



Legal and Vesting Product Cover Sheet

ORDER INFORMATION

FILE/ORDER NUMBER:	LL-AB-00381	PRODUCT NAME:	LEGAL & VESTING
BORROWER NAME(S):	TIMOTHY M MURPHY		
PROPERTY ADDRESS:	3532 E BAILEY RD, MONTICELLO IN 47960		
CITY, STATE AND COUNTY:	MONTICELLO, INDIANA (IN), WHITE		

SEARCH INFORMATION

SEARCH DATE:	06/11/2024	EFFECTIVE DATE:	06/06/2024
NAME(S) SEARCHED:	TIMOTHY M MURPHY AND CHERYL A MURPHY		
ADDRESS/PARCEL SEARCHED:	3532 E BAILEY RD, MONTICELLO IN 47960/91-83-31-000-045.600-013		

ASSESSMENT INFORMATION

COMMENTS:	
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CURRENT OWNER VESTING

TIMOTHY M. MURPHY AND CHERYL A. MURPHY, HUSBAND AND WIFE	
COMMENTS:	

VESTING DEED

DEED TYPE:	WARRANTY DEED	GRANTOR:	WILLIAM L. CARDWELL
DATED DATE:	10/02/2014	GRANTEE:	TIMOTHY M. MURPHY AND CHERYL A. MURPHY, HUSBAND AND WIFE
BOOK/PAGE:	N/A	RECORDED DATE:	10/03/2014
INSTRUMENT NO:	141006204		
COMMENTS:			

FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	TOWNSHIP OF MONON
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ADDITIONAL NOTES

LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL ESTATE IN WHITE COUNTY, STATE OF INDIANA:

LOT NUMBER SIX (6) IN GANO'S CAMP, A SUBDIVISION IN SECTION 31, TOWNSHIP 28 NORTH, RANGE 3 WEST, MONON TOWNSHIP, WHITE COUNTY, INDIANA.

ADMINISTRATIVE INFORMATION

OWNERSHIP

Tax ID 0102605000

Printed 05/15/2024 Card No. 1 of 1

PARCEL NUMBER
91-83-31-000-045.600-013
Parent Parcel Number

MURPHY TIMOTHY M & CHERYL A
3532 E BAILEY RD
MONTICELLO, IN 47960 USA
GANOS CAMP SUB LOT 6

TRANSFER OF OWNERSHIP

Table with columns: Date, Transferor, Recipient, Value. Includes entries for 10/03/2014, 02/29/2012, 05/11/2006, 04/21/1988, and 08/14/1981.

Property Address
3532 E BAILEY RD

Neighborhood
130512 Big Monon

Property Class
510 Res 1 fam dwelling platted lot

RESIDENTIAL

TAXING DISTRICT INFORMATION

Jurisdiction 91 WHITE
Area 007 MONON
Corporation N
District 013 MONON
Routing Number 26.000

VALUATION RECORD

Homestead Allocations

Table with columns: Assessment Year, Reason for Change, Valuation, Appraise Value, True Tax Value. Includes rows for 01/01/2020, 01/01/2021, 01/01/2021, 01/01/2022, 01/01/2023, 01/01/2024.

Site Description

Topography: Level

Public Utilities: Gas, Electric

Street or Road: Paved

Neighborhood: Static

Zoning: 1 FRONT LOT

Legal Acres: 0.0000

Admin Legal 0.0000

LAND DATA AND CALCULATIONS

Table with columns: Rating, Measured, Table, Prod. Factor, Soil ID, Actual, Effective, Effective, Depth, Square Feet, Base Rate, Adjusted Rate, Extended Value, Influence Factor, Value. Includes row for 1 FRONT LOT.

AMAP: 01030

Supplemental Cards

Supplemental Cards

MEASURED ACREAGE 50.0000

TRUE TAX VALUE 107560

FARMLAND COMPUTATIONS

- Parcel Acreage
81 Legal Drain NV [-]
82 Public Roads NV [-]
83 UT Towers NV [-]
9 Homesite(s) [-]
91/92 Excess Acreage[-]

- Measured Acreage
Average True Tax Value/Acre
TRUE TAX VALUE FARMLAND
Classified Land Total
Homesite(s) Value (+)
Excess Acreage Value (+)

TOTAL ACRES FARMLAND
TRUE TAX VALUE

Supplemental Cards
TOTAL LAND VALUE

107600

IMPROVEMENT DATA

PHYSICAL CHARACTERISTICS

Occupancy: Single family
 Story Height: 1.0
 Finished Area: 1272
 Attic: None
 Basement: 1/2

ROOFING

Material: Asphalt shingles

Framing: Std for class
 Pitch: Not available

FLOORING

Slab B

EXTERIOR COVER

Conc block 1.0
 Masonry B

INTERIOR FINISH

Drywall 1.0

ACCOMMODATIONS

Finished Rooms 6
 Bedrooms 2
 Fireplaces: 2

HEATING AND AIR CONDITIONING

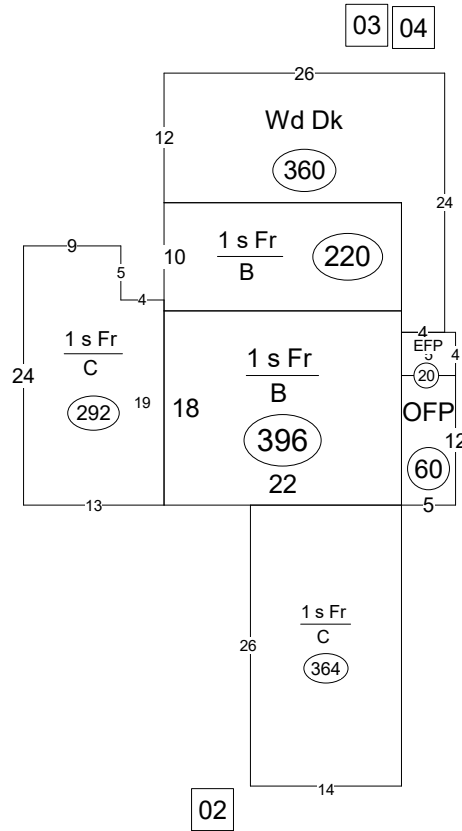
Primary Heat: Central Warm Air
 Lower Full Part
 /Bsmt 1 Upper Upper
 Air Cond 0 1272 0 0 0

PLUMBING

 3 Fixt. Baths 2 6
 Kit Sink 1 1
 Water Heat 1 1
 TOTAL 8

REMODELING AND MODERNIZATION

Amount Date



Construction	Base Area	Floor Area	Finished Area	Sq Ft	Value
1 WOOD FRAME	1272	1.0	1272		93200

4 CONCRETE BLOCK	616 Bsmt		0		20880
	656 Crawl	----			5040

TOTAL BASE 119120

Row Type Adjustment 1.00%
 SUB-TOTAL 119120

0 Interior Finish	0
0 Ext Lvg Units	0
0 Basement Finish	0
Fireplace(s)	4500
Heating	0
Air Condition	3280
Frame/Siding/Roof	0
Plumbing Fixt: 8	2400

Sub-TOTAL ONE UNIT 129300
 Sub-TOTAL 0 UNITS 129300

Exterior Features Description	Value	Garages	
OFF	3760	0 Integral	0
WDDK	5540	0 Att Garage	0
EFP	3040	0 Att Carports	0
		0 Bsmt Garage	0
Ext Features			12340

Sub-TOTAL 141640
 Quality Class/Grade D

GRADE ADJUSTED VALUE 99720

(LCM: 88.00)

SPECIAL FEATURES

SUMMARY OF IMPROVEMENTS

Description	Value	ID	Use	Sty Hgt	Const Type	Grade	Year Const	Eff Year	Cond	Base Rate	Feat-ures	Adj Rate	Size or Area	Computed Value	Phys Depr	Obsol Depr	Market Adj	% Comp	Value
D :MAS	3500	D	DWELL	1.00	D		1940	1940	AV	0.00	Y	0.00	1888	99720	30	0	240	100	167500
MAS-STK	1000	02	DETGAR	8.00	1	C	2000	2000	AV	30.43	N	26.78	24x 28	18000	22	0	75	100	10500
		03	CARSHEDO	0.00		C	2016	2016	AV	10.10	N	8.89	12x 22	2350	20	0	75	100	1400
		04	WDDK	0.00	1	C	2016	2016	AV	0.00	N	0.00	14x 22	4310	7	0	75	100	3000

Data Collector/Date

Appraiser/Date

Neighborhood

Supplemental Cards

TR 10/04/1993

TR 03/01/1995

Neigh 130512 AV

TOTAL IMPROVEMENT VALUE

182400



* 1 4 1 0 0 6 2 0 4 1 *
141006204
RECORDED AS PRESENTED ON
10/03/2014 09:01:47AM
FEE: \$16.00
PAGES: 1

BRUCE A. LAMBERT
WHITE COUNTY RECORDER

Parcel Number: 010-26050-00
State Parcel No. 91-83-31-000-045.600-013

WARRANTY DEED

THIS INDENTURE WITNESSETH, That William L. Cardwell, (Grantor) of Tippecanoe County, in the State of Indiana,
CONVEY AND WARRANT(S) to Timothy M. Murphy and Cheryl A. Murphy, Husband and Wife (Grantee) of Lake County, in the State of Indiana, for the sum of Ten & 00/100 Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in White County, State of Indiana:

Lot Number Six (6) in Gano's Camp, a subdivision in Section 31, Township 28 North, Range 3 West, Monon Township, White County, Indiana.

Subject to any and all easements, agreements and restrictions of record. The address of such real estate is commonly known as: 3532 E Bailey Rd., Monon, Indiana 46959

IN WITNESS WHEREOF, Grantor has executed this deed this 2ND day of OCTOBER, 2014.

Signature [Handwritten Signature]
William L. Cardwell

STATE OF INDIANA)
COUNTY OF WHITE)

SS: ACKNOWLEDGMENT

Before me, a Notary Public in and for said County and State, personally appeared William L. Cardwell, who acknowledged the execution of the foregoing Warranty Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 2ND day of OCTOBER

My Commission Expires:
3/12/15

Signature [Handwritten Signature]
Printed: STEVEN E. FISHEL
Resident of WHITE County, INDIANA



This instrument prepared by: L. Dowal Dellinger, 114 Constitution Plaza, Monticello, IN 47960

Mail Tax Bills To/Grantee's Address: 857 LINCOLN ST, HOBART, IN 46342

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.

Printed: STEVEN E. FISHEL

ENTERED FOR TAXATION

OCT 03 2014

Dayle G. Rogers
AUDITOR WHITE COUNTY

141006204 1 of 1

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
01/25/2021	01/15/2021	2021R0418	MORTGAGE...	MURPHY TIMOTHY M		MORTGAGOR
01/12/2021	01/05/2021	2021R0157	MORTGAGE	MURPHY TIMOTHY M		MORTGAGOR
10/03/2014	10/02/2014	141006205	MORTGAGE	MURPHY TIMOTHY M		MORTGAGOR
10/03/2014	10/02/2014	141006204	WARRANTY...	MURPHY TIMOTHY M		GRANTEE
06/30/2014	06/26/2014	140603878	MORTGAGE...	MURPHY TIMOTHY M		MORTGAGOR
06/24/2014	06/23/2014	140603830	WARRANTY...	MURPHY TIMOTHY M		GRANTOR
08/03/2011	07/12/2011	110804057	EASEMENT...	MURPHY TIMOTHY M		GRANTOR
09/24/2002	09/20/2002	020905665	MORTGAGE	MURPHY TIMOTHY M		MORTGAGOR
09/24/2002	09/20/2002	020905664	WARRANTY...	MURPHY TIMOTHY M		GRANTEE
04/12/1878	04/09/1878	DI038T515	DEED	MURPHY TIMOTHY		GRANTOR
03/05/1872	02/14/1872	DI028P266	WARRANTY...	MURPHY TIMOTHY		GRANTEE
10/05/1869	07/24/1869	DI025P298	WARRANTY...	MURPHY TIMOTHY		GRANTOR
08/29/1860	08/29/1860	DI011P628	WARRANTY...	MURPHY TIMOTHY		GRANTEE

Results found: 13

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