

FILED

STATE HIGHWAY DEPARTMENT OF INDIANA
STATE HOUSE ANNEX
INDIANAPOLIS 9, INDIANA
RIGHT OF WAY GRANT

FUND FI
PROJECT No. 69
SECTION (28)
STR. No. _____

MAY 5 - 1954

JOHN M. CONNELLEY

This indenture witnesses 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) U.S. 41 ROAD, FROM Kentland, Ind. TO Schneider, Ind.
PLANS ON SR. NO. 41 SEC. _____ F I PROJ. No. 69 SEC. (28) DATED 1954
SEC. 27 & 34, T. 29 N, R. 9 W 1.45 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) B	LEFT SIDE OF CENTERLINE	RIGHT SIDE OF CENTERLINE
1041+50 PL to 1042+33 PL	PL to 150 feet	feet
1042+73 PL to 1043+50 PL	150 to 89 feet	feet
1043+50 PL to 1046+85 PL	89 feet	feet
1042+73 PL to 1043+50	feet	150 to 87 feet
1043+50 to 1046+85 PL	feet	87 feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	feet
to	feet	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 Twelve Hundred and Fifty Dollars (\$ 1,250.⁰⁰), which sum shall be paid to the order of

NAME George L. Crudden
ADDRESS R#1 Morisco

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.

Mortgage: 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.
George L. Crudden (Grantor) X
Edith L. Crudden (Grantor) X

Dated March 3, 1954

CHECKED WITH PROJECT PLANS DATED _____ BY _____

AMOUNT MAR 26 '54 APPROVED BY Nyle Teverbaugh

THE ABOVE GRANT IS HEREBY ACCEPTED. STATE OF INDIANA BY Albert J. Wedeking Chairman, STATE HIGHWAY DEPARTMENT OF INDIANA DATE 4/8, 1954

DESCRIPTION MAR 1 9 1954 & FORM OK'D BY S. C. Skaltsas

PAID BY WARRANT No. A530432 DATED April 14, 1954

T-vr B-vr MAR 1 2 1954

MAR 1 2 1954

State of Indiana, County of Newton ss:
Personally appeared before me George L. Crudden and Edith L. Crudden
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this 3 day of March, 1954 32

Witness my hand and official seal.
My Commission expires Feb 16 - 1957
Herman M. Highley
Notary Public.
Herman M. Highley

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

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

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

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

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

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

State of Indiana, County of _____ ss:
Personally appeared before me _____
and acknowledged the execution of the above agreement, and being duly sworn, upon their oath stated the
facts therein are true, this _____ day of 25-17, 19_____

Witness my hand and official seal.
My Commission expires _____

RECEIVED FOR RECORD
At 9:30'clock A.M. Recorded
In Book Record No. 84 Page 449
MAY 5 1954
CLARICE HUFTY
Recorder, Newton County, Indiana

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

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

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

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

State of _____ }
County of _____ } ss:

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

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

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

April 15

1954

To GEORGE L. CRUDDEN
R. R. 1
Morocco, Indiana

GENTLEMEN:

We enclose State Warrant No. A-530432 Apr 14 1954
in settlement of the following vouchers:

DESCRIPTION	AMOUNT
<i>For the purchase of Right of Way on State Road No. <u>41</u> in <u>Newton</u> County <u>FI</u> Project <u>69</u> Section <u>28</u> as per Grant dated <u>March 23, 1954</u></i>	1,250 00

PLEASE RECEIPT AND RETURN

Yours truly,

CONTROLLER

Received Payment:

George L. Crudden 1954

TITLE D ENCUMBRANCE REPORT



RIGHT OF WAY DEPARTMENT

STATE HIGHWAY DEPARTMENT OF INDIANA

S.R. U.S.H. PROJ. RT. 69 SEC. (28) Beaver TWP. Newton CO.

Name on Plans HAYVEY E. RUST & EMMA RUST

Name in Trans. Book George L. Crudden & Edith L. Crudden H & W.

DESCRIPTION OR ADDITION	SEC.	TWP.	RGE.	ACREAGE	ASSESSED VAL.	
	BLK.	LOT	LOT		TOWN	LAND
<u>S.E. 1/4 of S.W. 1/4 and S.E. 1/4 of S.E. 1/4</u>	<u>27</u>	<u>29N</u>	<u>9W</u>		<u>8040</u>	<u>2090</u>
<u>N.E. 1/4 of N.W. 1/4</u>	<u>34</u>	<u>29N</u>	<u>9W</u>	<u>147 54</u>		

DEED RECORD:

DEED RECORD 90 P. 174 Recorded March 2, 1949 Wan Deed.

To George L. Crudden and Edith L. Crudden H. & W. by entirety
 From ona Fleming & Frank C. Fleming, H. & W., Elmer Rust & Melvin Rust H. & W.
 Subject to Raymond Rust & Nellie Rust, H. & W.

DEED RECORD 80 P. 597 Recorded 1-9-50 Wan Deed.

To George L. Crudden & Edith L. Crudden H. & W. tenant by entirety
 From William H. Kessler single man over 21 years.
 Subject to _____

DEED RECORD 92 P. 28 Recorded 2-23-1951 Deed.

To George L. Crudden & Edith L. Crudden
 From Fabrikant steel products, Inc formerly Dulin steel and Inc.
 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 Young Jr. Date 2-18, 1954

DEED RECORD 80 P. 174
all that part of the S.E. 1/4 of the S.W. 1/4 of Section 27 that lies
part of the east line of the right of way of the Indiana
Harbor Railroad Company; The S.W. 1/4 of the S.E. 1/4 of
Section 27.
Also all that part of the N.E. 1/4 of the N.W. 1/4 of Section 27
The line part of the east line of the right of way of the
Indiana Harbor Railroad Company, the N.W. 1/4 of the
N.E. 1/4 of Section 34.
Also a part of the S.E. 1/4 of the S.W. 1/4 of Section 27, bounded
and described as follows; commencing at a point on the west line
of the right-of-way of the Chicago Indiana & Coal Railroad
Company
473.3 feet west of the south east corner of said Section
27, thence west on the Section line 816.7 feet to the
1/4 mile line; thence north on the 1/4 mile line a distance
of 1209.9 feet to a point on the west line of the right of way
of said railroad company; thence following along the west
line of said right-of-way to the point of beginning;

MORTGAGE RECORD
Range 9 west of the second principal meridian, excepting
all of said real estate situated in Township 29 north
Range 9 west of the second principal meridian, excepting
therefrom the easement of all public existing highways
and containing in all 145.16 acre more or less.
Deed Record 80 P. 599

a part of the S.E. 1/4 of Section 27. That 25 N. Range 9 W.
described as follows: commencing at a point about 1/2 mile
and S.E. 1/4 of the S.E. 1/4 of Section 27, running thence north 412 1/2
feet thence west 673.8 feet, thence in a southerly
direction along the right of way of the O. R. & S. Railroad 502 feet,
thence east 408.3 feet to the point of beginning.

TITLE AND ENCUMBRANCE REPORT



RIGHT OF WAY DEPARTMENT

STATE HIGHWAY DEPARTMENT OF INDIANA

S.R. 4541 PROJ. PI 69 SEC. (28) Beaver TWP. Newton CO.

Name on Plans George L. Caudden & Edith L. Caudden H. & W.

Name in Trans. Book _____

DESCRIPTION OR ADDITION	SEC.	TWP.	RGE.	ACREAGE	ASSESSED VAL.	
	BLK.	LOT	LOT		TOWN	LAND
	<u>27</u>	<u>29N</u>	<u>9W</u>			
	<u>34</u>	<u>29N</u>	<u>9W</u>			

DEED RECORD: Will _____
 DEED RECORD 6 P. 223 Probate 1-29-1946 Will Deed.
 To ONE Fleming 1/2 INT. Raymond Rust 1/4 INT, Elmer Rust 1/4 INT.
 From EMMA RUST.
 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 _____ Date _____

MORTGAGE RECORD

P.

~~Part of The S.E. 1/4 of S.E. 1/4 Section 27, Twp 23 N Range
 9 West, Twp 23 N, R. 23 E, Commencing on the South line of Section
 27 running thence Northwesterly a distance of 500
 feet, said strip of land being the railroad right of
 way of The Chicago, Office & Southern Railroad and
 a width of 66 feet containing 16 acres more or less~~

DEED RECORD 82 828

STATE HIGHWAY COMMISSION OF INDIANA

RIGHT OF WAY REPORT

F. I. Proj. 69 Sec. (28) Sta. 1041+50 PL. to Sta. 1046+85 PL. R & L
 Property of George L. & Edith L. Crudden
 Length of widening 495 feet Left 412 feet Right
 Length of relocation Lengths and types of existing fence
 Total acres in farm 10 rods - 4 strand barbed wire
 Assessed valuation per acre
 Fair market value per acre \$300.00
 Type of existing road None

Estimate of Damage	Damage Estimated by	Damage Estimated by
	F. Konneraman	
Rods. 10 fence to be moved \$2.50	Rod \$ 25.00	\$
Rods. 40 fence to be constructed \$4.00	Rod \$ 160.00	\$
Land in right of way 1.45 acres \$300.00	\$ 435.00	\$
Buildings to be moved (kind, size, etc.)	\$	\$
Corner cuts - 3 at \$50.00	\$ 150.00	\$
Trees, shrubbery, etc. (kind)	\$	\$
Drainage	\$	\$
W&K Corner posts - 8 at \$15.00	\$ 120.00	\$
Proximity to buildings	\$	\$
Consequential damage due to separation of farm	\$ 360.00	\$
Other damage	\$	\$
 Total	 \$ 1250.00	 \$
Probability of an early and definite increase in value	\$	\$
 Net damage	 \$ 1250.00	 \$

(Sketch on other side)

N.T.

STATE HIGHWAY COMMISSION OF INDIANA

- RIGHT OF WAY REPORT

U.S. 41 Proj. P.I. 69 Sec. 28 Sta. 1041+50 Pk. to Sta. 1043+33 Pk. R or L

Property of George L & Edith L Crudden

Length of widening 183 feet Left _____ feet Right _____

Length of relocation _____ Lengths and types of existing fence _____

Total acres in farm 149.54 _____

Assessed valuation per acre _____

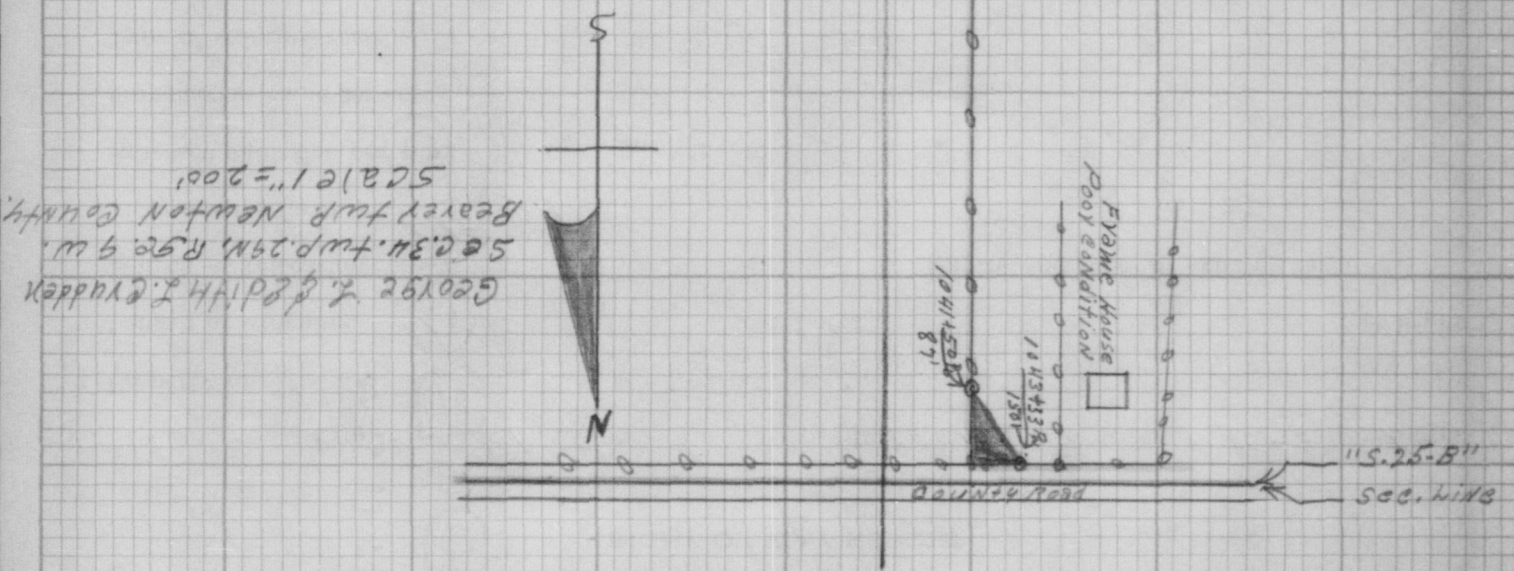
Fair market value per acre _____

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 GROUND TO SCALE SHOWING
 SIZE AND SHAPE, LOCATION OF BUILDINGS, EXISTING ROADS, AND NEW
 AD, AND ANY OTHER MAJOR INFLUENCING ITEMS.



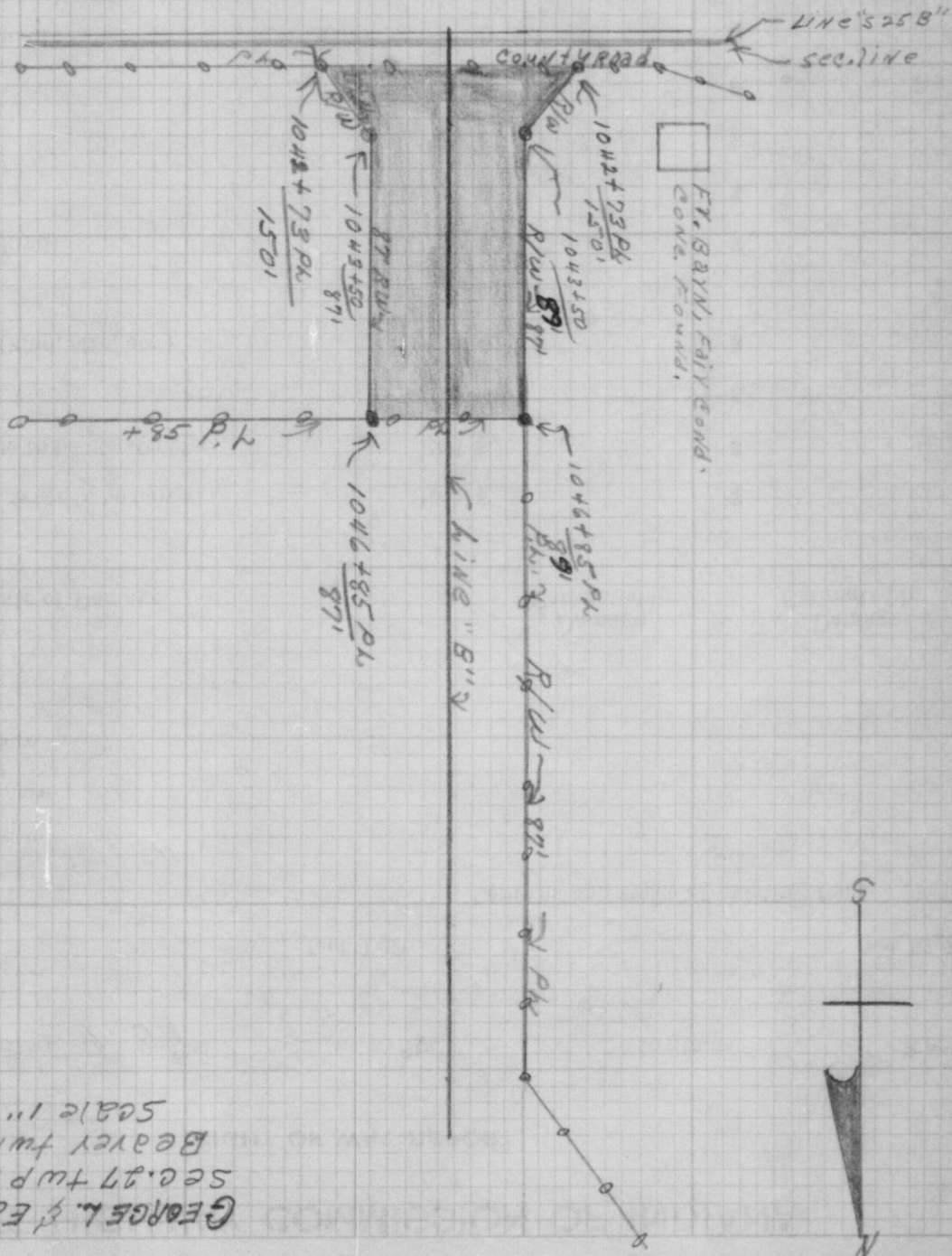
STATE HIGHWAY COMMISSION OF INDIANA

RIGHT OF WAY REPORT

U.S. H. 1 Proj. RT. 69 Sec. (28) Sta. 1042+72 Pk to Sta. 1046+85 Pk ^{ad} R or L
 Property of George L. and Edith L. Craudden
 Length of widening 412 feet Left 412 feet Right
 Length of relocation _____ Lengths and types of existing fence _____
 Total acres in farm 147.54 _____
 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)



GEORGE L. & EDITH L. CRUDDEN
 SEC. 27 TWP 29 N. R9E. 9 W.
 BEAVER TWP. NEWTON COUNTY.
 SCALE 1" = 200'

STATE HIGHWAY COMMISSION OF INDIANA

RIGHT OF WAY REPORT

US 41 Proj. P.I. 69 Sec. (28) Sta. to Sta. R or L

Property of GEORGE Z. & EDITH L. CRUDDEN. Plat of Farm.

Length of widening feet Left feet Right

Length of relocation Lengths and types of existing fence

Total acres in farm 147.54

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 GROUND TO SCALE SHOWING
SHAPE, LOCATION OF BUILDINGS, EXISTING ROADS, AND NEW
ROADS, AND ANY OTHER MAJOR INFLUENCING ITEMS.

George L. & Edith K. Gyddon
Sec. 27, 34 Twp. 29 N. R. 5 E. Q. 1.
Beaver twp. Newton County.
Plat of farm.

