



**LIEN SEARCH
PRODUCT COVER SHEET**

ORDER INFORMATION

FILE/ORDER NUMBER:	LL-IFC-02029	PRODUCT NAME:	LIEN SEARCH REPORT
BORROWER NAME(S)	DAVID PIPER AND JULIA PIPER		
PROPERTY ADDRESS:	55 N 34TH STREET		
CITY, STATE AND COUNTY:	TERRE HAUTE, INDIANA (IN) AND VIGO		

SEARCH INFORMATION

SEARCH DATE:	04/24/2025	EFFECTIVE DATE:	04/22/2025
NAME(S) SEARCHED:	PIPER, DAVID K JR PIPER, JULIA M		
ADDRESS/PARCEL SEARCHED:	55 N 34TH STREET, TERRE HAUTE, IN 47803/84-06-24-134-001.000-002		

ASSESSMENT INFORMATION

COMMENTS:	
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CURRENT OWNER VESTING

DAVID K. PIPER, JR. AND JULIA M. PIPER, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY WITH RIGHTS OF SURVIVORSHIP
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COMMENTS:	
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VESTING DEED

DEED TYPE:	QUITCLAIM DEED	GRANTOR:	DAVID K. PIPER, JR., MARRIED
DATED DATE:	03/05/2014	GRANTEE:	DAVID K. PIPER, JR. AND JULIA M. PIPER, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY WITH RIGHTS OF SURVIVORSHIP
BOOK/PAGE:	N/A	RECORDED DATE:	03/17/2014
INSTRUMENT NO:	2014004102		
COMMENTS:			

CURRENT TAXES

FIRST INSTALLMENT		SECOND INSTALLMENT	
TAX YEAR:	2024-2025	TAX YEAR:	2024-2025
TAX AMOUNT:	\$486.22	TAX AMOUNT:	\$486.22
TAX STATUS:	DUE	TAX STATUS:	DUE
DUE DATE:	05/12/2025	DUE DATE:	11/10/2025
DELINQUENT DATE:		DELINQUENT DATE:	
THIRD INSTALLMENT		FOURTH INSTALLMENT	
TAX YEAR:		TAX YEAR:	
AMOUNT:		AMOUNT:	
TAX STATUS:		TAX STATUS:	
DUE DATE:		DUE DATE:	
DELINQUENT DATE:		DELINQUENT DATE:	

VOLUNTARY LIENS

SECURITY INSTRUMENT

DOC NAME	MORTGAGE	AMOUNT:	\$64,350.00
DATED DATE:	03/05/2014	RECORDED DATE	03/17/2014
INSTRUMENT NO:	2014004103	BOOK/PAGE:	N/A
OPEN/CLOSED:	CLOSED	SUBJECT LIEN (YES/NO):	YES
BORROWER:	DAVID K PIPER JR AND JULIA M PIPER, HUSBAND AND WIFE		
LENDER:	WELLS FARGO BANK, N.A.		
TRUSTEE:	N/A		

COMMENTS:			
RELATED DOCUMENT			
DOC NAME:		BOOK/PAGE:	
DATED DATE:		INSTRUMENT NO.	
REC DATE:		COUNTY:	
ASSIGNOR:			
ASSIGNEE:			
BENEFICIARY:			
TRUSTEE:			
PURPOSE:			
COMMENTS:			
RELATED DOCUMENT			
DOC NAME:		BOOK/PAGE:	
DATED DATE:		INSTRUMENT NO.	
REC DATE:		COUNTY:	
ASSIGNOR:			
ASSIGNEE:			
BENEFICIARY:			
TRUSTEE:			
PURPOSE:			
COMMENTS:			
FOR PREAMBLE			
CITY/TOWNSHIP/PARISH:	CITY OF TERRE HAUTE		
ADDITIONAL NOTES			
WARRANTY DEED RECORDED ON 07/05/2002 AS INSTRUMENT NO. 200217012.			
LEGAL DESCRIPTION			
<p>ALL THAT PARCEL OF LAND IN VIGO COUNTY, STATE OF INDIANA, AS MORE FULLY DESCRIBED IN DEED INST # 200217012, ID# 84-06-24-134-001.000-002, BEING KNOWN AND DESIGNATED AS THE FOLLOWING DESCRIBED REAL ESTATE LOCATED IN THE COUNTY OF VIGO, STATE OF INDIANA, TO-WIT:</p> <p>LOT NUMBER 184 IN EDGEWOOD PLACE, BEING A SUBDIVISION OF ALL THAT PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 12 NORTH OF RANGE 9 WEST LYING NORTH OF THE NATIONAL ROAD, EXCEPT 51.3 ACRES OF THE WEST END, AS SHOWN BY THE RECORDED PLAT THEREOF IN PLAT RECORD 10, PAGE 35 OF RECORDS OF RECORDER'S OFFICE OF VIGO COUNTY, INDIANA.</p>			

Vigo County, IN / City of Terre Haute

Summary - Assessor's Office

Parcel ID 84-06-24-134-001.000-002
Tax ID 84-06-24-134-001.000-002
Section Plat 24
Routing Number
Neighborhood 118532 - HARRISON
Property Address 55 N 34th St
Terre Haute, IN 47803
Legal Description EDGEWOOD PLACE 200217012 D-442/4816-4818 24-12-9 LOT 184
(Note: Not to be used on legal documents)
Acreage N/A
Class 510 - Res 1 fam dwelling platted lot
Tax District/Area 002 - HARRISON

[View Map](#)



Owner - Auditor's Office

Deeded Owner
Piper David K Jr & Julia M Piper
55 N 34th St
Terre Haute, IN 47803

Site Description - Assessor's Office

Topography
Public Utilities
Street or Road
Neigh. Life Cycle
Legal Acres 0
Legal Sq Ft 0

Taxing Rate

4.5676

Land - Assessor's Office

Land Type	Soil ID	Actual Front	Acreage	Effect. Front	Effect. Depth	Prod Factor	Depth Factor	Meas Sq Ft	Base Rate	Adj Rate	Extended Value	Influ. Factor	Value
FRONT LOT		38.000	0.000	38.000	134.000	0.00	1.01		827.00	835.27	31,740.00		31,740.00

Land Detail Value Sum 31,740.00

Residential Dwellings - Assessor's Office

Card 01			
Residential Dwelling 1			
Occupancy			
Story Height	1.0		
Roofing	Material: Asphalt shingles		
Attic	None		
Basement Type	Full		
Basement Rec Room	None		
Finished Rooms	5		
Bedrooms	2		
Family Rooms	1		
Dining Rooms	1		
Full Baths	1; 3-Fixt.		
Half Baths	0; 0-Fixt.		
4 Fixture Baths	0; 0-Fixt.		
5 Fixture Baths	0; 0-Fixt.		
Kitchen Sinks	1; 1-Fixt.		
Water Heaters	1; 1-Fixt.		
Central Air	Yes		
Primary Heat	Central Warm Air		
Extra Fixtures	0		
Total Fixtures	5		
Fireplace	No		
Features	None		
Porches and Decks	Enclosed Frame Porch 224		
	Enclosed Frame Porch 32		
Yd Item/Spc Fture/Outbldg	WOOD FRAME DETACHED GARAGE 884 SF		
Last Updated	1/31/2003		
Construction	Floor	Base Area (sf)	Fin. Area (sf)
Wood frame	1.0	1189	1189
Concrete block	B	1176	0
	Total	2365	1189

Improvements - Assessor's Office

Card 01																	
ID	Use	Stry Hgt	Const Type	Grade	Year Const	Eff Year	Cond	Base Rate	Features	Adj Rate	Size/ Area	Cost Value	Phys Depr	Obsol Depr	Mrkt Adj	% Comp	Value
D	DWELL	1		D+1	1925	1925	AV	0.00		0	1189	104110	50	0	134	100	69800
01	DETGAR		WOOD FRAME	C	1984	1984	AV	26.97		24	26 x 34	21220	28	0	134	100	20500

Transfer History - Assessor's Office

Date	Grantor	Grantee	Document #	Deed-Transaction Type	Transfer Type	Amount	Adjusted Sale Price
3/17/2014	PIPER DAVID K JR	PIPER DAVID K JR & JULIA M PIPER	2014004102	Qu	S	\$0	\$0
7/5/2002	MC NEIL JEFFREY W	PIPER DAVID K JR		WD	S	\$67,700	\$67,700
12/29/1997	PERRELLE GEORGE LIFE ESTATE FEE:NANC	MCNEIL JEFFREY W			S	\$40,000	\$40,000
11/18/1993	PERRELLE GEORGE & MARGARET E	PERRELLE G LE FEE BOSC N M, R A & C			S	\$0	\$0
5/14/1985	UNSINGER HAROLD E & ROSE	PERRELLE GEORGE & MARGARET E			S	\$0	\$0

Valuation - Assessor's Office

Assessment Year		01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2020
Reason for Change		ANN ADJ	ANN ADJ	ANN ADJ	Misc	ANN ADJ
VALUATION	Land	\$31,700	\$31,700	\$31,700	\$32,400	\$31,800
(Assessed Value)	Improvements	\$90,300	\$85,800	\$78,100	\$70,800	\$72,700
	Total	\$122,000	\$117,500	\$109,800	\$103,200	\$104,500
VALUATION	Land	\$31,700	\$31,700	\$31,700	\$32,400	\$31,800
(True Tax Value)	Improvements	\$90,300	\$85,800	\$78,100	\$70,800	\$72,700
	Total	\$122,000	\$117,500	\$109,800	\$103,200	\$104,500

Deductions - Auditor's Office

Type	Description	2023 Pay 2024	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020	2018 Pay 2019
Homestead	Homestead Credit	\$48,000.00	\$45,000.00	\$45,000.00	\$45,000.00	\$45,000.00	\$45,000.00
Homestead	Supplemental HSC	\$27,800.00	\$22,680.00	\$20,370.00	\$20,825.00	\$20,265.00	\$18,935.00
Disabled Veteran	Veteran Part Dis	\$24,960.00	\$24,960.00	\$24,960.00	\$24,960.00	\$24,960.00	\$24,960.00

Charges (2021-2025) - 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.

	2024 Pay 2025	2023 Pay 2024	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021
+ Spring Tax	\$486.22	\$391.70	\$319.79	\$221.83	\$228.78
+ 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	\$486.22	\$391.70	\$319.79	\$221.83	\$228.78
+ 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	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ 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	\$972.44	\$783.40	\$639.58	\$443.66	\$457.56
- Surplus Transfer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
- Credits		(\$783.40)	(\$639.58)	(\$443.66)	(\$457.56)
= Total Due	\$972.44	\$0.00	\$0.00	\$0.00	\$0.00

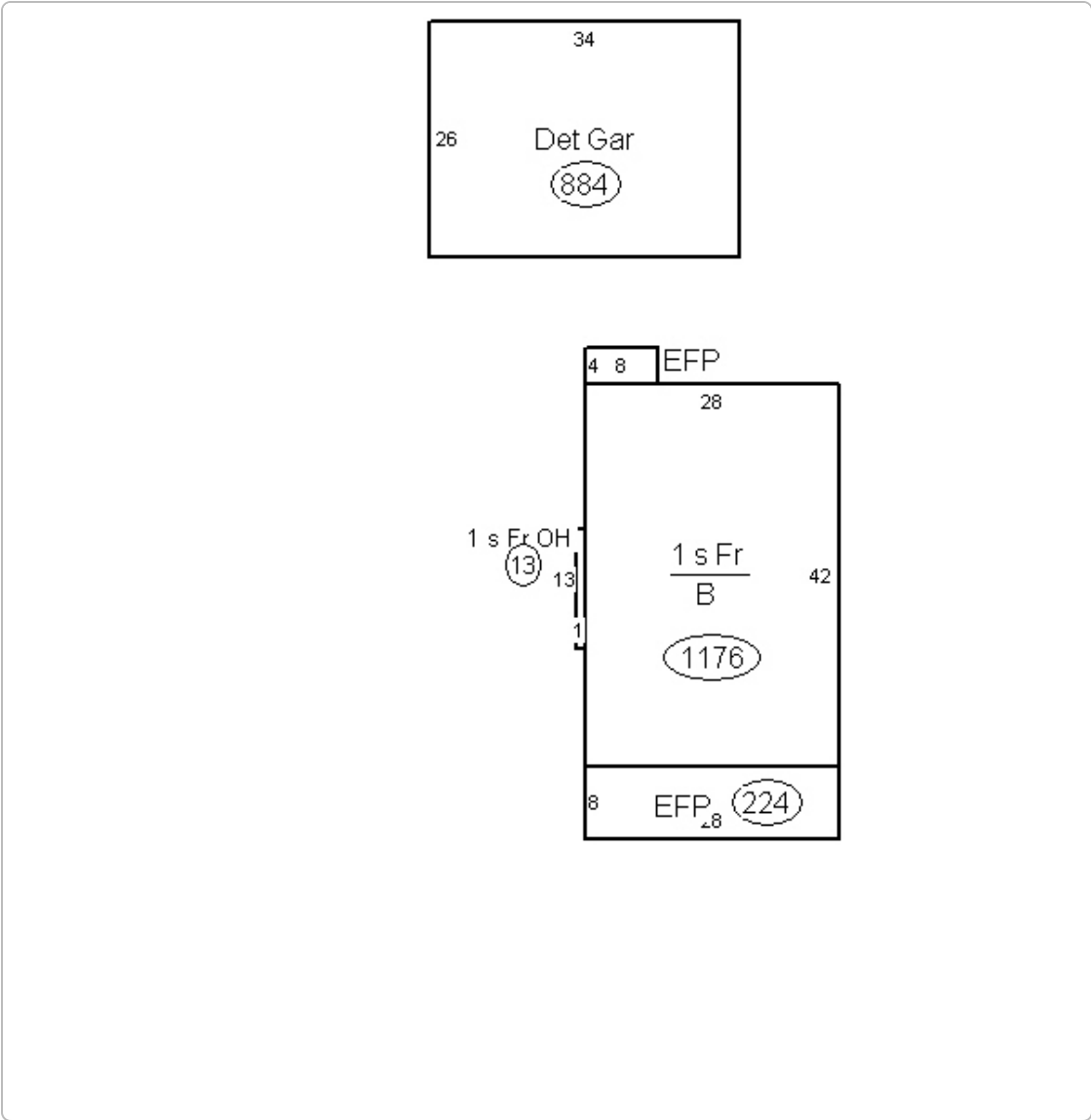
Payments (2021-2025) - Treasurer's Office

Year	Receipt #	Transaction Date	Amount
2024 Pay 2025			\$0.00
2023 Pay 2024	2486845	11/7/2024	\$391.70
2023 Pay 2024	2434714	5/6/2024	\$391.70
2022 Pay 2023	2372155	11/2/2023	\$319.79
2022 Pay 2023	2321032	5/3/2023	\$319.79
2021 Pay 2022	2277454	11/3/2022	\$221.83
2021 Pay 2022	2226849	5/5/2022	\$221.83
2020 Pay 2021	2178189	11/9/2021	\$228.78
2020 Pay 2021	2116685	5/7/2021	\$228.78

Photos - Assessor's Office



Sketches - Assessor's Office



Property Record Card

[Property Record Card \(PDF\)](#)

Form 11[Form 11 \(PDF\)](#)**Map**

No data available for the following modules: Farm Land Computations - Assessor's Office, Transfer Recording - Auditor's Office, Homestead Allocations - Assessor's Office, Property History, Exemptions - Auditor's Office.

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Developed by



**55 N 34th St**
Terre Haute, IN 47803**Piper David K Jr & Julia M**
Piper
55 N 34th St
Terre Haute, IN 47803**Spring Due by 05/12/2025: \$486.22****Fall Due by 11/10/2025: \$486.22****\$972.44**
Total Due ⓘ

Property Information

Tax Year/Pay Year

2024 / 2025

Parcel Number

84-06-24-134-001.000-002

Duplicate Number

1041387

Property Type

Real

Tax Unit / Description

2 - Terre Haute City Harrison Town

Property ClassRESIDENTIAL ONE FAMILY DWELLING ON A
PLATTED LOT**Mortgage Company**

Corelogic

Mtg Company Last Changed

03/27/2024

TIF

None

Homestead Credit Filed?

Yes

Over 65 Circuit Breaker?

No

Legal Description**Note: Not to be used on legal documents**EDGEWOOD PLACE 200217012 D-442/4816-4818
24-12-9 LOT 184**Section-Township-Range**

24, 12, 09

Parcel Acres

No Info

Lot Number

184

Block/Subdivision

No info

Billing

Detail

	Tax Bill	Adjustments	Balance
Spring Tax:	\$486.22	\$0.00	\$486.22
Spring Penalty:	\$0.00	\$0.00	\$0.00
Spring Annual:	\$0.00	\$0.00	\$0.00
Fall Tax:	\$486.22	\$0.00	\$486.22
Fall Penalty:	\$0.00	\$0.00	\$0.00
Fall Annual:	\$0.00	\$0.00	\$0.00
Delq NTS Tax:	\$0.00	\$0.00	\$0.00
Delq NTS Pen:	\$0.00	\$0.00	\$0.00
Delq TS Tax:	\$0.00	\$0.00	\$0.00
Delq TS Pen:	\$0.00	\$0.00	\$0.00
Other Assess:	\$0.00	\$0.00	\$0.00
Late Fine:	\$0.00	\$0.00	\$0.00
Late Penalty:	\$0.00	\$0.00	\$0.00
Demand Fee:	\$0.00	\$0.00	\$0.00
Jdg Tax/Pen/Int:	\$0.00	\$0.00	\$0.00
Judgement Fee:	\$0.00	\$0.00	\$0.00
Advert Fee:	\$0.00	\$0.00	\$0.00
Tax Sale Fee:	\$0.00	\$0.00	\$0.00
NSF Fee:	\$0.00	\$0.00	\$0.00
Certified to Court:	\$0.00	\$0.00	\$0.00
LIT Credits:	\$0.00	\$0.00	\$0.00
PTRC:	\$0.00	\$0.00	\$0.00
HMST Credit:	\$0.00	\$0.00	\$0.00
Circuit Breaker Credit:	\$0.00	\$0.00	\$0.00
Over 65 CB Credit:	\$0.00	\$0.00	\$0.00
Tax and Penalty:			\$972.44
Other Assess (+):			\$0.00
Fees (+):			\$0.00
Cert to Court (-):			\$0.00
Subtotal:			\$972.44
Receipts:			\$0.00
Total Due:			\$972.44
Surplus Transfer:			\$0.00

	Tax Bill	Adjustments	Balance
Account Balance:			\$972.44

Payments

Payable Year	Entry Date	Payable Period	Amount Paid	Notes	Property Project
No data					

Tax History

Pay Year	Spring	Fall	Delinquencies	Total Tax	Payments
2025	\$486.22	\$486.22	\$0.00	\$972.44	\$0.00
2024	\$391.70	\$391.70	\$0.00	\$783.40	\$783.40
2023	\$319.79	\$319.79	\$0.00	\$639.58	\$639.58
2022	\$221.83	\$221.83	\$0.00	\$443.66	\$443.66
2021	\$228.78	\$228.78	\$0.00	\$457.56	\$457.56
2020					
2019					

Tax Overview

Current Tax Summary

Tax Summary Item	2024	2025
1. Gross assessed value of property		
1a. Gross assessed value of land and improvements	\$117,500	\$122,000
1b. Gross assessed value of all other residential property	\$0	\$0
1c. Gross assessed value of all other property	\$0	\$0
2. Equals total gross assessed value of property	\$117,500	\$122,000
2a. Minus deductions	(\$100,760)	(\$100,710)
3. Equals subtotal of net assessed value of property	\$16,740	\$21,290
3a. Multiplied by your local tax rate	4.6798	4.5676
4. Equals gross tax liability	\$783.40	\$972.44
4a. Minus local property tax credits	\$0.00	\$0.00
4b. Minus savings due to property tax cap	\$0.00	\$0.00
4c. Minus savings due to 65 years & older cap	\$0.00	\$0.00
4d. Minus savings due to county option circuit breaker credit	\$0.00	\$0.00
5. Total property tax liability	\$783.40	\$972.44

Assessed Values as of 01/01/2024

Land Value	\$31,700
Improvements	\$90,300

Exemptions / Deductions

Description	Amount
Homestead Credit	\$48,000.00
Supplemental HSC	\$27,750.00
Veteran Part Dis	\$24,960.00
Count: 3	\$100,710.00

Other Assessments

Assessment Name	Billing	Adjustments	Balance
No data			

History

Property


Event	Date	Effective Date	Create Year	Related Parcel Number	Book	Page	Doc Nbr
No data							

Transfer

Transferred From	Transfer Date	Reference Number	Document Number	Book	Page
No data					

COUNTY: 84-Vigo

SPRING INSTALLMENT REMITTANCE COUPON

PARCEL NUMBER 84-06-24-134-001.000-002	DUPLICATE NUMBER 1041387	TAX YEAR 2024 Payable 2025	Late Payment Penalty: 5% penalty after May 12, 2025, if there is no delinquent amount: 10% penalty for previous delinquency or if payment is made after June 11, 2025
TAXING UNIT NAME Terre Haute City Harrison Town	LEGAL DESCRIPTION EDGEWOOD PLACE 200217012 D-442/4816-4818		
PROPERTY ADDRESS 55 N 34th St, Terre Haute IN 47803			
			SPRING AMOUNT DUE by May 12, 2025 \$486.22

Piper David K Jr & Julia M Piper
55 N 34th St
Terre Haute IN 47803-1344


Office Phone: (812) 462-3251
Pay Online at: www.LowTaxInfo.com
Pay By Phone: 812-645-4779
Remit Payment and Make Check Payable to:
Vigo County Treasurer
191 Oak Street
Terre Haute IN 47807

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COUNTY: 84-Vigo

FALL INSTALLMENT REMITTANCE COUPON

PARCEL NUMBER 84-06-24-134-001.000-002	DUPLICATE NUMBER 1041387	TAX YEAR 2024 Payable 2025	Late Payment Penalty: 5% penalty after November 10, 2025, if there is no delinquent amount: 10% penalty for previous delinquency or if payment is made after December 10, 2025
TAXING UNIT NAME Terre Haute City Harrison Town	LEGAL DESCRIPTION EDGEWOOD PLACE 200217012 D-442/4816-4818		
PROPERTY ADDRESS 55 N 34th St, Terre Haute IN 47803			
			FALL AMOUNT DUE by November 10, 2025 \$486.22

Piper David K Jr & Julia M Piper
55 N 34th St
Terre Haute IN 47803-1344

Office Phone: (812) 462-3251
Pay Online at: www.LowTaxInfo.com
Pay By Phone: 812-645-4779
Remit Payment and Make Check Payable to:
Vigo County Treasurer
191 Oak Street
Terre Haute IN 47807

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COUNTY: 84-Vigo

TAXPAYER'S COPY - KEEP FOR YOUR RECORDS

PARCEL NUMBER 84-06-24-134-001.000-002	DUPLICATE NUMBER 1041387	TAX YEAR 2024 Payable 2025	DUE DATES
TAXING UNIT NAME Terre Haute City Harrison Town	LEGAL DESCRIPTION EDGEWOOD PLACE 200217012 D-442/4816-4818		SPRING - May 12, 2025 FALL - November 10, 2025

DATE OF STATEMENT: 04/25/2025

TOTAL DUE FOR 2024 PAY 2025: \$972.44

PROPERTY ADDRESS 55 N 34th St, Terre Haute IN 47803	
PROPERTY TYPE Real	TOWNSHIP: Harrison Township
ACRES 0.0000	

Piper David K Jr & Julia M Piper
55 N 34th St
Terre Haute IN 47803-1344

ITEMIZED CHARGES	SPRING TOTAL	FALL TOTAL
Tax	\$486.22	\$486.22
Delinquent Tax	\$0.00	\$0.00
Delinquent Penalty	\$0.00	\$0.00
Other Assessment (OA)	\$0.00	\$0.00
Delinquent OA Tax	\$0.00	\$0.00
Delinquent OA Penalty	\$0.00	\$0.00
Fees	\$0.00	\$0.00
Adjustments	\$0.00	\$0.00
Amount Due	\$486.22	\$486.22
Payment Received	\$0.00	\$0.00
Balance Due	\$486.22	\$486.22

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SPECIAL MESSAGE TO PROPERTY OWNER

Property taxes are constitutionally capped at 1% of property values for homesteads (owner-occupied), 2% for other residential property and agricultural land, and 3% for all other property. Beginning with 2023 Pay 2024, the Mortgage Deduction is no longer available. Please note that local government unit annual budget notices are now available online at: <https://budgetnotices.in.gov>. Additional information for how to read your current tax bill can be located online at: www.in.gov/dlgf/understanding-your-tax-bill/tax-bill-101.

TAXPAYER AND PROPERTY INFORMATION

<u>Taxpayer Name</u> Piper David K Jr & Julia M Piper 55 N 34th St Terre Haute IN 47803-1344	<u>Address</u> 55 N 34th St Terre Haute IN 47803	<u>Date of Notice</u> April 25, 2025 <u>Duplicate Number</u> 1041387	<u>Parcel Number</u> 84-06-24-134-001.000-002 <u>Tax ID Number</u> 84-06-24-134-001.000-002	<u>Taxing District</u> 002 Terre Haute City Harrison Town
<u>Legal Description</u> EDGEWOOD PLACE 200217012 D-442/4816-4818	<u>Billed Mortgage Company</u> Corelogic			<u>Property Type</u> Real

Spring installment due on or before May 12, 2025 and Fall installment due on or before November 10, 2025.

TABLE 1: SUMMARY OF YOUR TAXES

ASSESSED VALUE AND TAX SUMMARY	2023 Pay 2024	2024 Pay 2025
1a. Gross assessed value of homestead property	\$117,500	\$122,000
1b. Gross assessed value of other residential property and farmland	\$0	\$0
1c. Gross assessed value of all other property, including personal property	\$0	\$0
2. Equals total gross assessed value of property	\$117,500	\$122,000
2a. Minus deductions (see Table 5 below)	(\$100,760)	(\$100,710)
3. Equals subtotal of net assessed value of property	\$16,740	\$21,290
3a. Multiplied by your local tax rate	4.6798	4.5676
4. Equals gross tax liability (see Table 3 below)	\$783.40	\$972.44
4a. Minus local property tax credits	\$0.00	\$0.00
4b. Minus savings due to property tax cap (see Table 2 and footnotes below)	\$0.00	\$0.00
4c. Minus savings due to Over 65 Circuit Breaker Credit ¹	\$0.00	\$0.00
4d. Minus savings due to County Option Circuit Breaker Credit	\$0.00	\$0.00
5. Total property tax liability (see remittance coupon for total amount due)	\$783.40	\$972.44

Please see Table 4 for a summary of other charges to this property.

TABLE 2: PROPERTY TAX CAP INFORMATION

Property tax cap (1%, 2%, or 3%, depending upon combination of property types) ²	\$1,175.00	\$1,220.00
Upward adjustment due to voter-approved projects and charges (e.g., referendum) ³	\$27.12	\$34.53
Maximum tax that may be imposed under	\$1,202.12	\$1,254.53

TABLE 3: GROSS PROPERTY TAX DISTRIBUTION AMOUNTS APPLICABLE TO THIS PROPERTY

TAXING AUTHORITY	TAX RATE 2024	TAX RATE 2025	TAX AMOUNT 2024	TAX AMOUNT 2025	TAX DIFFERENCE 2024-2025	PERCENT DIFFERENCE
CITY/TOWN	2.2903	2.2934	\$383.39	\$488.28	\$104.89	27.36%
COUNTY	0.8841	0.8701	\$148.00	\$185.24	\$37.24	25.16%
LIBRARY	0.1806	0.1778	\$30.23	\$37.85	\$7.62	25.21%
SCHOOL DISTR	0.9793	0.9761	\$163.94	\$207.81	\$43.87	26.76%
SPECIAL UNIT	0.2807	0.1855	\$46.99	\$39.49	(\$7.50)	(15.96%)
TOWNSHIP	0.0648	0.0647	\$10.85	\$13.77	\$2.92	26.91%
TOTAL	4.6798	4.5676	\$783.40	\$972.44	\$189.04	24.13%

TABLE 4: OTHER CHARGES / ADJUSTMENTS TO THIS PROPERTY

LEVYING AUTHORITY	2024	2025	% Change
TOTAL ADJUSTMENTS	\$0.00	\$0.00	

TABLE 5: DEDUCTIONS APPLICABLE TO THIS PROPERTY⁴

TYPE OF DEDUCTION	2024	2025
Homestead Credit	\$48,000	\$48,000
Veteran Part Dis	\$24,960	\$24,960
Supplemental HSC	\$27,800	\$27,750
TOTAL DEDUCTIONS	\$100,760	\$100,710

1. A taxpayer can only receive the Over 65 Circuit Breaker Credit or the County Option Circuit. Indiana Code § 6-1.1-49-6 specifies that a taxpayer cannot receive both.

2. The property tax cap is calculated separately for each class of property owned by the taxpayer.

3. Changes not subject to the property tax caps include property tax levies approved by voters through a referendum. When added to the base property tax cap amount for your property, this creates the effective tax cap. For more information, see the back of this document. Information regarding the referendums proposed during the most recent elections can be located online at: www.in.gov/dlgf/referendum-information.

4. If any circumstances have changed that would make you ineligible for a deduction that you have been granted per Table 5 of this tax bill, you must notify the county auditor. If such a change in circumstances has occurred and you have not notified the county auditor, the deduction will be disallowed and you will be liable for taxes and penalties on the amount deducted.

NOTICE OF PROPERTY TAX ASSESSMENTS

Name and Address of Taxpayer – The owner and mailing address of the owner of record as of the date of this notice.

Date of Notice/Due Date – Date that the property tax bill was mailed and the date by which payment must be made in order to avoid late charges.

Property Number (State/Local) – State mandated property number of the taxable real estate and the local parcel number, if applicable.

Taxing District – The number assigned by the Department of Local Government Finance to the taxing district in which this property is located.

TABLE 1: SUMMARY OF YOUR TAXES

Tax Summary – The amounts involved with calculating your real estate property taxes.

Taxes 2023 Pay 2024 – The summary of calculations based on tax rates for taxes payable last year.

Taxes 2024 Pay 2025 – The summary of calculations based on this year's tax rates.

Tax Relief Credits – Credits are determined annually and are used to reduce property tax liabilities applicable to properties in this table.

- **Local Property Tax Credits** – Relief credit generated by the local income tax, which can be used to reduce property tax bills.
- **Over 65 Circuit Breaker Credit** – Credit for a calendar year if homestead qualifies and age, adjusted gross income, homestead assessed value, and other eligibility requirements are met. The credit limits the increase of the homestead property tax liability of credit recipient at two percent (2%). (IC 6-1.1-20.6-8.5)
- **County Option Circuit Breaker Credit** – Credit for a calendar year adopted by the county fiscal body if homestead qualifies and age, adjusted gross income, and other eligibility requirements are met. The credit limits the increase of the homestead property tax liability of credit recipient at an amount between two percent (2%) and five percent (5%). (IC 6-1.1-49)

TABLE 2: PROPERTY TAX CAP INFORMATION

Property Tax Cap – Property may not be taxed above caps prescribed by law, unless voters approve additional taxes. Those caps are 1% for homesteads, 2% for other residential property and agricultural land, and 3% for all other classes of property. When voters approve additional spending in a referendum, an **adjustment to the cap** is made to reflect the additional expense. This excess revenue is calculated as a separate value and added to the cap figure. This new value is considered your effective property tax cap or the **maximum that may be imposed under the cap**. Taxpayers should note that the circuit breaker cap amount is the combined cap amount for all classes of property applicable to a parcel.

TABLE 3: GROSS PROPERTY TAX DISTRIBUTION AMOUNTS APPLICABLE TO THIS PROPERTY

Taxing Authority – The name of the unit levying the taxes.

Tax Rate 2024 – The tax rate per \$100 of assessed value for this property allocated to each taxing authority for 2024.

Tax Rate 2025 – The tax rate per \$100 of assessed value for this property allocated to each taxing authority for the current year.

Tax Amount 2024 – The amount of taxes for this property allocated to each taxing authority for 2024.

Tax Amount 2025 – The amount of taxes for this property allocated to each taxing authority for the current year.

Tax Difference 2024-2025 – The difference in dollars between current taxes and prior year taxes for each taxing authority.

Percent Difference – The percent change between last year's tax amount and this year's tax amount for each taxing authority.

TABLE 4: OTHER CHARGES / ADJUSTMENTS TO THIS PROPERTY

Levying Authority – The type of additional charge added to your property tax bill such as sewer, ditch, or other special assessment.

Amount 2024 – The total amount of other charges added to your tax bill in 2024.

Amount 2025 – The total amount of other charges added to your tax bill for the current year.

TABLE 5: DEDUCTIONS APPLICABLE TO THIS PROPERTY

Type of Deduction – No deduction is automatic. All must be applied for with the appropriate office by the applicable due date.

Various restrictions apply. For more information, call the county auditor at (812) 462-3361 or visit www.vigocounty.in.gov. Deductions documented in this bill can include, but are not limited to, the following:

- **Abatement** – Deduction for eligible properties where taxes have been lowered or eliminated, generally through the action of the city council or county council. (IC 6-1.1-12.1)
- **Blind/Disabled** – Deduction for the blind or disabled. Must supply proof from a doctor or Social Security awards letter. (IC 6-1.1-12-11, 12)
- **Enterprise Zone** – Deduction for eligible properties located within a designated enterprise zone. (IC 6-1.1-12-40)
- **Geothermal** – Deduction for eligible properties using geothermal devices. (IC 6-1.1-12-34, 35.5)
- **Homestead Standard Deduction** – Deduction for owner-occupied primary residence. (IC 6-1.1-12-37)
- **Supplemental Standard Deduction** – Additional deduction for homesteads after the application of the Homestead Standard Deduction. (IC 6-1.1-12-37.5)
- **Mortgage** – Deduction for mortgaged property for eligible persons. (IC 6-1.1-12-1, 2) [Deduction will no longer apply to tax bills beginning with 2023 Pay 2024]
- **Nonprofit** – Exemption for eligible properties. (IC 6-1.1-10)
- **Over 65** – Deduction for individuals over 65 years of age; subject to income, residency, and assessed value limits. (IC 6-1.1-12-9, 10.1)
- **Veterans** – Deduction for disabled veterans. Must supply proof of service, honorable discharge, and disability. (IC 6-1.1-12-13, 14, 15)

Amount 2024 – The amount deducted from your bill in 2024 for each benefit.

Amount 2025 – The amount deducted from your bill this year for each benefit.

Information on the valuation of your property and a copy of the property record card can be obtained from your assessor at (812) 462-3358 or www.vigocounty.in.gov.

To obtain a review of an assessment, the taxpayer must file an appeal via a Form 130. If the Form 11 is mailed before May 1 of the assessment year, the filing deadline for real property is June 15 of that year. If the Form 11 is mailed after April 30 of the assessment year, the filing deadline for real property is June 15 in the year that the tax statements are mailed. For personal property assessments, the filing deadline is not later than forty-five (45) days after the date of the required notice (Form 11).

NOTE: Failure to file a timely Form 130 can be grounds for dismissal of this appeal. The assessing official who receives an appeal filed by a taxpayer must: (1) immediately forward the notice to the county board; and (2) schedule a preliminary informal meeting with the taxpayer in order to resolve the appeal.

For further instructions on filing an appeal or correction of error, contact your assessor at (812) 462-3358.

Please note that the appeal requires relevant evidence of the true tax value of the property as of the assessment date (January 1, 2025, for mobile homes assessed under IC 6-1.1-7 and January 1, 2024, for real property).

EXEMPT FROM DISCLOSURE FEE

MAR 17 2014

Timothy M. Spivey
VIGO COUNTY AUDITOR

2014004102 QD \$20.00
03/17/2014 11:05:20A 3 PGS
NANCY S. ALLSUP
VIGO County Recorder IN
Recorded as Presented



Grantor
DAVID K. PIPER, JR.
55 N. 34th Street
Terre Haute, IN 47803

Grantee
DAVID K. PIPER, JR. & JULIA PIPER
55 N. 34th Street
Terre Haute, IN 47803

QUITCLAIM DEED

THIS INDENTURE, WITNESSETH, that DAVID K. PIPER, JR., married, of Vigo County, in the State of Indiana, hereinafter referred to as "Grantor", hereby

RELEASES AND QUITCLAIMS

dmp m.
to DAVID K. PIPER, JR. and JULIA PIPER, husband and wife, as tenants by the entirety with rights of survivorship, of Vigo County, in the State of Indiana, hereinafter referred to as "Grantee", for the sum of Ten and 00/100 Dollars (\$10.00), the following described REAL ESTATE in Vigo County, in the State of Indiana, to-wit:

Prepared by Deeds on Demand, PC

5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462. 757-321-6936.

The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemand.com/terms-of-service.aspx), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. **Order # 33940**

2

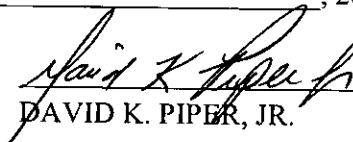
All that parcel of land in Vigo County, State of Indiana, as more fully described in Deed Inst # 200217012, ID# 84-06-24-134-001.000-002, being known and designated as the following described real estate located in the County of Vigo, State of Indiana, to-wit:

Lot Number 184 in Edgewood Place, being a subdivision of all that part of the Northwest Quarter of Section 24, Township 12 North Of Range 9 West lying north of the National Road, except 51.3 acres of the west end, as shown by the recorded plat thereof in Plat Record 10, Page 35 of Records of Recorder's Office of Vigo County, Indiana.

By fee simple deed from Jeffrey W. McNeil as set forth in Deed Inst # 200217012 dated 07/03/2002 and recorded 07/05/2002, in the Office of the County Recorder of Vigo County, State of Indiana.

THIS CONVEYANCE made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

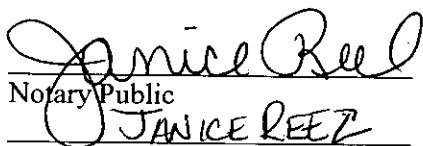
EXECUTED, this 5 day of March, 20 14.

 (SEAL)
DAVID K. PIPER, JR.

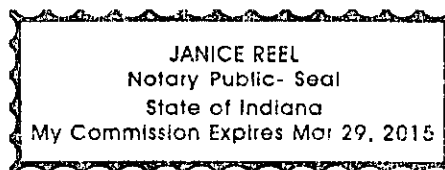
STATE OF INDIANA, VIGO County; ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named DAVID K. PIPER, JR., who acknowledged the execution of the foregoing QUITCLAIM DEED and who being duly sworn stated that the representations therein contained are true.

Witness my hand and seal, this 5 day of MARCH, 20 14.


Notary Public
JANICE REEL

Print Name
Resident of VIGO County
My Commission expires: 3-29-15



Prepared by Deeds on Demand, PC

5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462. 757-321-6936.

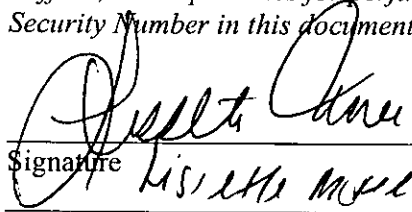
The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemand.com/terms-of-service.aspx), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. Order # 33940

This Instrument was prepared by:
Daniel R. Morris, Esq., Deeds on Demand, PC (757) 321-6936
5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462

After recording return to:
ServiceLink-Wells Fargo Originations
4000 Industrial Blvd., Aliquippa, PA 15008

AFFIRMATION STATEMENT

I affirm, under penalties for perjury that I have taken reasonable care to redact each Social Security Number in this document, unless required by law.


Signature

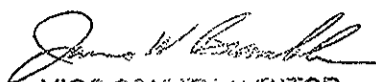
Print or Type Name

Prepared by Deeds on Demand, PC

5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462. 757-321-6936.

The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemand.com/terms-of-service.aspx), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. **Order # 33940**

JUL 05 2002


VIGO COUNTY AUDITOR

JKW Date 07/05/2002 Time 14:52:19
Mitchell Newton
Vigo County Recorder
Filing Fee: 14.00
I 200217012
Page 1 of 1

WARRANTY DEED

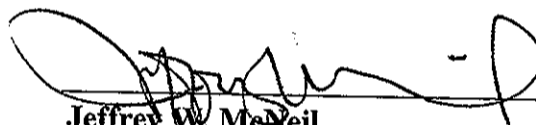
THIS INDENTURE WITNESSETH, THAT Jeffrey W. McNeil for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Conveys and Warrants unto David K. Piper, Jr., the following described real estate located in the County of Vigo, State of Indiana, to-wit:

- ✓ Lot Number 184 in Edgewood Place, being a Subdivision of all that part of the North West Quarter of Section 24, Township 12 North, of Range 9 West lying North of the National Road, except 51.3 acres off the West end.
As shown by the recorded Plat thereof in Plat Record 10 Page 35 of Records of Recorder's Office of Vigo County, Indiana.

Subject to easements, covenants, restrictions, leases and other matters of record affecting title to the subject real estate.

Subject to taxes prorated to the date hereof.

IN WITNESS WHEREOF the above referred to Jeffrey W. McNeil has hereunto set his hand and seal, this 3rd day of July, 2002.


Jeffrey W. McNeil (SEAL)

STATE OF Indiana, Vigo COUNTY, SS:

Before me, the undersigned, a Notary Public in and for said county and state, this 3rd day of July, 2002, personally appeared Jeffrey W. McNeil and acknowledged the execution of the annexed Deed to be his voluntary act and deed.

WITNESS my hand and Notarial Seal.

My Commission Expires:

10/23/08

My County of Residence is:

Vigo


Notary Public

JUDITH E MONDAY
Typewritten or Printed Name of Notary

THIS INSTRUMENT WAS PREPARED BY:

Ronald E. Jumps
Ronald E. Jumps, Attorney, Cox, Zwerner, Gambill & Sullivan, LLP, 511 Wabash Avenue, Terre Haute, IN 47807

Note: In preparing this instrument, preparer makes no warranties, expressed or implied, regarding the title conveyed by it.

MAIL TAX STATEMENTS TO: Lorne Mtzls. 13325 E 14 mile Rd, Sterling Heights MI 48312

U:\USER\Babcock\Deanna\Real Estate\Hendrich\LTIC\Piper

2014004103 MTG \$54.00
03/17/2014 11:05:20A 21 PGS
NANCY S. ALLSUP
VIGO County Recorder IN
Recorded as Presented



Recording Requested By & Return To:
Chicago Title ServiceLink Division
4000 Industrial Blvd
Aliquippa, PA 15001

280 08071

28217077

Mortgage

Definitions

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 16.

- (A) **"Security Instrument"** means this document, which is dated **MARCH 05, 2014**, together with all Riders to this document.
- (B) **"Borrower"** is **DAVID K PIPER JR AND JULIA M PIPER, HUSBAND AND WIFE**

Borrower is the mortgagor under this Security Instrument.

0368114534
INDIANA-Single Family-Fannie Mae/Freddie Mac UNIFORM INSTRUMENT
VMP ©
Wolters Kluwer Financial Services
NMFL# 3015 (INCM) Rev. 9/2013

262660692660

Form 3015 1/01
VMP6(IN) (1302).00



2

(C) "Lender" is **WELLS FARGO BANK, N.A.**

Lender is a **NATIONAL ASSOCIATION**

organized and existing under the laws of **THE UNITED STATES**

Lender's address is **101 NORTH PHILLIPS AVENUE, SIOUX FALLS, SD 57104**

Lender is the mortgagee under this Security Instrument.

(D) "**Note**" means the promissory note signed by Borrower and dated **MARCH 05, 2014**
The Note states that Borrower owes Lender **SIXTY FOUR THOUSAND THREE HUNDRED FIFTY AND 00/100**

Dollars (U.S. \$ ******64,350.00**) plus interest. Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than **MARCH 01, 2044**

(E) "**Property**" means the property that is described below under the heading "Transfer of Rights in the Property."

(F) "**Loan**" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument, plus interest.

(G) "**Riders**" means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]:

<input type="checkbox"/> Adjustable Rate Rider	<input type="checkbox"/> Condominium Rider	<input type="checkbox"/> Second Home Rider
<input type="checkbox"/> Balloon Rider	<input type="checkbox"/> Planned Unit Development Rider	<input type="checkbox"/> 1-4 Family Rider
<input checked="" type="checkbox"/> VA Rider	<input type="checkbox"/> Biweekly Payment Rider	<input type="checkbox"/> Other(s) [specify]

(H) "**Applicable Law**" means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.

(I) "**Community Association Dues, Fees, and Assessments**" means all dues, fees, assessments and other charges that are imposed on Borrower or the Property by a condominium association, homeowners association or similar organization.

(J) "**Electronic Funds Transfer**" means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse transfers.

(K) "**Escrow Items**" means those items that are described in Section 3.

(L) "**Miscellaneous Proceeds**" means any compensation, settlement, award of damages, or proceeds paid by any third party (other than insurance proceeds paid under the coverages described in Section 5)

for: (i) damage to, or destruction of, the Property; (ii) condemnation or other taking of all or any part of the Property; (iii) conveyance in lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.

- (M) **"Mortgage Insurance"** means insurance protecting Lender against the nonpayment of, or default on, the Loan.
- (N) **"Periodic Payment"** means the regularly scheduled amount due for (i) principal and interest under the Note, plus (ii) any amounts under Section 3 of this Security Instrument.
- (O) **"RESPA"** means the Real Estate Settlement Procedures Act (12 U.S.C. Section 2601 et seq.) and its implementing regulation, Regulation X (12 C.F.R. Part 1024), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.
- (P) **"Successor in Interest of Borrower"** means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

Transfer of Rights in the Property

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns, the following described property located in the

COUNTY

of **VIGO**

SEE TITLE

[Type of Recording Jurisdiction]

[Name of Recording Jurisdiction] :

Parcel ID Number:
55 N 34TH STREET
TERRE HAUTE
 ("Property Address"):

which currently has the address of

[City], Indiana **47803** [Street]
 [Zip Code]

14

~~DAVID K PIPER JR~~

~~JULIA~~ M PIPER

-Bottower

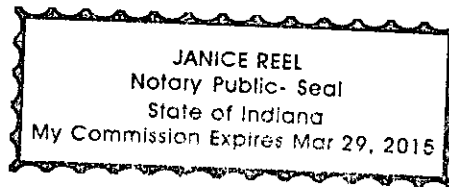
-Borrower

-Borrower

17

Acknowledgment
State of INDIANA
County of VIGO

This instrument was acknowledged before me on **3-5-14** by
DAVID K PIPER JR JULIA M PIPER



Janice Reel

Notary Public

Notary County:

My commission expires:

This instrument was prepared by: **WELLS FARGO BANK, N.A.**

2801 4TH AVE S, 2ND FLOOR, MINNEAPOLIS, MN 554080000

Mail Tax Statements To:

WELLS FARGO HOME MORTGAGE, P.O. BOX 11758, NEWARK, NJ 071014758

I, affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

[Signature]
Kristin Horn

Loan origination organization **WELLS FARGO BANK, N.A.**

NMLSR ID **399801**

Loan originator **KARI NEUMILLER**

NMLSR ID **400780**

18

VA GUARANTEED LOAN AND ASSUMPTION POLICY RIDER

NOTICE: THIS LOAN IS NOT ASSUMABLE WITHOUT THE APPROVAL OF THE DEPARTMENT OF VETERANS AFFAIRS OR ITS AUTHORIZED AGENT.

THIS VA GUARANTEED LOAN AND ASSUMPTION POLICY RIDER is made this **5TH** day of **MARCH, 2014**, and is incorporated into and shall be deemed to amend and supplement the Mortgage, Deed of Trust or Deed to Secure Debt (herein "Security Instrument") dated of even date herewith, given by the undersigned (herein "Borrower") to secure Borrower's Note to **WELLS FARGO BANK, N.A.**

(herein "Lender") and covering the Property described in the Security Instrument and located at **55 N 34TH STREET, TERRE HAUTE, INDIANA 47803**

[Property Address]

VA GUARANTEED LOAN COVENANT: In addition to the covenants and agreements made in the Security Instrument, Borrower and Lender further covenant and agree as follows:

If the indebtedness secured hereby be guaranteed or insured under Title 38, United States Code, such Title and Regulations issued thereunder and in effect on the date hereof shall govern the rights, duties and liabilities of Borrower and Lender. Any provisions of the Security Instrument or other instruments executed in connection with said indebtedness which are inconsistent with said Title or Regulations, including, but not limited to, the provision for payment of any sum in connection with prepayment of the secured indebtedness and the provision that the Lender may accelerate payment of the secured indebtedness pursuant to Covenant 18 of the Security Instrument, are hereby amended or negated to the extent necessary to conform such instruments to said Title or Regulations.

262660692660

MULTISTATE VA GUARANTEED LOAN AND ASSUMPTION POLICY RIDER

VMP®-538R (0310)

Page 1 of 3

VMP Mortgage Solutions (800)521-7291

10/03

Initials:

VMP DKPR



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LATE CHARGE: At Lender's option, Borrower will pay a "late charge" not exceeding four per centum (4%) of the overdue payment when paid more than fifteen (15) days after the due date thereof to cover the extra expense involved in handling delinquent payments, but such "late charge" shall not be payable out of the proceeds of any sale made to satisfy the indebtedness secured hereby, unless such proceeds are sufficient to discharge the entire indebtedness and all proper costs and expenses secured hereby.

GUARANTY: Should the Department of Veterans Affairs fail or refuse to issue its guaranty in full amount within 60 days from the date that this loan would normally become eligible for such guaranty committed upon by the Department of Veterans Affairs under the provisions of Title 38 of the U.S. Code "Veterans Benefits," the Mortgagee may declare the indebtedness hereby secured at once due and payable and may foreclose immediately or may exercise any other rights hereunder or take any other proper action as by law provided.

TRANSFER OF THE PROPERTY: This loan may be declared immediately due and payable upon transfer of the property securing such loan to any transferee, unless the acceptability of the assumption of the loan is established pursuant to Section 3714 of Chapter 37, Title 38, United States Code.

An authorized transfer ("assumption") of the property shall also be subject to additional covenants and agreements as set forth below:

(a) ASSUMPTION FUNDING FEE: A fee equal to one-half of one percent (0.5 %) of the balance of this loan as of the date of transfer of the property shall be payable at the time of transfer to the loan holder or its authorized agent, as trustee for the Department of Veterans Affairs. If the assumer fails to pay this fee at the time of transfer, the fee shall constitute an additional debt to that already secured by this instrument, shall bear interest at the rate herein provided, and, at the option of the payee of the indebtedness hereby secured or any transferee thereof, shall be immediately due and payable. This fee is automatically waived if the assumer is exempt under the provisions of 38 U.S.C. 3729 (c).

(b) ASSUMPTION PROCESSING CHARGE: Upon application for approval to allow assumption of this loan, a processing fee may be charged by the loan holder or its authorized agent for determining the creditworthiness of the assumer and subsequently revising the holder's ownership records when an approved transfer is completed. The amount of this charge shall not exceed the maximum established by the Department of Veterans Affairs for a loan to which Section 3714 of Chapter 37, Title 38, United States Code applies.

(c) ASSUMPTION INDEMNITY LIABILITY: If this obligation is assumed, then the assumer hereby agrees to assume all of the obligations of the veteran under the terms of the instruments creating and securing the loan. The assumer further agrees to indemnify the Department of Veterans Affairs to the extent of any claim payment arising from the guaranty or insurance of the indebtedness created by this instrument.

20

IN WITNESS WHEREOF, Borrower(s) has executed this VA Guaranteed Loan and Assumption Policy Rider.

David K Piper Jr
DAVID K PIPER JR -Borrower

Julia M Piper
JULIA M PIPER -Borrower

-Borrower

-Borrower

-Borrower

-Borrower

-Borrower

-Borrower

21

Exhibit "A"
Legal Description

The land referred to herein below is situated in the county of VIGO, State of IN and is described as follows:

ALL THAT PARCEL OF LAND IN VIGO COUNTY, STATE OF INDIANA, AS MORE FULLY DESCRIBED IN DEED INST # 200217012, ID# 84-06-24-134-001.000-002, BEING KNOWN AND DESIGNATED AS THE FOLLOWING DESCRIBED REAL ESTATE LOCATED IN THE COUNTY OF VIGO, STATE OF INDIANA, TO-WIT: LOT NUMBER 184 IN EDGEWOOD PLACE, BEING A SUBDIVISION OF ALL THAT PART OF THE NORTH WEST QUARTER OF SECTION 24, TOWNSHIP 12 NORTH OF RANGE 9 WEST LYING NORTH OF THE NATIONAL ROAD, EXCEPT 51.3 ACRES OF THE WEST END. AS SHOWN BY THE RECORDED PLAT THEREOF IN PLAT RECORD 10, PAGE 35 OF RECORDS OF RECORDERS OFFICE OF VIGO COUNTY, INDIANA.

SUBJECT PROPERTY COMMONLY KNOWN AS: 55 N 34TH STREET, TERRE HAUTE, IN 47803

Tax/Parcel ID: 84-06-24-134-001.000-002

Search Results for:

LOT: 184
SUBDIVISION: EDGEWOOD PLACE
REGION: Vigo County, IN
DOCUMENTS VALIDATED THROUGH: 04/21/2025 2:51 PM

Showing 8 results

Filter:

Document Details	County	Date	Type	Name	Legal
200013232	Vigo	08/24/2000	MORT : MORTGAGE	Search MCNEIL, JEFFREY W Search TERRE HAUTE FIRST NATIONAL BANK	Search Lot 184 Block 0 EDGEWOOD PLACE
200217012	Vigo	07/05/2002	DEED : WARRANTY DEED	Search MCNEIL, JEFFREY W Search PIPER, DAVID K JR	Search Lot 184 Block 0 EDGEWOOD PLACE
200217013	Vigo	07/05/2002	MORT : MORTGAGE	Search PIPER, DAVID K JR Search HAMPTON FINANCIAL GROUP INC	Search Lot 184 Block 0 EDGEWOOD PLACE
200217014	Vigo	07/05/2002	ASGN : ASSIGN MORTGAGE	Search PIPER, DAVID K JR Search TOWNE MORTGAGE COMPANY Search HAMPTON FINANCIAL GROUP INC	Search Lot 184 Block 0 EDGEWOOD PLACE
2004000600	Vigo	01/13/2004	ASGN : ASSIGN MORTGAGE	Search PIPER, DAVID K JR Search US MORTGAGE Search TOWNE MORTGAGE COMPANY	Search Lot 184 EDGEWOOD PLACE
2011007242	Vigo	06/08/2011	MORT : MORTGAGE	Search PIPER, DAVID K JR Search MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Search MORTGAGE INVESTORS CORPORATION	Search Lot 184 EDGEWOOD PLACE
2014004102	Vigo	03/17/2014	DEED : QUIT CLAIM DEED	Search PIPER, DAVID K JR Search PIPER, DAVID K JR Search PIPER, JULIA M JR	Search Lot 184 EDGEWOOD PLACE
2014004103	Vigo	03/17/2014	MORT : MORTGAGE	Search PIPER, DAVID K Search PIPER, JULIA M Search WELLS FARGO BANK	Search Lot 184 EDGEWOOD PLACE

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Search Results for:

NAME: PIPER, DAVID (Super Search)



REGION: Vigo County, IN

DOCUMENTS VALIDATED THROUGH: 04/21/2025 2:51 PM

Showing 31 results

Filter:

Document Details	County	Date	Type	Name	Legal
2023007296	Vigo	07/05/2023	DEED : WARRANTY DEED	PIPER, DAVID Search Search AUSTIN, KENNETH A Search AUSTIN, STEPHEN M Search PEARMAN, DEBORAH A see details for more	Search Lot 42 GILMAN PLACE
Book 406, Page 120	Vigo		DEED : DEED	PIPER, DAVID Search Search VIGO COUNTY BOARD OF COMMISSIONERS Search PIPER, FLORA	
Book 406, Page 121	Vigo		DEED : DEED	PIPER, DAVID Search Search VIGO COUNTY BOARD OF COMMISSIONERS Search PIPER, FLORA	
Book 413, Page 951	Vigo		DEED : DEED	PIPER, DAVID Search Search PIPER, FLORA Search BUYER, DOUGLAS LAMBERT	
Book 414, Page 555	Vigo		DEED : DEED	PIPER, DAVID Search Search PIPER, FLORA Search MAHURIN, NICK	
2014004103	Vigo	03/17/2014	MORT : MORTGAGE	PIPER, DAVID K Search Search PIPER, JULIA M Search WELLS FARGO BANK	Search Lot 184 EDGEWOOD PLACE
2022005800	Vigo	05/10/2022	MORT : MORTGAGE	PIPER, DAVID K Search Search PIPER, DAVID K SR Search PIPER, FLORA Search FIFTH THIRD BANK NA	Search Lot 92 LOCUST ST SUB
2023007292	Vigo	07/05/2023	MISC : AFFIDAVIT	PIPER, DAVID K Search Search AUSTIN, IRENE V Search AUSTIN, KENNETH W Search AUSTIN, KENNETH A see details for more	Search Lot 42 GILMAN PLACE

Document Details	County	Date	Type	Name	Legal
Book 396, Page 910	Vigo		DEED : DEED	PIPER, DAVID K Search Search FALBER, LAURA ELAINE SUDB Search PIPER, FLORA	
200217012	Vigo	07/05/2002	DEED : WARRANTY DEED	PIPER, DAVID K JR Search Search MCNEIL, JEFFREY W	Search Lot 184 Block 0 EDGEWOOD PLACE
200217013	Vigo	07/05/2002	MORT : MORTGAGE	PIPER, DAVID K JR Search Search HAMPTON FINANCIAL GROUP INC	Search Lot 184 Block 0 EDGEWOOD PLACE
200217014	Vigo	07/05/2002	ASGN : ASSIGN MORTGAGE	PIPER, DAVID K JR Search Search TOWNE MORTGAGE COMPANY Search HAMPTON FINANCIAL GROUP INC	Search Lot 184 Block 0 EDGEWOOD PLACE
2004000600	Vigo	01/13/2004	ASGN : ASSIGN MORTGAGE	PIPER, DAVID K JR Search Search US MORTGAGE Search TOWNE MORTGAGE COMPANY	Search Lot 184 EDGEWOOD PLACE
2005010793	Vigo	06/27/2005	ASGN : ASSIGN MORTGAGE	PIPER, DAVID K JR Search Search GOVERNMENT NATIONAL MORTGAGE ASSOCI Search GOVERNMENT NATIONAL MORTGAGE ASSOCI	
2011007242	Vigo	06/08/2011	MORT : MORTGAGE	PIPER, DAVID K JR Search Search MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Search MORTGAGE INVESTORS CORPORATION	Search Lot 184 EDGEWOOD PLACE
2011008044	Vigo	06/28/2011	REL : MORTGAGE RELEASE	PIPER, DAVID K JR Search Search HAMPTON FINANCIAL GROUP INC	
2014004102	Vigo	03/17/2014	DEED : QUIT CLAIM DEED	PIPER, DAVID K JR Search Search PIPER, DAVID K JR Search PIPER, JULIA M JR	Search Lot 184 EDGEWOOD PLACE

Document Details	County	Date	Type	Name	Legal
2014004263	Vigo	03/21/2014	REL : MORTGAGE RELEASE	PIPER, DAVID K JR Search Search MORTGAGE ELECTRONIC REGISTRATION SYSTEMS Search MORTGAGE INVESTORS CORPORATION	
2008001163	Vigo	01/31/2008	DEED : WARRANTY DEED	PIPER, DAVID K SR Search Search KOR, EVA Search KOR, MICHAEL Search PIPER, FLORA	Search Lot 92 LOCUST ST SUB
2008001164	Vigo	01/31/2008	MORT : MORTGAGE	PIPER, DAVID K SR Search Search PIPER FLORA Search OLD NATIONAL BANK	Search Lot 92 LOCUST ST SUB
2008005985	Vigo	04/22/2008	ASGN : ASSIGN MORTGAGE	PIPER, DAVID K SR Search Search OLD NATIONAL BANK Search PIPER, FLORA Search MORTGAGE ELECTRONIC REGISTRATION SYSTEM	
2010013174	Vigo	10/01/2010	MORT : MORTGAGE	PIPER, DAVID K SR Search Search PIPER, FLORA Search FIFTH THIRD MORTGAGE COMPANY	Search Lot 92 LOCUST ST SUB
2010013583	Vigo	10/13/2010	REL : MORTGAGE RELEASE	PIPER, DAVID K SR Search Search PIPER, FLORA Search MORTGAGE ELECTRONIC REGISTRATION SYSTEMS	
2017008403	Vigo	08/22/2017	MORT : OPEN END MORTGAGE	PIPER, DAVID K SR Search Search PIPER, FLORA Search FIFTH THIRD BANK	Search Lot 92 LOCUST ST SUB
2020002736	Vigo	02/27/2020	REL : MORTGAGE RELEASE	PIPER, DAVID K SR Search Search PIPER, FLORA Search FIFTH THIRD BANK (WESTERN MICHIGAN) Search FIFTH THIRD BANK NATIONAL ASSOCIATION	

Document Details	County	Date	Type	Name	Legal
2020002738	Vigo	02/27/2020	REL : MORTGAGE RELEASE	PIPER, DAVID K SR Search Search PIPER, FLORA Search FIFTH THIRD BANK Search NATIONAL ASSOCIATION Search FIFTH THIRD MORTGAGE COMPANY	
2020002934	Vigo	03/03/2020	MORT : MORTGAGE	PIPER, DAVID K SR Search Search PIPER, FLORA Search FIFTH THIRD BANK NA	Search Lot 92 LOCUST ST SUB
2022004803	Vigo	04/18/2022	REL : MORTGAGE RELEASE	PIPER, DAVID K SR Search Search PIPER, FLORA Search FIFTH THIRD BANK NATIONAL ASSOCIATION	
2023007293	Vigo	07/05/2023	MISC : POWER OF ATTORNEY	PIPER, DAVID K SR Search Search AUSTIN, KENNETH A	
2023007294	Vigo	07/05/2023	MISC : POWER OF ATTORNEY	PIPER, DAVID K SR Search Search AUSTIN, STEPHEN M	
2023007295	Vigo	07/05/2023	MISC : POWER OF ATTORNEY	PIPER, DAVID K SR Search Search PEARMAN, DEBORAH A	

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Search Results for:

NAME: PIPER, JULIA (Super Search)



REGION: Vigo County, IN

DOCUMENTS VALIDATED THROUGH: 04/21/2025 2:51 PM

Showing 2 results

Filter:

Document Details	County	Date	Type	Name	Legal
2014004103	Vigo	03/17/2014	MORT : MORTGAGE	PIPER, JULIA M Search Search PIPER, DAVID K Search WELLS FARGO BANK	Search Lot 184 EDGEWOOD PLACE
2014004102	Vigo	03/17/2014	DEED : QUIT CLAIM DEED	PIPER, JULIA M JR Search Search PIPER, DAVID K JR Search PIPER, DAVID K JR	Search Lot 184 EDGEWOOD PLACE

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Search Results for:

NAME: PIPER, DAVID (Super Search)



PARTY ROLE: Case Party
REGION: Vigo County, IN

Showing 11 results

Filter:

Case Details	Name	Birth Date	Role	Type	Status	File Date	Disposition Date
84D02-7009-DR-000650	Piper Sr, David K		Respondent	Civil	Closed	09/16/1970	12/22/1970
84D039102DR00215	Piper Jr, David K		Petitioner	Civil	Closed	02/19/1991	05/21/1991
84D03-9406-MI-001016	Piper, David		Defendant	Civil	Closed	06/21/1994	09/13/2000
84E05-9606-SC-003676	Piper Jr, David K		Defendant	Civil	Closed	06/24/1996	08/05/1996
84H01-1212-IF-013335	PIPER, DAVID W	09/15/1964	Defendant	Citation	Closed	12/12/2012	02/05/2014
84D01-1801-PL-000203	Piper, David		Plaintiff	Civil	Closed	01/09/2018	07/03/2019
84D03-2204-CT-002285	Piper, David K		Plaintiff	Civil	Closed	04/12/2022	01/17/2023
84D02-2407-ES-005164	Piper, David		Personal Representative	Civil	Open	07/30/2024	
84D02-2407-ES-005164	Piper, David		Petitioner	Civil	Open	07/30/2024	
84D06-2408-CT-005755	Piper, David		Plaintiff	Civil	Open	08/20/2024	
84D02-2409-DC-006295	Piper, David L.		Petitioner	Civil	Open	09/11/2024	

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Search Results for:

NAME: PIPER, JULIA (Super Search)



PARTY ROLE: Case Party
REGION: Vigo County, IN

Showing 0 results

Filter:

Case Details	Name	Birth Date	Role	Type	Status	File Date	Disposition Date
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No items to display.

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