



## Legal and Vesting Product Cover Sheet

### ORDER INFORMATION

FILE/ORDER NUMBER:	LL-AB-01586	PRODUCT NAME:	LEGAL AND VESTING
BORROWER NAME(S):	JANE OVERTON AND LLOYD OVERTON		
PROPERTY ADDRESS:	8376 N MERIDIAN RD, MONON, IN 46959		
CITY, STATE AND COUNTY:	MONON, INDIANA (IN), WHITE		

### SEARCH INFORMATION

SEARCH DATE:	02/11/2025	EFFECTIVE DATE:	02/10/2025
NAME(S) SEARCHED:	JANE OVERTON AND LLOYD OVERTON		
ADDRESS/PARCEL SEARCHED:	8376 N MERIDIAN RD, MONON, IN 46959/91-84-16-000-002.700-013 / 91-84-16-000-002.800-013		

### ASSESSMENT INFORMATION

COMMENTS:	
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### CURRENT OWNER VESTING

LLOYD OVERTON AND JANE OVERTON, HUSBAND AND WIFE	
COMMENTS:	

### VESTING DEED

DEED TYPE:	WARRANTY DEED	GRANTOR:	MAX GENE MCKINLEY AND ALENE A. MCKINLEY, HUSBAND AND WIFE
DATED DATE:	11/02/2007	GRANTEE:	LLOYD OVERTON AND JANE OVERTON, HUSBAND AND WIFE
BOOK/PAGE:	N/A	RECORDED DATE:	11/07/2007
INSTRUMENT NO:	071105709		
COMMENTS:			

### FOR PREAMBLE

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

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### LEGAL DESCRIPTION

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

TRACT I

BEGINNING AT A POINT ON THE EAST LINE OF THE RIGHT-OF-WAY OF THE MICHIGAN CITY DIVISION OF THE CHICAGO, INDIANAPOLIS AND LOUISVILLE RAILWAY COMPANY, 2006 FEET NORTH OF THE SOUTH LINE OF SECTION 16, TOWNSHIP 28 NORTH, RANGE 4 WEST, IN WHITE COUNTY, INDIANA, WHICH IS THE STARTING POINT OF THE LAND TO BE CONVEYED: RUNNING THENCE EAST 159 FEET; THENCE NORTH 150 FEET; THENCE WEST 159 FEET; THENCE SOUTH 150 FEET TO THE POINT OF BEGINNING.

TRACT II

COMMENCING AT A POINT ON THE EAST LINE OF THE RIGHT OF WAY OF THE MICHIGAN CITY DIVISION OF THE CHICAGO, INDIANAPOLIS, AND LOUISVILLE RAILWAY COMPANY 1766 FEET NORTH OF THE SOUTH LINE OF SECTION SIXTEEN (16), TOWNSHIP TWENTY-EIGHT (28) NORTH, RANGE FOUR (4) WEST; RUNNING THENCE EAST 159 FEET; THENCE NORTH APPROXIMATELY 1000 FEET; THENCE WEST 159 FEET TO THE EAST LINE OF SAID RIGHT OF WAY; THENCE SOUTH TO THE PLACE OF BEGINNING APPROXIMATELY 1000 FEET, MORE OR LESS AND CONTAINING 3.87 ACRES, MORE OR LESS, IN WHITE COUNTY, INDIANA.

EXCEPT THE FOLLOWING DESCRIBED TRACT; COMMENCING AT A POINT ON THE EAST LINE OF THE RIGHT- OF-WAY OF THE MICHIGAN CITY DIVISION OF THE CHICAGO, INDIANAPOLIS AND LOUISVILLE RAILWAY COMPANY 1766 FEET NORTH OF THE SOUTH LINE OF SECTION 16, TOWNSHIP 28 NORTH, RANGE 4 WEST, THE POINT OF BEGINNING OF THE REAL ESTATE HEREIN CONVEYED, BEING APPROXIMATELY 1000 FEET NORTH OF SAID POINT; RUNNING THENCE EAST 159 FEET; THENCE SOUTH 274 FEET; THENCE WEST 159 FEET TO THE EAST LINE OF SAID RIGHT-OF-WAY; THENCE NORTH 274 FEET TO THE POINT OF BEGINNING, CONTAINING ONE (1) ACRE, MORE OR LESS.

ALSO EXCEPT THE FOLLOWING DESCRIBED TRACT: BEGINNING AT A POINT ON THE EAST LINE OF THE RIGHT-OF-WAY OF THE MICHIGAN CITY DIVISION OF THE CHICAGO, INDIANAPOLIS AND LOUISVILLE RAILWAY COMPANY, 2006 FEET NORTH OF THE SOUTH LINE OF SECTION 16, TOWNSHIP 28 NORTH, RANGE 4 WEST, IN WHITE COUNTY, INDIANA, WHICH IS THE STARTING POINT OF THE LAND TO BE CONVEYED: RUNNING THENCE EAST 159 FEET; THENCE NORTH 150 FEET; THENCE WEST 159 FEET; THENCE SOUTH 150 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPT THE FOLLOWING DESCRIBED TRACT: BEGINNING AT A POINT ON THE EAST LINE OF THE RIGHT-OF-WAY OF THE MICHIGAN CITY DIVISION OF THE CHICAGO, INDIANAPOLIS AND LOUISVILLE RAILWAY COMPANY, 2372 FEET NORTH OF THE SOUTH LINE OF SECTION 16, TOWNSHIP 28 NORTH, RANGE 4 WEST, WHITE COUNTY, INDIANA, THENCE EAST 159 FEET, THENCE NORTH 120 FEET, THENCE WEST 159 FEET, THENCE SOUTH 120 FEET TO THE POINT OF BEGINNING.

White County, IN

Summary

Parcel Number

Alt Parcel Number

Property Address

Property Class Code

Property Class

Neighborhood

Brief Legal Description

Township

Taxing District

91-84-16-000-002.700-013

010-28600-00

8376 N MERIDIAN RD  
MONON IN 47959

511

Res 1 fam unplatted 0-9.99 ac

MONON TWP, 130103

TRACT W SE 16-28-04 .54 150 X 159 628  
(Note: Not to be used on legal documents)

MONON TOWNSHIP

013 - MONON TOWNSHIP



[View Map](#)

Owners

[Overton Lloyd & Jane](#)  
8376 N Meridian Rd  
Monon, IN 47959

Land

Land Type	Acreage	Dimensions
9 - HOMESITE	0.54	

Valuation Record

Assessed Year	2024	2023	2022	2021 (2)	2021
Assessment Date	01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2021
Reason for Change	TRENDING	TRENDING	TRENDING	17- Miscellaneous	TRENDING
Land	\$12,700.00	\$12,700.00	\$12,700.00	\$12,700.00	\$12,700.00
Improvements	\$117,400.00	\$119,000.00	\$103,800.00	\$77,300.00	\$77,300.00
Total Valuation	\$130,100.00	\$131,700.00	\$116,500.00	\$90,000.00	\$90,000.00

Sales

Sale Date	Buyer Name	Seller Name	Sale Price
11/7/2007	OVERTON, LLOYD & JANE	MC KINLEY, MAX GENE & ALENE A	\$60,000

Recent Sales in Area

Sale date range:

From:

02 / 11 / 2022

To:

02 / 11 / 2025

Sales by Neighborhood

Distance:

1500

Feet



Sales by Distance

Public Utilities

Water N  
Sewer N  
Gas Y  
Electricity Y  
All N

Exterior Features

Exterior Feature	Size/Area
Open Frame Porch	60

Improvements

Buildings	Grade	Condition	Construction Year	Effective Year	Area
Integral Carport		AV	0	0	504
UTILITY SHED	35	AV	1980	1980	96
DWELLING	35	AV	1966	1966	0

Residential Dwellings

Bed Rooms	3	Total Bath Fixtures	5
Finished Rooms	5	Heat Type	Central Warm Air
Full Baths	1	Fireplaces	
Half Baths	0	Garage Sqft	
Floor	Construction	Base Area	Finished Area
1.0	WOOD FRAME	1320	1320
2.0	WOOD FRAME	624	624

Tax Deductions

Year	Type	Amount
2023 Pay 2024	Standard Hmst	\$48,000
2023 Pay 2024	Supplemental HSC	\$33,200
2022 Pay 2023	Standard Hmst	\$45,000
2022 Pay 2023	Supplemental HSC	\$24,780
2022 Pay 2023	Mortgage	\$3,000
2021 Pay 2022	Mortgage	\$3,000
2021 Pay 2022	Standard Hmst	\$45,000
2021 Pay 2022	Supplemental HSC	\$15,505
2020 Pay 2021	Mortgage	\$3,000
2020 Pay 2021	Standard Hmst	\$45,000
2020 Pay 2021	Supplemental HSC	\$15,505
2019 Pay 2020	Mortgage	\$3,000
2019 Pay 2020	Standard Hmst	\$45,000
2019 Pay 2020	Supplemental HSC	\$15,505
2018 Pay 2019	Mortgage	\$3,000
2018 Pay 2019	Standard Hmst	\$45,000
2018 Pay 2019	Supplemental HSC	\$15,505

Tax History

Tax Year	2023 Pay 2024	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020
+ Spring Tax	\$232.60	\$220.61	\$137.90	\$157.52	\$152.26
+ Spring Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Spring Annual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Tax	\$232.60	\$220.61	\$137.90	\$157.52	\$152.26
+ Fall Penalty	\$0.00	\$0.00	\$6.90	\$0.00	\$0.00
+ Fall Annual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Tax	\$0.00	\$137.90	\$0.00	\$0.00	\$0.00
+ Delq NTS Pen	\$0.00	\$13.79	\$0.00	\$0.00	\$0.00
+ Delq TS Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Pen	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Other Assess	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00
+ Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PTRC	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
HMST Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Circuit Breaker	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Over 65 CB	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
= Charges	\$470.20	\$597.91	\$287.70	\$320.04	\$309.52
- Surplus Transfer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
- Credits	(\$470.20)	(\$597.91)	(\$142.90)	(\$320.04)	(\$309.52)
= Total Due	\$0.00				

Scanned PRC

2024 Property Record Card (PDF)

Photos



Sketches



All the data represented within this application is for public information services only. The data is updated as provided by the county. The data contained within this application should not be used for legal purposes.

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Developed by

 **SCHNEIDER**  
ELECTRIC

White County, IN

Summary

Parcel Number	91-84-16-000-002.800-013
Alt Parcel Number	010-28620-00
Property Address	8376 N MERIDIAN RD MONON IN 47959
Property Class Code	511
Property Class	Res 1 fam unplatted 0-9.99 ac
Neighborhood	MONON TWP, 130103
Brief Legal Description	OUT W SE 16-28-04 1.89 EX 159' X 150' 628 (Note: Not to be used on legal documents)
Township	MONON TOWNSHIP
Taxing District	013 - MONON TOWNSHIP

[View Map](#)

Owners

[Overton Lloyd & Jane](#)  
8376 N Meridian Rd  
Monon, IN 47959

Land

Land Type	Acreage	Dimensions
91 - RESIDENTIAL EXCESS ACREAGE	1.89	

Valuation Record

Assessed Year	2024	2023	2022	2021 (2)	2021
Assessment Date	01/01/2024	01/01/2023	01/01/2022	01/01/2021	01/01/2021
Reason for Change	TRENDING	TRENDING	TRENDING	17- Miscellaneous	TRENDING
Land	\$6,100.00	\$6,100.00	\$6,100.00	\$6,100.00	\$6,100.00
Improvements	\$600.00	\$700.00	\$700.00	\$600.00	\$600.00
Total Valuation	\$6,700.00	\$6,800.00	\$6,800.00	\$6,700.00	\$6,700.00

Sales

Sale Date	Buyer Name	Seller Name	Sale Price
11/7/2007	OVERTON, LLOYD & JANE	MC KINLEY, MAX GENE & ALENE A	\$60,000
1/1/1970		FROM MC KINLEY, TOT L. TO MC KINLEY,	\$0

Recent Sales in Area

Sale date range:

From:

02 / 11 / 2022

To:

02 / 11 / 2025

Sales by Neighborhood

Distance:

1500

Feet

Sales by Distance

Public Utilities

Water	N
Sewer	N
Gas	Y
Electricity	Y
All	N

Improvements

Buildings	Grade	Condition	Construction Year	Effective Year	Area
UTILITY SHED	45	AV	2012	2012	32

Tax History

Tax Year	2023 Pay 2024	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020
+ Spring Tax	\$33.64	\$36.52	\$37.08	\$38.80	\$37.70
+ Spring Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Spring Annual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Tax	\$33.64	\$36.52	\$37.08	\$38.80	\$37.70
+ Fall Penalty	\$0.00	\$0.00	\$1.85	\$0.00	\$0.00
+ Fall Annual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Tax	\$0.00	\$37.08	\$0.00	\$0.00	\$0.00
+ Delq NTS Pen	\$0.00	\$3.71	\$0.00	\$0.00	\$0.00
+ Delq TS Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Pen	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
+ Other Assess	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00
+ Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PTRC	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
HMST Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Circuit Breaker	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Over 65 CB	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
= Charges	\$72.28	\$118.83	\$81.01	\$82.60	\$80.40
- Surplus Transfer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Tax Year	2023 Pay 2024	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020
- Credits	(\$72.28)	(\$118.83)	(\$42.08)	(\$82.60)	(\$80.40)
= Total Due	\$0.00				

Scanned PRC

2024 Property Record Card (PDF)

Sketches

01

#### Map



No data available for the following modules: Transfer of Ownership, Exterior Features, Special Features, Residential Dwellings, Commercial Buildings, Tax Deductions, LOMA, Photos.

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 **SCHNEIDER**  
GEOSPATIAL





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**071105709**

RECORDED AS PRESENTED ON  
11/07/2007 12:04:38PM

FEE: \$18.00  
PAGES: 2

PAULA L. LANTZ  
WHITE COUNTY RECORDER

Tax Key Number(s) 010-28600-00  
010-28620-00

Mail Tax Bills to:

Lloyd Overton  
8376 N Meridian Rd  
Monon IN 47959-8224

## WARRANTY DEED

THIS INDENTURE WITNESSETH, That **MAX GENE MCKINLEY AND ALENE A. MCKINLEY, HUSBAND AND WIFE** of White County, in the State of Indiana, CONVEY AND WARRANT to **LLOYD OVERTON AND JANE OVERTON, HUSBAND AND WIFE** of White County, in the State of Indiana, for and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the following described Real Estate in White County, in the State of Indiana, to-wit:

### TRACT I

Beginning at a point on the East line of the right-of-way of the Michigan City Division of the Chicago, Indianapolis and Louisville Railway Company, 2006 feet North of the South line of Section 16, Township 28 North, Range 4 West, in White County, Indiana, which is the starting point of the land to be conveyed: running thence East 159 feet; thence North 150 feet; thence West 159 feet; thence South 150 feet to the point of beginning.

### TRACT II

Commencing at a point on the East line of the right of way of the Michigan City Division of the Chicago, Indianapolis, and Louisville Railway Company 1766 feet North of the South line of Section Sixteen (16), Township Twenty-eight (28) North, Range Four (4) West; running thence East 159 feet; thence North approximately 1000 feet; thence West 159 feet to the East line of said right of way; thence South to the place of beginning approximately 1000 feet, more or less and containing 3.87 acres, more or less, in White County, Indiana.

EXCEPT the following described tract; Commencing at a point on the East line of the right-of-way of the Michigan City Division of the Chicago, Indianapolis and Louisville Railway Company 1766 feet North of the South line of Section 16, Township 28 North, Range 4 West, the point of beginning of the real estate herein conveyed, being approximately 1000 feet North of said point; running thence East 159 feet; thence South 274 feet; thence West 159 feet to the East line of said right-of-way; thence North 274 feet to the point of beginning, containing one (1) acre, more or less.

ALSO EXCEPT the following described tract: Beginning at a point on the East line of the right-of-way of the Michigan City Division of the Chicago, Indianapolis and Louisville Railway Company, 2006 feet North of the South line of Section 16, Township 28 North, Range 4 West, in White County, Indiana, which is the starting point of the land to be conveyed: running thence East 159 feet; thence North 150 feet; thence West 159 feet; thence South 150 feet to the point of beginning.

ALSO EXCEPT the following described tract: Beginning at a point on the East line of the right-of-way of the Michigan City Division of the Chicago, Indianapolis and Louisville Railway Company, 2372 feet North of the South line of Section 16, Township 28 North, Range 4 West, White County, Indiana, thence east 159 feet, thence North 120 feet, thence West 159 feet, thence South 120 feet to the point of beginning.

This conveyance is subject to all easements and restrictions of record, all applicable ordinances, set back requirements and other building restrictions, liens for real estate taxes and municipal assessments.

DATED this 2nd Day of November, 2007.

Max Gene McKinley  
MAX GENE MCKINLEY

Alene A. McKinley  
ALENE A. MCKINLEY

STATE OF INDIANA,

Pulaski  
COUNTY OF ~~WHITE~~, SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 2nd day of November, 2007 personally appeared **MAX GENE MCKINLEY AND ALENE A. MCKINLEY, HUSBAND AND WIFE**, and acknowledged the execution of the foregoing deed.

Witness my hand and official seal.



Pamela G Antrim (Seal)  
Notary Public  
Printed Name: Pamela G Antrim

My commission expires: August 22, 2009

County of Residence: Pulaski

This Instrument prepared by: ROBERT B. CHRISTOPHER, ATTORNEY AT LAW, 107 W. BROADWAY, MONTICELLO, INDIANA 47960 (574) 583-4862

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.

ENTERED FOR TAXATION

NOV 07 2007

Jim Guinopich  
AUDITOR WHITE COUNTY

Pamela G Antrim  
(Name) Pamela G Antrim

Criteria: Party Name = OVERTON JANE

Last Indexed: 02/10/2025

Last Verified: 02/10/2025

RecDate	DocDate	DocNumber	DocType	Last Name	First Name	Party Type
06/15/2023	06/14/2023	2023R2461	TRANSFER...	OVERTON JANE ANNE		GRANTEE
06/29/2022	06/29/2022	2022R3369	TRANSFER...	OVERTON JANE ANNE		GRANTEE
11/07/2007	11/02/2007	071105710	MORTGAGE	OVERTON JANE		MORTGAGOR
11/07/2007	11/02/2007	071105709	WARRANTY...	OVERTON JANE		GRANTEE

Results found: 4



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