



Legal and Vesting Product Cover Sheet

ORDER INFORMATION

FILE/ORDER NUMBER:	LL-HCBAT-01817	PRODUCT NAME:	LEGAL AND VESTING
BORROWER NAME(S):	WADE W WEISS, CHRISTINA M WEISS		
PROPERTY ADDRESS:	7829 SOUTHERN RIDGE DR, MOORESVILLE, IN 46158		
CITY, STATE AND COUNTY:	MOORESVILLE, INDIANA (IN), HENDRICKS		

SEARCH INFORMATION

SEARCH DATE:	03/24/2025	EFFECTIVE DATE:	03/21/2025
NAME(S) SEARCHED:	WADE W WEISS, CHRISTINA M WEISS		
ADDRESS/PARCEL SEARCHED:	7829 SOUTHERN RIDGE DR, MOORESVILLE, IN 46158/32-15-23-478-003.000-011		

ASSESSMENT INFORMATION

COMMENTS:	
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CURRENT OWNER VESTING

GARY L HAYNES AND NATALIE L HAYNES, HUSBAND AND WIFE	
COMMENTS:	

VESTING DEED

DEED TYPE:	WARRANTY DEED	GRANTOR:	THOMAS E BRISSEY AND PAULA J BRISSEY, HUSBAND AND WIFE
DATED DATE:	08/28/2023	GRANTEE:	GARY L HAYNES AND NATALIE L HAYNES, HUSBAND AND WIFE
BOOK/PAGE:	N/A	RECORDED DATE:	08/30/2023
INSTRUMENT NO:	202315386		
COMMENTS:			

FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	CITY OF MOORESVILLE
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ADDITIONAL NOTES

THE ADDRESS PROVIDED APPEARS TO HAVE A DISCREPANCY IN THE COUNTY INFORMATION AND BORROWER NOT IN TITLE. PLEASE REVIEW.

LEGAL DESCRIPTION

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

LOT NUMBERED THIRTY-THREE (33) IN SOUTHERN RIDGE, SECTION ONE (1), A SUBDIVISION IN GUILFORD TOWNSHIP, HENDRICKS COUNTY, INDIANA, AS PER PLAT THEREOF RECORDED MARCH 8, 2001 IN PLAT CABINET 4, SLIDE 8, PAGES 1A, 13, AND 1C, IN THE OFFICE OF THE RECORDER OF HENDRICKS COUNTY, INDIANA.

Hendricks County, IN

Property Record Card

[2024 Property Record Card \(PDF\)](#)

Form 11

[32-15-23-478-003.000-011 \(PDF\)](#)

Summary

Parcel ID	32-15-23-478-003.000-011
Bill ID	006-323411-478003
Reference #	.
Property Address	7829 Southern Ridge Dr Mooresville, IN, 46158
Brief Legal Description	Lot 33 Southern Ridge .77AC From 400-016 (Note: Not to be used on legal documents)
Class	RESIDENTIAL ONE FAMILY DWELLING ON A PLATTED LOT
Tax District	Guilford Township
Tax Rate Code	71 - Advertised Tax Rate
Property Type	82 - Residential
Mortgage Co	105 - Union Savings Bank
Last Change Date	2/27/2024



Owner

Deeded Owner
HAYNES GARY L & NATALIE L H/W
7829 Southern Ridge Dr
Mooresville, IN 46158

Taxing District

County:	Hendricks
Township:	GUILFORD TOWNSHIP
State District	011 GUILFORD TOWNSHIP
Local District:	006
School Corp:	PLAINFIELD COMMUNITY
Neighborhood:	0652305 SOUTHERN RIDGE

Site Description

Topography:	Flat
Public Utilities:	All
Street or Road:	Paved
Area Quality:	Improving
Parcel Acreage:	0.77

Land

Land Type	Soil ID	Act Front.	Eff. Depth	Size	Rate	Adj. Rate	Ext. Value	Infl. %	Value
(F) FRONT LOT		0	315	108x315	\$462.00	\$504.00	\$54,432.00	0%	\$54,430.00

Residential Dwellings

Description	Single-Family Residence1
Story Height	1.5
Style	
Finished Area	5025
# Fireplaces	1
Heat Type	Central Warm Air
Air Cond	3553
Bedrooms	0
Living Rooms:	0
Dining Rooms:	0
Family Rooms:	0
Finished Rooms:	0
Full Baths	3
Full Bath Fixtures	9
Half Baths	1
Half Bath Fixtures	2
Kitchen Sinks	2
Water Heaters	1
Add Fixtures	4

Floor	Construction	Base	Finish
1	Brick	2997	2997
1/2	Brick	556	556
B		1838	1472
C		1159	0

Features	Area
Bay	12
Bay	16
Canopy, Roof Extension	8
Patio, Concrete	224
Patio, Treated Pine	270
Porch, Open Frame	238
Porch, Open Frame	48
Stoop, Masonry	8

Improvements

Descr	PC	Grade	Year Built	Eff Year	Cond	LCM	Size	Nbhd Factor	Mrkt Factor
Single-Family Residence1	100	B+2	2002	2002	A	1.01	5025	1.5	0

Transfers

Date	New Owner	Doc ID	Book/Page	Sale Price
8/30/2023	HAYNES, GARY L & NATALIE L	WD		\$624,900.00
4/17/2001	BRISSEY, THOMAS E & PAULA J			\$0.00

Transfer History

Date	Transfer From	Instrument	Book	Page	Doc Nbr
8/30/2023	Brissey Thomas E & Paula J				WD
4/17/2001	Unknown At Conversion	Conversion	286	659	

Valuation

Assessment Year	2024	2024 (2)	2023	2022	2021
Reason	CORRECTION BEFORE TAX BILL	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT	ANNUAL ADJUSTMENT
As Of Date	8/29/2024	4/10/2024	4/6/2023	4/7/2022	3/27/2021
Land	\$54,400	\$54,400	\$51,800	\$49,500	\$49,500

Assessment Year	2024	2024 (2)	2023	2022	2021
Land Res (1)	\$54,400	\$54,400	\$51,800	\$49,500	\$49,500
Land Non Res (2)	\$0	\$0	\$0	\$0	\$0
Land Non Res (3)	\$0	\$0	\$0	\$0	\$0
Improvement	\$570,500	\$636,000	\$606,300	\$582,000	\$535,800
Imp Res (1)	\$570,500	\$636,000	\$606,300	\$582,000	\$535,800
Imp Non Res (2)	\$0	\$0	\$0	\$0	\$0
Imp Non Res (3)	\$0	\$0	\$0	\$0	\$0
Total	\$624,900	\$690,400	\$658,100	\$631,500	\$585,300
Total Res (1)	\$624,900	\$690,400	\$658,100	\$631,500	\$585,300
Total Non Res (2)	\$0	\$0	\$0	\$0	\$0
Total Non Res (3)	\$0	\$0	\$0	\$0	\$0

Taxes

[Click here to view Hendricks County tax data](#)

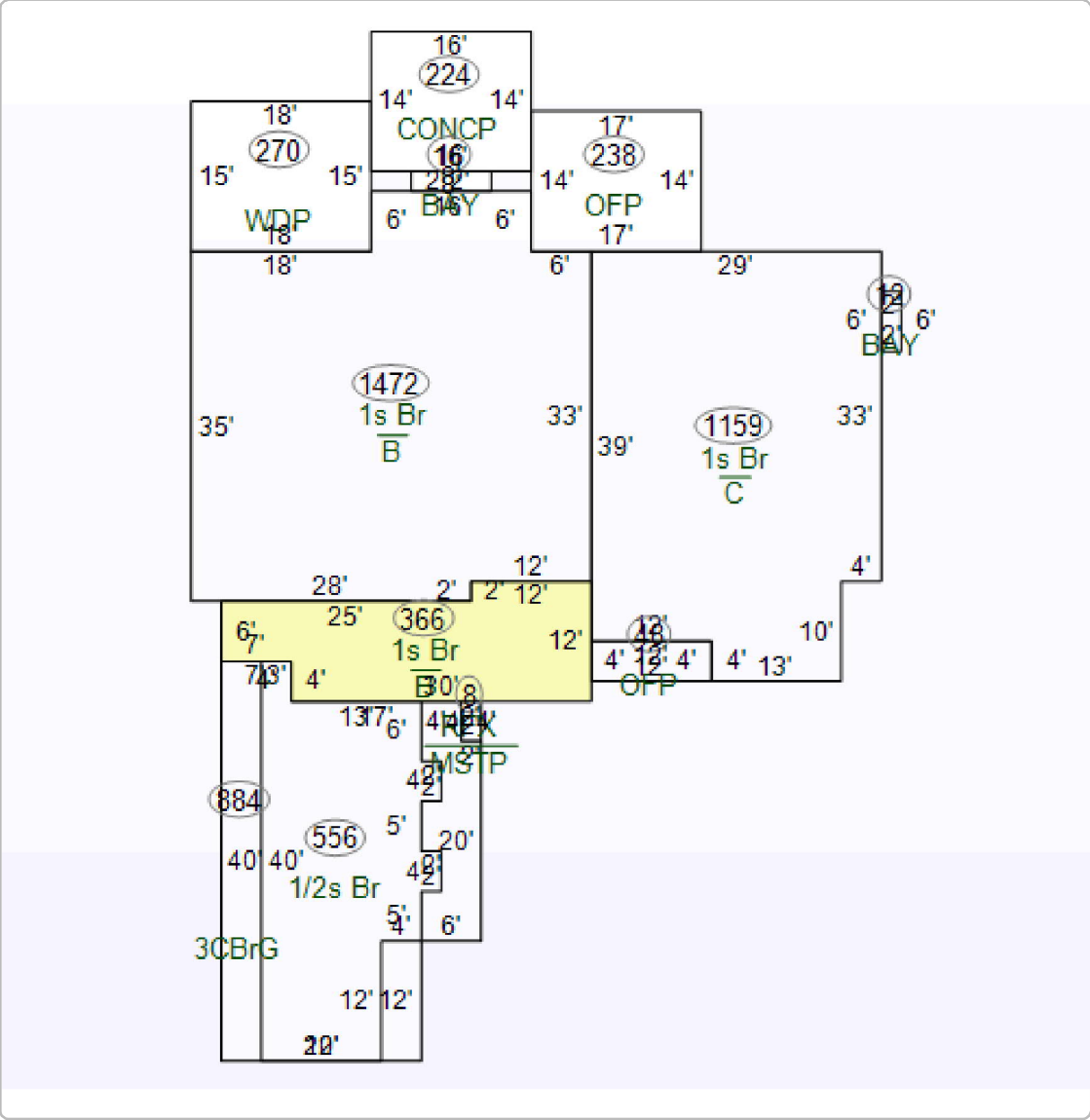
Tax History

	2022 Pay 2023	2021 Pay 2022	2020 Pay 2021	2019 Pay 2020
+ Spring Tax	\$2,554.55	\$2,294.52	\$2,051.86	\$1,928.52
+ Spring Penalty	\$0.00	\$0.00	\$0.00	\$0.00
+ Spring Annual	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Tax	\$2,554.55	\$2,294.52	\$2,051.86	\$1,928.52
+ Fall Penalty	\$0.00	\$0.00	\$0.00	\$0.00
+ Fall Annual	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Tax	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq NTS Pen	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Tax	\$0.00	\$0.00	\$0.00	\$0.00
+ Delq TS Pen	\$0.00	\$0.00	\$0.00	\$0.00
+ Other Assess	\$100.00	\$100.00	\$100.00	\$100.00
+ Advert Fee	\$0.00	\$0.00	\$0.00	\$0.00
+ Tax Sale Fee	\$0.00	\$0.00	\$0.00	\$0.00
+ NSF Fee	\$0.00	\$0.00	\$0.00	\$0.00
PTRC	\$0.00	\$0.00	\$0.00	\$0.00
HMST Credit	\$0.00	\$0.00	\$0.00	\$0.00
Circuit Breaker	\$0.00	\$0.00	\$0.00	\$0.00
Over 65 CB	\$0.00	\$0.00	\$0.00	\$0.00
= Charges	\$5,209.10	\$4,689.04	\$4,203.72	\$3,957.04
- Surplus Transfer	\$0.00	\$0.00	\$0.00	\$0.00
- Credits	(\$5,209.10)	(\$4,689.04)	(\$4,203.72)	(\$3,957.04)
= Total Due	\$0.00	\$0.00	\$0.00	\$0.00

Photos



Sketches



No data available for the following modules: Assessment Appeals Process, Commercial Buildings, Septic Permits.

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DULY ENTERED
FOR TAXATION

Aug 30 2023 - LS

Nancy L. Marsh
AUDITOR HENDRICKS COUNTY

202315386 D \$25.00
08/30/2023 09:35:31AM 1 PGS
Laura Herzog
Hendricks County Recorder IN
Recorded as Presented



Key No.: 32-15-23-478-003.000-011

File No.: GE23-20733

006-323411-478003

WARRANTY DEED

THIS INDENTURE WITNESSETH, **Thomas E Brissey and Paula J Brissey, husband and wife**, ("Grantor"), of Morgan County, in the State of Indiana, CONVEYS AND WARRANTS to **Gary L Haynes and Natalie L Haynes, husband and wife**, ("Grantee"), of Hendricks County, in the State of Indiana, for the sum of ten dollars (\$10), and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Hendricks County, in the State of Indiana:

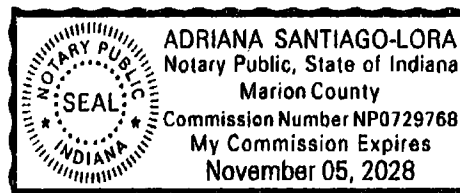
LOT NUMBERED THIRTY-THREE (33) IN SOUTHERN RIDGE, SECTION ONE (1), A SUBDIVISION IN GUILFORD TOWNSHIP, HENDRICKS COUNTY, INDIANA, AS PER PLAT THEREOF RECORDED MARCH 8, 2001 IN PLAT CABINET 4, SLIDE 8, PAGES 1A, 1B, AND IC, IN THE OFFICE OF THE RECORDER OF HENDRICKS COUNTY, INDIANA.

Commonly known as: **7829 Southern Ridge Dr, Mooresville, IN 46158**

IN WITNESS WHEREOF, Grantor has executed this deed this 28 day of August, 2023.

Thomas E Brissey
Thomas E Brissey

Paula J Brissey
Paula J Brissey



STATE OF INDIANA)

COUNTY OF Marion)

Before me, a Notary Public in and for said County and State, personally appeared **Thomas E Brissey and Paula J Brissey, husband and wife**, who acknowledged 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 28 day of August, 2023

My Commission expires: _____

Residing in Marion County

Adriana Santiago-Lora
Notary Public

Grantee's Address and Tax Mailing Address: **7829 Southern Ridge Dr, Mooresville, IN 46158**

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. (Janet Davis Hocker)

This instrument prepared by: Janet Davis Hocker, Attorney at Law, 6626 E. 75th Street, Suite 410, Indianapolis, IN 46250.

Search Results for:

LOT: 33
SUBDIVISION: SOUTHERN RIDGE
REGION: Hendricks County, IN
DOCUMENTS VALIDATED THROUGH: 03/24/2025 3:41 PM

Showing 16 results

Filter:

Document Details	County	Date	Type	Name	Legal
202315386	Hendricks	08/30/2023	DEED : DEED	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search HAYNES, GARY L Search HAYNES, NATALIE L	Search Lot 33 SOUTHERN RIDGE
202315387	Hendricks	08/30/2023	MORT : MORTGAGE	Search HAYNES, GARY L Search HAYNES, NATALIE L Search UNION SAVINGS BANK	Search Lot 33 SOUTHERN RIDGE
201523733	Hendricks	10/15/2015	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search ELEMENTS FINANCIAL FEDERAL CREDIT UNION	Search Lot 33 SOUTHERN RIDGE
201222073	Hendricks	08/29/2012	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search MERS Search ROUNDPOINT MORTGAGE	Search Lot 33 SOUTHERN RIDGE
200817162	Hendricks	07/16/2008	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search ELI LILLY FEDERAL CREDIT UNION	Search Lot 33 SOUTHERN RIDGE
200619552	Hendricks	07/17/2006	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search ELI LILLY FEDERAL CREDIT	Search Lot 33 SOUTHERN RIDGE
200614477	Hendricks	05/25/2006	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search ELI LILLY FEDERAL CREDIT	Search Lot 33 SOUTHERN RIDGE

Document Details	County	Date	Type	Name	Legal
200333820	Hendricks	08/07/2003	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search MONROE BANK	Search Lot 33 SOUTHERN RIDGE
200304563	Hendricks	01/31/2003	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search 1ST E-CHOICE NATIONAL MO	Search Lot 33 SOUTHERN RIDGE
200220948	Hendricks	06/25/2002	EASEMENT : EASEMENT	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search GLADDEN, DENNIS R	Search Lot 33 SOUTHERN RIDGE
200215594	Hendricks	05/08/2002	MORT : MORTGAGE AMENDMENT	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search FREEDOM MORTGAGE	Search Lot 33 SOUTHERN RIDGE
200215432	Hendricks	05/06/2002	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search MONROE BANK	Search Lot 33 SOUTHERN RIDGE
200134501	Hendricks	11/15/2001	MISC : MISCELLANEOUS	Search BRISSEY, PAULA Search BRISSEY, TOM Search DAVIDSON LUMBER CO	Search Lot 33 SOUTHERN RIDGE
200132319	Hendricks	10/29/2001	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search FREEDOM MORTGAGE	Search Lot 33 SOUTHERN RIDGE
200109747	Hendricks	04/17/2001	DEED : DEED	Search LAMBERT, DON Search BRISSEY, PAULA J Search BRISSEY, THOMAS E	Search Lot 33 SOUTHERN RIDGE
200109748	Hendricks	04/17/2001	MORT : MORTGAGE	Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search LINCOLN FEDERAL SAVINGS	Search Lot 33 SOUTHERN RIDGE

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Search Results for:

NAME: HAYNES, GARY
REGION: Hendricks County, IN
DOCUMENTS VALIDATED THROUGH: 03/24/2025 3:41 PM

Showing 2 results

Filter:

Document Details	County	Date	Type	Name	Legal
202315386	Hendricks	08/30/2023	DEED : DEED	HAYNES, GARY L Search Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search HAYNES, NATALIE L	Search Lot 33 SOUTHERN RIDGE
202315387	Hendricks	08/30/2023	MORT : MORTGAGE	HAYNES, GARY L Search Search HAYNES, NATALIE L Search UNION SAVINGS BANK	Search Lot 33 SOUTHERN RIDGE

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Search Results for:

NAME: HAYNES, NATALIE L
REGION: Hendricks County, IN
DOCUMENTS VALIDATED THROUGH: 03/24/2025 3:41 PM

Showing 2 results

Filter:

Document Details	County	Date	Type	Name	Legal
202315386	Hendricks	08/30/2023	DEED : DEED	HAYNES, NATALIE L Search Search BRISSEY, PAULA J Search BRISSEY, THOMAS E Search HAYNES, GARY L	Search Lot 33 SOUTHERN RIDGE
202315387	Hendricks	08/30/2023	MORT : MORTGAGE	HAYNES, NATALIE L Search Search HAYNES, GARY L Search UNION SAVINGS BANK	Search Lot 33 SOUTHERN RIDGE

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