



## Legal and Vesting Product Cover Sheet

### ORDER INFORMATION

FILE/ORDER NUMBER:	LL-IFC-01707	PRODUCT NAME:	LEGAL & VESTING
BORROWER NAME(S):	STEPHEN HOUSE		
PROPERTY ADDRESS:	509 N BEAVER DAM CT, BRAZIL, INDIANA 47834		
CITY, STATE AND COUNTY:	BRAZIL, INDIANA (IN) , CLAY		

### SEARCH INFORMATION

SEARCH DATE:	03/05/2025	EFFECTIVE DATE:	03/04/2025
NAME(S) SEARCHED:	STEPHEN HOUSE		
ADDRESS/PARCEL SEARCHED:	509 N BEAVER DAM CT, BRAZIL, INDIANA 47834/11-02-36-200-209.002-002		

### ASSESSMENT INFORMATION

COMMENTS:	
-----------	--

### CURRENT OWNER VESTING

STEPHEN D. HOUSE, II AND BREANNE L. HOUSE, HUSBAND AND WIFE	
COMMENTS:	

### VESTING DEED

DEED TYPE:	WARRANTY DEED	GRANTOR:	DAVID L. HOWALD AND BEVERLY J. HOWALD, HUSBAND AND WIFE
DATED DATE:	05/04/2011	GRANTEE:	STEPHEN D. HOUSE, II AND BREANNE L. HOUSE, HUSBAND AND WIFE
BOOK/PAGE:	121/900	RECORDED DATE:	05/05/2011
INSTRUMENT NO:	201100001506		
COMMENTS:			

### FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	CITY OF CLAY
-----------------------	--------------

### ADDITIONAL NOTES

--

### LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL ESTATE IN CLAY COUNTY, STATE OF INDIANA:

A PART OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 13 NORTH, RANGE 7 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN THE CITY OF BRAZIL, CLAY COUNTY, INDIANA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A RAILROAD SPIKE MARKING THE SOUTHWEST CORNER OF LOT 1 OF SCHNARENBERGER'S ADDITION TO THE CITY OF BRAZIL, INDIANA; THENCE NORTH 01 DEGREES 03 MINUTES WEST 395.20 FEET WITH THE WEST LINE OF SAID ADDITION TO A 5/8 INCH REBAR AND THE TRUE POINT OF BEGINNING; THENCE WEST 217.79 FEET TO A 5/8 INCH REBAR; THENCE NORTH 16 DEGREES 21 MINUTES WEST 100 FEET TO A 5/8 INCH REBAR; THENCE NORTH 70 DEGREES 32 MINUTES EAST 112.75 FEET TO A 5/8 INCH REBAR; THENCE NORTH 01 DEGREES 03 MINUTES WEST 50 FEET TO A METAL CORNER POST; THENCE NORTH 89 DEGREES 09 MINUTES EAST 137.17 FEET TO A 5/8 INCH REBAR ON THE WEST LINE OF SAID ADDITION; THENCE SOUTH 01 DEGREES 03 MINUTES EAST 185.60 FEET WITH SAID WEST LINE TO THE POINT OF BEGINNING, CONTAINING 0.834 OF AN ACRE, MORE OR LESS.

ALSO KNOWN AS LOT 5 IN A SURVEY RECORDED NOVEMBER 19, 1998 IN OFFICIAL RECORD 1, PAGES 1350-1358.

PARCEL II

THE RIGHT OF INGRESS AND EGRESS ON AND OVER A STRIP OF LAND 20 FEET IN WIDTH BEING 10 FEET ON EACH SIDE WHEN MEASURED AT RIGHT ANGLES TO THE FOLLOWING DESCRIBED CENTERLINE TO-WIT:

BEING A PART OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 13 NORTH, RANGE 7 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN THE CITY OF BRAZIL, CLAY COUNTY, INDIANA MORE PARTICULARLY DESCRIBED TO-WIT:

COMMENCING AT A RAILROAD SPIKE MARKING THE SOUTHWEST CORNER OF LOT 1 OF SCHNARENBERGER'S ADDITION TO THE CITY OF BRAZIL, INDIANA; THENCE WEST 217.84 FEET WITH

THE SOUTH LINE OF SAID QUARTER QUARTER SECTION TO A 5/8 INCH REBAR AND THE TRUE POINT OF BEGINNING; THENCE NORTH 01 DEGREES 03 MINUTES WEST 395.20 FEET TO A 5/8 INCH REBAR; THENCE NORTH 16 DEGREES 21 MINUTES WEST 100 FEET TO THE TERMINUS OF SAID EASEMENT.