

STATE HIGHWAY DEPARTMENT OF INDIANA
STATE HOUSE ANNEX
INDIANAPOLIS 9, INDIANA

FUND FI

PROJECT No. 69

SECTION 28

RIGHT OF WAY GRANT 45

STR. No. _____

This indenture witnesseth that the undersigned, as grantors and sole owners of land in Newton 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 State Highway Department of Indiana. The description from said plans of said right of way hereby granted is as follows:

(NAME) _____ ROAD, FROM _____ TO _____

PLANS ON SR. No. 41 SEC. _____, F.I. PROJ. No. 69 SEC. 28 DATED _____

SEC. 27, T. 29 N., R. 9 W. 10.7 ACRES, MORE OR LESS, ACQUIRED

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

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

FROM STATION to STATION ON CENTERLINE (C/L)	LEFT SIDE OF CENTERLINE	RIGHT SIDE OF CENTERLINE
1069 ± 06 PL. to 1094 ± 00	87 feet	87 feet
1094 ± 00 to 1095 ± 09 PL.	87 to 200 feet	87 to 200 feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet

The above and foregoing grant is made in consideration of payment of the sum of Eleven thousand three hundred seven dollars and fifty cents Dollars (\$ 11,307.50), which sum shall be paid to the order of

NAME Gaylord H. Chizum

ADDRESS Fort Worth National Bank Building, Fort Worth, Texas

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 State Highway Department of Indiana 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 for Highway purposes and shall be binding until specifically vacated by resolution by the State Highway Department of Indiana.

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 State Highway Department of Indiana to pay them the amount herein stipulated.

Mortgagee: NONE

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

FILED
JUN 19 1954

(Grantor)

(Grantor)

(Grantor)

Gaylord H. Chizum
Gaylord H. Chizum (Grantor)
Louise S. Chizum
Louise S. Chizum (Grantor)

(Grantor)
Dated April 27, 1954

JOHN M. CONNELL
County Auditor

CHECKED WITH PROJECT PLANS DATED _____ BY _____

AMOUNT APPROVED MAY 18 54
BY Nyle Teverbaugh
Nyle Teverbaugh

THE ABOVE GRANT IS HEREBY ACCEPTED.
STATE OF INDIANA
BY Albert J. Wedeking
Chairman, STATE HIGHWAY DEPARTMENT OF INDIANA
DATE 5/21 1954

DESCRIPTION & FORM OK'D MAY 13 1954
BY S. C. Skaltsas
S. C. Skaltsas
MAY 13 1954

PAID BY WARRANT No. A534202
DATED May 20, 1954

T-m
D-m

MAY 13 1954

Texas

State of Indiana, County of Tarrant ss: GAYLORD H. CHIZUM and wife, LOUISE S. CHIZUM
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 27th day of April, 1954
Witness my hand and official seal. June 1, 1955
My Commission expires
Gillie Price
Notary Public.

State of Indiana, County of ss:
Personally appeared before me and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this day of 19
Witness my hand and official seal.
My Commission expires
Notary Public.

State of Indiana, County of ss:
Personally appeared before me and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this day of 19
Witness my hand and official seal.
My Commission expires
Notary Public.

State of Indiana, County of ss:
Personally appeared before me and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this day of 19
Witness my hand and official seal.
RECEIVED FOR RECORD
At 8:30 clock A.M. Recorded
in Record No. 87 Page 527
JUN 1 9 1954
CLARICE HUFFY
Recorder, Newton County, Indiana
My Commission expires
Notary Public.

State of Indiana, County of ss:
Personally appeared before me and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this day of 19
Witness my hand and official seal.
My Commission expires
Notary Public.

State of Indiana, County of ss:
Personally appeared before me and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this day of 19
Witness my hand and official seal.
My Commission expires
Notary Public.

State of Indiana, County of ss:
Personally appeared before me and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the facts therein are true, this day of 19
Witness my hand and official seal.
My Commission expires
Notary Public.

STATE HIGHWAY COMMISSION OF INDIANA
3rd FLOOR STATE HOUSE ANNEX
INDIANAPOLIS, INDIANA

June 2 19 54

To LAKE COUNTY TITLE CO.
Crown Point, Indiana

GENTLEMEN:

We enclose State Warrant No. A-534293 May 28 19 54
in settlement of the following vouchers:

DESCRIPTION	AMOUNT
<p>For the purchase of Right of Way on State Road No. <u>41</u> in <u>Lake-Newton</u> County <u>FI</u> Project <u>69</u> Section <u>30</u> Agreement <u>as per Grant dated</u> <u>April 26, 1954</u></p>	<p>920.00</p>

PAID
JUN 7 1954

PLEASE RECEIPT AND RETURN
LAKE COUNTY TITLE CO.
Yours truly,

CONTROLLER

Received Payment:..... 19.....

STATE HIGHWAY COMMISSION OF INDIANA
3rd FLOOR STATE HOUSE ANNEX
INDIANAPOLIS, INDIANA

June 2 19 54

To GAYLORD H. CHIZUM ~~at Fort Worth National Bank~~
Fort Worth National Bank Building
Fort Worth, Texas

GENTLEMEN:

We enclose State Warrant No. A-534282 May 28 19 54
in settlement of the following vouchers:

DESCRIPTION	AMOUNT
<i>For the purchase of Right of Way on State Road No. 41 in Newton County FI Project 69 Section 28 as per Grant dated April 27, 1954</i>	11,307 50

PLEASE RECEIPT AND RETURN

Yours truly,

CONTROLLER

Received Payment:

Gaylord H. Chizum
6-7-54

TITLE AND ENCUMBRANCE REPORT



RIGHT OF WAY DEPARTMENT

STATE HIGHWAY DEPARTMENT OF INDIANA

S.R. 4541 PROJ. PT. 69 SEC. 28 Beaver TWP. Newton CO.

Name on Plans Baylord H. CHIZUM et. al. Bertie M. CHIZUM. Taxes

(FT. WORTH NATL. BK. FT. WORTH, TEX.)

Name in Trans. Book _____

DESCRIPTION OR ADDITION	SEC.	TWP.	RGE.	ACREAGE		ASSESSED VAL.	
	BLK.	LOT	LOT	TOWN	LAND	IMP.	
<u>pt. N.E.</u>	<u>27</u>	<u>ASN</u>	<u>9W</u>	<u>186</u>	<u>91</u>	<u>16200.00</u>	<u>1200</u>
<u>pt. N.W.</u>							

DEED RECORD: Will
 DEED RECORD 3 P. 162 Recorded Sept. 8. 1904 Will Deed.
 To Baylord H. CHIZUM & Bertie M. CHIZUM. wife estate
 From Albert E. CHIZUM. Pres. owner.
 Subject to _____

DEED RECORD _____ P. _____ Recorded _____ Deed.
 To _____
 From _____
 Subject to _____

DEED RECORD _____ P. _____ Recorded _____ Deed.
 To _____
 From _____
 Subject to _____

MORTGAGE RECORD: ✓
 MORTGAGE RECORD _____ P. _____ Amount _____ Date _____
 Mortgagor _____
 Mortgagee _____
 Street Address _____ City _____ State _____ County _____

MORTGAGE RECORD _____ P. _____ Amount _____ Date _____
 Mortgagor _____
 Mortgagee _____
 Street Address _____ City _____ State _____ County _____

JUDGMENT RECORD: ✓
 JUDGMENT DOCKET _____ P. _____ Amount _____ Rendered _____
 Judg. Defendant _____ Cause No. _____
 Judg. Plaintiff _____ O. B. _____ P. _____

MISCELLANEOUS RECORD: ✓
 Record _____ P. _____ Amount _____ Date _____

TAXES:
 TAXES PAID ✓ Taxes Delinquent Year _____ Amount _____
 (See reverse of sheet for deed description, mortgage description, explanations, etc.)
 Title checked by Morris Ungar Jr. Date 2-11-1954

[Blank lined area for notes]

MORTGAGE RECORD

P.

The north East 1/4 of Section 27 That lies north
and east of the Q. & E. S. Ry and that part of the
N.W. 1/4 of Section 27 That lies north and east of the
Q. & E. S. Ry. containing in all nearly 200 acres all
in Section 27, Twp 29 N. Range 9 West

MORTGAGE RECORD

3

P.

2

STATE HIGHWAY COMMISSION OF INDIANA

RIGHT OF WAY REPORT

F I Proj. 69 Sec. (23) Sta. 1069+06 to Sta. 1095+09 [&] Rods

Property of Gaylord H. Chizum

Length of widening 2603 feet Left 2603 feet Right

Length of relocation 2603 Lengths and types of existing fence

Total acres in farm 163 rods 6" stay & barbed

Assessed valuation per acre

Fair market value per acre \$200.00

Type of existing road

Estimate of Damage	Damage Estimated by	Damage Estimated by
Rods 163 fence to be moved at \$2.50	Rod \$ 407.50	\$
Rods 160 fence to be constructed at \$4.00	Rod \$ 640.00	\$
Land in right of way 10.79 acres at \$200.00	\$ 2140.00	\$
Buildings to be moved (kind, size, etc.)	\$	\$
Corner posts-- 8 at \$15.00	\$ 120.00	\$
Trees, shrubbery, etc. (kind)	\$	\$
Drainage	\$	\$
Well	\$	\$
Proximity to buildings	\$	\$
Consequential damage due to 1/2 separation of \$56,000 farm	\$ 8000.00	\$
Other damage	\$	\$
Total	\$11307.50	\$
Probability of an early and definite increase in value	\$	\$
Net damage	\$11307.50	\$

C. A. Allingworth

(Sketch on other side) *N. J.*

STATE HIGHWAY COMMISSION OF INDIANA

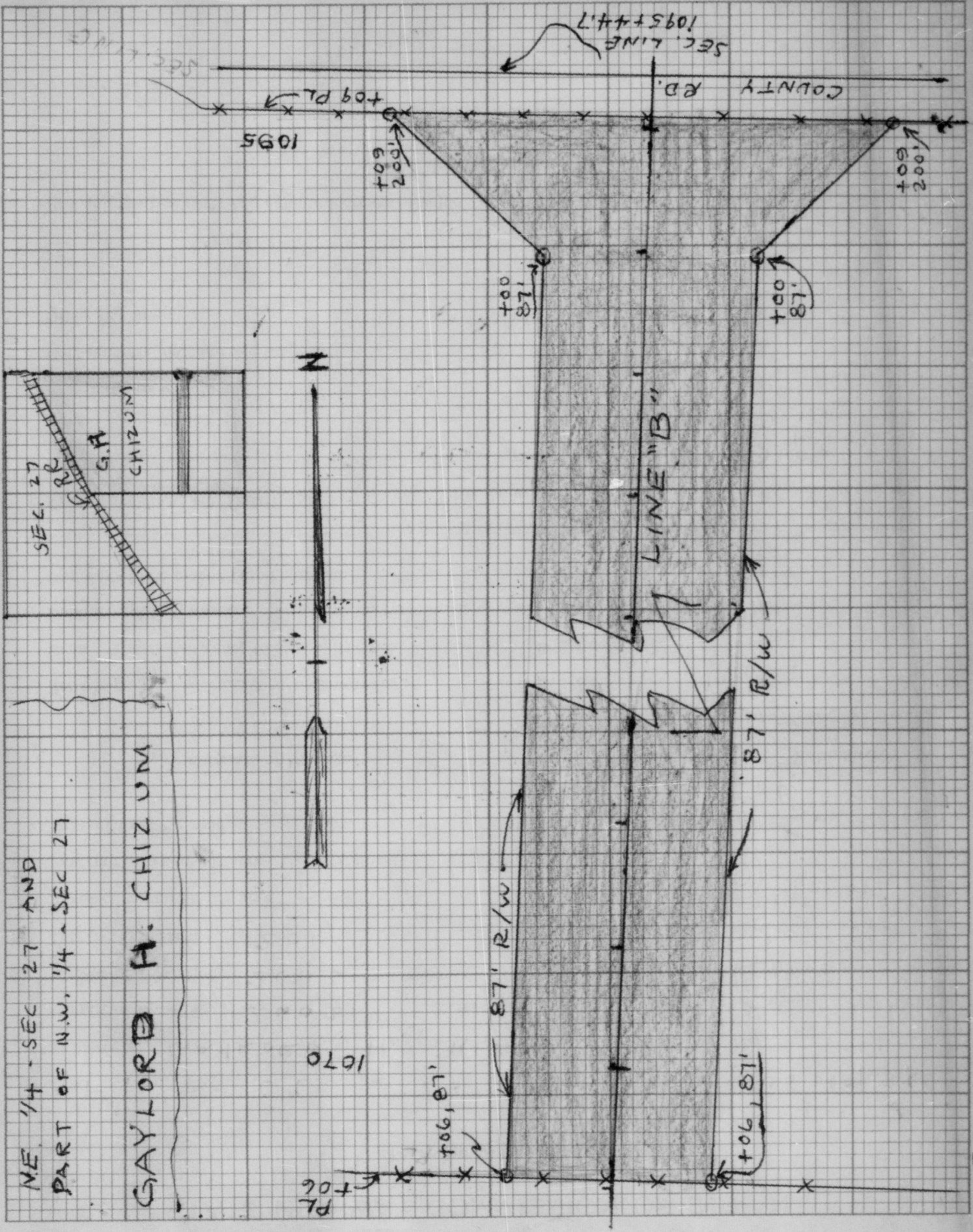
RIGHT OF WAY REPORT

F 1 Proj. 69 Sec. 28 Sta. 1069+06 to Sta. 1059+09 [±] R & L
 Property of GAYLORD H. CHIZOM
 Length of widening 2603 feet Left 2603 feet Right
 Length of relocation 2603 Lengths and types of existing fence
 Total acres in farm 200
 Assessed valuation per acre
 Fair market value per acre
 Type of existing road

Estimate of Damage	Damage Estimated by	Damage Estimated by
Rods..... fence to be moved.....	Rod \$.....	\$.....
Rods..... fence to be constructed.....	Rod \$.....	\$.....
Land in right of way..... acres.....	\$.....	\$.....
Buildings to be moved (kind, size, etc.).....	\$.....	\$.....
.....
Trees, shrubbery, etc. (kind).....	\$.....	\$.....
Drainage.....	\$.....	\$.....
Well.....	\$.....	\$.....
Proximity to buildings.....	\$.....	\$.....
Consequential damage due to.....	\$.....	\$.....
Other damage.....	\$.....	\$.....
.....
Total.....	\$.....	\$.....
Probability of an early and definite increase in value.....	\$.....	\$.....
Net damage.....	\$.....	\$.....

(Sketch on other side)

SKETCH OF THE ENTIRE FARM OR PLAT OF LAND FOUND TO SCALE SHOWING SIZE AND SHAPE, LOCATION OF BUILDINGS, EXISTING ROADS, AND NEW ROADS, AND ANY OTHER MAJOR INFLUENCING ITEMS.



F. KONNERSMAN