Parcel Number			Ownership				Transfer of	Owners	hip		Year 202	24	Card 1		
1023902			Name				Date			Grantor		Valid	Amo	unt	Type
	Marion, IN		DAY, KIMMY &				Nov 19, 202	4 SHEP	HERD, SCOTT	- Jan 01, 1900		Y		0.00	Straight
Township	CENTER		DAVID E DAY				Jul 15, 2008	LASA	LLE BANK NAT	IONAL - Jan 01,	1900	Y			Straight
Corporation	OLIVILIX						301 13, 2000	2,10,1	LLL DIWINITATO	TOTAL GATTOT,	1000	- ' -		0.00	Ottalgrit
District			4												
District			1												
Plat															
	85-010-064-000		Address												
Alt Parcel	49-10-07-112-26	52.000-101	1539 SPANN A	VE											
Property Class			INDIANAPOLIS		24										
				, 114 40200 12											
	101		4												
Neighborhood	1069722268-fou	ntain square n													
Property Addres	SS		7									_			
1539 SPANN AV			1							VALUA	TION RECORE)			
			A	04.400.40			Assessmer	t Year			20	24	202	3	2022
INDIANAPOLIS,	IN 46203			3149048			Reason for				- 20		202.	1	2022
			Book		Page		Reason ioi	Change		1.04					00.000
			Legal							tead-C1	38,3	800	38,30		38,300
			SPANN & COS	SND MOODI	ΔW/Ν ΔΠΠ Ι	181	┪.		Reside	ntial-C2		0		0	0
			0.7	ZIVD WOODL	AWITADD L	101	_ L	.and	Non-Re	esidential-C3		0	(D	0
							1		Total L	and	38,3	00	38,30	0	38,300
Topography Pub. U	Itilities Street or Rd.	Neighborhood	1							tead-C1	40,9		38,30	1	36,500
Level Wa		Improving					1				40,8	-	30,30		30,300
							Impro	vement	_	ntial-C2		ų		4	U
High Se		Static					Impro	venient		esidential-C3		0		9	0
☐ Low ✓ Ga		Declining							Total In	np	40,9	000	38,30	D	36,500
Rolling Ele	ectricity Sidewalk	Other													
Swampy	Alley	Blighted					-	Total As	sessed Val	ue:	79,2	200	76,60	n	74,800
							_				1		,	-1	,
Pror	perty Sub Cla	ss:	RES ONE FAM	ILY PLATTED	LOT-510						PRINTE	D FROM I	MARION C	OUNTY.	INDIANA
	, , , , , , , , , , , , , , , , , , , ,													,	
	Memo	randum					1	AND D	ΑΤΑ ΑΝΠ	COMPUTA	TIONS				
	WICHIO	ranaum			T					001111 017	110110				
				Land	Actual	Effective	Effective								
20/21 Reassessn	nent: correct full s	story to half-stor	v	Lanu	Actual	LIICOLIVC	LIICOLIVC	Eactor	D D	A 11 . 4 . 1 B . 4 .	F . C	1 . (1	F 4		
20/21 Reassessn	nent; correct full s rom C- to D++ for	story to half-stor the 16p17 cvcl	'y lical reassessme	l l	Frontage	Frontage	Depth	Factor	Base Rate	Adjusted Rate	Estimated Value	Influence	Factor	Land \	/alue
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	story to half-stor the 16p17 cycl	ry lical reassessme	l l	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	story to half-stor the 16p17 cycl	ry lical reassessme	nt. Type				Factor 1.02	1250.00	· ·	Estimated Value 38250	Influence	Factor 0-	Land \	/alue 38250
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	story to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	story to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	story to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	ment; correct full s rom C- to D++ for	story to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	story to half-stor the 16p17 cycl	y ical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	story to half-stor	y ical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor the 16p17 cycl	y ical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	story to half-stor the 16p17 cycl	y ical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage	Depth 125			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s rom C- to D++ for	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor the 16p17 cycl	ry lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor the 16p17 cycl	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land \	
20/21 Reassessn Changed grade fi	nent; correct full s	tory to half-stor	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
20/21 Reassessn Changed grade fi	rom C- to D++ for	the 16p17 cycl	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
Changed grade fi	rom C- to D++ for	the 16p17 cycl	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
Changed grade for	Lanc	Type	ry lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
Changed grade for the following of the following forms of the follow	Lanc	I Type Legal Ditch 2 Public Road	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
Changed grade for F Front Lot R Rear Lot 1 Comm. Ind. Land	Lanc	I Type Legal Ditch Public Road Utility Trans. Tower	ry lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary	Lanc	I Type Legal Ditch 2 Public Road 3 Utility Trans. Tower	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary 12 Secondary	Lanc	I Type Legal Ditch 2 Public Road 3 Utility Trans. Tower omesite Res. Excess Acres	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary	Eanc 8: 8: 9 H 9: Usable 9:	Type Legal Ditch Public Road Utility Trans. Tower Dimesite Res. Excess Acres	y lical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary 12 Secondary 13 Undeveloped U	Lanc Si Si Si Si Jusable Jusable	I Type I Legal Ditch 2 Public Road 3 Utility Trans. Tower omesite 1 Res. Excess Acres 2 Ag Excess Acres Influence Factors	ical reassessme	nt. Type	Frontage	Frontage 30	Depth 125			· ·		Influence		Land	
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary 12 Secondary 13 Undeveloped U 14 Undeveloped U 2 Classified Land 3 Undeveloped Land	Lanc 8: 8: 8: 9 H 9: Jusable Jusable 0 Other	I Type Legal Ditch Public Road Utility Trans. Tower omesite Res. Excess Acres Ag Excess Acres Influence Factors Misimi	provement	nt. Type	Frontage	Frontage 30	Depth 125			· ·	38250		0-	Land	38250
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary 12 Secondary 13 Undeveloped U 14 Undeveloped U 2 Classified Land 3 Undeveloped Land 4 Tillable Land	Lanc 88 88 88 9 H Jsable 99 Jsable 99	I Type Legal Ditch Public Road Utility Trans. Tower omesite Res. Excess Acres Ag Excess Acres Influence Factors Misimi	provement	nt. Type	Frontage	Frontage 30	Depth 125			1275.00	Total Reside	ntial Lanc	0-	Land	38250
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary 12 Secondary 13 Undeveloped U 14 Undeveloped Land 3 Undeveloped Land 4 Tillont-tillable Land 5 Nlont-tillable Land	Lanc 8: 8: 8: 9 H 9: Jusable Jusable 0 Other	I Type Legal Ditch Public Road Utility Trans. Tower omesite Res. Excess Acres Ares Angle Ares Influence Factors Misiminghy 6 Restrict	provement ctions	nt. Type	Frontage	Frontage 30	Depth 125			1275.00	38250	ntial Lanc	0-	Land	38250
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary 12 Secondary 13 Undeveloped U 14 Undeveloped U 14 Undeveloped U 15 Undeveloped U 16 Undeveloped U 17 Undeveloped U 18 Undeveloped U 19 Undeveloped U 10 Undeveloped U 11 Undeveloped U 12 Undeveloped U 13 Undeveloped U 14 Undeveloped U 15 Undeveloped U 16 Undeveloped U 17 Undeveloped U 18 Undeve	Lanc 8: 8: 9: H 9: Jusable Jusable 0 Other 1 Topogra	I Type Legal Ditch 2 Public Road 3 Utility Trans. Tower omesite 1 Res. Excess Acres 2 Ag Excess Acres 5 Misimi	provement ctions	nt. Type	Frontage	Frontage 30	Depth 125			1275.00	Total Reside	ntial Lanc	0-	Land	38250
F Front Lot R Rear Lot 1 Comm. Ind. Land 11 Primary 12 Secondary 13 Undeveloped U 14 Undeveloped U 2 Classified Land 3 Undeveloped Land 4 Tillont-tillable Land 5 Nlont-tillable Land	Lanc Si	I Type Legal Ditch 2 Public Road 3 Utility Trans. Tower Direction of the company	provement ctions	nt. Type F-9	Frontage	Acreage	Depth 125			1275.00	Total Reside	ntial Lanc	I Value	Land	38250

Occupancy		Story	Height			Bsmt Crawl	4					Ske	etch							Value	a Adiı	ıstme	nt / E	xteri	or Fe	atures
1 ✓ Single Fam2 ☐ Duplex	IIIIY	2	.00	0 ▼ No	١٠	0 None 0 1 1/4 1 1	Parcel Nu	nber	10239	902				l F	Reside	ential	Card 1		Valu	e Adjustn		2011110	, -	.,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		
3 Triplex		1 🗆 (Other	2 1/2		2 1/2 2		11001	10200	702					toolac	Jiiliai	Ouru i		valu	e Aujusiii	ilenis					
4 4-6 Family		2 🗀 E		3 3/4	4 Fin	3 3/4 3						26	2							rior Featu						
5 M home		3 🔲 1		4 Fi		4 Full 4				Г		120	,						Porc	h- Open	Msnry- 1	st flr - 1 -	- 176sf	- 7400		
0 Row Type							1			- 1																
Construction		Base A			Fin.Liv.Ar		1			12		B 31	2	12												
	1		1,028	1.00	1,0																					
2 Stucco 3 Tile	1		620	.50	O.	20 23,700	' - 			L		28	-													
4 Concrete Block							1			- 1		26	3													
5 Metal							1																			
6 Concrete							1			14				4												
7 Brick	-			Attic]			- 1																
8 Stone	_			asement		21,000				L		A 620	1	6												
9 Frame w/Masonry	_		408	Crawl		- 4,000	4				4	020		6												
Roofing											- 1			1 1												
Asphalt Shingles Slate or Tile		⊣⊈									9		9	96 €												
Olate of The		러님ㅣ												96												
Metal		러님ㅣ									- 1			1 1												
	1 2	2			Total Base	130,400					⊢		22													
Earth		_	Row-	Type A	djustmen	t 1.00						16	D	6												
Slab] [CI	ID TOTAL	130,400]						176	00												
Sub & Joists	1 [sq.ft.		JB-TOTAL		1																			
Wood -		╡		Full Unfir	n Interior (-)	_						22													
Wood Parquet ✓		╡╠╏			n Interior (-		_																			
Tile	┤	╡╠╏			ing Units (-		_																			
Carpet	┧┝	╡╠╏		Rec. Roc Fireplace			-																			
Linoleum	ĭF	5 H		Loft	(+)		-																			
Unfinished	ĭĒ	i H l		No Heat	(-)		-																			
Interior Finish	1	2		Air Cond			_																			
Plaster/Dry Wall				No Electr																						
Paneling			Plumbin		(-/+)		1							SUM	MAR	RY OF I	MPRO	VEN	IEN.	TS						
Fiberboard			TF:5 - 5				Use	Ht.		Grd	Year	Efftv	C4	Base Rate	Feat	Adj Rate		LCM		Rplc	Dep	REM Val			Trend	
Haffalah ad	Ц			y Plumbir	<u> </u>		_		Type		Const	Year	Cnd				Area		Un.	Cost	Obs		Cmp		Fctr	Value
Unfinished	Ш		Special	Features			Dwelling		Frame	D++	1900	1955	F				2268	1.00		127170	60/60	20350	100	1.00	2.01	40900
Accommodations Total # Rooms	S	8	Sul	b-Total (One Unit	133,900																				
Bedrooms		4	Sul	h-Total	1 Unit(s)	133,900	-																			
Family Room			Garages			,	-																1			
Formal Dining Roo	om	1		Integral	(-)		-																			
-				Attached	d Garage (-	+)																				
Rec Room Type					d Carport (+	·)	_																			
Area				Baseme	, ,		_																			
Fireplace Stacks			Exterior	Features		7,400	_1																			
Metal Openin Heating / Air Cond	ngs	ning	Grade a	nd Desig	Sub-To	tal 141,300 90	_1																			
Central Warm Air	aitic			nd Design Multiplie		1.00	_1																			
Hot Water or Stear	m	•	Location	· wanpiio	<i>'</i> 1	1.00	1																-			
Heat Pump				Replac	ement Co	ost 127,170																				
No Heat			REN	ODELIN	IG & MODE	RNIZATION	-																			
Gravity/Wall/Space	е				Amour	nt Date	-																			
Central Air Cond.			Exterior				_																			
Plumbing #			Interior																							
	0		Kitchen	_1041_	1		-																			
	0		Bath Fa				-																			
Kitchen Sink	1			g System System	1		-	\perp		1																
Water Heater Extra fixtures	1			al System	1		-	+	-	1					-											
Extra fixtures To	ntal		Extension		'		-			1										1		C	ard Imp	roveme	nt Total	40900
No Plumb/Wtr Only					+		-													-				ovemen		
	,						_													1		100	וקוווו וגיי	CACUIGU	· value	1 70300

		SKETCH	/AREA TABLE ADDENDUM			
Parcel Number 1023902 Year 2024 Card 1 Property Address 1539 SPANN AV						
	SKETCH/ARE	A TABLE ADDENDUM	1	AR	EA CALCULATIO	NS SUMMARY
		26	_	Name	Description Total Sqft.	Size (Sqft)
	12	B 312	12			
		26 26				
	4	A 620 6				
		22 16 6 D 176	ω			

JOSEPH P. O'CONNOR MARION COUNTY ASSESSOR Nov 19 2024 AM 10:31 DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER E-012157449 CR

A202400094848

11/20/2024 07:03 AM **FAITH KIMBROUGH** MARION COUNTY IN RECORDER FEE: \$ 35.00 PAGES: 2 By: ER

QUITCLAIM DEED

File No.: CTIN2403904 CT Smith Valley

THIS INDENTURE WITNESSETH, That Scott Shepherd, an adult (Grantor) QUITCLAIMS to:

Kimmy Day and David E. Day,

(Grantee) for No Dollars And No/100 Dollars (\$0.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Marion County, State of Indiana:

For APN/Parcel ID(s): 49-10-07-112-262.000-101

LOT NUMBERED FOUR HUNDRED EIGHTY-ONE (481) IN SPANN AND COMPANY'S SECOND WOODLAWN ADDITION TO THE CITY OF INDIANAPOLIS, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 7, PAGE 119, IN THE OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA.

Property: 1539 Spann Ave, Indianapolis, IN 46203.

Scott Shepherd

Subject to current taxes not delinquent, and all easements, agreements and restrictions of record and all public rights of way.

Grantor is executing this Deed in fulfillment of a Purchase Agreement (Rent to Buy Agreement) dated May 28, 2008 and recorded November 9, 2023 as Instrument Number A202300093847,

IN THE PARK COUNTY OF THE PROPERTY AND ADMINISTRATION OF THE PARK COUNTY OF THE PARK COUN

IN WITNESS WHEREOF, Grantor has executed this deed this 57th day of November 2024.

GRANTOR:

Marion County Assessor Nov 13 2024 Received KC

2/25/2025, 10:42 PM 1 of 1

Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared Scott Shepherd, an adult, who acknowledged the execution of the foregoing instrument, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 5th day of November 2024

Resident of: County

State of: _

My Commission expires: _

Prepared By: Dena Phillips Farling, for the benefit of Chicago Title Company, LLC

Grantee's Address and Tax Billing Address: 1539 Spann Ave

Indianapolis, IN 46203

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 <a href="Logical-Penalthing-Pen

1 of 1

DataSource: Marion, IN

Criteria: Party Name = DAY KIMMY

Last Indexed Date: 02/24/2025

Last Verified Date: 01/03/2025

DocDate	DocNumber	DocType	Last Name	First Name	Party Type
	A202400094849	MORTGAGE	DAY KIMMY		GRANTOR
	A202400094848	DEED	DAY KIMMY		GRANTEE
	A202300093847	AFFIDAVI	DAY KIMMY L		GRANTOR
	DocDate	A202400094849 A202400094848	A202400094849 MORTGAGE A202400094848 DEED	A202400094849 MORTGAGE DAY KIMMY A202400094848 DEED DAY KIMMY	A202400094849 MORTGAGE DAY KIMMY A202400094848 DEED DAY KIMMY











Displaying page: 1 of 1