

STATE OF INDIANA }
COUNTY OF MARION } SS:

IN THE SUPERIOR COURT OF
MARION COUNTY, INDIANA

STATE OF INDIANA,
Plaintiff,

-vs-

LAKE COUNTY TRUST CO.;
AUDITOR OF MARION COUNTY;
TREASURER OF MARION COUNTY;

Defendants.

0536-285
CAUSE NO. 3670 412

FILED

S6 JUN 28 1974 S6

FINDING AND JUDGMENT

Edwin Hunt
CLERK

Comes now the plaintiff, State of Indiana, by Theodore L. Sendak, Attorney General, by and through Lon E. Mallins, Deputy Attorney General, and comes now the defendant, Lake County Trust Company, by its attorney of record herein, James W. Treacy, and plaintiff now withdraws its request for a jury trial, defendant consenting thereto, and this cause is now submitted to the Court upon the issues formed by the exceptions heretofore filed by the plaintiff, and the Court being duly advised finds as follows:

1. That the plaintiff, State of Indiana, filed its complaint for the appropriation of the fee simple title of defendant's real estate on the 28th day of April, 1970, which complaint is in words and figures as follows:

(H.I.)

and the defendants were properly served with notice as provided by statute prior to the hearing in this cause.

2. That on the 22nd day of May, 1970, being the day set for the hearing of the cause, an order was entered upon the record of the Marion Superior Room No. 6 Court, signed by Rufus G. Kuykendall, Judge, showing that the fee simple title of defendant's real estate was condemned for the uses and purposes described in said complaint.

3. That by said order the Court also appointed three disinterested freeholders of Marion County to assess the damages and benefits to the defendant caused by the appropriation.

4. That on the 2nd day of June, 1970, said court-appointed appraisers returned their report to the Court showing total damages in the sum of One Thousand Seven Hundred Dollars (\$1,700.00), and the Court ordered the appraisers' fees set at One Hundred Dollars (\$100.00) each.

5. That the plaintiff, State of Indiana, paid the award of the appraisers together with the fees for the services of said appraisers to the Clerk of the Court on the 19th day of June, 1970.

6. That the plaintiff, State of Indiana, filed exceptions to the court-appointed appraisers' report on the 2nd day of June, 1970.

7. That the total value of the fee simple title of defendant's real estate taken and the damages to the remaining land of the defendant is Two Thousand Dollars (\$2,000.00), which sum includes any interest to which the defendant may be entitled, and that the defendant, Lake County Trust Company, should recover from the plaintiff, State of Indiana, total damages in the sum of Two Thousand Dollars (\$2,000.00).

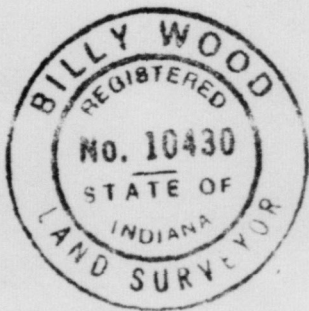
8. That defendants, Auditor of Marion County and Treasurer of Marion County, were properly served but filed no responsive pleading; nor did counsel file appearance for said defendants.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED by the Court that the order of appropriation entered herein on the 22nd day of May, 1970, be, and the same is hereby confirmed and the fee simple title of defendant's real estate described in plaintiff's complaint be, and the same is appropriated, said fee simple title being more particularly described as follows:

Project I-70-3(52) Parcel 285

Lot 136 in McCarty's Subdivision of the West Part of Out Lot 120 of the Donation Lands of the City of Indianapolis, as per plat thereof, recorded in Plat Book 7, page 74, in the Office of the Recorder of Marion County, Indiana.

Given under my hand and seal December 19, 1968

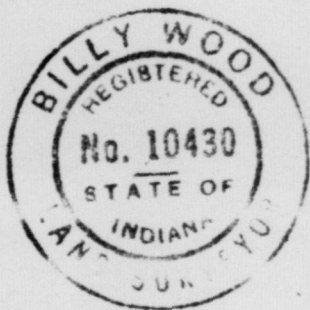


Billy Wood
Billy Wood, Registered Land Surveyor
No. 10430, State of Indiana

Project I-70-3(52) Parcel 285

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the above described real estate.

Given under my hand and seal December 19, 1968



Billy Wood

Billy Wood, Registered Land Surveyor
No. 10430, State of Indiana

IT IS FURTHER ORDERED, ADJUDGED AND DECREED by the Court that the defendant, Lake County Trust Company, have and recover from the State of Indiana as final and total damages the sum of Two Thousand Dollars (\$2,000.00), which sum includes any interest to which the defendant may be entitled, and that the Clerk of the Court pay said amount to the defendant.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED by the Court that the plaintiff, State of Indiana, pay to the Clerk of the Court the sum of Three Hundred Dollars (\$300.00), which amount when added to the amount of the court-appointed appraisers' award of One Thousand Seven Hundred Dollars (\$1,700.00), previously paid in equals the amount of this judgment.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED by the Court that defendants, Auditor of Marion County and Treasurer of Marion County, are defaulted and shall take nothing in this cause of action.

Date: _____

6-28-74

Rufus C. Kuykendall

Judge of Marion Superior Court
Room No. 6

SETTLEMENT ANALYSIS

DEPUTY Lon Mullins TRIAL DATE None
 STATE VS. Lake Co. Trust Co. FILED 5-22-70
 COURT Marion Superior Court CAUSE NO. S670-412
 PROJECT I-70-3(52)97 PARCEL NO. 285 ROAD I-70

GENERAL DESCRIPTION AND LOCATION OF SUBJECT PROPERTY:

A vacant residential lot.

IMPROVEMENTS:

None

DESCRIPTION OF TAKE: (Attach sketch)

Total.

AREA OF TAKING 3,600 sq. ft. AREA OF REMAINDER None

OFFER PRIOR TO CONDEMNATION \$ 1,000.00 COURT AWARD \$ 1,700.00

DEFENDANTS' ATTORNEY James Tracy

COURT APPRAISERS' REPORT - DATE FILED June 2, 1970

EXCEPTIONS - STATE Yes DATE 6-9-70 DEFENDANTS _____ DATE _____

REVIEW APPRAISERS:

REVIEWERS NAME & DATE	LAND TAKEN	IMPROVEMENTS TAKEN	RESIDUE DAMAGE	OTHER DAMAGE OR BENEFITS	TOTAL COMPENSATION
1967 York	\$1,000.00				\$1,000.00

SUMMARY PROPOSED SETTLEMENT:

Review Appraisers' Amount	\$ <u>1,000.00</u>	REFUND DUE STATE from Deposit with Court:
Adjustments (See Memo)	\$ _____	\$ _____
Court Costs: (See Memo) Additional Appraisals	\$ <u>450.00</u>	ADDITIONAL AMOUNT to Pay into Court:
Witness Fees	\$ <u>450.00</u>	\$ <u>300.00</u>
Local Counsel Fees	\$ _____	
Jury Costs	\$ <u>100.00</u>	SETTLEMENT AT:
Miscellaneous Costs	\$ _____	\$ <u>2,000.00</u>
TOTAL	\$ <u>2,000.00</u>	<i>AD 12/21/71</i>

RANGE OF STATE'S APPRAISALS:

APPRAISERS NAME & DATE	LAND TAKEN	IMPROVEMENTS TAKEN	RESIDUE DAMAGE	OTHER DAMAGE OR BENEFITS	TOTAL COMPENSATION
1966 Davidson	\$1,000.00				\$1,000.00

RANGE OF DEFENDANTS' APPRAISALS:

BREAKDOWN OF COURT APPRAISERS' AWARD:

	\$2,000.00				\$2,000.00
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COURT APPRAISERS' AWARD:

Deposited (date): 6-19-70 Withdrawn: No Yes & Date _____

Amount Withdrawn \$ _____ by _____

\$ _____ by _____

EXPLANATION - Any increase over Review Appraisers' determination including adjustments, court costs and interest, on separate memo and attach. (Use attachment 1 to P.P.M. 80-6 as a guide)

EXPLAIN FULLY.

DATE: Dec. 20, 1971

We concur in the above settlement:

PREPARED AND SUBMITTED BY:

Lon E. Mullins
Deputy Attorney General
Lon E. Mullins

THEODORE L. SENDAK
Attorney General of Indiana

By Theodore L. Sendak

Title Attorney General
Indiana State Highway Commission

By [Signature]

Date: 12-21-1971

Title: Chief, Division of Land Acquisition

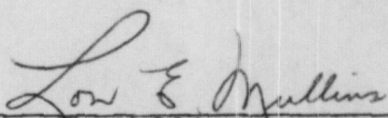
MEMORANDUM

State vs. Lake County Trust Co.
Marion Superior Court
Cause No. S670-412

This is a vacant lot at 1002 Church Street in Indianapolis, Indiana, which was appraised in 1966 for \$1,000.00.

Four (4) years later it was condemned and court appraisers valued the lot at \$1,700.00. At least one of them, Kelse McClure, is well qualified to testify as to this value on behalf of defendant.

To try the case, it would be necessary to update the original appraisal at additional cost of approximately \$450.00. This amount, plus the probability of an increase in the value for time adjustment, together with other costs incident to trial, make it advisable to settle this case for \$2,000.00.



Lon E. Mullins
Deputy Attorney General

Date: Dec. 20, 1971

Existing R/W

W. RAY ST.

PLAN SHEET 12
SKETCH 1 OF 1
PARCEL NUMBER 285

LA R/W & ACL

Existing R/W



Lot
205

Sheet 2 of 2

Project I-70-3(52) Parcel 285

TOGETHER with the permanent extinguishment of all rights and

Sheet 1 of 2

Project I-70-3(52) Parcel 285

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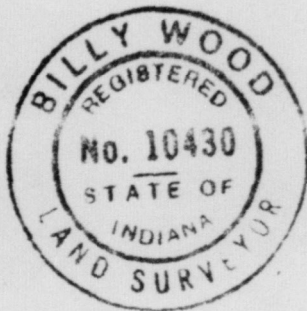


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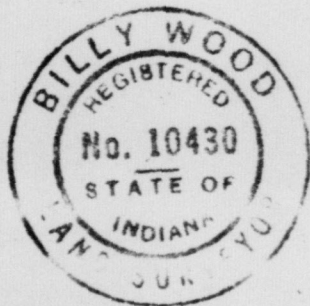


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Rufus C. Keykandall

Judge of Marion Superior Court
Room No. 6

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Total.

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DEFENDANTS' ATTORNEY James Tracy

COURT APPRAISERS' REPORT - DATE FILED June 2, 1970

EXCEPTIONS - STATE Yes DATE 6-9-70 DEFENDANTS DATE

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Local Counsel Fees	\$ <u> </u>	
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Miscellaneous Costs	\$ <u> </u>	\$ <u>2,000.00</u>
TOTAL	\$ <u>2,000.00</u>	<i>AD</i> 12/21/71

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EXPLAIN FULLY.

DATE: Dec. 20, 1971

We concur in the above settlement:

PREPARED AND SUBMITTED BY:

Lon E. Mullins
Deputy Attorney General
Lon E. Mullins

THEODORE L. SENDAK
Attorney General of Indiana

By Theodore L. Sendak
Title Attorney General
Indiana State Highway Commission

By [Signature]
Title: Chief, Division of Land Acquisition

Date: 12-21-1971

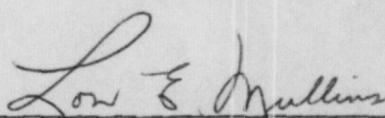
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Cause No. S670-412

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Deputy Attorney General

Date: Dec. 20, 1971

Project I-70-3(52) Parcel 285

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No. 10430, State of Indiana

Project I-70-3(52) Parcel 285

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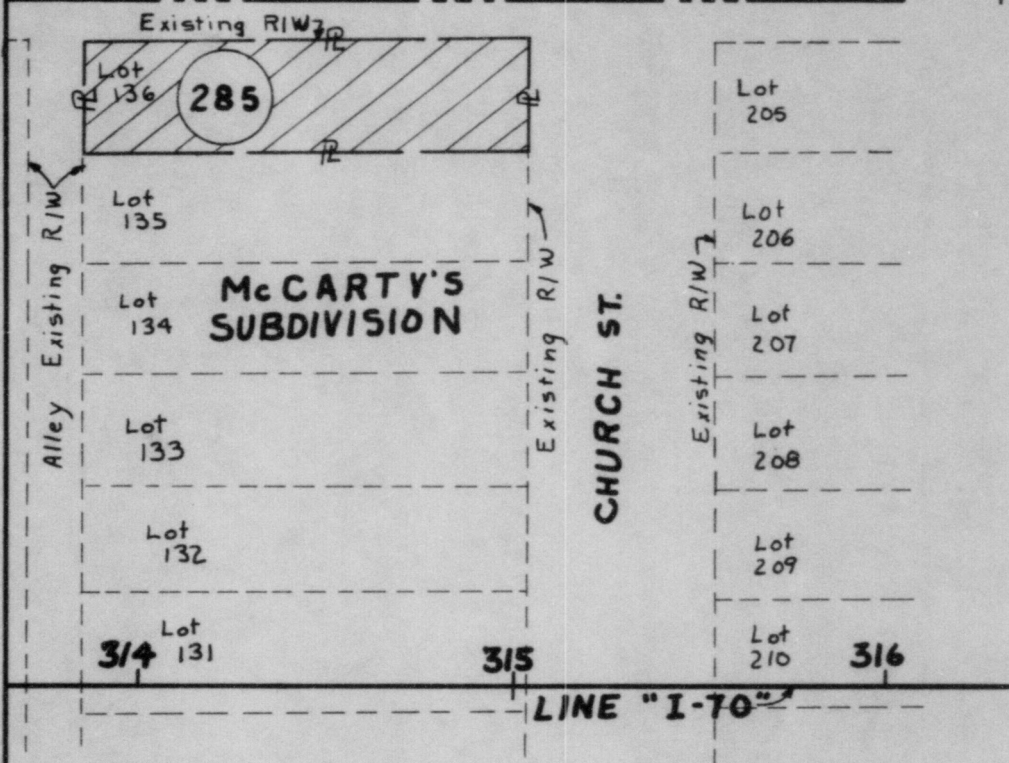
Billy Wood, Registered Land Surveyor
No. 10430, State of Indiana

Existing R/W

W. RAY ST.

PLAN SHEET 12
SKETCH 1 OF 1
PARCEL NUMBER 285

LA R/W & ACL



Scale 1" = 50'

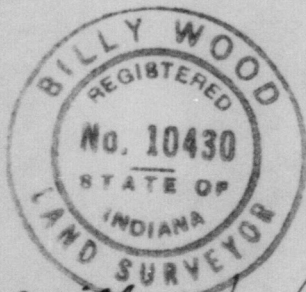
PARCEL 285

Lot 136 in McCarty's Subdivision of the West part of Out Lot 120 of the Donation Lands of the City of Indianapolis, as per plat thereof, recorded in Plat Book 7, page 74, in the Office of the Recorder of Marion County, Indiana.

AREA = 3,600 SQ. FT., MORE OR LESS

LEGEND

LA R/W & ACL = LIMITED ACCESS
 RIGHT OF WAY, ACCESS CONTROL LINE:
 NO VEHICULAR OR PEDESTRIAN ACCESS.
 PHYSICAL BARRIER (FENCE, WALL, ETC.)
 IN FEE.



Billy Wood
12-20-68

INDIANA STATE HIGHWAY COMMISSION

PROJECT: I-70-3(52) 77

ROAD: I-70

MARION COUNTY

RIGHT OF WAY PLAT SHOWING LAND REQUIRED FROM
LAKE COUNTY TRUST CO.
(TRUSTEE)

SEC. 11, T. 15 N., R. 3 E.

CONTAINING 3,600 S.F. PERM., MORE OR LESS

DRAWN BY _____ CHECKED BY _____ DATE _____

J. MEEK R. HAAGSMA 12-17-68

HATCHED AREA IS APPROXIMATE TAKING

SUPPLEMENTAL MEMORANDUM FOR SETTLEMENT

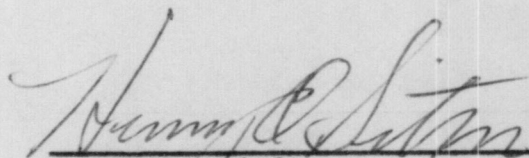
State -vs- Lake County Trust Company
Cause No. S670-412
Marion Superior Court

December 30, 1971

This proposed settlement was reviewed by Mr. James E. Smith, Chief Right-of-Way Officer, Federal Highway Administration, and approved.

The writer wishes to point out that the results obtained by trial in Marion County, of the following cases confirm the advisability of this settlement:

<u>DEFENDANT</u>	<u>OFFER</u>	<u>VERDICT</u>
Agner - S168-215	\$2,100.00	\$5,000.00
Branham - C68-968	\$2,775.00	\$6,375.00
Campbell - C67-1183	\$ 960.00	\$15,000.00
Daugherty - S766-894	\$1,100.00	\$4,000.00
Douglas - C68-1197	\$ 700.00	\$1,500.00
Games - S469-295	\$ 600.00	\$2,150.00
Irwin - S768-855	\$1,150.00	\$5,000.00
McNary - S467-1152	\$2,000.00	\$4,000.00



Henry O. Sitler
Assistant Attorney General/Highway

PAYEE'S NAME AND ADDRESS

CLERK OF MARION SUPERIOR COURT
CITY COUNTY BUILDING
INDIANAPOLIS, INDIANA

STATE AGENCY FILE IN. This form may be used only for claims chargeable to Purchase of Right of Way.

Account Number: 400-861.611-
State Agency: State Highway Commission 800
Appr. Name: Construction
State Share: \$ 2000.00
Federal Share: \$ 1500.00
Total Amt. of Check: \$ 2000.00

Warrant No. A 212 214

DISTRIBUTION

DATE	5	2	2	7	0	Project Number	I	7	0	3	5	2
	Month	Day	Year				Prefix	Road	Section	Parcn.		
LOCATION CODE		5	0	0		Participating or Non-Participating	Cost Account	Dr. or Cr.	Amount			
FUNCTION CODE			3	5		Appraisers Award	475	Dr	1,700	00		
OBJECT CODE		6	1	1		Appraisers Fee	486	Dr	300	00		
PARCEL NO.			2	8	5	State vs. Lake County Trust Co., et. al.						
COUNTY NAME & NO.	Marion		4	9		Cause No. S670-412						
											Total	2,000.00

CLAIMANTS

Pursuant to the provisions and penalties of Chapter 155 Acts of 1953, as amended:

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid. I also authorize payment to be made as indicated above.

X E. Allen Hunter
(If a firm or corporation, give name)

X By _____
Personal Signature Title

X _____
Signature if individual

X _____
Signature if individual

X _____
Signature if individual

X _____
Signature if individual

Recommend Approval:
Jay Brodey
Originator Date 6-2-70

LIENHOLDERS

I hereby sign this claim voucher as a lienholder and only certify to the extent of my interest therein and authorize payment to be made as indicated above.

X _____
(If a firm or corporation, give name)

X By _____
Personal Signature Title

Grant Approved as to Form and Parcel Abstract Checked, Excepting Real Estate Description.

Deputy Attorney General _____ Date _____

Payment Approved as to Account No. and Funds Available.

William C. Lutz JUN 8 1970
Controller Date

Approved _____

Member, Indiana State Highway Commission _____ Date _____

Vice Chairman, Indiana State Highway Commission _____ Date _____

I certify to the foregoing indebtedness as indicated and recommend payment thereof. I also certify that to the best of my knowledge and belief the above data are correct; that the right-of-way necessary for the hereinabove described Federal-aid highway project has been acquired in the name of the State of Indiana and at the price as stated based on bona fide appraisals by appraisers duly qualified as required by the right-of-way procedures of the Bureau of Public Roads and other written justification now contained in the State's files, in accordance with procedures as submitted to and accepted by the Federal Highway Administrator.

I further state that this certification is made in my official capacity as Chief of the Division of Land Acquisition pursuant to section 1.31 of Title 23 of the Code of Federal Regulations and section 121 of Title 23, United States Code, for the purpose of securing, pursuant thereto, by the State of Indiana, Federal-aid funds in connection with the above-designated Federal-aid highway projects, and that neither I nor, to the best of my knowledge, any other officer, agent or employee of the State authorized in an official capacity to perform services in connection with the appraisal or acquisition of any of such right-of-way has any interest or contemplates any benefit from any transaction which involves the acquisition of property for right-of-way for such project, other than as herein disclosed.

Approved: John W. Brassart
ASST. Chief, Division of Land Acquisition Date JUN 5 1970

Approved: _____
Chairman, Indiana State Hwy. Comm. Date _____

Control

APPRAISAL REVIEW FORM

Division of Land Acquisition
Indiana State Highway Commission

Project I-70-3(52)
Parcel No. 285
Road I-70
County Marion
Owner Lake County Trust Co, Trustee
Address 208 S. Main, Crown Point, Ind.
Address of Appraised Property:
1002 Church St.

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. Yes
- 8. I have personally inspected the site and familiarized myself with the parcel on... 2-9-67
- 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 Feb. 9, 1967 :
(Date)

Estimate of Appraisers:

	By: <u>Davidson</u>	By:	Approved By Reviewer
(a) The fair market value of the entire property before the taking is:	\$1,000	\$	\$1,000
(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	\$1,000	\$	\$1,000
(1) Land and/or improvements	\$1,000	\$	\$1,000
(2) Damages	\$ - 0 -	\$	\$ - 0 -
(3) Less non-compensable items	\$ - 0 -	\$	\$ - 0 -
(4) Estimated Total Compensation	\$1,000	\$	\$1,000

Approved	Date	Signed
Rev. Appr.	2-9-67	Phillip S. York
Asst. or Chief Appr.	2/14/67	Jay D. Luse

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

STATE OF INDIANA)
) SS:
COUNTY OF MARION)

IN THE SUPERIOR COURT
OF MARION COUNTY, INDIANA

STATE OF INDIANA,)
)
Plaintiff)

vs.)

LAKE COUNTY TRUST COMPANY)
et. al.)

CAUSE NO. S670-412

FILED

S6 JUN -2 1970 S6

ERllen Hunkler
CLERK

REPORT OF APPRAISERS

The undersigned appraisers after being duly sworn and instructed by the Court as to their duties as appraisers, proceeded in a body to view said real estate that will be affected by said appropriation and to assess and appraise the damages sustained and resulting to each of said defendants by reason of the appropriation thereof, and said appraisers now report the damages and benefits to said defendants to be as follows:

The value of the land sought to be appropriated as described in the Court's order and warrant hereto attached, the appraisers find to be the sum of Seventeen hundred _____ Dollars (\$1700.00).

The value of improvements, if any, on said realty sought to be appropriated, we find to be the sum of none Dollars (\$ none).

The total damages we find to be the sum of \$ Seventeen hundred dollars.

Dated: June 2, 1970

Jack Jurell

John F. M. Allen

George W. Schmidt

STATE OF INDIANA)
) SS:
COUNTY OF Marion)

IN THE Superior COURT
OF Marion COUNTY, INDIANA

STATE OF INDIANA,)
) Plaintiff)
)
-vs-)
)
Lake County Trust Co.)
)
Treasurer of Marion Co.)
)
Auditor of Marion County)
)
)
Defendants)

S670 412

CAUSE NO. _____

FILED

APR 28 1970

COMPLAINT FOR APPROPRIATION OF REAL ESTATE

Edna Hanks
CLERK

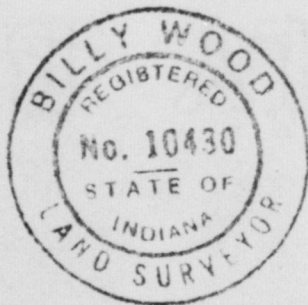
NUMBER 1

The plaintiff, State of Indiana, complains of the above-named defendants, and says: That the plaintiff, acting through its legally organized and constituted Commission, known and designated as the Indiana State Highway Commission, is now engaged in the improvement of a certain public highway in Marion County, Indiana, said highway being known as Road No. I-70 Project I-70-3(52), said highway being one of and a part of the State Highway System of the State of Indiana and the same is to be improved and maintained by said Highway Commission as a part of said State Highway System. That, under the plans of said Commission, now on file in its office, said highway is to be constructed, used and maintained by plaintiff, through said Commission, as a limited access facility as defined and authorized under the Act of the General Assembly of Indiana of 1945, Chapter 245, and subject to such regulations as therein provided as to access or use or to such subsequent regulations or use as may be made, adopted or provided by law governing such highways or highways in general.

Project I-70-3(52) Parcel 285

Lot 136 in McCarty's Subdivision of the West Part of Out Lot 120 of the Donation Lands of the City of Indianapolis, as per plat thereof, recorded in Plat Book 7, page 74, in the Office of the Recorder of Marion County, Indiana.

Given under my hand and seal December 19, 1968



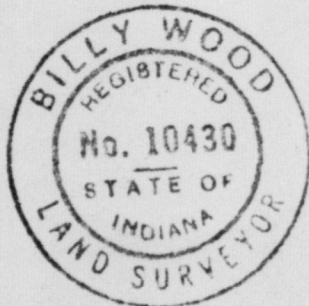
Billy Wood.

Billy Wood, Registered Land Surveyor
No. 10430, State of Indiana

Project I-70-3(52) Parcel 285

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the above described real estate.

Given under my hand and seal December 19, 1968



Billy Wood

Billy Wood, Registered Land Surveyor
No. 10430, State of Indiana

NUMBER 2

That the defendants Lake County Trust Company.

are the owners of certain real estate in said county in which is included the
real estate hereby sought to be appropriated and condemned.
Defendants' said real estate is described as follows:

Plaintiff is informed and verily believes that the defendant(s) _____

claims and asserts an interest in and to the real estate described in Paragraph 2.

Plaintiff further is informed and verily believes that the defendants, County Auditor of MARION County, and, County Treasurer of MARION County has and holds a first, prior and existing lien on the real estate described in Paragraph 2 for any and all delinquent, current and future taxes, legally assessed against said property.

Plaintiff alleges that ownership of the fee in and to the real estate is set forth in Rhetorical Paragraph 2 said defendants last above mentioned are made a party hereto, to answer as to any right, title or interest they may have in and to the real estate set forth in said Rhetorical Paragraph 2.

A blue-print sketch plat of the above described real estate sought to be appropriated and identified by means of cross-hatched lines is attached hereto and made a part hereof and designated as Exhibit "A".

That for the purpose of improving said highway, it is necessary and proper that plaintiff take and appropriate under the powers vested in it by the General Assembly of the State of Indiana, the fee simple title to all of said tract of real estate described in Paragraph 2 herein. ~~XThe part sought to be appropriated and condemned is described as followsX~~

A blue-print sketch plat of the above described real estate sought to be appropriated and identified by means of cross-hatched lines is attached hereto and made a part hereof and designated as Exhibit "A".

NUMBER 5

That the residue of said real estate described in Paragraph 2, and owned by the above-named defendants, will be benefited by said proposed improvement of said road as alleged herein.

NUMBER 6

That prior to the bringing of this action, the plaintiff, through the said Indiana State Highway Commission, made an effort to purchase said real estate described in Paragraph 2 from the above-named owners, but that the plaintiff and said owners have been unable to agree as to the purchase price thereof, or as to the amount of damages, if any, sustained by said defendants by reason of the appropriation of said real estate for the use hereinbefore stated.

NUMBER 7

That prior to the bringing of this action, the said Indiana State Highway Commission adopted a resolution setting forth the description of said real estate sought to be acquired by it, as above set forth, which said resolution alleged and set forth that said real estate herein sought to be condemned was necessary for the carrying out of said highway improvement project and directed that condemnation proceedings therefore be instituted by the Attorney General in the name of the State of Indiana.

NUMBER 8

That said highway so to be improved extends from the Indiana-Illinois boundary west of Terre Haute in anNortheasterly and Easterly direction through Indianapolis to the Indiana-Ohio boundary east of Richmond in Wayne County. THAT THE COURSE AND TERMINI OF THE PARTICULAR PROJECT INVOLVED IS AS FOLLOWS: Beginning at a point approximately 900 feet North of the South line and approximately 1620 feet East of the West line of Section 11, T 15 N, R 3 E, and extending in the Easterly direction for a distance of 5,354.03 feet to a point approximately 550 feet North of the South line and approximately 2,700 feet West of the East line of Section 12, T 15 N, R 3E, all in the City of Indianapolis, Marion County.

in Marion County, State of Indiana, and said right of way is to be 400 feet wide, excepting where additional width may be required for construction purposes.

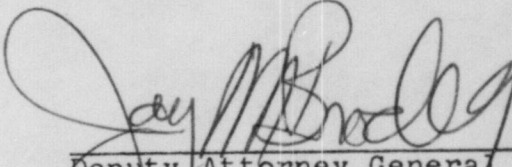
NUMBER 9

That the plaintiff, through said Indiana State Highway Commission, intends to use the real estate herein sought to be condemned for the purpose of the improvement of said highway and the widening thereof, and said real estate as herein described is necessary and proper for the carrying out of said work, and said real estate when obtained will be used for such purpose.

NUMBER 10

WHEREFORE, the plaintiff prays that three disinterested freeholders of said county be appointed to appraise the value of the real estate sought to be condemned, and to fix the amount of benefits and damages, if any, and that such appraisers be ordered to report their appraisal, as by law provided, and that all other steps be taken and all proceedings had necessary for the Indiana State Highway Commission to acquire, by the right of eminent domain, the real estate so sought to be condemned for the purpose aforesaid.

Respectfully submitted,
THEODORE L. SENDAK
~~JOHN XXXXXXXXXXXX~~
Attorney General of Indiana


Deputy Attorney General
Attorneys for Plaintiff

Room 219
State House
Indianapolis, Indiana
633-5512

R E S O L U T I O N

WHEREAS, the carrying out of the construction and improvement by the Indiana State Highway Commission of Project No. I-70-3(52) in Marion County, Indiana requires construction, reconstruction, relocation or maintenance and repair of a public highway in said County, locally known as the I-70 Road, which highway forms a part of a State Highway designated in the records and files of the Indiana State Highway Commission as Road No. I-70 which extends from the Indiana-Illinois boundary west of Terre Haute in a Northeasterly and Easterly direction through Indianapolis to the Indiana-Ohio boundary east of Richmond in Wayne County.

the general width of the right of way for said project is 400 feet, which proposed construction project necessitates acquisition of right of way as provided in the plans of said project on file in the offices of the Indiana State Highway Commission at Indianapolis, Indiana, and which highway is to be constructed and improved as a "limited access facility", subject to regulations as proved in Chapter 245 of the Acts of the General Assembly of 1945, the general route, location and termini thereof being as follows: Beginning at a point approximately 900 feet North of the South line and approximately 1620 feet East of the West line of Section 11, T 15 N, R 3 E, and extending in the Easterly direction for a distance of 5,354.03 feet to a point approximately 550 feet North of the South line and approximately 2,700 feet West of the East line of Section 12, T 15 N, R 3E, all in the City of Indianapolis, Marion County.

AND WHEREAS it is necessary in making said imporvement to acquire a right of way as hereinafter described over the land of
Lake County Trust Company

, and,

WHEREAS, that the fee to the said land hereinafter described, is to be taken for the reason that the public interest will be best served and economy effected, and,

WHEREAS, the Indiana State Highway Commission has made an offer to said owner(s) for the purchase of said land, but has been unable to agree with said owner(s) upon purchase price, thereof, or upon the amount of damages sustained by said owner(s), by reason of the taking thereof for the purpose aforesaid, and,

WHEREAS, the failure to obtain said land for said purpose is delaying the work of said highway improvement.

BE IT RESOLVED, that condemnation proceedings be instituted by the Attorney General in the name of the State of Indiana in a court of appropriate jurisdiction for the land hereinafter described in fee, the same being in Marion County, Indiana, and to be used as a right of way for said highway improvement as a limited access facility, and being necessary for such purposes, which land is specifically described as follows to-wit:

Project I-70-3(52) Parcel 285

Lot 136 in McCarty's Subdivision of the West Part of Out Lot 120 of the Donation Lands of the City of Indianapolis, as per plat thereof, recorded in Plat Book 7, page 74, in the Office of the Recorder of Marion County, Indiana.

Given under my hand and seal December 19, 1968



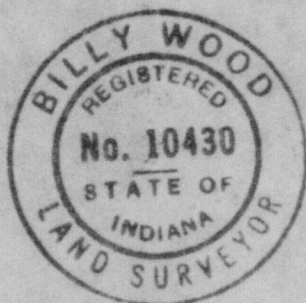
Billy Wood.

Billy Wood, Registered Land Surveyor
No. 10430, State of Indiana

Project I-70-3(52) Parcel 285

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the above described real estate.

Given under my hand and seal December 19, 1968



Billy Wood

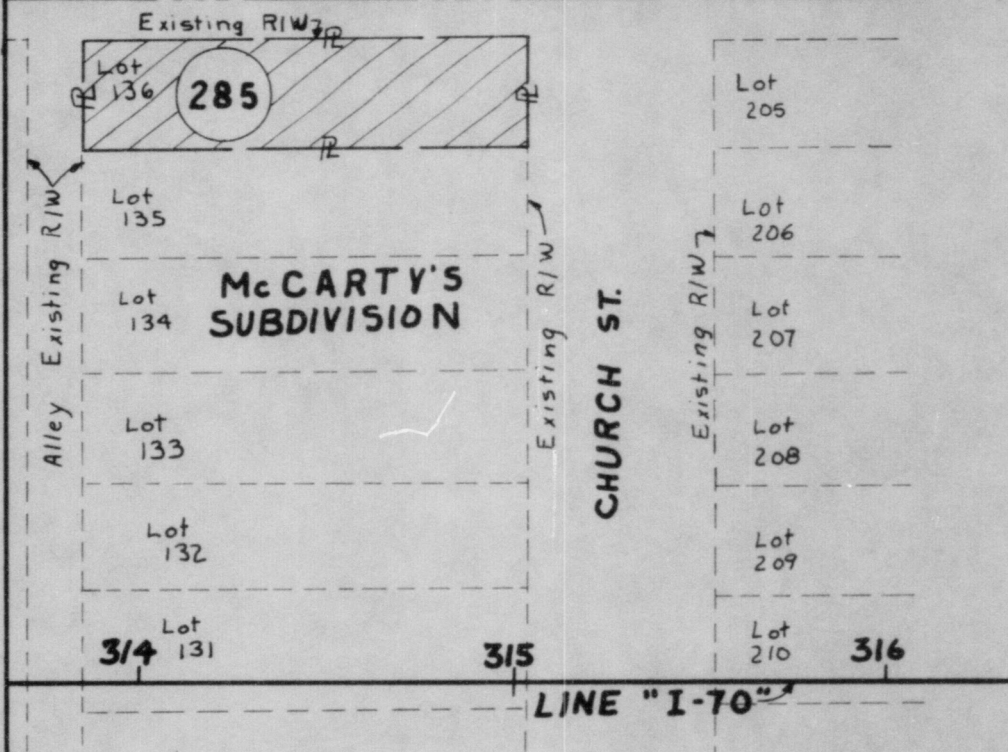
Billy Wood, Registered Land Surveyor
No. 10430, State of Indiana

Existing R/W

W. RAY ST.

PLAN SHEET 12
SKETCH 1 OF 1
PARCEL NUMBER 285

LA R/W & ACL



Scale 1"=50'

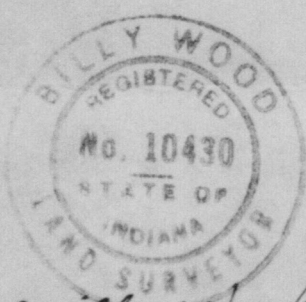
PARCEL 285

Lot 136 in McCarty's Subdivision of the West part of Out Lot 120 of the Donation Lands of the City of Indianapolis, as per plat thereof, recorded in Plat Book 7, page 74, in the Office of the Recorder of Marion County, Indiana.

AREA = 3,600 SQ. FT., MORE OR LESS

LEGEND

LA R/W & ACL = LIMITED ACCESS
 RIGHT OF WAY, ACCESS CONTROL LINE:
 NO VEHICULAR OR PEDESTRIAN ACCESS.
 PHYSICAL BARRIER (FENCE, WALL, ETC.)
 IN FEE.



Billy Wood
12-20-68

INDIANA STATE HIGHWAY COMMISSION

PROJECT: I-70-3(52)77
 ROAD: I-70 MARION COUNTY
 RIGHT OF WAY PLAT SHOWING LAND REQUIRED FROM
 LAKE COUNTY TRUST CO.
 (TRUSTEE)
 SEC. 11, T. 15 N., R. 3E.
 CONTAINING 3,600 S.F. PERM., MORE OR LESS
 DRAWN BY CHECKED BY DATE
 J. MEEK R. HAAGSMA 12-17-68

HATCHED AREA IS APPROXIMATE TAKING

AG-12
Rev. 6-68

Resolution (cont.)

and a Right of Way Plat as shown in attached exhibit and marked "Exhibit A."

WHEREAS this matter was considered and adopted by voice vote by a quorum of members of the Indiana State Highway Commission present at a regular meeting held in the office of the Indiana State Highway Commission in Indianapolis, Indiana on the 19th day of December, 1968.

BE IT FURTHER RESOLVED, that a copy of this resolution be referred to the Attorney General of Indiana.

INDIANA STATE HIGHWAY COMMISSION

AG-13
Rev. 6-68

Offices of the Indiana State Highway Commission of Indiana,
Indianapolis, Indiana.

This is to certify that the attached and foregoing is a full,
true and complete copy of a Resolution with Right of Way map
attached affecting the lands of Lake County Trust Company,

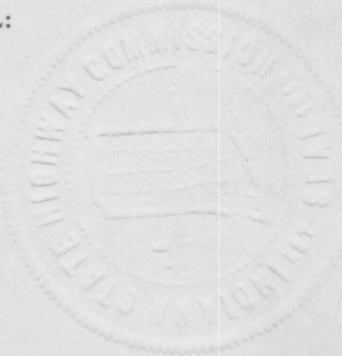
208 S. Main St., Crown Point, Indiana

in Marion County, Indiana, as the same appears
on records in the files of said Commission in the State Office Building
in the City of Indianapolis, Indiana.

IN WITNESS WHEREOF, I, Edwin J. Simcox, Secretary of
the Indiana State Highway Commission of Indiana, hereto place my
hand and seal of said Commission on this 19th day
of December, 1968.

Edwin J. Simcox
Secretary

SEAL:



November 19, 1968

Lake County Trust Company
208 South Main Street
Crown Point, Indiana

RE: Project I-70-3(52)
Parcel #285
Interstate I-70
Marion County

ATTN: Trust Officer
RE: Trust #1215

Dear Sir:

In reviewing your file, I note there is a difference of opinion as to the value of your property which we propose to acquire.

Due to the urgency of the highway construction program, an orderly and systematic acquisition of properties must be vigorously pursued. I trust you will understand this need. We have attempted to arrive at a fair market value of your property by the use of highly competent, professional appraisers. We have made full use of all information supplied by our Buying Representative. From all the facts we have gathered we have in our opinion arrived at a just and fair market value of the property in the amount of \$1,000.00.

I am again repeating the offer as stated. This offer will remain open ten days from date of receipt of this letter, at which time it will be considered terminated, and it shall be necessary for us to forward your file to the Office of the Attorney General of Indiana in order that he may institute proceedings in eminent domain.

I wish to thank you for the courtesy and consideration you have extended to our various representatives in the past. If you should decide to reconsider your position and accept the offer, please contact me at the address or phone number indicated below my name and I shall be glad to have our representative contact you again.

We regret any inconvenience this project may cause you personally but feel quite sure, after evaluating all the facts, you may wish to join the Indiana State Highway Commission in rendering to the People of Indiana a modern and safe highway system.

Sincerely,

William H. Belky,
Director, Region II

Division of Land Acquisition
532 West Market Street
Indianapolis, Indiana
Phone (AC 317) 633-5372

WHB:sas

(See Next Page)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

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

BUYER'S REPORT NUMBER: 1 COUNTY Mallon PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust Co
Crown Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Richard C Bunt Attorney
Indiana Bldg. Hdsps PHONE # _____

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

DATE ASSIGNED 2-16-67 DATE OF CONTACT 3-21-67

OFFER \$ 1000⁰⁰ TIME OF CONTACT 1 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:
No Bunt requires meeting on above parcel, at time of contact wanted to again contact owner before making decision will call me.

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

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

633-4473
Joseph M. Marley
(Signature)
Reporter

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3-(52)

BUYER'S REPORT NUMBER: ✓ COUNTY Maine PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust Company Trustee
Crown Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Lake County Trust Co
Crown Point Indiana PHONE # _____

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

DATE ASSIGNED 2-16-67 DATE OF CONTACT 4-10-68

OFFER \$ 1,000⁰⁰ TIME OF CONTACT 11 am

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

- 1. NA Checked abstract with owner? 2. _____ Any affidavits taken?
- 3. ✓ Any mortgage(s)? 4. _____ Any other liens, judgements, etc.?
- 5. ✓ Showed plans, explained take, made offer, etc.?
- 6. ✓ Explained about retention of buildings, etc.? 7. _____ Any being retained?
- 8. ✓ Walked over property with owner? (or with whom? _____)
- 9. ✓ Arranged for owner to pay taxes? (Explain how in remarks)
- 10. ✓ Secured Right of Entry? 11. _____ Secured Driveway Right of Entry?
- 12. ✓ Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
- 13. ✓ Was 180 Day Notice Letter delivered or mailed to all parties?
- 14. ✓ Waivers, were any secured? 15. _____ Filled out RAAP Form?

REMARKS: Due to ineffective communication between the owner
who resides in Indianapolis and Trust Co
have talked with three different attorneys
on that many or more occasions. with
no progress as a result notified trust
company would write one more letter prior
to condemnation proceedings

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

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

Joseph M Morley
 (Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3-(52)

BUYER'S REPORT NUMBER: 4 COUNTY Maum PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust Company
Crown Point Ind PHONE # _____

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 7-23-68

OFFER \$ 1,000.00 TIME OF CONTACT _____

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

1. _____ Checked abstract with owner? 2. _____ Any affidavits taken?
3. _____ Any mortgage(s)? 4. _____ Any other liens, judgements, etc.?
5. _____ Showed plans, explained take, made offer, etc.?
6. _____ Explained about retention of buildings, etc.? 7. _____ Any being retained?
8. _____ Walked over property with owner? (or with whom? _____)
9. _____ Arranged for owner to pay taxes? (Explain how in remarks)
10. _____ Secured Right of Entry? 11. _____ Secured Driveway Right of Entry?
12. _____ Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
13. _____ Was 180 Day Notice Letter delivered or mailed to all parties?
14. _____ Waivers, were any secured? 15. _____ Filled out RAAP Form?

REMARKS: No response to our mail request of any kind, as advised owners in letter of July 2nd 1968 - parcel would be condemned unless some contact was made (result condemnation)

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

() Other, awaiting what? Reported Above

Distribution Made

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

Joseph M. Morley
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3 (52)

BUYER'S REPORT NUMBER: 3 COUNTY Mallon PARCEL NO. 285

NAME & ADDRESS OF OWNER Lane County Trust Company

Crown Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED See Below

PHONE # _____

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

DATE ASSIGNED 2-16-67 DATE OF CONTACT 7-2-68

OFFER \$ 1,000.00 TIME OF CONTACT 9:30am

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

1. Checked abstract with owner? 2. _____ Any affidavits taken?
3. Any mortgage(s)? 4. _____ Any other liens, judgements, etc.?
5. Showed plans, explained take, made offer, etc.?
6. Explained about retention of buildings, etc.? 7. _____ Any being retained?
8. Walked over property with owner? (or with whom? _____)
9. Arranged for owner to pay taxes? (Explain how in remarks)
10. Secured Right of Entry? 11. _____ Secured Driveway Right of Entry?
12. Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
13. Was 180 Day Notice Letter delivered or mailed to all parties?
14. Waivers, were any secured? 15. _____ Filled out RAAP Form?

REMARKS:

Directed letter to see above, explaining position of State. Should we not receive any reply as we have not on previous letter - parcel will go to condemnation

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

() Other, awaiting what? Reported Above

Distribution Made

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

Joseph M. Malley
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3-52

BUYER'S REPORT NUMBER: 3 COUNTY Maum PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust Company
Crown Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Richard C Brunst 1112 Indiana Bldg
Indianapolis Indiana PHONE # _____

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

DATE ASSIGNED 2-16-67 DATE OF CONTACT 6-27-67

OFFER \$ 1,000⁰⁰ TIME OF CONTACT 1:30 PM

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

- 1. Checked abstract with owner? 2. _____ Any affidavits taken?
- 3. Any mortgage(s)? 4. _____ Any other liens, judgements, etc.?
- 5. Showed plans, explained take, made offer, etc.?
- 6. Explained about retention of buildings, etc.? 7. _____ Any being retained?
- 8. Walked over property with owner? (or with whom? _____)
- 9. Arranged for owner to pay taxes? (Explain how in remarks)
- 10. Secured Right of Entry? 11. _____ Secured Driveway Right of Entry?
- 12. Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
- 13. Was 180 Day Notice Letter delivered or mailed to all parties?
- 14. Waivers, were any secured? 15. _____ Filled out RAAP Form?

REMARKS: Contacted Mr Brunst attorney for Lake
County Trust Co who advises, he recommended
acceptance of states offer, and was dismissed by
Client

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

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

Joseph M Marley
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3-(52)

BUYER'S REPORT NUMBER: 9 COUNTY Marion PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust
Grain Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Jules Gradison (Trust. owner)
3100 East 56th Street PHONE # _____
(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 2-16-67 DATE OF CONTACT 10/24/68 TIME OF CONTACT 11 am

OFFER \$ 1,000.00 TYPE OF CONTACT: () PERSONAL VISIT () TELEPHONE CALL
Write, YES, NO or NA (for Not Applicable), as appropriate, in each numbered blank space:

- | | |
|--|--|
| 1. <u>NA</u> Checked Abstract with owner? | 12. <u>NA</u> Secured driveway right of entry? |
| 2. <input checked="" type="checkbox"/> Any affidavits taken? | 13. <input checked="" type="checkbox"/> Mailed Daily Notice to Relocation Section. (thru Control Section)? |
| 3. <input checked="" type="checkbox"/> Any mortgage(s)? | |
| 4. <input checked="" type="checkbox"/> Any other liens, judgments, etc.? | LEFT FOLLOWING PAPERS WITH OWNERS: |
| 5. <input checked="" type="checkbox"/> Showed plans? Explained take? | 14. <u>NA</u> Written offer? |
| 6. <input checked="" type="checkbox"/> Explained about retentions? | 15. <input checked="" type="checkbox"/> Retention Letter? |
| 7. <input checked="" type="checkbox"/> Any major item retained? | 16. <input checked="" type="checkbox"/> Transfer of Property Letter? |
| 8. <input checked="" type="checkbox"/> Any minor items retained? | 17. <input checked="" type="checkbox"/> Tax Memo (interim period)? |
| 9. <input checked="" type="checkbox"/> Walked over property? | 18. <input checked="" type="checkbox"/> Receipt of Deed? |
| 10. <input checked="" type="checkbox"/> Arranged for owner to pay taxes? | 19. <input checked="" type="checkbox"/> Copy of Deed? |
| 11. <input checked="" type="checkbox"/> Secured Right of Entry? | 20. <input checked="" type="checkbox"/> Private appraisal letter? |

REMARKS: _____
 Called Mr Gradison office, after identifying myself
 was informed Mr Gradison not in but would return my
 call
 Called again 10-19-68 same treatment
 " " 11-6-68 " "
 " " 11-12-68 " " this time
 informed Mr Gradison secretary, parcel would be
 returned to condemnation if he did not call by
 Friday 11-15-68. (He did not return call)

Status of Parcel : ()-Secured, ()-Condemned, ()-Other (Explain):
 Distribution Made
 (1) Parcel (1) Weekly Summary
 () Owner () Attorney
 () Broker () Other, specify office
 Joseph M. Marley
 (Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3- (52)

BUYER'S REPORT NUMBER: 8 COUNTY Marion PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust Co
Drum Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Julius Graham
3100 East 56th Street PHONE # 251-4555

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

DATE ASSIGNED 2-16-67 DATE OF CONTACT 10-17-68

OFFER \$ 1,000.00 TIME OF CONTACT 2:30pm

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

- 1. NA Checked abstract with owner? 2. _____ Any affidavits taken?
- 3. / Any mortgage(s)? 4. _____ Any other liens, judgements, etc.?
- 5. / Showed plans, explained take, made offer, etc.?
- 6. / Explained about retention of buildings, etc.? 7. _____ Any being retained?
- 8. / Walked over property with owner? (or with whom? _____)
- 9. / Arranged for owner to pay taxes? (Explain how in remarks)
- 10. / Secured Right of Entry? 11. _____ Secured Driveway Right of Entry?
- 12. / Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
- 13. / Was 180 Day Notice Letter delivered or mailed to all parties?
- 14. / Waivers were any secured? 15. _____ Filled out RAAP Form?

REMARKS: Telephone calls to Mr Graham as follows

<u>9-17-68</u>	<u>1130am</u>	<u>will call me back - (no return call)</u>			
<u>9-23-68</u>	<u>2pm</u>	<u>" " " "</u>	<u>"</u>	<u>"</u>	<u>"</u>
<u>9-30-68</u>	<u>1450am</u>	<u>" " " "</u>	<u>"</u>	<u>"</u>	<u>"</u>
<u>10-4-68</u>	<u>2450pm</u>	<u>" " " "</u>	<u>"</u>	<u>"</u>	<u>"</u>
<u>10-10-68</u>	<u>3pm</u>	<u>" " " "</u>	<u>"</u>	<u>"</u>	<u>"</u>

Informed lady who answered phone, about above calls, said she would tell Mr Graham
10-17-68 - finally reached Mr Graham who reported he was busy for next returning my calls. will make decision within week or 10 days

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

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

Joseph M Mally
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3-(52)

BUYER'S REPORT NUMBER: 7 COUNTY Marion PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust Co
Crown Point Ind PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Jules T. Gulison
3100 East 56th Street PHONE # 251-4555

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

DATE ASSIGNED 2-16-67 DATE OF CONTACT 9-9-68

OFFER \$ 1,000.00 TIME OF CONTACT 3:30 PM

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

- 1. Checked abstract with owner? 2. Any affidavits taken?
- 3. Any mortgage(s)? 4. Any other liens, judgements, etc.?
- 5. Showed plans, explained take, made offer, etc.?
- 6. Explained about retention of buildings, etc.? 7. Any being retained?
- 8. Walked over property with owner? (or with whom? _____)
- 9. Arranged for owner to pay taxes? (Explain how in remarks)
- 10. Secured Right of Entry? 11. Secured Driveway Right of Entry?
- 12. Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
- 13. Was 180 Day Notice Letter delivered or mailed to all parties?
- 14. Waivers, were any secured? 15. Filled out RAAP Form?

REMARKS: Contacted Mr Jules Gulison who advise
own appraisal not ready as get call back in
one week

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

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

Joseph M. Marley
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3-(52)

BUYER'S REPORT NUMBER: 6 COUNTY Marion PARCEL NO. 785

NAME & ADDRESS OF OWNER Lake County Trust Co
Grand Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED John T Madison
3100 East 56th Street PHONE # 251-4555
(List other interested parties on reverse side including nature of their interest)

DATE ASSIGNED 7-16-67 DATE OF CONTACT 8-27-68

OFFER \$ 1,000.00 TIME OF CONTACT 10:45am

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

- 1. Checked abstract with owner? 2. _____ Any affidavits taken?
- 3. Any mortgage(s)? 4. _____ Any other liens, judgements, etc.?
- 5. Showed plans, explained take, made offer, etc.?
- 6. Explained about retention of buildings, etc.? 7. _____ Any being retained?
- 8. Walked over property with owner? (or with whom? _____)
- 9. Arranged for owner to pay taxes? (Explain how in remarks)
- 10. _____ Secured Right of Entry? 11. _____ Secured Driveway Right of Entry?
- 12. Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
- 13. Was 180 Day Notice Letter delivered or mailed to all parties?
- 14. Waivers, were any secured? 15. _____ Filled out RAAP Form?

REMARKS: Contacted Mr Madison who controls
trust, regarding his own appraisal. Reports
appraisal will be made 8-28- or 8-29-68
and will advise decision

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

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

Joseph M. Marley
(Signature)

INDIANA STATE HIGHWAY COMMISSION
Land Acquisition Division

PROJECT NO. 1-70-3-(52)

BUYER'S REPORT NUMBER: 5 COUNTY Marion PARCEL NO. 285

NAME & ADDRESS OF OWNER Lake County Trust Co
Crown Point Indiana PHONE # _____

NAME & ADDRESS OF PERSON CONTACTED Julio T Gradison
3100 East 56th Street Office PHONE # 251-4555

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

DATE ASSIGNED 2-16-67 DATE OF CONTACT 8-13-68

OFFER \$ 1,000⁰⁰ TIME OF CONTACT 2:30 pm

Write YES, NO, or NA (for Not Applicable), as appropriate, in each numbered blank space:

- 1. Checked abstract with owner? 2. _____ Any affidavits taken?
- 3. Any mortgage(s)? 4. _____ Any other liens, judgements, etc.?
- 5. Showed plans, explained take, made offer, etc.?
- 6. Explained about retention of buildings, etc.? 7. _____ Any being retained?
- 8. Walked over property with owner? (or with whom? _____)
- 9. Arranged for owner to pay taxes? (Explain how in remarks)
- 10. Secured Right of Entry? 11. _____ Secured Driveway Right of Entry?
- 12. Was Chapter 316, Acts of 1967 Indiana General Assembly, explained?
- 13. Was 180 Day Notice Letter delivered or mailed to all parties?
- 14. Waivers, were any secured? 15. _____ Filled out RAAP Form?

REMARKS: Talked with Mr Julio Gradison, who
controls this trust, informed him parcel had been
condemned, since we received no responses to our
efforts to purchase this trust, says offer to buy
but would have had appraised this week or early
next week and make decision as to what action he
would take

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

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

Joseph M Marley
(Signature)

CHICAGO TITLE INSURANCE COMPANY

INTERIM GUARANTY OF TITLE

Par 285

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

Names on Plans Rita J. Gradison

CTIC # 6500-51 -S

Lake County Trust Company, a corporation of Indiana, as Trustee
Name of Fee Owner under the provisions of a trust agreement dated the 3rd day of
February 1966, known as Trust Number 1215.

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 August 29, 1966 to and including
February 26, 1970 reveals no changes as to the real estate described under

CTIC # 6500-51 except:

1. Taxes for 19 68 payable 19 69 in name of Lake County Trust Company, Trustees
Duplicate # 9843047 Parcel # 1030003 Township Center Code # 101
May \$ 13.21 (paid) (unpaid); November \$ 13.21 (paid) (unpaid)
Taxes for 19 69 payable 19 70 now a lien.

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. Binsley
President

Robert Kratochvil
Secretary

ATTEST:

Countersigned and validated as of the 3rd day of March

19 70

Evelyn S. Kuhns
Authorized Signatory

CHICAGO TITLE INSURANCE COMPANY

Per 285 cond

INTERIM GUARANTY OF TITLE

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

Names on Plans Rita J. Gradison

CTIC # 6500-51 -S

Name of Fee Owner Lake County Trust Company, a Corporation of Indiana, as Trustee under the provisions of a trust agreement dated the 3rd day of February, 1966, known as Trust Number 1215

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 August 29, 1966 to and including

December 4, 1968 reveals no changes as to the real estate described under CTIC # 6500-51 except:

1. Taxes for 19 68 payable 19 69 in name of Lake County Tr Co Trs
 Duplicate # 9843047 Parcel # 1030003 Township Center Code # 101
 May \$ 13.21 (paid) ~~(unpaid)~~; November \$ 13.21 ~~(paid)~~ (unpaid)
 Taxes for 19 69 payable 19 70 now a lien.

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. Binsley
President

Robert Kratochvil
Secretary

ATTEST:

Countersigned and validated as of the 24 day of June
19 69.

Ronald P. Evans
Authorized Signatory

CHICAGO TITLE INSURANCE COMPANY

INTERIM
GUARANTY OF TITLE

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

Names on Plans Rita J. Gradison

CTIC # 6500-51 -S

Lake County Trust Company, a corporation of Indiana, as Trustee under the provisions
Name of Fee Owner of a trust agreement dated the 3rd day of February, 1966, known
as Trust Number 1215.

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 August 29, 1966 to and including
December 4, 1968 reveals no changes as to the real estate described under
CTIC # 6500-51 except:

1. Taxes for 19 67 payable 1968 in name of Rita J. Gradison
Duplicate # 8787586 Parcel # 1030003 Township Center Code # 101
May \$ 13.15 (paid) (~~unpaid~~); November \$ 13.15 (~~paid~~) (unpaid)
Taxes for 19 68 payable 19 69 now a lien.

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. Binsley
President

Robert Kratochvil
Secretary

ATTEST:

Countersigned and validated as of the 20 day of December
19 68.

Ronald R. Evans
Authorized Signatory

285

CHICAGO TITLE INSURANCE COMPANY

GUARANTY OF TITLE

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

Names on Plans Rita J. Gradison

CTIC # 6500-51

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 29th day of August, 19 66

Lake County Trust Company, a corporation of Indiana, as Trustee under the provisions of a trust agreement dated the 3rd day of February, 1966, known as Trust Number 1215.

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 12th day of September 19 66.

J. Watson

Authorized Signatory

I-70-3(52)
0536
PARCEL 285

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 136 in McCarty's Subdivision of the West part of Out Lot 120 of the Donation Lands of the City of Indianapolis, as per plat thereof, recorded in Plat Book 7, page 74, in the Office of the Recorder of Marion County, Indiana.

C-3

CTIC # 6500-51

The Record Owner or Owners disclosed above acquired title by Warranty Deed dated February 11, 1966 and recorded March 1, 1966 as Instrument No. 66-10956 by Rita J. Gradison and Jules T. Gradison, her husband. (No 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 \$11.42, assessed in the name of Rita J. Gradison, due and payable in May and November, 1966. (Center Township - Inside, Parcel No. 101-1030003, Duplicate No. 6033502) May installment is paid. November installment is unpaid. (Assessed Value - Land \$240; Improvements None; Exemptions None)
- f. Taxes for the year 1966, due and payable in 1967.

53375

