



Legal and Vesting Product Cover Sheet

ORDER INFORMATION

FILE/ORDER NUMBER:	LL-HCBAT-00940	PRODUCT NAME:	LEGAL AND VESTING
BORROWER NAME(S):	JEFFREY A MACK		
PROPERTY ADDRESS:	4534 HAMPTON LANE, AVON, IN 46123		
CITY, STATE AND COUNTY:	AVON, INDIANA (IN), HENDRICKS		

SEARCH INFORMATION

SEARCH DATE:	10/03/2024	EFFECTIVE DATE:	10/02/2024
NAME(S) SEARCHED:	JEFFREY MACK		
ADDRESS/PARCEL SEARCHED:	4534 HAMPTON LANE, AVON, IN 46123 / 32-10-17-230-001.000-022		

ASSESSMENT INFORMATION

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

CURRENT OWNER VESTING

JEFFREY A. MACK
COMMENTS:

VESTING DEED

DEED TYPE:	TRUSTEE'S WARRANTY DEED	GRANTOR:	CARIN SUE EWER, AS TRUSTEE OF THE CARIN EWER LIVING TRUST DATED AUGUST 28, 2018
DATED DATE:	07/22/2020	GRANTEE:	JEFFREY A. MACK
BOOK/PAGE:	N/A	RECORDED DATE:	07/29/2020
INSTRUMENT NO:	202020506		
COMMENTS:			

FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	CITY OF AVON
-----------------------	--------------

ADDITIONAL NOTES

LEGAL DESCRIPTION

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

LOT 164 IN THE PARKS AT PRESTWICK, PHASE 5, A SUBDIVISION IN HENDRICKS COUNTY, INDIANA AS PER PLAT THEREOF RECORDED MARCH 8, 2006 IN PLAT CABINET 6, SLIDE 117 PAGES 2A, 2B, AND 2C AS INSTRUMENT NO. 20060000600 IN THE OFFICE OF THE RECORDER OF HENDRICKS COUNTY, INDIANA.

Hendricks County, IN

Property Record Card

[2024 Property Record Card \(PDF\)](#)
[2023 Property Record Card \(PDF\)](#)

Form 11

[32-10-17-230-001.000-022 \(PDF\)](#)

Summary

Parcel ID 32-10-17-230-001.000-022
Bill ID 012-317511-230001
Reference #
Property Address 4534 Hampton Ln
Avon, IN, 46123
Brief Legal Description LOT 164 THE PARKS AT PRESTWICK PHASE V .56 AC CAME FROM 12-3-17-51E 200-019
(Note: Not to be used on legal documents)
Class RESIDENTIAL ONE FAMILY DWELLING ON A PLATTED LOT
Tax District Washington Township
Tax Rate Code 77 - Advertised Tax Rate
Property Type 82 - Residential
Mortgage Co 15631475 - CORELOGIC
Last Change Date 2/19/2021



Owner

Deeded Owner
MACK JEFFREY A
4534 Hampton Lane
Avon, IN 46123

Taxing District

County: Hendricks
Township: WASHINGTON TOWNSHIP
State District 022 WASHINGTON TOWNSHIP
Local District: 012
School Corp: AVON COMMUNITY
Neighborhood: 1253630 PARKS @ PRESTWICK

Site Description

Topography:
Public Utilities:
Street or Road:
Area Quality: Improving
Parcel Acreage: 0.56

Land

Land Type	Soil ID	Act Front.	Eff. Depth	Size	Rate	Adj. Rate	Ext. Value	Infl. %	Value
(F) FRONT LOT		0	174	59x174	\$812.00	\$763.00	\$45,017.00	0%	\$45,020.00

Residential Dwellings

Description	Single-Family		
Story Height	1		
Style			
Finished Area	4805		
# Fireplaces	1		
Heat Type	Central Warm Air		
Air Cond	2492		
Bedrooms	4		
Living Rooms:	0		
Dining Rooms:	1		
Family Rooms:	1		
Finished Rooms:	12		
Full Baths	3		
Full Bath Fixtures	9		
Half Baths	1		
Half Bath Fixtures	2		
Kitchen Sinks	1		
Water Heaters	1		
Add Fixtures	3		
Floor	Construction	Base	Finish
1	2/6 Masonry	2492	2492
B		2492	2313
Features	Area		
Patio, Concrete	236		
Porch, Open Frame	144		
Porch, Open Frame	233		

Improvements

Descr	PC	Grade	Year Built	Eff Year	Cond	LCM	Size	Nbhd Factor	Mrkt Factor
Single-Family	100	B-1	2011	2011	A	1.01	4805	1.33	0
OUTDOOR FIREPLACE	100	C	2021	2021	A	1.01	-1	1.33	0

Transfers

Date	New Owner	Doc ID	Book/Page	Sale Price
7/29/2020	MACK, JEFFREY A	TRWD		\$412,000.00
8/20/2018	CARIN EWER LIV TRUST	QCD		\$0.00
3/7/2018	EWER, CARIN S	TRD		\$0.00
11/26/2014	EWER FAMILY LIVING TRUST	WD		\$0.00
4/17/2012	EWER, MARK & CARIN S	WD		\$320,000.00
8/12/2011	BEAZER HOMES INDIANA LLP			\$185,292.00
3/11/2011	CROSSPOINT CAPITAL CORP			\$3,000,288.00
3/8/2006	PRESWICK DEVELOPMENT LLC			\$0.00

Transfer History

Date	Transfer From	Instrument	Book	Page	Doc Nbr
7/29/2020	EWER CARIN LIVING TRUST				TRWD
8/20/2018	EWER CARIN S				QCD
3/7/2018	EWER FAMILY LIVING TRUST				TRD
11/26/2014	EWER MARK & CARIN S H/W AS JT TEN				WD
4/17/2012	BEAZER HOMES INDIANA LLP				WD
8/12/2011	CROSSPOINT CAPITAL CORP				SP CWD
3/11/2011	PRESTWICK DEVELOPMENT LLC				
3/8/2006					PLAT

Valuation

Assessment Year	2024	2023	2022	2021	2020
Reason	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT
As Of Date	4/10/2024	4/6/2023	4/7/2022	3/27/2021	4/1/2020
Land	\$45,000	\$41,300	\$40,100	\$37,800	\$37,800
Land Res (1)	\$45,000	\$41,300	\$40,100	\$37,800	\$37,800
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
Improvement	\$434,600	\$398,300	\$389,500	\$336,400	\$314,800
Imp Res (1)	\$434,600	\$398,300	\$389,500	\$336,400	\$314,800
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
Total	\$479,600	\$439,600	\$429,600	\$374,200	\$352,600
Total Res (1)	\$479,600	\$439,600	\$429,600	\$374,200	\$352,600
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

Taxes

[Click here to view Hendricks County tax data](#)

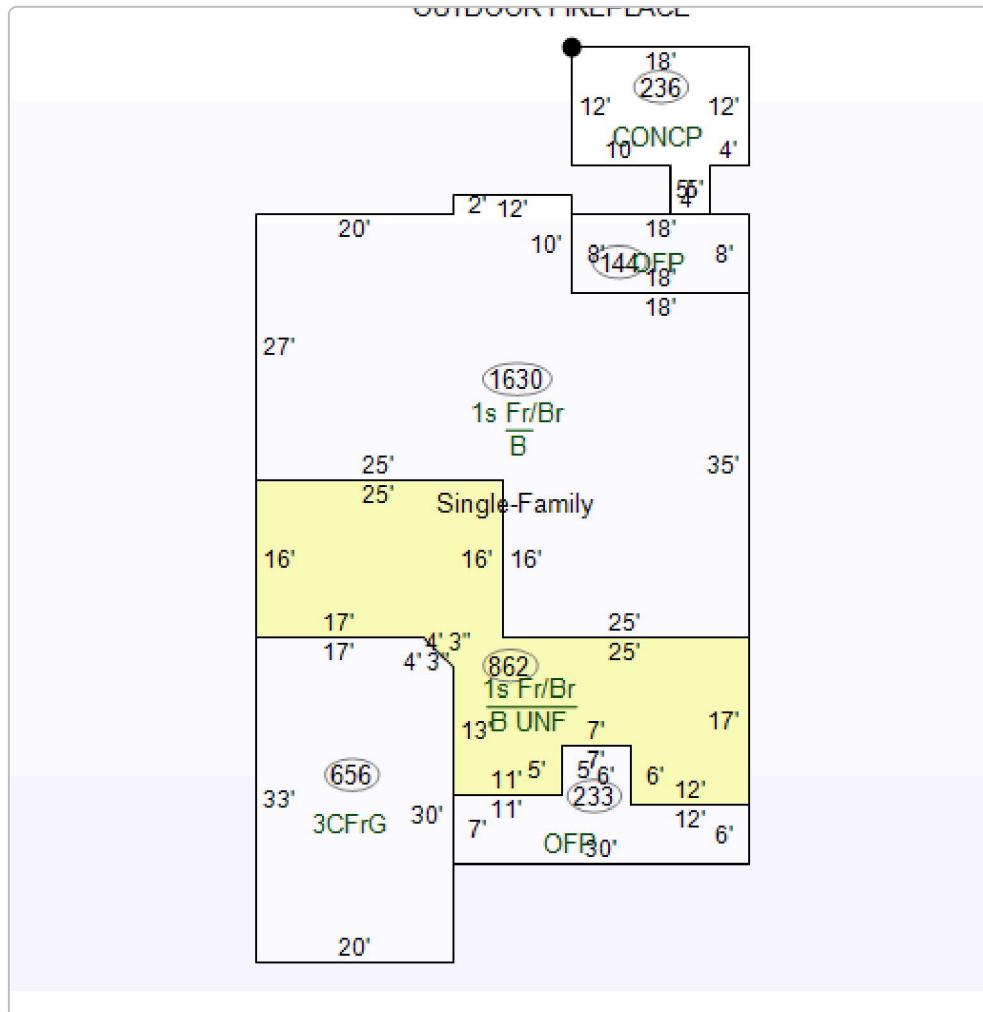
Tax History

	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020
+ Spring Tax	\$2,444.39	\$2,134.72	\$2,028.87	\$2,083.02
+ Spring Penalty	\$0.00	\$0.00	\$0.00	\$0.00
+ Spring Annual	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Tax	\$2,444.39	\$2,134.72	\$2,028.87	\$2,083.02
+ Fall Penalty	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Annual	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Tax	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Pen	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Tax	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Pen	\$0.00	\$0.00	\$0.00	\$0.00
+ Other Assess	\$0.00	\$100.00	\$100.00	\$0.00
+ Advert Fee	\$0.00	\$0.00	\$0.00	\$0.00
+ Tax Sale Fee	\$0.00	\$0.00	\$0.00	\$0.00
+ NSF Fee	\$0.00	\$0.00	\$0.00	\$0.00
PTRC	\$0.00	\$0.00	\$0.00	\$0.00
HMST Credit	\$0.00	\$0.00	\$0.00	\$0.00
Circuit Breaker	\$748.68	\$822.72	\$712.55	\$729.54
Over 65 CB	\$0.00	\$0.00	\$0.00	\$0.00
= Charges	\$4,888.78	\$4,369.44	\$4,157.74	\$4,166.04
- Surplus Transfer	\$0.00	\$0.00	\$0.00	\$0.00
- Credits	(\$4,888.78)	(\$4,369.44)	(\$4,157.74)	(\$4,166.04)
= Total Due	\$0.00	\$0.00	\$0.00	\$0.00

Photos



Sketches



No data available for the following modules: Assessment Appeals Process, Commercial Buildings, Septic Permits.

The information in this web site represents current data from a working file which is updated continuously. Information is believed reliable, but its accuracy cannot be guaranteed. No warranty, expressed or implied, is provided for the data herein, or its use.
[User Privacy Policy](#) | [GDPR Privacy Notice](#)
 Last Data Upload: 04/10/2024, 02:49:15


Contact Us

Developed by
SCHNEIDER
 GEOSPATIAL

DULY ENTERED
FOR TAXATION

Jul 29 2020 - LS

Nancy L. Marsh
AUDITOR HENDRICKS COUNTY

202020506 D \$25.00
07/29/2020 11:24:14AM 3 PGS
Theresa Lynch
Hendricks County Recorder IN
Recorded as Presented


012-317511-230001

33542

TRUSTEE'S WARRANTY DEED

THIS INDENTURE WITNESSETH, That **Carin Sue Ewer**, as **Trustee of The Carin Ewer Living Trust dated August 28, 2018** ("Grantor") CONVEYS AND WARRANTS to **Jeffrey A. Mack** ("Grantee") of Hendricks County, in the State of Indiana, for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate located in Hendricks County, in the State of Indiana:

Lot 164 in The Parks at Prestwick, Phase 5, a subdivision in Hendricks County, Indiana as per plat thereof recorded March 8, 2006 in Plat Cabinet 6, slide 117 pages 2A, 2B, and 2C as Instrument No. 20060000600 in the Office of the Recorder of Hendricks County, Indiana.

This conveyance is subject to all rights-of-way, easements, agreements, restrictions and limitations of record; and all real estate taxes due and payable after the date of this instrument.

(REMAINDER OF PAGE INTENTIONALLY LEFT BLANK)

IN WITNESS WHEREOF, the undersigned has executed this Trustee's Warranty Deed on behalf of Grantor this 22nd day of July, 2020.

THE CARIN EWER LIVING TRUST DATED AUGUST 28, 2018

Carin Sue Ewer, Trustee
By: Carin Sue Ewer, Trustee

STATE OF New York)
)SS:
COUNTY OF Fulton)

Before me, a Notary Public in and for said County and State, personally appeared Carin Sue Ewer, Trustee of The Carin Ewer Living Trust dated August 28, 2018, who acknowledged the execution of the foregoing Trustee's Warranty Deed, and who, being duly sworn, stated that any representations therein contained are true. Witness my hand and Notarial Seal this 22nd day of July, 2020.

Notary Stamp ONLY in this Space

Notary Signature Cynthia A. Wesselmann
Notary Printed Cynthia A. Wesselmann
My Commission Expires: 12/21/2020 2021 CW
County of Residence: Fulton

CYNTHIA A. WESSELMANN
NOTARY PUBLIC-STATE OF NEW YORK
No. 01WE6214967
Qualified in Fulton County
My Commission Expires December 21, 2021

Parcel No.: **012-317511-230001 (State # 32-10-17-230-001.000-022)**

- ☒ Send tax statements to Grantee's address (Common Address of Property): **4534 Hampton Lane, Avon, IN 46123**
☐ Send tax statements to Grantee's Address: _____

This instrument was prepared by: David A. Schmitz, Attorney at Law
9201 N. Meridian Street, Suite 100, Indianapolis, IN 46260 (317) 571-6969

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 Susan E. Schomberg

CERTIFICATE OF PROOF

EXECUTED AND DELIVERED in my presence:

Raymond P. Distefano

[Witness's Signature]

Raymond P. Distefano

[Witness's Printed Name]

STATE OF New York)

COUNTY OF Fulton)

SS:

Before me, a Notary Public in and for said County and State, personally appeared Raymond P. Distefano [Witness's Name], being known to me to be the person whose name is subscribed as a witness to the foregoing instrument, who, being duly sworn by me, deposes and says that the foregoing instrument was executed and delivered by: _____

Carin Sue Ewer, Trustee

_____ [Grantor's or other Signer's Name] in the above-named subscribing witness's presence, and that the above-named subscribing witness is not a party to the transaction described in the foregoing instrument and will not receive any interest in or proceeds from the property that is the subject of the transaction.

Witness my hand and Notarial Seal this 22nd day of July, 2020.

Notary Signature

Cynthia A. Wesselemann

Notary Printed

Cynthia A. Wesselemann

My Commission Expires:

12/21/2021 2021

County of Residence:

Fulton

Notary Stamp ONLY in this Space

CYNTHIA A. WESSELMANN
NOTARY PUBLIC-STATE OF NEW YORK
No. 01WE6214967
Qualified in Fulton County
My Commission Expires December 21, 2021

TSLLC File #:

33542

Search Results for:

NAME: MACK JEFFREY (Super Search)



REGION: Hendricks County, IN

DOCUMENTS VALIDATED THROUGH: 10/3/2024 3:39 PM

Showing 2 results

Filter:

Document Details	County	Date	Type	Name	Legal
202020506	Hendricks	07/29/2020	DEED : DEED	MACK, JEFFREY A Search Search EWER TRUST, CARIN	Search Lot 164 PARKS AT PRESTWICK PHASE 5
202020507	Hendricks	07/29/2020	MORT : MORTGAGE	MACK, JEFFREY A Search Search FAIRWAY INDEPENDENT MORTGAGE Search MERS	Search Lot 164 PARKS AT PRESTWICK PHASE 5

The data or information provided is based on information obtained from Indiana Courts, Clerks, Records, and Department of Revenue, and is not to be considered or used as an official record. Doxpop, LLC, the Division of State Court Administration, the Indiana Courts and Clerks of Court, the Indiana Records, and the Indiana Department of Revenue: 1) Do not warrant that the information is accurate or complete; 2) Make no representations regarding the identity of any persons whose names appear in the information; and 3) Disclaim any liability for any damages resulting from the release or use of the information. The user should verify the information by personally consulting the official record maintained by the court, clerk, recorder or Department of Revenue.

Copyright © 2002-2024 Doxpop, LLC. All Rights Reserved