



Legal and Vesting Product Cover Sheet

ORDER INFORMATION

FILE/ORDER NUMBER:	LL-AB-02360	PRODUCT NAME:	LEGAL & VESTING
BORROWER NAME(S):	CHARLES MARTIN DILTS, CARA BEVERLY DILTS		
PROPERTY ADDRESS:	2880 S CRESTVIEW DR, WINAMAC, IN 46996		
CITY, STATE AND COUNTY:	WINAMAC, INDIANA (IN) , PULASKI		

SEARCH INFORMATION

SEARCH DATE:	06/26/2025	EFFECTIVE DATE:	06/25/2025
NAME(S) SEARCHED:	CHARLES MARTIN DILTS, CARA BEVERLY DILTS		
ADDRESS/PARCEL SEARCHED:	2880 S CRESTVIEW DR, WINAMAC, IN 46996/66-07-25-300-063.000-010		

ASSESSMENT INFORMATION

COMMENTS:	
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CURRENT OWNER VESTING

CHARLES MARTIN DILTS AND CARA BEVERLY DILTS, HUSBAND AND WIFE	
COMMENTS:	

VESTING DEED

DEED TYPE:	WARRANTY DEED	GRANTOR:	WILLIAM S. FOX AND ROSIE FOX, HUSBAND AND WIFE
DATED DATE:	03/02/2021	GRANTEE:	CHARLES MARTIN DILTS AND CARA BEVERLY DILTS, HUSBAND AND WIFE
BOOK/PAGE:	N/A	RECORDED DATE:	03/05/2021
INSTRUMENT NO:	20210470		
COMMENTS:			

FOR PREAMBLE

CITY/TOWNSHIP/PARISH:	TOWNSHIP OF MONROE
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ADDITIONAL NOTES

LEGAL DESCRIPTION

THE FOLLOWING REAL ESTATE SITUATED IN PULASKI COUNTY IN THE STATE OF INDIANA, TO-WIT:

THAT PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 30 NORTH, RANGE 2 WEST, PULASKI COUNTY, INDIANA IN MONROE TOWNSHIP, PULASKI COUNTY, INDIANA DESCRIBED BY: COMMENCING AT A CORNER POST AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 25; THENCE SOUTH 88 DEGREES 54 MINUTES 34 SECONDS EAST (BASIS OF BEARING) ALONG THE SECTION LINE 822.20 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS WEST 475.37 FEET TO A 1/2 INCH IRON PIPE AND THE POINT OF BEGINNING; THENCE NORTH 42 DEGREES 26 MINUTES 36 SECONDS EAST 131.98 FEET TO A 1/2 INCH IRON PIPE; THENCE NORTH 24 DEGREES 49 MINUTES 00 SECONDS EAST 93.02 FEET TO A 1/2 INCH IRON PIPE; THENCE SOUTH 80 DEGREES 51 MINUTES 35 SECONDS EAST 510.67 FEET TO THE WEST BANK OF THE TIPPECANOE RIVER; THENCE SOUTH 36 DEGREES 11 MINUTES 41 SECONDS WEST ALONG SAID BANK 250.07 FEET; THENCE NORTH 78 DEGREES 12 MINUTES 57 SECONDS WEST 495.06 FEET TO THE POINT OF BEGINNING, CONTAINING 2.423 ACRES MORE OR LESS.