



Legal and Vesting Product Cover Sheet

ORDER INFORMATION

FILE/ORDER NUMBER:	HEN-0086	PRODUCT NAME:	LEGAL & VESTING REPORT
BORROWER NAME(S)	DAVID M WINTERS		
PROPERTY ADDRESS:	401 N WASHINGTON ST, DANVILLE, IN, 46122		
CITY, STATE AND COUNTY:	DANVILLE, INDIANA (IN) AND HENDRICKS		

SEARCH INFORMATION

SEARCH DATE:	10/27/2023	EFFECTIVE DATE:	10/26/2023
NAME(S) SEARCHED:	DAVID M WINTERS AND KENDRA WINTERS		
ADDRESS/PARCEL SEARCHED:	401 N WASHINGTON ST, DANVILLE, IN, 46122/32-11-03-314-006.000-003		

ASSESSMENT INFORMATION

COMMENTS:	
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CURRENT OWNER VESTING

DAVID M. WINTERS AND KENDRA D. WINTERS, HUSBAND AND WIFE
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COMMENTS:	
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VESTING DEED

DEED TYPE:	WARRANTY DEED	GRANTOR:	TEDDY L. GILBERT AND JANA L. GILBERT, HUSBAND AND WIFE
DATED DATE:	06/16/2017	GRANTEE:	DAVID M. WINTERS AND KENDRA D. WINTERS, HUSBAND AND WIFE
BOOK/PAGE:	N/A	RECORDED DATE:	06/22/2017
INSTRUMENT NO:	201714200		
COMMENTS:			

FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	CITY OF DANVILLE
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ADDITIONAL NOTES

LEGAL DESCRIPTION

(PARCEL 1- 401 NORTH WASHINGTON STREET - TAX ID 017-103512-314005/32-11-03-314-005.000-003)

A PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 15 NORTH OF RANGE 1 WEST, IN THE TOWN OF DANVILLE, HENDRICKS COUNTY, INDIANA, DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING 325 FEET NORTH OF A POINT IN THE CENTER OF THE GROUND APPROPRIATED TO THE INDIANA AND ILLINOIS CENTRAL RAILWAY, ON THE WEST LINE OF SAID LAND AND IN THE CENTER OF THE MARTINSVILLE, DANVILLE, LEBANON AND FRANKFORT STATE ROAD, (SAID POINT NOW BEING THE NORTHWEST CORNER OF MARY J. CRAWFORD'S SUBDIVISION OF RAILROAD GROUNDS); THENCE NORTH 57 FEET; THENCE EAST 122 FEET; THENCE NORTH 6 FEET; THENCE EAST 139 FEET TO THE WEST LINE OF NORTH INDIANA STREET; THENCE SOUTH 63 FEET; THENCE WEST 261 FEET TO THE PLACE OF BEGINNING.

EXCEPT: A PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 15 NORTH, OF RANGE 1 WEST, IN HENDRICKS COUNTY, INDIANA, DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING AT A POINT WHICH IS 135 FEET SOUTH OF THE SOUTHWEST CORNER OF LOT 10 IN BLOCK 1 IN TOUTS ADDITION TO THE TOWN OF DANVILLE, INDIANA AND RUNNING THENCE EAST PARALLEL WITH THE SOUTH LINE OF ELM STREET IN SAID TOUT'S ADDITION, 120 FEET TO THE WEST LINE OF INDIANA STREET; THENCE SOUTH ON SAID LINE 55 FEET TO THE PLACE OF BEGINNING OF THIS DESCRIPTION; FROM SAID BEGINNING POINT CONTINUE SOUTH ON SAID LINE 5 FEET; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID ELM STREET 72 FEET; THENCE NORTH 3 FEET; THENCE WEST PARALLEL TO THE SOUTH LINE OF

SAID ELM STREET 54 FEET; THENCE NORTH 2 FEET; THENCE EAST 126 FEET TO THE PLACE OF BEGINNING, CONTAINING 0.0105 ACRE, MORE OR LESS.

(PARCEL 11 - 401 NORTH WASHINGTON STREET - TAN ID 017 103512 314006/32 11 03 314-006.000-003)

A PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 15 NORTH OF RANGE 1 WEST, IN HENDRICKS COUNTY, INDIANA, BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING AT A POINT ON THE WEST LINE OF SAID HALF QUARTER SECTION WHICH IS 325 FEET NORTH OF THE CENTER OF THE GROUNDS APPROPRIATED FOR THE INDIANA AND ILLINOIS CENTRAL RAILWAY (SAID BEGINNING POINT BEING 136 FEET NORTH OF THE NORTH RIGHT OF WAY LINE OF SAID RAILWAY); AND RUNNING THENCE EAST PARALLEL TO THE SOUTH LINE OF ELM STREET IN THE TOWN OF DANVILLE, A DISTANCE OF 261 FEET TO THE WEST LINE OF INDIANA STREET IN SAID TOWN; THENCE SOUTH ON AND ALONG THE WEST LINE OF SAID STREET 6 FEET; THENCE WEST PARALLEL TO THE SOUTH LINE OF ELM STREET 261 FEET TO THE WEST LINE OF SAID HALF QUARTER SECTION; THENCE NORTH ON AND ALONG SAID WEST LINE 6 FEET TO THE PLACE OF BEGINNING, CONTAINING 0.04 OF AN ACRE, MORE OR LESS.

Hendricks County, IN

Property Record Card 2023 (Assessor)

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

Form 11

[32-11-03-314-006.000-003 \(PDF\)](#)

Summary

Parcel ID	32-11-03-314-006.000-003
Bill ID	017-103512-314006
Reference #	SEE LEGAL
Property Address	401 N Washington St Danville, IN, 46122
Brief Legal Description	Pt W Sw 3-15-1w .04a 17.85-5-2-1 (Note: Not to be used on legal documents)
Class	RESIDENTIAL VACANT UNPLATTED LAND OF 0-9.99 ACRES
Tax District	Town Of Danville
Tax Rate Code	82 - Advertised Tax Rate
Property Type	82 - Residential
Mortgage Co	15631475 - CORELOGIC
Last Change Date	2/23/2022

Owner

Deeded Owner
[WINTERS DAVID M & KENDRA D H/W](#)
401 N Washington St
Danville, IN 46122

Taxing District

County:	Hendricks
Township:	CENTER TOWNSHIP
State District	003 DANVILLE TOWN
Local District:	017
School Corp:	DANVILLE COMMUNITY
Neighborhood:	5550017 RES ACREAGE DEFAULT-DANVILLE

Site Description

Topography:
Public Utilities:
Street or Road:
Area Quality: Static
Parcel Acreage: 0.002

Land

Land Type	Soil ID	Act Front.	Eff. Depth	Size	Rate	Adj. Rate	Ext. Value	Infl. %	Value
91rr		0	0	.002	\$11,227.00	\$11,227.00	\$22.45	\$0.00	\$20.00

Transfers

Date	New Owner	Doc ID	Book/Page	Sale Price
6/22/2017	WINTERS, DAVID M & KENDRA D	WD		\$239,500.00
3/20/2012	GILBERT, TEDDY L & JANA L	WD		\$117,000.00
1/27/2011	G V INDY HOMES LLC			\$69,701.00
3/30/2001	DAVIS, KYLE E			\$0.00

Transfer History

Date	Transfer From	Instrument	Book	Page	Doc Nbr
6/22/2017	GILBERT TEDDY L & JANA L H/W				WD
3/20/2012	G V INDY HOMES LLC				WD
1/27/2011	Davis Kyle E				SHERIFF DEED
10/3/2000	Unknown At Conversion	Conversion	0	0	

Valuation

Assessment Year	2023	2023 (2)	2023 (3)	2023 (4)	2022
Reason	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT
As Of Date	6/20/2023	6/14/2023	5/25/2023	4/6/2023	4/7/2022
Land	\$100	\$100	\$100	\$100	\$100
Land Res (1)	\$0	\$0	\$0	\$0	\$0
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$100	\$100	\$100	\$100	\$100
Improvement	\$0	\$0	\$0	\$0	\$0
Imp Res (1)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
Total	\$100	\$100	\$100	\$100	\$100
Total Res (1)	\$0	\$0	\$0	\$0	\$0
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$100	\$100	\$100	\$100	\$100

Taxes

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

Tax History

	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020	2018 Pay 2019
+ Spring Tax	\$5.00	\$5.00	\$5.00	\$5.00
+ Spring Penalty	\$0.00	\$0.00	\$0.00	\$0.00
+ Spring Annual	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Tax	\$0.00	\$0.00	\$0.00	\$0.00
+ 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	\$0.00	\$0.00	\$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	\$0.00	\$0.00	\$0.00	\$0.00
Over 65 CB	\$0.00	\$0.00	\$0.00	\$0.00

	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020	2018 Pay 2019
= Charges	\$5.00	\$5.00	\$5.00	\$5.00
- Surplus Transfer	\$0.00	\$0.00	\$0.00	\$0.00
- Credits	(\$5.00)	(\$5.00)	(\$5.00)	(\$5.00)
= Total Due	\$0.00	\$0.00	\$0.00	\$0.00

No data available for the following modules: Assessment Appeals Process, Residential Dwellings, Commercial Buildings, Improvements, Photos, Sketches, Septic Permits.

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[Last Data Upload: 27/10/2023, 13:36:48](#)

Contact Us



DULY ENTERED
FOR TAXATION

Jun 22 2017 - LS

Nancy L. Marsh
AUDITOR HENDRICKS COUNTY

201714200 D \$20.00
06/22/2017 10:29:48AM 3 PGS
Theresa Lynch
Hendricks County Recorder IN
Recorded as Presented



First American Title
File # 778069

017-103512-314005
017-103512-314006

WARRANTY DEED

THIS INDENTURE WITNESSETH, That Teddy L. Gilbert and Jana L. Gilbert, husband and wife ("Grantor"), CONVEY AND WARRANT to David M. Winters and Kendra D. Winters, husband and wife ("Grantee"), for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Hendricks County, State of Indiana:

See the attached Exhibit A.

The address of such real estate is commonly known as 401 North Washington Street, Danville, Indiana 46122.

Subject to any and all easements, agreements, restrictions and other matters of record; subject to the lien for real property taxes not delinquent; and subject to rights of way for roads and such matters as would be disclosed by an accurate survey and inspection of the real estate.

[remainder of page intentionally left blank – signature page follows]

IN WITNESS WHEREOF, Grantor has executed this deed this 16 day of June, 2017.

Signature: [Signature]

Printed: Teddy L. Gilbert

Signature: Jana L. Gilbert

Printed: Jana L. Gilbert

STATE OF INDIANA)

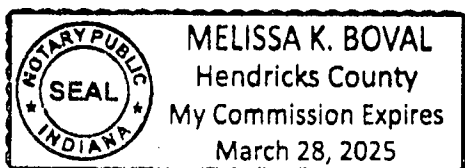
COUNTY OF Hendricks)

SS: ACKNOWLEDGMENT

Before me, a Notary Public in and for said County and State, personally appeared Teddy L. Gilbert and Jana L. Gilbert 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 16 day of June, 2017.

My Commission Expires: 3.28.25



[Signature]
Notary Public
Melissa K Boval

Printed
Resident of Hendricks County

This instrument was prepared by Robert A. Hicks, Attorney at Law, HALL, RENDER, KILLIAN, HEATH & LYMAN, P.C., 500 North Meridian Street, Suite 400, Indianapolis, Indiana 46204.

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. Robert A. Hicks

Grantee's mailing address is: 401 N. Washington St. Danville IN 46122

Tax mailing address is: Same

After recording, return to: Same

Exhibit A

(Parcel I - 401 North Washington Street - Tax ID 017-103512-314005/32-11-03-314-005.000-003)

A part of the West Half of the Southwest Quarter of Section 3, Township 15 North of Range 1 West, in the Town of Danville, Hendricks County, Indiana, described as follows, to-wit:

Beginning 325 feet North of a point in the center of the ground appropriated to the Indiana and Illinois Central Railway, on the West line of said land and in the center of the Martinsville, Danville, Lebanon and Frankfort State Road, (said point now being the Northwest corner of Mary J. Crawford's Subdivision of railroad grounds); thence North 57 feet; thence East 122 feet; thence North 6 feet; thence East 139 feet to the West line of North Indiana Street; thence South 63 feet; thence West 261 feet to the place of beginning.

EXCEPT: A part of the West Half of the Southwest Quarter of Section 3, Township 15 North, of Range 1 West, in Hendricks County, Indiana, described as follows, to-wit:

Beginning at a point which is 135 feet South of the Southwest corner of Lot 10 in Block 1 in Touts Addition to the Town of Danville, Indiana and running thence East parallel with the South line of Elm Street in said Tout's Addition, 120 feet to the West line of Indiana Street; thence South on said line 55 feet to the PLACE OF BEGINNING of this description; from said beginning point continue South on said line 5 feet; thence West parallel with the South line of said Elm Street 72 feet; thence North 3 feet; thence West parallel to the South line of said Elm Street 54 feet; thence North 2 feet; thence East 126 feet to the place of beginning, containing 0.0105 acre, more or less.

(Parcel II - 401 North Washington Street - Tax ID 017-103512-314006/32-11-03-314-006.000-003)

A part of the West Half of the Southwest Quarter of Section 3, Township 15 North of Range 1 West, in Hendricks County, Indiana, bounded and described as follows, to-wit:

Beginning at a point on the West line of said Half Quarter Section which is 325 feet North of the center of the grounds appropriated for the Indiana and Illinois Central Railway (said beginning point being 136 feet North of the North right of way line of said railway); and running thence East parallel to the South line of Elm Street in the Town of Danville, a distance of 261 feet to the West line of Indiana Street in said Town; thence South on and along the West line of said Street 6 feet; thence West parallel to the South line of Elm Street 261 feet to the West line of said Half Quarter Section; thence North on and along said West line 6 feet to the place of beginning, containing 0.04 of an acre, more or less.

Search Results for:

NAME: Winters David (Super Search)



REGION: Hendricks County, IN
DOCUMENTS VALIDATED UP TO: 10/26/2023 3:13 PM

Showing 22 results

Filter:

Document Details	County	Date	Type	Name	Legal
200526453	Hendricks	08/30/2005	MORT : MORTGAGE	WINTERS, DAVID Search Search WINTERS, KENDRA Search M & T MORTGAGE Search MERS	Search Lot 100 COLONY AT HEARTLAND CROSSING SECTION 2
200819579	Hendricks	08/18/2008	REL : MORTGAGE RELEASE	WINTERS, DAVID Search Search WINTERS, KENDRA Search M&T MORTGAGE Search MERS	
202318530	Hendricks	10/20/2023	BOND : BOND	WINTERS, DAVID Search Search BOLTON, COURTNEY Search COATNEY, BECKY Search COMER, BEN see details for more	
199922818	Hendricks	08/03/1999	DEED : DEED	WINTERS, DAVID M Search Search C P MORGAN COMMUNITIES L Search WINTERS, KENDRA D	Search Lot 100 COLONY AT HEARTLAND CROSSING SECTION 2
199922819	Hendricks	08/03/1999	MORT : MORTGAGE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search IRWIN MORTGAGE	Search Lot 100 COLONY AT HEARTLAND CROSSING SECTION 2
200006052	Hendricks	03/22/2000	ASGN : MORTGAGE ASSIGNMENT	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search LEADER MORTGAGE	Search Lot 100 COLONY AT HEARTLAND CROSSING SECTION 2

Document Details	County	Date	Type	Name	Legal
200529294	Hendricks	09/23/2005	REL : MORTGAGE RELEASE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search IRWIN MORTGAGE Search LEADER MORTGAGE see details for more	
200818893	Hendricks	08/07/2008	DEED : DEED	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FULKERSON, DAVID R	Search Lot 100 COLONY AT HEARTLAND CROSSING SECTION 2
200819399	Hendricks	08/14/2008	DEED : DEED	WINTERS, DAVID M Search Search ROTTLER, MICHELE L Search ROTTLER, SCOTT A Search WINTERS, KENDRA D	Search Lot 98 APPLE CREEK SECTION 1
200819400	Hendricks	08/14/2008	MORT : MORTGAGE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FIFTH THIRD MORTGAGE	Search Lot 98 APPLE CREEK SECTION 1
200911527	Hendricks	05/12/2009	MORT : MORTGAGE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FIFTH THIRD MORTGAGE	Search Lot 98 APPLE CREEK SECTION 1
200912276	Hendricks	05/19/2009	REL : MORTGAGE RELEASE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FIFTH THIRD MORTGAGE	
201205104	Hendricks	03/01/2012	MORT : MORTGAGE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FIFTH THIRD MORTGAGE	Search Lot 98 APPLE CREEK SECTION 1
201206112	Hendricks	03/14/2012	REL : MORTGAGE RELEASE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FIFTH THIRD MORTGAGE	

Document Details	County	Date	Type	Name	Legal
201627955	Hendricks	11/28/2016	REL : MORTGAGE RELEASE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FIFTH THIRD MORTGAGE	
201629005	Hendricks	12/08/2016	DEED : DEED	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search PALEDINO, NANCY Search PALEDINO, SAMUEL J	Search Lot 98 APPLE CREEK SECTION 1
201714200	Hendricks	06/22/2017	DEED : DEED	WINTERS, DAVID M Search Search GILBERT, JANA L Search GILBERT, TEDDY L Search WINTERS, KENDRA D	Search 3-15N-1W W SW
201714201	Hendricks	06/22/2017	MORT : MORTGAGE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FAIRWAY INDEPENDENT MORTGAGE Search MERS	Search 3-15N-1W W SW
202105208	Hendricks	02/12/2021	MORT : MORTGAGE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search CALIBER HOME LOANS Search MERS	Search 3-15N-1W W SW
202106361	Hendricks	02/24/2021	REL : MORTGAGE RELEASE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search FAIRWAY INDEPENDENT MORTGAGE Search MERS	
202115003	Hendricks	05/06/2021	MORT : MORTGAGE	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search HENDRICKS COUNTY BANK AND TRUST Search MERS	Search 3-15N-1W W SW

Document Details	County	Date	Type	Name	Legal
202228080	Hendricks	12/13/2022	ASGN : MORTGAGE ASSIGNMENT	WINTERS, DAVID M Search Search WINTERS, KENDRA D Search HENDRICKS COUNTY BANK AND TRUST	

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Search Results for:

NAME: Winters Kendra (Super Search)



REGION: Hendricks County, IN
DOCUMENTS VALIDATED UP TO: 10/26/2023 3:13 PM

Showing 21 results

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201206112	Hendricks	03/14/2012	REL : MORTGAGE RELEASE	WINTERS, KENDRA D Search Search WINTERS, DAVID M Search FIFTH THIRD MORTGAGE	
201627955	Hendricks	11/28/2016	REL : MORTGAGE RELEASE	WINTERS, KENDRA D Search Search WINTERS, DAVID M Search FIFTH THIRD MORTGAGE	

Document Details	County	Date	Type	Name	Legal
201629005	Hendricks	12/08/2016	DEED : DEED	WINTERS, KENDRA D Search Search WINTERS, DAVID M Search PALEDINO, NANCY Search PALEDINO, SAMUEL J	Search Lot 98 APPLE CREEK SECTION 1
201714200	Hendricks	06/22/2017	DEED : DEED	WINTERS, KENDRA D Search Search GILBERT, JANA L Search GILBERT, TEDDY L Search WINTERS, DAVID M	Search 3-15N-1W W SW
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