

**6005 S 600E**

STAR CITY, IN 46985

**SUTTON, JAMES HOYT &  
SUTTON, KARRIE JO, T/B/E**601 E 800 N  
MONTEREY, IN 46960**Spring Due by 05/12/2025: \$745.98****Fall Due by 11/10/2025: \$783.28****\$1,529.26**

Total Due ⓘ

## Property Information

**Tax Year/Pay Year**

2024 / 2025

**Parcel Number**

66-09-14-100-015.002-017

**Duplicate Number**

1005949

**Property Type**

Real

**Tax Unit / Description**

17 - VAN BUREN TOWNSHIP

**Property Class**

AGRICULTURAL - CASH GRAIN/GENERAL FARM

**Mortgage Company**

None

**TIF**

None

**Homestead Credit Filed?**

No

**Over 65 Circuit Breaker?**

No

**Legal Description****Note: Not to be used on legal documents**

017-01333-00 PT N.2 NE SEC 14 10A PRATHER (623)

MULL (616)

**Section-Township-Range**

No Info

**Parcel Acres**

10

**Lot Number**

No Info

**Block/Subdivision**

No info

## Billing

### Detail

	Tax Bill	Adjustments	Balance
Spring Tax:	\$745.98	\$0.00	\$745.98
Spring Penalty:	\$37.30	\$0.00	\$37.30
Spring Annual:	\$0.00	\$0.00	\$0.00
Fall Tax:	\$745.98	\$0.00	\$745.98
Fall Penalty:	\$0.00	\$0.00	\$0.00

	Tax Bill	Adjustments	Balance
Fall Annual:	\$0.00	\$0.00	\$0.00
Delq NTS Tax:	\$0.00	\$0.00	\$0.00
Delq NTS Pen:	\$0.00	\$0.00	\$0.00
Delq TS Tax:	\$0.00	\$0.00	\$0.00
Delq TS Pen:	\$0.00	\$0.00	\$0.00
Other Assess:	\$0.00	\$0.00	\$0.00
Late Fine:	\$0.00	\$0.00	\$0.00
Late Penalty:	\$0.00	\$0.00	\$0.00
Demand Fee:	\$0.00	\$0.00	\$0.00
Jdg Tax/Pen/Int:	\$0.00	\$0.00	\$0.00
Judgement Fee:	\$0.00	\$0.00	\$0.00
Advert Fee:	\$0.00	\$0.00	\$0.00
Tax Sale Fee:	\$0.00	\$0.00	\$0.00
NSF Fee:	\$0.00	\$0.00	\$0.00
Certified to Court:	\$0.00	\$0.00	\$0.00
LIT Credits:	\$95.49	\$0.00	\$95.49
PTRC:	\$0.00	\$0.00	\$0.00
HMST Credit:	\$0.00	\$0.00	\$0.00
Circuit Breaker Credit:	\$0.00	\$0.00	\$0.00
Over 65 CB Credit:	\$0.00	\$0.00	\$0.00
Tax and Penalty:			\$1,529.26
Other Assess (+):			\$0.00
Fees (+):			\$0.00
Cert to Court (-):			\$0.00
Subtotal:			\$1,529.26
Receipts:			\$0.00
Total Due:			\$1,529.26
Surplus Transfer:			\$0.00
Account Balance:			\$1,529.26

## Payments

Payable Year	Entry Date	Payable Period	Amount Paid	Notes	Property Project
No data					

## Tax History

Pay Year	Spring	Fall	Delinquencies	Total Tax	Payments
2025	\$745.98	\$745.98	\$37.30	\$1,529.26	\$0.00
<a href="#">2024</a>	\$712.28	\$712.28	\$0.00	\$1,424.56	\$1,424.56
<a href="#">2023</a>	\$304.68	\$304.68	\$0.00	\$609.36	\$609.36
<a href="#">2022</a>	\$288.18	\$283.18	\$0.00	\$571.36	\$571.36
<a href="#">2021</a>	\$256.68	\$251.68	\$0.00	\$508.36	\$508.36
<a href="#">2020</a>	\$205.88	\$200.88	\$20.59	\$427.35	\$427.35
<a href="#">2019</a>	\$217.26	\$212.26	\$0.00	\$429.52	\$429.52

# Tax Overview

## Current Tax Summary

Tax Summary Item	2024	2025
<b>1. Gross assessed value of property</b>		
1a. Gross assessed value of land and improvements	\$0	\$0
1b. Gross assessed value of all other residential property	\$109,200	\$121,900
1c. Gross assessed value of all other property	\$8,300	\$3,700
<b>2. Equals total gross assessed value of property</b>	\$117,500	\$125,600
2a. Minus deductions	\$0	\$0
<b>3. Equals subtotal of net assessed value of property</b>	\$117,500	\$125,600
3a. Multiplied by your local tax rate	1.2864	1.2639
<b>4. Equals gross tax liability</b>	\$1,511.51	\$1,587.45
4a. Minus local property tax credits	(\$86.95)	(\$95.49)
4b. Minus savings due to property tax cap	\$0.00	\$0.00
4c. Minus savings due to 65 years & older cap	\$0.00	\$0.00
4d. Minus savings due to county option circuit breaker credit	\$0.00	\$0.00
<b>5. Total property tax liability</b>	\$1,424.56	\$1,491.96

## Assessed Values as of 06/25/2024

Land Value	\$47,800
Improvements	\$77,800

## Exemptions / Deductions

Description	Amount
No data	

## Other Assessments

Assessment Name	Billing	Adjustments	Balance	
623-PRATHER DITCH	\$0.00	\$0.00	\$0.00	
616-MULL TILE	\$0.00	\$0.00	\$0.00	

# History

## Property

Event	Date	Effective Date	Create Year	Related Parcel Number	Book	Page	Doc Nbr
No data							

## Transfer

Transferred From	Transfer Date	Reference Number	Document Number	Book	Page
No data					

**6005 S 600E**

STAR CITY, IN 46985

**SUTTON, JAMES, TRUST, DATED  
APRIL 29, 2022, SUTTON, JAMES  
HOYT, TRUSTEE**601 E 800 N  
MONTEREY, IN 46960**Spring Due by 05/12/2025: \$1,306.06****Fall Due by 11/10/2025: \$1,371.36****\$2,677.42**

Total Due ⓘ

## Property Information

**Tax Year/Pay Year**

2024 / 2025

**Homestead Credit Filed?**

No

**Parcel Number**

66-09-14-500-002.001-017

**Over 65 Circuit Breaker?**

No

**Duplicate Number**

1005969

**Legal Description****Note: Not to be used on legal documents**017-01324-00 PT N.2 NE & PT NE NW SEC 14 80.89A  
PRATHER (623) MULL (616)**Property Type**

Real

**Section-Township-Range**

No Info

**Tax Unit / Description**

17 - VAN BUREN TOWNSHIP

**Parcel Acres**

80.89

**Property Class**

AGRICULTURAL - VACANT LAND

**Lot Number**

No Info

**Mortgage Company**

None

**Block/Subdivision**

No info

**TIF**

None

## Billing

### Detail

	Tax Bill	Adjustments	Balance
Spring Tax:	\$1,306.06	\$0.00	\$1,306.06
Spring Penalty:	\$65.30	\$0.00	\$65.30
Spring Annual:	\$0.00	\$0.00	\$0.00
Fall Tax:	\$1,306.06	\$0.00	\$1,306.06

	Tax Bill	Adjustments	Balance
Fall Penalty:	\$0.00	\$0.00	\$0.00
Fall Annual:	\$0.00	\$0.00	\$0.00
Delq NTS Tax:	\$0.00	\$0.00	\$0.00
Delq NTS Pen:	\$0.00	\$0.00	\$0.00
Delq TS Tax:	\$0.00	\$0.00	\$0.00
Delq TS Pen:	\$0.00	\$0.00	\$0.00
Other Assess:	\$0.00	\$0.00	\$0.00
Late Fine:	\$0.00	\$0.00	\$0.00
Late Penalty:	\$0.00	\$0.00	\$0.00
Demand Fee:	\$0.00	\$0.00	\$0.00
Jdg Tax/Pen/Int:	\$0.00	\$0.00	\$0.00
Judgement Fee:	\$0.00	\$0.00	\$0.00
Advert Fee:	\$0.00	\$0.00	\$0.00
Tax Sale Fee:	\$0.00	\$0.00	\$0.00
NSF Fee:	\$0.00	\$0.00	\$0.00
Certified to Court:	\$0.00	\$0.00	\$0.00
LIT Credits:	\$167.19	\$0.00	\$167.19
PTRC:	\$0.00	\$0.00	\$0.00
HMST Credit:	\$0.00	\$0.00	\$0.00
Circuit Breaker Credit:	\$0.00	\$0.00	\$0.00
Over 65 CB Credit:	\$0.00	\$0.00	\$0.00
Tax and Penalty:			\$2,677.42
Other Assess (+):			\$0.00
Fees (+):			\$0.00
Cert to Court (-):			\$0.00
Subtotal:			\$2,677.42
Receipts:			\$0.00
Total Due:			\$2,677.42
Surplus Transfer:			\$0.00
Account Balance:			\$2,677.42

## Payments

Payable Year	Entry Date	Payable Period	Amount Paid	Notes	Property Project
No data					

## Tax History

Pay Year	Spring	Fall	Delinquencies	Total Tax	Payments
2025	\$1,306.06	\$1,306.06	\$65.30	\$2,677.42	\$0.00
<a href="#">2024</a>	\$1,110.55	\$1,110.55	\$0.00	\$2,221.10	\$2,221.10
<a href="#">2023</a>	\$946.44	\$946.44	\$0.00	\$1,892.88	\$1,892.88
<a href="#">2022</a>	\$876.58	\$876.58	\$0.00	\$1,753.16	\$1,753.16
<a href="#">2021</a>	\$786.13	\$786.13	\$0.00	\$1,572.26	\$1,572.26
<a href="#">2020</a>	\$791.62	\$791.62	\$0.00	\$1,583.24	\$1,583.24
<a href="#">2019</a>	\$841.64	\$841.64	\$0.00	\$1,683.28	\$1,683.28

# Tax Overview

## Current Tax Summary

Tax Summary Item	2024	2025
<b>1. Gross assessed value of property</b>		
1a. Gross assessed value of land and improvements	\$0	\$0
1b. Gross assessed value of all other residential property	\$183,200	\$219,900
1c. Gross assessed value of all other property	\$0	\$0
<b>2. Equals total gross assessed value of property</b>	\$183,200	\$219,900
2a. Minus deductions	\$0	\$0
<b>3. Equals subtotal of net assessed value of property</b>	\$183,200	\$219,900
3a. Multiplied by your local tax rate	1.2864	1.2639
<b>4. Equals gross tax liability</b>	\$2,356.68	\$2,779.31
4a. Minus local property tax credits	(\$135.58)	(\$167.19)
4b. Minus savings due to property tax cap	\$0.00	\$0.00
4c. Minus savings due to 65 years & older cap	\$0.00	\$0.00
4d. Minus savings due to county option circuit breaker credit	\$0.00	\$0.00
<b>5. Total property tax liability</b>	\$2,221.10	\$2,612.12

## Assessed Values as of 06/25/2024

Land Value	\$219,900
Improvements	\$0

## Exemptions / Deductions

Description	Amount
No data	

## Other Assessments

Assessment Name	Billing	Adjustments	Balance	
623-PRATHER DITCH	\$0.00	\$0.00	\$0.00	
616-MULL TILE	\$0.00	\$0.00	\$0.00	

# History

## Property

Event	Date	Effective Date	Create Year	Related Parcel Number	Book	Page	Doc Nbr
No data							

## Transfer

Transferred From	Transfer Date	Reference Number	Document Number	Book	Page
SUTTON, SYBIL O., TRUSTEE OF SUTTON, SYBIL O., REVOCABLE TRUST	09/09/2022	034973	20221871		
SUTTON, JAMES, TRUST, DATED APRIL 29, 2022, SUTTON, JAMES HOYT, TRUSTEE	09/09/2022	VOID	VOID		



**6005 S 600E**

STAR CITY, IN 46985

**SUTTON, JAMES, TRUST, DATED  
APRIL 29, 2022, SUTTON, JAMES  
HOYT, TRUSTEE**601 E 800 N  
MONTEREY, IN 46960**Spring Due by 05/12/2025: \$1,570.91****Fall Due by 11/10/2025: \$1,649.46****\$3,220.37**

Total Due ⓘ

## Property Information

**Tax Year/Pay Year**

2024 / 2025

**Homestead Credit Filed?**

No

**Parcel Number**

66-09-14-500-005.001-017

**Over 65 Circuit Breaker?**

No

**Duplicate Number**

1005971

**Legal Description****Note: Not to be used on legal documents**017-01323-00 PT NE & PT E.2 NW SEC 14 143.30A  
PRATHER (623) MUD CREEK (615)**Property Type**

Real

**Section-Township-Range**

No Info

**Tax Unit / Description**

17 - VAN BUREN TOWNSHIP

**Parcel Acres**

143.3

**Property Class**

AGRICULTURAL - VACANT LAND

**Lot Number**

No Info

**Mortgage Company**

None

**Block/Subdivision**

No info

**TIF**

None

## Billing

### Detail

	Tax Bill	Adjustments	Balance
Spring Tax:	\$1,497.91	\$0.00	\$1,497.91
Spring Penalty:	\$74.90	\$0.00	\$74.90
Spring Annual:	\$0.00	\$0.00	\$0.00
Fall Tax:	\$1,497.91	\$0.00	\$1,497.91

	Tax Bill	Adjustments	Balance
Fall Penalty:	\$0.00	\$0.00	\$0.00
Fall Annual:	\$0.00	\$0.00	\$0.00
Delq NTS Tax:	\$0.00	\$0.00	\$0.00
Delq NTS Pen:	\$0.00	\$0.00	\$0.00
Delq TS Tax:	\$0.00	\$0.00	\$0.00
Delq TS Pen:	\$0.00	\$0.00	\$0.00
Other Assess:	\$149.65	\$0.00	\$149.65
Late Fine:	\$0.00	\$0.00	\$0.00
Late Penalty:	\$0.00	\$0.00	\$0.00
Demand Fee:	\$0.00	\$0.00	\$0.00
Jdg Tax/Pen/Int:	\$0.00	\$0.00	\$0.00
Judgement Fee:	\$0.00	\$0.00	\$0.00
Advert Fee:	\$0.00	\$0.00	\$0.00
Tax Sale Fee:	\$0.00	\$0.00	\$0.00
NSF Fee:	\$0.00	\$0.00	\$0.00
Certified to Court:	\$0.00	\$0.00	\$0.00
LIT Credits:	\$191.74	\$0.00	\$191.74
PTRC:	\$0.00	\$0.00	\$0.00
HMST Credit:	\$0.00	\$0.00	\$0.00
Circuit Breaker Credit:	\$0.00	\$0.00	\$0.00
Over 65 CB Credit:	\$0.00	\$0.00	\$0.00
Tax and Penalty:			\$3,070.72
Other Assess (+):			\$149.65
Fees (+):			\$0.00
Cert to Court (-):			\$0.00
Subtotal:			\$3,220.37
Receipts:			\$0.00
Total Due:			\$3,220.37
Surplus Transfer:			\$0.00
Account Balance:			\$3,220.37

## Payments

Payable Year	Entry Date	Payable Period	Amount Paid	Notes	Property Project
No data					

## Tax History

Pay Year	Spring	Fall	Delinquencies	Total Tax	Payments
2025	\$1,570.91	\$1,570.91	\$78.55	\$3,220.37	\$0.00
<a href="#">2024</a>	\$1,347.22	\$1,347.22	\$0.00	\$2,694.44	\$2,694.44
<a href="#">2023</a>	\$1,159.50	\$1,159.50	\$0.00	\$2,319.00	\$2,319.00
<a href="#">2022</a>	\$1,088.98	\$1,088.98	\$0.00	\$2,177.96	\$2,177.96
<a href="#">2021</a>	\$984.74	\$984.74	\$0.00	\$1,969.48	\$1,969.48
<a href="#">2020</a>	\$990.64	\$990.64	\$0.00	\$1,981.28	\$1,981.28
<a href="#">2019</a>	\$1,048.56	\$1,048.56	\$0.00	\$2,097.12	\$2,097.12

# Tax Overview

## Current Tax Summary

Tax Summary Item	2024	2025
1. Gross assessed value of property		
1a. Gross assessed value of land and improvements	\$0	\$0
1b. Gross assessed value of all other residential property	\$210,200	\$252,200
1c. Gross assessed value of all other property	\$0	\$0
2. Equals total gross assessed value of property	\$210,200	\$252,200
2a. Minus deductions	\$0	\$0
3. Equals subtotal of net assessed value of property	\$210,200	\$252,200
3a. Multiplied by your local tax rate	1.2864	1.2639
4. Equals gross tax liability	\$2,704.00	\$3,187.56
4a. Minus local property tax credits	(\$155.56)	(\$191.74)
4b. Minus savings due to property tax cap	\$0.00	\$0.00
4c. Minus savings due to 65 years & older cap	\$0.00	\$0.00
4d. Minus savings due to county option circuit breaker credit	\$0.00	\$0.00
5. Total property tax liability	\$2,548.44	\$2,995.82

## Assessed Values as of 06/25/2024

Land Value	\$252,200
Improvements	\$0

## Exemptions / Deductions

Description	Amount
No data	

## Other Assessments

Assessment Name	Billing	Adjustments	Balance	
615-MUD CREEK DITCH	\$149.65	\$0.00	\$149.65	
623-PRATHER DITCH	\$0.00	\$0.00	\$0.00	

# History

## Property

Event	Date	Effective Date	Create Year	Related Parcel Number	Book	Page	Doc Nbr
No data							

## Transfer

Transferred From	Transfer Date	Reference Number	Document Number	Book	Page
SUTTON, SYBIL O., TRUSTEE OF SUTTON, SYBIL O., REVOCABLE TRUST	09/09/2022	034973	20221871		

SEP 09 2022

*Laura Wheeler*  
AUDITOR PULASKI COUNTY INDIANA

20221871 TRUS \$25.00  
09/09/2022 01:33:21P 6 PGS  
SUSAN J. FOX  
PULASKI County Recorder IN  
Recorded as Presented



Parcel No.: 66-09-14-500-005.001-017  
66-09-14-500-002.001-017

### TRUSTEE'S DEED

**This Indenture Witnesseth**, That James Hoyt Sutton, Trustee of the **Sybil O. Sutton Revocable Trust**, dated March 28, 2007, as restated on October 5, 2018 ("Grantor"), as such Trustee and pursuant to authority contained in said trust agreement, does hereby CONVEY to James Hoyt Sutton, Trustee of the **James Sutton Trust**, dated April 19, 2022 ("Grantee"), the following described real estate located in Pulaski County, in the State of Indiana, to-wit:

See Exhibit A attached hereto and made a part hereof.

Commonly known as 6005 S. 600 E., Star City, Indiana 46985.

**This conveyance is for no economic consideration and Sales Disclosure Form 46021 (R13/12-21) is not required.**

Subject to the lien of real estate taxes due and payable in November 2022 and thereafter, all general and special assessments and all other government, municipal and public dues, charges and impositions not delinquent.

Subject to all matters an adequate survey or inspection would disclose.

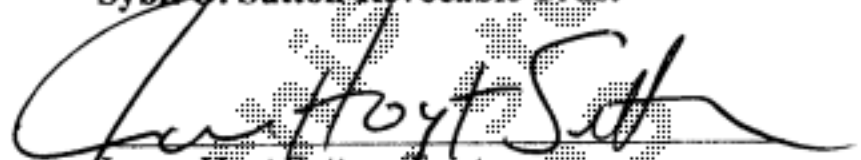
Effective March 29, 2022, Sybil O. Sutton resigned as Trustee of the Sybil O. Sutton Revocable Trust. As a result of said resignation, James Hoyt Sutton was appointed as the successor Trustee. James Hoyt Sutton is the acting Trustee of the Sybil O. Sutton Revocable Trust.

Grantor is empowered by the trust agreement and by the deed by which Grantor acquired title to own real estate and to sell, lease, mortgage and convey real estate. Grantee has no duty or responsibility with respect to the propriety of the Trustee's actions in conveying same or any other act purportedly done by virtue of the terms of the trust. Grantor has those powers

conferred by law and nothing in the trust agreement limits or restricts those statutory powers.

Date: 7-29, 2022

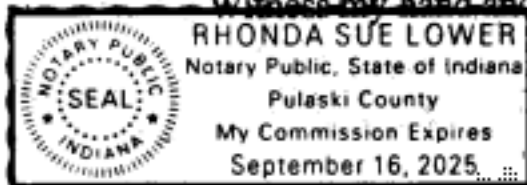
Sybil O. Sutton Revocable Trust


  
James Hoyt Sutton, Trustee

STATE OF INDIANA, COUNTY OF HAMILTON, SS:

Before me, a Notary Public in and for said County and State, personally appeared James Hoyt Sutton, Trustee of the Sybil O. Sutton Revocable Trust, dated March 28, 2007, as restated on October 5, 2018, and who having first been duly sworn, acknowledged the execution of the foregoing Trustee's Deed for and on behalf of said Trust, and stated that they were duly authorized to execute and attest such Trustee's Deed for and on behalf of the Trust and that any representations therein contained are true.

Witness my hand and notarial seal this 29<sup>th</sup> day of July, 2022.



  
Rhonda Sue Lower  
Notary Public

My Commission Expires: 9-16-2025

My County of Residence: Pulaski

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. Pamela K. Koehler

Grantee's Address: 6005 S. 600 E., Star City, Indiana 46985.

Send tax bills to: 6005 S. 600 E., Star City, Indiana 46985.

This instrument prepared by Pamela K. Koehler, Attorney at Law.

Return deed to: Pamela K. Koehler, Esq., KOEHLER LAW, LLC, 12805 E. New Market Street, Suite 200, Carmel, Indiana 46032, (317) 565-1765.



EXHIBIT "A"  
TRACT II

A PARCEL OF LAND LOCATED IN THE NORTH HALF OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 29 NORTH, RANGE 1 WEST, VAN BUREN TOWNSHIP, PULASKI COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE NORTH HALF OF SAID NORTHEAST QUARTER OF SECTION 14, AS EVIDENCED BY A RAIL SPIKE; THENCE SOUTH 00 DEGREES 28'21" EAST (BEARING ASSUMED) ON AND ALONG THE EAST LINE OF SAID NORTH HALF, TO THE SOUTHEAST CORNER OF SAID NORTH HALF OF THE NORTHEAST QUARTER, A DISTANCE OF 1344.53 FEET (RAIL SPIKE); THENCE NORTH 89 DEGREES 40'02" WEST ALONG THE SOUTH LINE OF SAID NORTH HALF, TO THE INTERSECTION OF AN OPEN DITCH (PRATHER DITCH), A DISTANCE OF 1580.08 FEET; THENCE WESTERLY AND NORTHWESTERLY ALONG THE MEANDERING CENTER OF SAID OPEN DITCH, TO THE INTERSECTION OF THE WEST LINE OF SAID NORTH HALF, SAID POINT BEING 317 FEET NORTH OF THE SOUTHWEST CORNER OF SAID NORTH HALF, SAID CENTER LINE BEING SUBTENDED BY A CHORD BEARING NORTH 73 DEGREES 08'57" WEST, A LENGTH OF 1114.62 FEET; THENCE CONTINUING NORTHWESTERLY AND NORTHERLY ALONG THE MEANDERING CENTER OF SAID OPEN DITCH, TO THE INTERSECTION OF THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER, DISTANCE OF 1439 FEET, MORE OR LESS, SAID LINE BEING SUBTENDED BY A CHORD BEARING NORTH 44 DEGREES 13'25" WEST, A LENGTH OF 1423.37 FEET, SAID POINT BEING WITNESSED BY A 5/8 INCH REBAR SET AT THE TOP OF THE EAST BANK SOUTH 89 DEGREES 38'26" EAST, A DISTANCE OF 25.00 FEET; THENCE SOUTH 89 DEGREES 38'26" EAST ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER, TO THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER OF SECTION 14, A DISTANCE OF 984.93 FEET (5/8 INCH REBAR); THENCE SOUTH 89 DEGREES 57'52" EAST ALONG THE NORTH LINE OF SAID NORTH HALF OF THE NORTHEAST QUARTER, TO THE POINT OF BEGINNING, A DISTANCE OF 2643.56 FEET, CONTAINING 78.46 ACRES IN THE NORTH HALF OF THE NORTHEAST QUARTER AND 12.43 ACRES IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER FOR A TOTAL OF 90.89 ACRES, MORE OR LESS.

<sup>BD</sup> Excepting See exhibit B

Exhibit "B"

A parcel of land being part of the North Half of the Northeast quarter of Section 14, Township 29 North, Range 1 West, Van Buren Township, Pulaski County, Indiana, more particularly described as follows:

Beginning at the Northeast corner of said Northeast quarter, as witnessed by a found rail spike; thence South 00 degree 28'21" East (bearing assumed) on and along the east line of said Northeast quarter, a distance of 660.00 feet (5/8 inch rebar); thence North 89 degrees 57'52" West, a distance of 660.00 feet (5/8 inch rebar); thence North 00 degree 28'21" West to the intersection of the north line of said Northeast quarter, a distance of 660.00 feet (5/8 inch rebar); thence South 89 degrees 57'52" East along said north line to the point of beginning, a distance of 660.00 feet.

Containing 10.00 acres, more or less. Subject to the legal rights of a public roadway (C.R. 600 East); all easements and covenants of record.



EXHIBIT "A"  
TRACT I

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER AND THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 29 NORTH, RANGE 1 WEST, VAN BUREN TOWNSHIP, PULASKI COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 14, AS EVIDENCED BY A ¾ INCH PIPE; THENCE NORTH 89 DEGREES 22'13" WEST (BEARING ASSUMED) ON AND ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER, TO THE SOUTHWEST CORNER OF A TRACT OF LAND AS DESCRIBED IN DEED RECORD, BOOK 145, PAGE 165, A DISTANCE OF 633.00 FEET (5/8 INCH REBAR), BEING THE POINT OF BEGINNING; THENCE CONTINUING NORTH 89 DEGREES 22'13" WEST ALONG SAID SOUTH LINE, TO THE SOUTHEAST CORNER OF THE EAST HALF OF THE NORTHWEST QUARTER, ALSO BEING THE CENTER OF THE SECTION, A DISTANCE OF 2012.33 FEET, SAID POINT BEING IN THE CENTER OF AN OPEN DITCH (MUD CREEK), SAID POINT BEING WITNESSED BY A STEEL RAIL POST SOUTH 89 DEGREES 22'13" EAST, A DISTANCE OF 54.89 FEET; THENCE NORTH 89 DEGREES 41'20" WEST ON AND ALONG THE SOUTH LINE OF SAID EAST HALF, TO THE SOUTHWEST CORNER OF SAID EAST HALF OF THE NORTHWEST QUARTER, A DISTANCE OF 1321.71 FEET, AS WITNESSED BY A RAIL POST, (40.6 FEET EAST AND 2.8 FEET NORTH); THENCE NORTH 00 DEGREES 26'22" WEST ALONG THE WEST LINE OF SAID EAST HALF, TO THE NORTHWEST CORNER OF SAID EAST HALF OF THE NORTHWEST QUARTER, A DISTANCE OF 2662.73 FEET, SAID POINT BEING WITNESSED BY A 5/8 INCH REBAR SET SOUTH 00 DEGREES 26'22" EAST, A DISTANCE OF 28.28 FEET; THENCE SOUTH 89 DEGREES 38'26" EAST ALONG THE NORTH LINE OF SAID EAST HALF, TO THE CENTER OF AN OPEN DITCH (PRATHER DITCH), A DISTANCE OF 336.64 FEET, SAID POINT BEING WITNESSED BY 5/8 INCH REBAR SET AT THE TOP OF BANK, SOUTH 89 DEGREES 38'26" EAST, A DISTANCE OF 25.00 FEET; THENCE SOUTHERLY AND SOUTHEASTERLY ALONG THE CENTER OF SAID OPEN DITCH, BEING A MEANDERING LINE OF 1439 FEET, MORE OR LESS, TO THE INTERSECTION OF THE WEST LINE OF THE NORTHEAST QUARTER, SAID LINE BEING SUBTENDED BY A CHORD BEARING SOUTH 44 DEGREES 13'25" EAST, A LENGTH OF 1423.37 FEET, SAID POINT BEING 317 FEET NORTH OF THE SOUTHWEST CORNER OF THE NORTH HALF OF SAID NORTHEAST QUARTER; THENCE CONTINUING SOUTHEASTERLY ALONG THE MEANDERING CENTER OF SAID OPEN DITCH, TO THE INTERSECTION OF THE NORTH LINE OF THE SOUTH HALF OF SAID NORTHEAST QUARTER, SAID LINE BEING SUBTENDED BY A CHORD BEARING SOUTH 73 DEGREES 08'57" EAST, A LENGTH OF 1114.62 FEET; THENCE SOUTH 89 DEGREES 40'02" EAST ALONG THE NORTH LINE OF SAID SOUTH HALF OF THE NORTHEAST QUARTER, TO THE NORTHEAST CORNER OF SAID SOUTH HALF OF THE NORTHEAST QUARTER, A DISTANCE OF 1580.08 FEET (RAIL SPIKE); THENCE SOUTH 00 DEGREES 28'21" EAST ALONG THE EAST LINE OF SAID SOUTH HALF, TO THE NORTHEAST CORNER OF AFOREMENTIONED TRACT (BOOK 145, PAGE 165), A DISTANCE OF 876.53 FEET (RAIL SPIKE); THENCE NORTH 89 DEGREES 15'38" WEST, TO THE NORTHWEST

CORNER OF AFOREMENTIONED TRACT, A DISTANCE OF 663.00 FEET (5/8 INCH REBAR); THENCE SOUTH 04 DEGREES 07'20" EAST, TO THE POINT OF BEGINNING, A DISTANCE OF 470.80 FEET; CONTAINING 72.24 ACRES IN THE SOUTH HALF OF THE NORTHEAST QUARTER AND 2.73 ACRES IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER, ALSO 40.38 ACRES IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND 27.95 ACRES IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER, FOR A TOTAL OF 143.30 ACRES, MORE OR LESS. SUBJECT TO THE LEGAL RIGHTS OF PUBLIC ROADWAY (C.R. 600 EAST), ALL EASEMENTS AND COVENANTS OF RECORD.

Duly Entered For Taxation...

Date April 07, 2009

Shelia K. Darling  
Auditor, Pulaski County

CW

66-09-14-100-015.002-07

LYNETTE WILDER

3P

PULASKI COUNTY RECORDER

LAW Date 04/07/2009 Time 13:40:48

FEE: 20.00

I 20090647

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## TRUSTEE'S DEED

THIS INDENTURE WITNESSETH, That SYBIL O. SUTTON, TRUSTEE of the SYBIL O. SUTTON REVOCABLE TRUST dated March 28, 2007, ("Grantor"), of Pulaski County in the State of Indiana, hereby conveys and warrants to JAMES HOYT SUTTON and KARRIE JO SUTTON, as tenants by the entireties and not as tenants-in-common, ("Grantee") certain real estate in Pulaski County, Indiana more specifically described on Exhibit "A" attached hereto and made a part of.

The Trustee covenant of warranty relates only to acts committed by said Trustee.

The Trustee represents that she is the duly appointed and acting Trustee of the Sybil O. Sutton Revocable Trust dated March 28, 2007 and this Trust has not been revoked.

IN WITNESS WHEREOF, the Grantor has executed this deed, this 10 day of Dec., 2008.

Signature:

Printed:

Sybil O. Sutton

SYBIL O. SUTTON  
TRUSTEE OF THE SYBILL O. SUTTON  
REVOCABLE TRUST DATED  
MARCH 28, 2007

STATE OF INDIANA     )  
  ) SS:  
COUNTY OF PULASKI    )

Before me, a Notary Public in and for said County and State, personally appeared Sybil O. Sutton, Trustee of the Sybil O. Sutton Revocable Trust dated March 28, 2007, who acknowledged the execution of the foregoing Trustee's Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 10 day of December, 2008.

My Commission Expires: 2-14-14

Michelle L. Huff  
Notary Public

Printed: Michelle L. Huff

Residing in Grant County, Indiana.

Mail Tax Statements To: Sybil O. Sutton, 601 E. 800 N. Monterey, IN 46960

This instrument was prepared by: Ann M. O'Hara, Attorney at Law, CHURCH, CHURCH, HITTLE & ANTRIM, 938 Conner Street, Noblesville, IN 46060; (317) 773-2190.

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

Ann M. O'Hara



Exhibit "A"

A parcel of land being part of the North Half of the Northeast quarter of Section 14, Township 29 North, Range 1 West, Van Buren Township, Pulaski County, Indiana, more particularly described as follows:

Beginning at the Northeast corner of said Northeast quarter, as witnessed by a found rail spike; thence South 00 degree 28'21" East (bearing assumed) on and along the east line of said Northeast quarter, a distance of 660.00 feet (5/8 inch rebar); thence North 89 degrees 57'52" West, a distance of 660.00 feet (5/8 inch rebar); thence North 00 degree 28'21" West to the intersection of the north line of said Northeast quarter, a distance of 660.00 feet (5/8 inch rebar); thence South 89 degrees 57'52" East along said north line to the point of beginning, a distance of 660.00 feet.

Containing 10.00 acres, more or less. Subject to the legal rights of a public roadway (C.R. 600 East), all easements and covenants of record.

Search Results for:

NAME: SUTTON, KARRIE (Super Search)



REGION: Pulaski County, IN

DOCUMENTS VALIDATED THROUGH: 05/28/2025 2:39 PM

Showing 1 results

Filter:

Document Details	County	Date	Type	Name	Legal
<a href="#">20090647</a>	Pulaski	04/07/2009	DEED : TRUST DEED	<b>SUTTON, KARRIE JO</b> <a href="#">Search</a> <a href="#">Search</a> SUTTON SYBIL O REVOCABLE TRUST <a href="#">Search</a> SUTTON, SYBIL O <a href="#">Search</a> SUTTON, JAMES HOYT	<a href="#">Search</a> 14-29-1 NH NE

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Search Results for:

NAME: SUTTON, JAMES (Super Search)



REGION: Pulaski County, IN

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Showing 10 results

Filter:

Document Details	County	Date	Type	Name	Legal
<a href="#">Book 91, Page 85</a>	Pulaski	05/07/1915	DEED : WARRANTY DEED	<b>SUTTON, JAMES L</b> <a href="#">Search</a> <a href="#">Search</a> SUTTON, FRANK	<a href="#">Search</a> 11-29-1 SW SE <a href="#">Search</a> 11-29-1 E SE SW
<a href="#">Book 91, Page 86</a>	Pulaski	05/07/1915	DEED : WARRANTY DEED	<b>SUTTON, JAMES L</b> <a href="#">Search</a> <a href="#">Search</a> SUTTON, FRANK	<a href="#">Search</a> 11-29-1 SW SE <a href="#">Search</a> 11-29-1 E SE SW <a href="#">Search</a> 11-29-1 E NE SW <a href="#">Search</a> 11-29-1 E SE SW
<a href="#">Book 109, Page 60</a>	Pulaski	03/04/1940	DEED : QUIT CLAIM DEED	<b>SUTTON, JAMES L</b> <a href="#">Search</a> <a href="#">Search</a> BURGESS, ELMER P <a href="#">Search</a> BURGESS, RUBY E <a href="#">Search</a> HOOD, JENNIE I <a href="#">see details for more</a>	<a href="#">Search</a> 11-29-1 SW SE <a href="#">Search</a> 11-29-1 E SE SW <a href="#">Search</a> 11-29-1 E NE SW
<a href="#">Book 109, Page 60</a>	Pulaski	03/05/1940	DEED : QUIT CLAIM DEED	<b>SUTTON, JAMES L</b> <a href="#">Search</a> <a href="#">Search</a> HOOD, JENNIE I <a href="#">Search</a> HOOD, WILLIAM T <a href="#">Search</a> RARRICK, DORA M <a href="#">see details for more</a>	<a href="#">Search</a> 33-30-1 E NW
<a href="#">20090647</a>	Pulaski	04/07/2009	DEED : TRUST DEED	<b>SUTTON, JAMES HOYT</b> <a href="#">Search</a> <a href="#">Search</a> SUTTON SYBIL O REVOCABLE TRUST <a href="#">Search</a> SUTTON, SYBIL O <a href="#">Search</a> SUTTON, KARRIE JO	<a href="#">Search</a> 14-29-1 NH NE
<a href="#">20090645</a>	Pulaski	04/07/2009	PLAT : SURVEY	<b>SUTTON, JIM</b> <a href="#">Search</a> <a href="#">Search</a> WEISS, TERRY W	<a href="#">Search</a> 14-29-1 NH NE
<a href="#">20191492</a>	Pulaski	09/13/2019	DEED : CEMETERY DEED	<b>SUTTON, JIM</b> <a href="#">Search</a> <a href="#">Search</a> MCKINLEY CEMETERY ASSOCIATION INC	<a href="#">Search</a> Lot 231 Block E MCKINLEY MEMORIAL GARDENS <a href="#">Search</a> Lot 232 Block E MCKINLEY MEMORIAL GARDENS

Document Details	County	Date	Type	Name	Legal
<a href="#">20221869</a>	Pulaski	09/09/2022	DEED : TRUST DEED	<b>JAMES SUTTON TRUST</b> <a href="#">Search</a>  <a href="#">Search</a> SUTTON SYBIL O REVOCABLE TRUST <a href="#">Search</a> SUTTON, JAMES HOYT <a href="#">Search</a> SYBIL O SUTTON REVOCABLE TRUST <a href="#">see details for more</a>	<a href="#">Search</a> 11-29-1 SE <a href="#">Search</a> 11-29-1 SE SE
<a href="#">20221870</a>	Pulaski	09/09/2022	DEED : TRUST DEED	<b>JAMES SUTTON TRUST</b> <a href="#">Search</a>  <a href="#">Search</a> SUTTON SYBIL O REVOCABLE TRUST <a href="#">Search</a> SUTTON, JAMES HOYT <a href="#">Search</a> SYBIL O SUTTON REVOCABLE TRUST <a href="#">see details for more</a>	<a href="#">Search</a> 11-31-2 N NE
<a href="#">20221871</a>	Pulaski	09/09/2022	DEED : TRUST DEED	<b>JAMES SUTTON TRUST</b> <a href="#">Search</a>  <a href="#">Search</a> SUTTON SYBIL O REVOCABLE TRUST <a href="#">Search</a> SUTTON, JAMES HOYT <a href="#">Search</a> SYBIL O SUTTON REVOCABLE TRUST <a href="#">see details for more</a>	<a href="#">Search</a> 14-29-1 NE <a href="#">Search</a> 14-29-1 E NW <a href="#">Search</a> 14-29-1 N NE <a href="#">Search</a> 14-29-1 NE NW

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