



Legal and Vesting Product Cover Sheet

ORDER INFORMATION

FILE/ORDER NUMBER:	LL-FFB-00639	PRODUCT NAME:	LEGAL AND VESTING
BORROWER NAME(S):	JUSTIN WILSON		
PROPERTY ADDRESS:	9805 CLEARVIEW DR, HAUBSTADT, IN 47639		
CITY, STATE AND COUNTY:	HAUBSTADT, INDIANA (IN), GIBSON		

SEARCH INFORMATION

SEARCH DATE:	08/09/2024	EFFECTIVE DATE:	08/08/2024
NAME(S) SEARCHED:	JUSTIN WILSON		
ADDRESS/PARCEL SEARCHED:	9805 CLEARVIEW DR, HAUBSTADT, IN 47639/26-18-35-100-002.537-024		

ASSESSMENT INFORMATION

COMMENTS:	
-----------	--

CURRENT OWNER VESTING

JUSTIN L WILSON, AN ADULT	
COMMENTS:	

VESTING DEED

DEED TYPE:	WARRANTY DEED	GRANTOR:	LARRY W BAILEY AND KAREN A BAILEY, HUSBAND AND WIFE, BOTH ADULTS
DATED DATE:	06/26/2015	GRANTEE:	JUSTIN L WILSON, AN ADULT
BOOK/PAGE:	N/A	RECORDED DATE:	07/27/2015
INSTRUMENT NO:	201500003060		
COMMENTS:			

FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	CITY OF HAUBSTADT
-----------------------	-------------------

ADDITIONAL NOTES

LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL ESTATE IN GIBSON COUNTY, INDIANA:

LOT 7 IN CLEARVIEW ESTATES SUBDIVISION AS RECORDED IN PLAT CABINET B-165 IN THE OFFICE OF THE RECORDER OF GIBSON COUNTY, INDIANA.

Gibson County, IN

Summary (Auditor's Office)

Parcel ID 26-18-35-100-002.537-024
 Reference # 1835105
 Property Address 9805 S Clearview Dr
 Haubstadt, IN, 47639
 Brief Legal Description Clearview Estates 7
 (Note: Not to be used on legal documents)
 Instrument Nbr N/A
 Doc Nbr N/A
 Class RESIDENTIAL ONE FAMILY DWELLING ON A
 PLATTED LOT
 Tax District Johnson Township
 Acreage 0



Owners (Auditor's Office)

Deeded Owner
 Wilson, Justin L
 9805 Clearview Dr
 Haubstadt, IN 47639

Land (Assessor's Office)

Land Type	Soil ID	Act Front.	Eff. Depth	Size	Rate	Adj. Rate	Ext. Value	Infl. %	Value
HOMESITE		0	0	1.0000	\$15,500.00	\$15,500.00	\$15,500.00	0%	\$15,500.00
RESIDENTIAL EXCESS ACREAGE		0	0	0.0800	\$8,500.00	\$8,500.00	\$680.00	0%	\$680.00

Residential Dwellings (Assessor's Office)

Description Single-Family R 01
 Story Height 1
 Style 2010-2019
 Finished Area 1505
 # Fireplaces 0
 Heat Type Central Warm Air
 Air Cond 1505
 Bedrooms 3
 Living Rooms: 1
 Dining Rooms: 0
 Family Rooms: 0
 Finished Rooms: 5
 Full Baths 3
 Full Bath Fixtures 9
 Half Baths 0
 Half Bath Fixtures 0
 Kitchen Sinks 1
 Water Heaters 1
 Add Fixtures 0

Floor	Construction	Base	Finish
1	2/6 Masonry	1505	1505
S		1505	0

Features	Area
Patio, Concrete	285
Porch, Open Frame	20
Porch, Open Frame	152

Improvements (Assessor's Office)

Descr	PC	Grade	Year Built	Eff Year	Cond	LCM	Size	Nbhd Factor	Mrkt Factor
Car Shed R 01	100	D	2012	2012	A	1.01	480	1.32	1
Single-Family R 01	100	C+1	2012	2012	A	1.01	1505	1.32	1

Transfers (Assessor's Office)

Date	New Owner	Doc ID	Book/Page	Sale Price
7/27/2015	Wilson, Justin L	15-3060		\$180,000.00
10/11/2012	Bailey, Larry W/Karen A	12-5248	12/5248	\$19,000.00
	Anslinger, Edward R / Mary C			\$0.00

Valuation Record (Assessor's Office)

Assessment Year	2023	2022	2021	2020	2019
Reason	Annual Adjustment	Annual Adjustment	Annual Adjustment	Annual Adjustment	Annual Adjustment
As Of Date	1/1/2023	1/1/2022	1/1/2021	1/1/2020	1/1/2019
Land	\$16,200	\$16,200	\$16,200	\$16,200	\$16,200
Land Res (1)	\$15,500	\$15,500	\$15,500	\$15,500	\$15,500
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$700	\$700	\$700	\$700	\$700
Improvement	\$162,200	\$159,200	\$142,400	\$143,900	\$145,300
Imp Res (1)	\$155,700	\$151,800	\$134,800	\$136,300	\$137,700
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$6,500	\$7,400	\$7,600	\$7,600	\$7,600
Total	\$178,400	\$175,400	\$158,600	\$160,100	\$161,500
Total Res (1)	\$171,200	\$167,300	\$150,300	\$151,800	\$153,200
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$7,200	\$8,100	\$8,300	\$8,300	\$8,300

Deductions (Auditor's Office)

Type	Description	2023 Pay 2024	2022 Pay 2023
Homestead	Homestead - Supp	\$49,280.00	\$42,805.00
Homestead	Homestead Credit	\$48,000.00	\$45,000.00
Mortgage	Mortgage		\$3,000.00

Tax History (Auditor's Office)

Delinquent payments made after the fall due date will still show due in the year they were originally assessed. If paid, payment will show in the next tax year.

	2023 Pay 2024	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020
+ Spring Tax	\$695.93	\$722.23	\$678.67	\$672.18	\$661.08
+ Spring Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Spring Annual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Tax	\$695.93	\$722.23	\$678.67	\$672.18	\$661.08
+ Fall Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Annual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Pen	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Pen	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Other Assess	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00
	527-Toops Mcgary - \$5.00	527-Toops Mcgary - \$5.00	527-Toops Mcgary - \$5.00	527-Toops Mcgary - \$5.00	527-Toops Mcgary - \$5.00
+ Advert Fee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Tax Sale Fee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ NSF Fee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PTRC	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
HMST Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Circuit Breaker	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Over 65 CB	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
= Charges	\$1,396.86	\$1,449.46	\$1,362.34	\$1,349.36	\$1,327.16
- Surplus Transfer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
- Credits	(\$700.93)	(\$1,449.46)	(\$1,362.34)	(\$1,349.36)	(\$1,327.16)
= Total Due	\$695.93	\$0.00	\$0.00	\$0.00	\$0.00

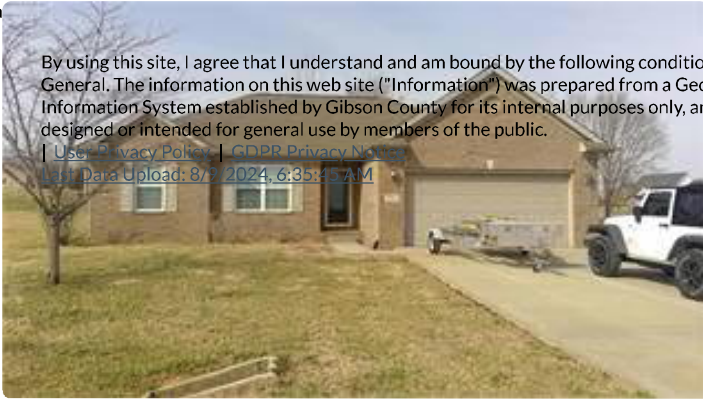
Payments (Auditor's Office)

Year	Receipt #	Transaction Date	Amount
2023 Pay 2024	1205984	5/8/2024	\$700.93
2022 Pay 2023	1184766	11/13/2023	\$722.23
2022 Pay 2023	1156162	4/27/2023	\$727.23
2021 Pay 2022	1114554	10/24/2022	\$678.67
2021 Pay 2022	1135684	4/26/2022	\$683.67
2020 Pay 2021	1099107	10/27/2021	\$672.18
2020 Pay 2021	1106832	4/29/2021	\$677.18
2019 Pay 2020	1067555	10/28/2020	\$661.08
2019 Pay 2020	1051595	4/28/2020	\$666.08

Photos (Assessor's Office)

No da

By using this site, I agree that I understand and am bound by the following conditions. General. The information on this web site ("Information") was prepared from a Geographic Information System established by Gibson County for its internal purposes only, and was not designed or intended for general use by members of the public.
[User Privacy Policy](#) | [GDPR Privacy Notice](#)
Last Data Upload: 8/9/2024, 6:35:45 AM



Contact Us

Developed by
 Schneider
GEOSPATIAL

DULY ENTERED FOR TAXATION
 Subject to final acceptance for transfer
 27 day of July 2015
 [Signature]
 Auditor
 Gibson County
 Parcel # _____

201500003060
 Filed for Record in
 GIBSON COUNTY, INDIANA
 TONYA THOMPSON, RECORDER
 07-27-2015 At 12:49:26 pm.
 WARRANTY 20.00

201500003060
 FIRST ADVANTAGE TITLE
 4962 LINCOLN AVE
 EVANSVILLE IN 47715

Key No.
 26-18-35-100-002.537-024

Instrument PG 1 01
 201500003060

WARRANTY DEED

THIS INDENTURE WITNESSETH, that **Larry W Bailey and Karen A Bailey**, husband and wife, both adults over the age of eighteen (18), Grantor(s), CONVEY and WARRANT to **Justin L Wilson**, an adult over the age of eighteen (18), Grantee(s), for and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Gibson County, Indiana:

LOT 7 IN CLEARVIEW ESTATES SUBDIVISION AS RECORDED IN PLAT CABINET B-165 IN THE OFFICE OF THE RECORDER OF GIBSON COUNTY, INDIANA.

SUBJECT TO THE FOLLOWING:

EASEMENTS, RIGHTS-OF-WAY, HIGHWAYS, ROADWAYS AND BUILDING AND USE RESTRICTIONS OF RECORD.

EXISTING PUBLIC HIGHWAYS AND ROADWAYS.

ALL DUE AND UNPAID REAL PROPERTY TAXES AND ASSESSMENTS, AND ALL SUBSEQUENT TAXES AND ASSESSMENTS.

PRIOR RECORDED CONVEYANCES, RESERVATIONS, AND LEASES OF COAL, OIL, GAS AND OTHER MINERALS AND MINERAL RIGHTS AND INTERESTS UNDERLYING THE ABOVE DESCRIBED REAL ESTATE. GRANTOR DOES HEREBY CONVEY TO GRANTEE(S) ALL OF HIS RIGHT, TITLE AND INTEREST, IF ANY, IN AND TO THE COAL, OIL, GAS AND OTHER MINERALS AND MINERAL RIGHTS AND INTERESTS UNDERLYING THE ABOVE DESCRIBED REAL ESTATE.

TO HAVE AND TO HOLD the same unto said Grantee(s), and his heirs and assigns, in fee simple forever.

IN TESTIMONY WHEREOF, Witness the signature of the Grantor(s) this 26 day of June, 2015.

Karen A. Bailey
Karen A Bailey

STATE OF CO)
)SS
COUNTY OF Denver)

Before me, a Notary Public, in and for the State of Indiana, personally appeared Karen A Bailey, who acknowledged the execution of the foregoing Warranty Deed, and who having been duly sworn, state that any representations therein contained are true.

Witness my hand and Notarial Seal this 26 day of June, 2015.

My Commission Expires: December 28, 2015

Martin Antonio Orrostieta
NOTARY PUBLIC
Printed Name: Martin Antonio Orrostieta
County of Residence: Denver

This Instrument Prepared by:
Joseph A. Christoff, #15395-02
CHRISTOFF & CHRISTOFF ATTORNEYS
130 W. Main Street, Ste. 22
Fort Wayne, IN 46802
(260) 422-1561

Property Address: 9805 Clearview Drive, Haubstadt, IN 47639
Grantees Address: 9805 Clearview Drive, Haubstadt, IN 47639
Send Tax Statements To: 9805 Clearview Drive, Haubstadt, IN 47639



I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. /s/ Joseph A. Christoff #15395-02

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
07/13/2020	05/25/2020	202000002906	MORTGAGE...	WILSON JUSTIN L		GRANTOR
06/08/2020	06/05/2020	202000002277	RELEASES...	WILSON JUSTIN L		GRANTEE
07/27/2015	07/23/2015	201500003061	MORTGAGE...	WILSON JUSTIN L		GRANTOR
07/27/2015	06/26/2015	201500003060	WARRANTY...	WILSON JUSTIN L		GRANTEE
06/03/2013	05/30/2013	201300002902	REL MTG ...	WILSON JUSTIN L		GRANTEE
05/31/2013	05/20/2013	201300002861	WARRANTY...	WILSON JUSTIN L		GRANTOR
01/05/2010	12/28/2009	201000000061	MORTGAGE...	WILSON JUSTIN L		GRANTOR
01/05/2010	12/28/2009	201000000060	WARRANTY...	WILSON JUSTIN L		GRANTEE

Results found: 8



Displaying page: 1 of 1