOF, CHICAGO TITLE INSURANCE COMPANY has caused its corporate name and seal to be hereto affixed by its duly authorized officers.

CHICAGO TITLE INSURANCE COMPANY



John A. Binkley

ATTEST:

President

Robert Kratochvil

Secretary

Countersigned and validated as of the 22nd day of June

19 66

John W. Jagg
Authorized Signatory

SCHEDULE "A"

The property covered by this Guaranty is situated in the County of Marion
in the State of Indiana and is described as follows:

Lot 7 in Margaret McCarty's Subdivision of Out Lot 119 and part of
Out Lot 118, in the City of Indianapolis, as per plat thereof,
recorded in Plat Book 1, page 253 and 254, in the Office of the
Recorder of Marion County, Indiana.

CTIC # 6500-106

The Record Owner or Owners disclosed above acquired title by Warranty Deed dated May 21,
1956, recorded May 28, 1956, in Deed Record 1619, page 264, from Bertha
Everding, an unmarried adult. (\$11.55 Federal documentary stamps affixed.)

SCHEDULE "B"

This certificate is a guarantee of Record Ownership only and as such does not purport to cover
nor disclose:

- a. the rights of parties in possession
- b. matters that might be disclosed by an accurate survey
- c. statutory liens for labor or materials unless filed of record
- d. ordinances, laws or regulations enacted by governmental authority

The search of the record of the property described in Schedule "A" discloses the following liens,
encumbrances or defects in the title of the Record Owner or Owners.

- e. taxes for the year 1965, each half for \$104.72, assessed in the
names of Morris and Alice Gavin due and payable in May and November,
1966. (Center Township - Inside, Parcel No. 101-1019877, Duplicate
No. 6031753) The May installment has been paid. (Assessed Value -
Land \$1330; Improvements \$870; Exemptions None)
- f. Taxes for the year 1966, due and payable in 1967.

CHICAGO TITLE INSURANCE COMPANY

Pon 734

INTERIM GUARANTY OF TITLE

S. R. I-70 PROJ. I-70-3(52) COUNTY Marion

Names on Plans Morris & Alice Gavin

CTIC # 6500-106 -S

Name of Fee Owner Morris Gavin and Alice Gavin, husband and wife,

CHICAGO TITLE INSURANCE COMPANY, a Missouri corporation authorized to do business in the State of Indiana, in consideration of premium paid, hereby guarantees that a search of the records from June 10, 1966 to and including March 16, 1967 reveals no changes as to the real estate described under CTIC # 6500-106 except:

1. Taxes for 1965 payable 1966 in name of Morris and Alice Gavin
 Duplicate # 6031753 Parcel # 1019877 Township Center Code # 101
 May \$ 104.72 (paid) ~~(unpaid)~~; November \$ 104.72 (paid) ~~(unpaid)~~
 Taxes for 1966 payable 1967 now a lien.
2. Taxes for the year 1967, due and payable in 1968.

IN WITNESS WHEREOF, CHICAGO TITLE INSURANCE COMPANY has caused its corporate name and seal to be hereto affixed by its duly authorized officers.

CHICAGO TITLE INSURANCE COMPANY



John A. Binkley
President

Robert Kratochvil
Secretary

ATTEST:

Countersigned and validated as of the 21st day of March
19 67.

J. Watson
Authorized Signatory

Plan of Margaret McCarley's Sub-division of
 Out Lot No. 119, and west part of Out Lot
 No. 118, in the city of
 Indianapolis,



Conveyance

North