



## Legal and Vesting Product Cover Sheet

### ORDER INFORMATION

FILE/ORDER NUMBER:	LL-CF-00475	PRODUCT NAME:	LEGAL AND VESTING
BORROWER NAME(S):	BRIAN D HUTCHISON		
PROPERTY ADDRESS:	107 RAYBURN DR, PORTLAND, IN 47371		
CITY, STATE AND COUNTY:	PORTLAND, INDIANA (IN), JAY		

### SEARCH INFORMATION

SEARCH DATE:	07/11/2024	EFFECTIVE DATE:	07/10/2024
NAME(S) SEARCHED:	BRIAN D HUTCHISON AND JULIE S HUTCHISON		
ADDRESS/PARCEL SEARCHED:	107 RAYBURN DR, PORTLAND, IN 47371/38-07-19-104-014.001-034 , 38-07-19-104-017.000-034 , 38-07-19-104-018.001-034		

### ASSESSMENT INFORMATION

COMMENTS:	
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### CURRENT OWNER VESTING

BRIAN D. HUTCHISON
COMMENTS:

### VESTING DEED

DEED TYPE:	QUIT CLAIM DEED	GRANTOR:	ULIE S. HUTCHISON
DATED DATE:	07/24/2002	GRANTEE:	BRIAN D. HUTCHISON
BOOK/PAGE:	N/A	RECORDED DATE:	07/24/2002
INSTRUMENT NO:	0203048		
COMMENTS:			

### FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	CITY OF PORTLAND
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### ADDITIONAL NOTES

### LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL ESTATE LOCATED IN PORTLAND, JAY COUNTY, STATE OF INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT A:

LOT NUMBER SIXTEEN (16) IN HUGH'S ADDITION, AN ADDITION TO THE CITY OF PORTLAND, INDIANA.

EXCEPTING THEREFROM: BEING A PART OF LOT NUMBER 16 IN HUGH'S ADDITION TO THE CITY OF PORTLAND, JAY COUNTY, INDIANA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT NUMBER 16 IN HUGH'S ADDITION, AND RUNNING THENCE NORTH 61 DEGREES, 26 MINUTES AND 10 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT NUMBER 16, 7.72 FEET TO A STEEL FENCE POST; THENCE NORTH 00 DEGREES, 36 MINUTES, 40 SECONDS WEST, 130.83 FEET TO AN IRON ROD SET; THENCE NORTH 11 DEGREES, 50 MINUTES, 05 SECONDS EAST 39.87 FEET TO A POINT IN THE EAST LINE OF SAID LOT NUMBER 16; THENCE SOUTH, ALONG SAID EAST LINE, 173.54 FEET TO THE PLACE OF BEGINNING.

ALSO EXCEPTING THEREFROM: BEING A PART OF LOT NUMBER 16 IN HUGH'S ADDITION TO THE CITY OF PORTLAND, JAY COUNTY INDIANA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT NUMBER 16 IN HUGH'S ADDITION, AND RUNNING THENCE SOUTH 67 DEGREES, 29 MINUTES, AND 00 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT NUMBER 16, 12.00 FEET TO AN IRON ROD SET; THENCE SOUTH 07 DEGREES, 47 MINUTES AND 05 SECONDS WEST, 81.84 FEET TO A POINT IN THE WEST LINE OF SAID LOT NUMBER 16; THENCE NORTH, ALONG SAID WEST LINE, 85.68 FEET TO THE PLACE OF BEGINNING.

TRACT B:

BEING A PART OF LOT NUMBER 17 IN HUGH'S ADDITION TO THE CITY OF PORTLAND, JAY COUNTY, INDIANA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON ROD FOUND AT THE SOUTHEAST CORNER OF LOT NUMBER 17 IN HUGH'S ADDITION AND RUNNING THENCE NORTH 61 DEGREES, 26 MINUTES, 10 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT NUMBER 17, 12.00 FEET TO AN IRON ROD SET; THENCE NORTH 07 DEGREES, 47 MINUTES, 05 SECONDS EAST 77.82 FEET TO A POINT IN THE EAST LINE OF SAID LOT NUMBER 17; THENCE SOUTH ALONG SAID EAST LINE 82.84 FEET TO THE PLACE OF BEGINNING.

TRACT C:

BEING A PART OF LOT NUMBER 13 IN HUGH'S ADDITION TO THE CITY OF PORTLAND, JAY COUNTY, INDIANA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT NUMBER 13 IN HUGH'S ADDITION, AND RUNNING THENCE SOUTH 67 DEGREES, 29 MINUTES, 00 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT NUMBER 13, 1.66 FEET TO AN IRON ROD SET; THENCE SOUTH 11 DEGREES, 50 MINUTES, 05 SECONDS WEST 7.48 FEET TO A POINT IN THE WEST LINE OF SAID LOT NUMBER 13.; THENCE NORTH, ALONG SAID WEST LINE 7.95 FEET TO THE PLACE OF BEGINNING.