

DULY ENTERED FOR TAXATION

INDEXED



201100003062
GREENE COUNTY, INDIANA
STUART A DOWDEN
08/15/2011 09:12:04AM
WARR DEED \$ 0.00
PAGES: 5

AUG 15 2011

Marilyn Baker
AUDITOR GREENE COUNTY

Form WD-1
Rev. 2009

WARRANTY DEED

28-11-02-000-019,000-010

Project: 1006073
Code: 5537
Parcel: 11
Page: 1 of 3

THIS INDENTURE WITNESSETH, That CHARLES K. RAMSDEN, JR
AND LINDA D. RAMSDEN, HUSBAND & WIFE

the Grantor(s), of GREENE County, State of INDIANA Convey(s) and Warrant(s) to the STATE OF INDIANA, the Grantee, for and in consideration of the sum of ONE HUNDRED FORTY TWO THOUSAND AND NO/100 Dollars (\$140,000.00) (of which said sum \$ 140,000.00 represents land and improvements acquired and \$ 0 represents damages) and other valuable consideration, the receipt of which is hereby acknowledged, certain Real Estate situated in the County of Greene, State of Indiana, and being more particularly described in the legal description attached hereto as Exhibit "A".

This conveyance is subject to any and all easements, conditions and restrictions of record.

The Grantor(s) hereby specifically acknowledge(s) and agree(s) that the Real Estate conveyed herein is conveyed in fee simple and that no reversionary rights whatsoever shall remain with the Grantor(s), or any successors in title to the abutting lands of the Grantor(s), notwithstanding any subsequent abandonment, vacation, disuse, nonuse, change of use, conveyance, lease and/or transfer by the Grantee or its successors in title, of a portion or all of the said Real Estate or any right of way, roadway or roadway appurtenances established thereupon. This acknowledgement and agreement is a covenant running with the land and shall be binding upon the Grantor(s) and all successors and assigns.

Interests in land acquired by the Indiana Department of Transportation

I.C. 8-23-7-31

DBP
CKP
ler

" AS AN INDUCEMENT FOR THE STATE TO CLOSE THIS REAL ESTATE TRANSACTION, THE GRANTORS ASSUME AND AGREE TO PAY THE 2010 PAYABLE 2011 REAL ESTATE TAXES + ASSESSMENTS ON THE ABOVE DESCRIBED REAL ESTATE. THIS OBLIGATION TO PAY SHALL SURVIVE THE SAID CLOSING AND SHALL BE ENFORCED BY THE STATE IN THE EVENT OF ANY NON-PAYMENT "

Project: 1006073
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IN WITNESS WHEREOF, the said Grantor(s) have _____ executed this instrument this 28 day of JULY, 2011.

Charles K Ramsden (Seal) Linda D. Ramsden (Seal)
Signature Signature

CHARLES K. RAMSDEN, JR, HUSBAND LINDA D. RAMSDEN, WIFE
Printed Name Printed Name

Signature (Seal) Signature (Seal)

Printed Name Printed Name

STATE OF INDIANA :
COUNTY OF GREENE : SS:

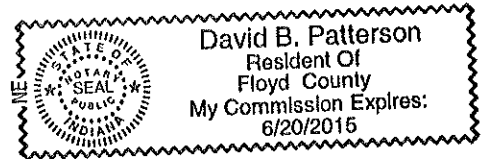
Before me, a Notary Public in and for said State and County, personally appeared _____
CHARLES K. RAMSDEN, JR AND LINDA D. RAMSDEN,
HUSBAND + WIFE
the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be THEIR voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

Witness my hand and Notarial Seal this 28 day of JULY, 2011.

David B. Patterson

Printed Name

My Commission expires _____
I am a resident of _____ County.



Code: 5537

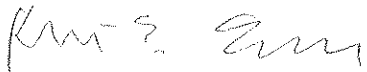
3 of 3

Parcel: 11

This instrument prepared by:

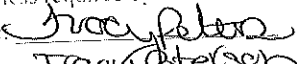
Kristen E. Edmundson
Deputy Attorney General
Attorney No. 25558-49
Office of the Indiana Attorney General
302 W. Washington Street, 5th Floor
Indianapolis, IN 46204-2770

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.



Kristen E. Edmundson

"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".

Signature: 

Printed Name: Tracy Peterson

Grantee's Mailing Address:

100 North Senate Avenue
Indianapolis, IN 46204-2219

I.C. 8-23-7-31

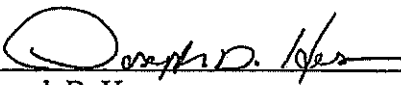
EXHIBIT "A"

Sheet 1 of 1

Project:
Code: 5537
Parcel: 11 FEE SIMPLE
Form: WD-1 (Rev. 2009)
Key #: 28-11-02-000-019.000-010

Part of the southwest quarter of the northeast quarter of fractional section 2, township 6 north, range 3 west, more particularly described as follows: commencing at a stone at the northeast corner of said quarter quarter; thence south 887 ½ feet along the east line of said quarter quarter for the point of beginning; thence south 468 feet along the east line of said quarter quarter; thence north 84 degrees and 32 minutes west 586 feet to the middle of State Road No. 54; thence north 0 degrees and 57 minutes east 430 ½ feet along the middle of said state road to the northwest corner of subject tract; thence south 88 degrees and 10 minutes east 577 ½ feet to the point of beginning, containing 5.99 acres, more or less, subject to all public road.

This description was prepared for the Indiana Department of Transportation by Beam, Longest and Neff, L.L.C.



Joseph D. Hess
Indiana Registered Land Surveyor
License Number LS20600043

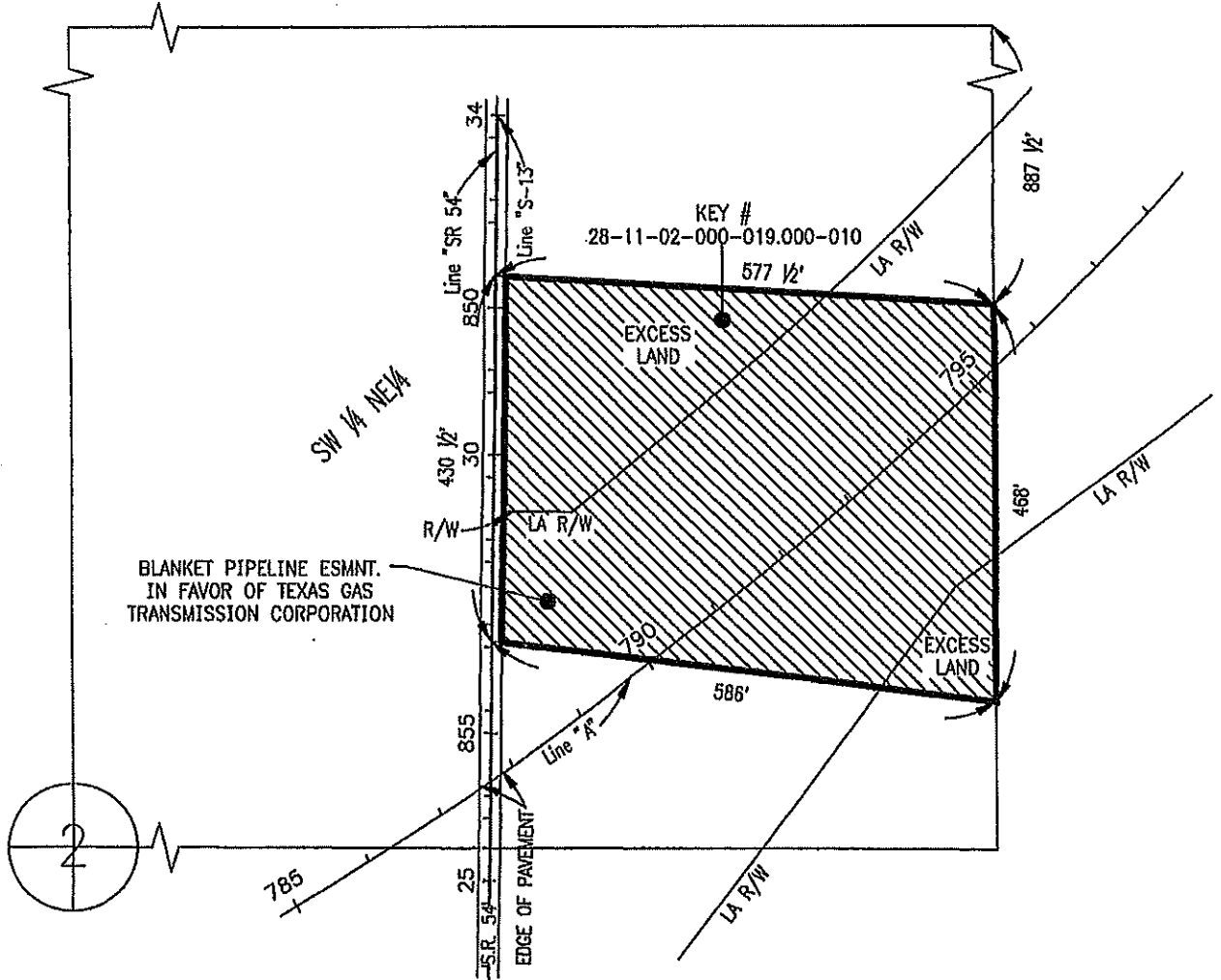
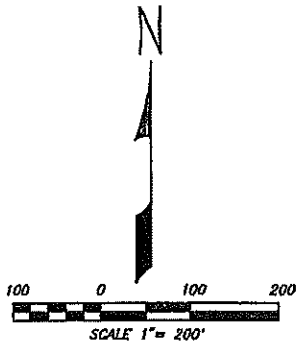
4-7-11
Date




EXHIBIT "B"

R/W PARCEL PLAT

Prepared for the Indiana Department of Transportation
by Beam, Longest & Neff, L.L.C. (Job #101079)



 HATCHED AREA IS THE APPROXIMATE TAKING

OWNER:	RAMSDEN, CHARLES K. JR. ET UX.	DES. NO.:	1006073
PARCEL:	11	DRAWN BY:	J.D. HESS 3-16-2011
CODE:	5537	CHECKED BY:	
PROJECT:		DEED RECORD 250, PAGE 49, DATED 7-8-1981	
ROAD:	I-69 - SECTION 4		
COUNTY:	GREENE		
SECTION:	2		
TOWNSHIP:	6 N.		
RANGE:	3 W.	Dimensions shown are from the above listed Record Documents.	