

## White County, Indiana

generated on 7/22/2024 1:53:15 PM EST

## Parcel

Parcel Number	Address	Current Total Value	Data as of	Assess Year	Pay Year
91-63-04-000-031.800-021	609 CHERRYDALE DR	\$139,800	11/29/2023 2:45:00 PM		

## Owner Information

Owner Name	Landis Kathryn A TOD Claire Ann Landis
Owner Address	609 Cherrydale Dr Monticello IN 47960
Transfer Date	07/20/2022

## Location / Description

Taxing Unit	021	Section & Plat	
Township	011	Routing #	15
Parcel Address	609 CHERRYDALE DR	Parcel Address	609 CHERRYDALE DR
		Legal Desc.	BAY RIDGE SUB LOT 5

Parcel Type		Topography		Services	
Property Class Code	510	Level Ground	Y	Water	Y
Neighborhood Code	213501	High	N	Sewer	Y
Neighborhood Factor	155.00	Low	N	Natural Gas	Y
Street / Road Code	A	Rolling	N	Electricity	Y
		Swampy	N	Sidewalk	N
				Alley	N

## Assessment Information

Current Land Value	\$14,100	Residential Land	\$14,100	Deeded Acreage	.0000
Current Imp. Value	\$125,700	Residential Imp.	\$125,400	Average Value / Acre	\$0
Current Total Value	\$139,800	Residential Total	\$139,500	Appraisal Date	3/1/1995
Commercial Land	\$0	Non-Res Land	\$0	Reason For Change	55
Commercial Imp.	\$0	Non-Res Imp.	\$300	Prior Land Value	\$14,100
Commercial Total	\$0	Non-Res Total	\$300	Prior Imp. Value	\$113,600
Dwelling Value	\$125,400	Classified Land Value	\$0	Adjustment Factor	0.00
Farmland Value	\$0	Homesite Value	\$0		

## White County, Indiana

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## Sales Disclosure

Parcel Number	Address	Current Total Value	Data as of	Assess Year	Pay Year
91-63-04-000-031.800-021	609 CHERRYDALE DR	\$139,800	11/29/2023 2:45:00 PM		

## Sales Disclosure

## Sale Information for 07/20/2022

Land - AV	\$14,100.00	Exempt Transaction	Y	Relationship	N
Improve - AV	\$113,600.00	Exempt Code	9	Personal Prop	N
Total - AV	\$127,700.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	07/20/2022	Real Prop Exchange	N	Condo Sale	N
Total Sale Price	\$0.00	Significant Change	N	Adjoining Land	N
Deed Type	D	Splits			

## Sale Information for 06/17/2010

Land - AV	\$12,400.00	Exempt Transaction	N	Relationship	N
Improve - AV	\$42,600.00	Exempt Code	9	Personal Prop	N
Total - AV	\$55,000.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	06/17/2010	Real Prop Exchange	N	Condo Sale	N
Total Sale Price	\$95,000.00	Significant Change	N	Adjoining Land	N
Deed Type	W	Splits			

## Sale Information for 03/16/2005

Land - AV	\$20,400.00	Exempt Transaction	Y	Relationship	N
Improve - AV	\$61,800.00	Exempt Code	9	Personal Prop	N
Total - AV	\$82,200.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	03/16/2005	Real Prop Exchange	N	Condo Sale	N
Total Sale Price	\$0.00	Significant Change	N	Adjoining Land	N
Deed Type	W	Splits			

## Sale Information for 01/25/2005

Land - AV	\$20,400.00	Exempt Transaction	Y	Relationship	N
Improve - AV	\$64,400.00	Exempt Code	9	Personal Prop	N
Total - AV	\$84,800.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	01/25/2005	Real Prop Exchange	N	Condo Sale	N
Total Sale Price	\$53,500.00	Significant Change	N	Adjoining Land	N
Deed Type	S	Splits			

## Sale Information for 07/13/2004

Land - AV	\$20,400.00	Exempt Transaction	Y	Relationship	N
Improve - AV	\$64,400.00	Exempt Code	9	Personal Prop	N
Total - AV	\$84,800.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	07/13/2004	Real Prop Exchange	N	Condo Sale	N
Total Sale Price	\$0.00	Significant Change	N	Adjoining Land	N
Deed Type	W	Splits			

## Sale Information for 06/10/2004

Land - AV	\$20,400.00	Exempt Transaction	Y	Relationship	N
Improve - AV	\$64,400.00	Exempt Code	9	Personal Prop	N
Total - AV	\$84,800.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	06/10/2004	Real Prop Exchange	N	Condo Sale	N
Total Sale Price	\$0.00	Significant Change	N	Adjoining Land	N
Deed Type	S	Splits			

## Sale Information for 03/19/2001

Land - AV	\$0.00	Exempt Transaction	N	Relationship	N
Improve - AV	\$0.00	Exempt Code	9	Personal Prop	N
Total - AV	\$0.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	03/19/2001	Real Prop Exchange	N	Condo Sale	N
Total Sale Price	\$79,900.00	Significant Change	N	Adjoining Land	N
Deed Type	W	Splits			

## Sale Information for 05/24/1999

Land - AV	\$0.00	Exempt Transaction	N	Relationship	N
Improve - AV	\$0.00	Exempt Code	9	Personal Prop	N
Total - AV	\$0.00	Transfer of Entire Parcel	Y	Amt. Pers Prop	\$0.00
Sale Date	05/24/1999	Real Prop Exchange	N	Condo Sale	N

<b>Total Sale Price</b>	\$46,000.00	<b>Significant Change</b>	N	<b>Adjoining Land</b>	N
<b>Deed Type</b>	W	<b>Splits</b>			
<b>Sale Information for 04/20/1994</b>					
<b>Land - AV</b>	\$0.00	<b>Exempt Transaction</b>	N	<b>Relationship</b>	N
<b>Improve - AV</b>	\$0.00	<b>Exempt Code</b>	9	<b>Personal Prop</b>	N
<b>Total - AV</b>	\$0.00	<b>Transfer of Entire Parcel</b>	Y	<b>Amt. Pers Prop</b>	\$0.00
<b>Sale Date</b>	04/20/1994	<b>Real Prop Exchange</b>	N	<b>Condo Sale</b>	N
<b>Total Sale Price</b>	\$0.00	<b>Significant Change</b>	N	<b>Adjoining Land</b>	N
<b>Deed Type</b>		<b>Splits</b>			
<b>Sale Information for 08/18/1992</b>					
<b>Land - AV</b>	\$0.00	<b>Exempt Transaction</b>	N	<b>Relationship</b>	N
<b>Improve - AV</b>	\$0.00	<b>Exempt Code</b>	9	<b>Personal Prop</b>	N
<b>Total - AV</b>	\$0.00	<b>Transfer of Entire Parcel</b>	Y	<b>Amt. Pers Prop</b>	\$0.00
<b>Sale Date</b>	08/18/1992	<b>Real Prop Exchange</b>	N	<b>Condo Sale</b>	N
<b>Total Sale Price</b>	\$0.00	<b>Significant Change</b>	N	<b>Adjoining Land</b>	N
<b>Deed Type</b>		<b>Splits</b>			
<b>Sale Information for 01/01/1970</b>					
<b>Land - AV</b>	\$0.00	<b>Exempt Transaction</b>	N	<b>Relationship</b>	N
<b>Improve - AV</b>	\$0.00	<b>Exempt Code</b>	9	<b>Personal Prop</b>	N
<b>Total - AV</b>	\$0.00	<b>Transfer of Entire Parcel</b>	Y	<b>Amt. Pers Prop</b>	\$0.00
<b>Sale Date</b>	01/01/1970	<b>Real Prop Exchange</b>	N	<b>Condo Sale</b>	N
<b>Total Sale Price</b>	\$0.00	<b>Significant Change</b>	N	<b>Adjoining Land</b>	N
<b>Deed Type</b>		<b>Splits</b>			



PAULA L. LANTZ  
WHITE COUNTY RECORDER

Parcel Number: 91-63-04-000-031.800-021

## WARRANTY DEED

THIS INDENTURE WITNESSETH, That TSCR, LLC, (Grantor) of White County, in the State of Indiana,

CONVEY AND WARRANT(S) to Kathryn A. Landis (Grantee) of WHITE 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 Five (5) in Bay Ridge Subdivision to the Town, now City of Monticello, White County, Indiana.

Subject to any and all easements, agreements and restrictions of record. The address of such real estate is commonly known as: 609 Cherrydale Drive, Monticello, Indiana 47960

Grantor Certifies that no Indiana Gross Income Tax is due and owing on this transaction.

The undersigned person executing this Deed represents and certifies on behalf of the Grantor, that each of the undersigned is a managing member of the Grantor and has been fully empowered to execute and deliver this Deed.

IN WITNESS WHEREOF, Grantor has executed this deed this 16TH day of JUNE, 2010.

TSCR, LLC

Signature

*Timothy Schaffer*  
Timothy Schaffer, Member

*Charles Roberts*  
Charles Roberts, Member

STATE OF INDIANA )

) SS:

ACKNOWLEDGMENT

COUNTY OF WHITE )

Before me, a Notary Public in and for said County and State, personally appeared Timothy Schaffer and Charles Roberts, Members of TSCR, LLC, 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 16TH day of JUNE, 2010.

My Commission Expires:

3-12-15

Signature

*Steven E. Fishel*  
Printed: STEVEN E. FISHEL

Notary Public

Resident of White County, Indiana

This instrument prepared by: Terry L. Smith, 111 West Broadway, Monticello, IN 47960

Mail Tax Bills To/Grantee's Address: 609 Cherrydale Drive, Monticello, Indiana 47960

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.

ENTERED FOR TAXATION

STEVEN E. FISHEL

Printed:

JUN 17 2010

*Jim Hunsicker*  
AUDITOR WHITE COUNTY



DocId:8043599  
Tx:4025997

**2022R3732**

RECORDED AS PRESENTED ON

07/21/2022 03:26:36 PM

FEE: 25.00

PAGES: 2

LORI L. AUSTIN

WHITE COUNTY RECORDER

Tax Key No. 91-63-04-000-031.800-021

**TRANSFER ON DEATH DEED**

THIS INDENTURE WITNESSETH, that **KATHRYN ANN LANDIS**, an adult, of White County, in the State of Indiana, "Owner" **CONVEYS AND WARRANTS** to owner, **KATHRYN ANN LANDIS**, of White County, in the State of Indiana, **TRANSFERS ON DEATH** for no consideration, to **CLAIRE ANN LANDIS**, of White County, in the State of Indiana, any interest Owner ownS at Owner's death in the following described real estate in White County, Indiana:

Lot Number Five (5) in Bay Ridge Subdivision to the Town, now City of Monticello, White County, Indiana.

More commonly known as: 609 Cherrydale Drive, Monticello, IN 47960

Upon the death of **KATHRYN ANN LANDIS**, title to the above described real estate shall vest in the above-named beneficiary, **CLAIRE ANN LANDIS**.

If the Primary Beneficiary shall not survive the Owner, then the interest transferred on Owner's death to the deceased Primary Beneficiary shall be distributed to the predeceased Primary Beneficiary's LDPS.

IN WITNESS WHEREOF, the said **KATHRYN ANN LANDIS**, an adult, has hereunto set her hand and seal this 20 day of July, 2022.

  
KATHRYN ANN LANDIS

STATE OF INDIANA     )  
                                  ) SS:  
COUNTY OF WHITE    )

BEFORE ME, a Notary Public in and for said County and State, personally appeared

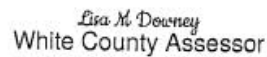
DULY  
ENTERED FOR TAXATION

**RECEIVED**

JUL 21 2022

JUL 21 2022

  
AUDITOR WHITE COUNTY

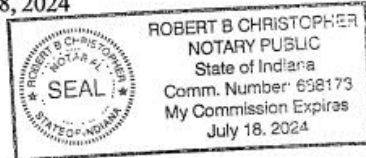
  
White County Assessor

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KATHRYN ANN LANDIS, an adult, and acknowledged the execution of said deed to be her voluntary act and deed for the uses and purposes expressed therein.

WITNESS, my hand and notarial seal this 20<sup>th</sup> day of July, 2022.

My commission expires:  
July 18, 2024



  
ROBERT B. CHRISTOPHER, Notary Public  
Residing in White County, IN

Mail Tax Bills To:  
609 Cherrydale Drive  
Monticello, IN 47960

Owner's Address:  
609 Cherrydale Drive  
Monticello, IN 47960

Beneficiary's Address:  
Claire Ann Landis  
609 Cherrydale Drive  
Monticello, IN 47960

THIS INSTRUMENT WAS PREPARED BY ROBERT B. CHRISTOPHER, ATTORNEY AT LAW, 107 W. BROADWAY, P.O. BOX 617, MONTICELLO, INDIANA 47960 (574) 583-4862 AT THE SPECIFIC REQUEST OF OWNER OR BENEFICIARY AND IS BASED SOLELY ON INFORMATION SUPPLIED BY ONE OR MORE OF THOSE PARTIES AND WITHOUT EXAMINATION FOR ACCURACY. THIS PREPARER ASSUMES NO LIABILITY FOR ANY ERRORS, INACCURACY OR OMISSIONS IN THIS INSTRUMENT RESULTING FROM THE INFORMATION PROVIDED. THE PARTIES ACCEPT THIS DISCLAIMER BY OWNER'S EXECUTION OF THIS DOCUMENT OR BENEFICIARY'S ACCEPTANCE.

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

c:\data\data\deeds\Landis2Landis.TOD

DULY  
ENTERED FOR TAXATION

JUL 21 2022

  
AUDITOR WHITE COUNTY

2022R3732 2 of 2

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
07/21/2022	07/20/2022	2022R3732	TRANSFER...	LANDIS KATHRYN ANN		GRANTEE
07/21/2022	07/20/2022	2022R3732	TRANSFER...	LANDIS KATHRYN ANN		GRANTOR
11/17/2020	11/16/2020	200406031	MORTGAGE...	LANDIS KATHRYN A		MORTGAGOR
11/04/2020	10/29/2020	200405717	MORTGAGE	LANDIS KATHRYN A		MORTGAGOR
08/04/2014	07/29/2014	140804500	MORTGAGE...	LANDIS KATHRYN A		MORTGAGOR
07/29/2014	07/23/2014	140704438	MORTGAGE	LANDIS KATHRYN A		MORTGAGOR
06/17/2010	06/16/2010	100602721	MORTGAGE	LANDIS KATHRYN A		MORTGAGOR
06/17/2010	06/16/2010	100602720	WARRANTY...	LANDIS KATHRYN A		GRANTEE
06/10/1994	06/06/1994	940602691	QUIT CLA...	LANDIS KATHRYN A		GRANTOR

