

**DELAWARE-MUNCIE METROPOLITAN PLAN COMMISSION
PROPOSED ZONING CHANGE APPLICATION**

Jurisdiction: (Check One)

Submitted: 7/15/2025

☐ Delaware County

Case No.: MPL 13-252

☒ City of Muncie

(1) Applicant: Bradburn Realty L.P.

Address: 5501 West Oakbrook Court Phone: _____
Muncie, Indiana 47304-6478

(2) Record of Applicant's Ownership:

A. ☒ By Deed:
Deed Book No. & Page No.: 1995/4547-4549; 2025R08685
Date of Deed: August 15, 1995; June 26, 2025

B. ☐ By Recorded Contract:
Misc. Book No. & Page No.: _____
Date of Contract: _____

C. ☐ By Unrecorded Contract:
Date of Contract: _____
Name of Contract Seller: _____
Book No. & Page No. Of Deed in Seller's Name: _____

(3) Legal Description of Property for which rezoning is requested: (From the Deed or Abstract).
See Exhibit A for Legal Description

(4) Common Address of Property Involved:
2011 West McGalliard Road; 2300 Blk W. McGalliard Road; 3100 Blk N. Winston Drive; and 3100 North Winston Drive, all in Muncie, Indiana 47304

(5) Proposed zoning change: (Give exact zone classification.)
From the R-3 Residence Zone
To the BC - Community Business Zone

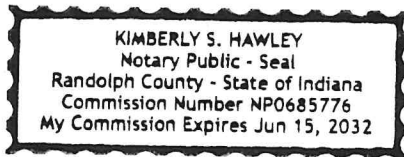
- (6) Intent and Purpose of Proposed Change: (Specify use contemplated on property.)
Property will be developed and used as an autism therapy center for Hopebridge
- (7) Will the Owner develop the property for the use specified in Item 6 or does owner intend to sell property for the purpose specified.
Owner is selling the property to Southtree Commercial Development, LLC to develop into the autism therapy center.
- (8) State how the proposed change will not adversely affect the surrounding area.
The property is along McGalliard Road in a primarily commercial area with many other similarly situated properties with street frontage on McGalliard. Property was reserved for commercial development and approved with consents in 2006.
- (9) Will certain variances be requested if the proposed zoning change is granted?
(If yes, list the variances)
Variances may be needed to meet the corridor standards based upon the size and dimensions of the property which will be determined if zoning is approved.
- (10) Has the applicant provided stamped, addressed envelopes to send notices of this rezoning to all the property owners within 300 feet? Yes
Has the applicant discussed this rezoning with those owners personally? No
(If answer is yes, give their attitudes toward the rezoning.)
- (11) Are there any restrictions, easements, and/or covenants governing the property prohibiting its use for the purpose specified in this application?
(If answer is yes, attach copy of it and/or explain.)
No.

AFFIDAVIT

(I or We) Bradburn Realty, LP, by its General Partner, Vicki J. Shockley being duly sworn, depose and say that I/We am/are the owner(s)/contract owner(s) and contract seller(s) of property involved in this application and that the foregoing signatures, statements, and answers herein contained and the information herewith submitted are in all respects true and correct to the best of my/our knowledge and belief.

SIGNATURES: Vicki J. Shockley

Subscribed and sworn to before me this 11th day of July, 20 25



Kimberly S. Hawley
Notary Public Kimberly S. Hawley

June 15, 2032
My Commission Expires

Resident of Randolph County

State of Indiana

DO NOT WRITE IN THIS SPACE

The foregoing application has been inspected by me and was submitted to the Delaware-Muncie Metropolitan Plan Commission Office in accordance with all the formal requirements. If properly advertised by the applicant, this application will be heard by the Plan Commission in Public hearing on the 7 day of August, 20 25.

Signed Denelle Murrell

Date 7/25/2025

APPROVED AND FILED
DIEGO MORALES
INDIANA SECRETARY OF STATE
09/07/2023 02:32 PM

BUSINESS ENTITY REPORT

NAME AND PRINCIPAL OFFICE ADDRESS

| | |
|----------------------------------|--|
| BUSINESS ID | LP95080032 |
| BUSINESS TYPE | Domestic Limited Partnership |
| BUSINESS NAME | BRADBURN REALTY, L.P. |
| ENTITY CREATION DATE | 08/16/1995 |
| JURISDICTION OF FORMATION | Indiana |
| PRINCIPAL OFFICE ADDRESS | 5501 W Oakbrook ct, MUNCIE, IN, 47304, USA |

YEARS FILED

| | |
|--------------|-----------|
| YEARS | 2023/2024 |
|--------------|-----------|

EFFECTIVE DATE

| | |
|-----------------------|------------|
| EFFECTIVE DATE | 09/07/2023 |
| EFFECTIVE TIME | 2:32 PM |

REGISTERED OFFICE AND ADDRESS

| | |
|------------------------------|--|
| REGISTERED AGENT TYPE | Individual |
| NAME | Vicki J. Shockley |
| ADDRESS | 5501 W. Oakbrook Court, Muncie, IN, 47304, USA |

GOVERNING PERSON INFORMATION

| | |
|----------------|--|
| TITLE | General Partner |
| NAME | Vicki J Shockley |
| ADDRESS | 5501 W Oakbrook Ct, Muncie, IN, 47304, USA |

APPROVED AND FILED
DIEGO MORALES
INDIANA SECRETARY OF STATE
09/07/2023 02:32 PM

SIGNATURE

IN WITNESS WHEREOF, THE UNDERSIGNED HEREBY VERIFIES, SUBJECT TO THE PENALTIES OF PERJURY, THAT THE STATEMENTS CONTAINED HEREIN ARE TRUE, THIS DAY **September 7, 2023**.

THE UNDERSIGNED ACKNOWLEDGES THAT A PERSON COMMITS A CLASS A MISDEMEANOR BY SIGNING A DOCUMENT THAT THE PERSON KNOWS IS FALSE IN A MATERIAL RESPECT WITH THE INTENT THAT THE DOCUMENT BE DELIVERED TO THE SECRETARY OF STATE FOR FILING.

SIGNATURE

Vicki J Shockley

TITLE

General Partner

Business ID : LP95080032

Filing No. : 10019197

DeFur Voran
4P



* 2 0 0 6 R 2 4 2 0 8 *

2006R24208

REGINA WILLIAMSON
DELAWARE COUNTY RECORDER

RECORDED ON

11/03/2006 03:07:53PM

REC FEE: 17.00

PAGES: 4

**CONSENT TO VACATION
OF PLAT RESTRICTIONS, CONDITIONS,
AND LIMITATIONS**

Comes now Bradburn Realty, L.P., by its managing partner, Homer J. Bradburn, and Homer J. Bradburn, individually, and states:

1. Bradburn Realty, L.P. is the owner of certain real estate consisting of nine (9) platted lots in the plat of Layne Crest Addition to the City of Muncie, the plat of which appears at Plat Book 9, pages 29 and 30, of the record of plats of Delaware County, Indiana.

2. The platted lots owned by Bradburn Realty are:

- a. Lot 8;
- b. Lot 85;
- c. Lot 86;
- d. Lot 202;
- e. Lot 203;
- f. Lot 204;
- g. Lot 205;
- h. Lot 206;
- i. Lot 207.

3. Bradburn Realty, L.P. ("Bradburn") is also the owner of a parcel of real estate consisting of approximately 12 acres which was formerly a part of Layne Crest Addition but was

vacated by a decree of the Delaware Circuit Court dated March 23, 1967. The legal description of that property is attached hereto as Exhibit "A".

4. Homer J. Bradburn, in his individual capacity, is the owner of Lot 88 and the contract purchaser of Lot 87 in Layne Crest Addition. The contract to purchase Lot 87 assigns from the lot owner, Josephine Spencer, to Homer J. Bradburn the right to vote on behalf of Lot 87.

5. Lots 8, 85, 86, 87, 88, 202, 203, 204, 205, 206, 207 and the unplatted parcel identified in Exhibit "A" are referred to herein as "the Bradburn Property".

6. The plat of Layne Crest Addition contains certain Restrictions, Conditions, and Limitations (the "Covenants").

7. Bradburn seeks to amend the plat and remove or vacate the Covenants from the Bradburn Property and to seek a rezoning of the Bradburn Property from R-3 Residence Zone to either Community Business Zone or Major Trading Zone.

8. The Covenants provide that they may be amended by the agreement of a majority of the owners of the lots agreeing to change the Covenants in whole or in part.

9. Bradburn Realty, as the owner of nine (9) lots in Layne Crest, consents and agrees to the plat being amended and the Covenants removed from the Bradburn Property as herein described.

10. Homer J. Bradburn, individually, as owner or contract purchaser and assignee of two (2) lots in Layne Crest, consents and agrees to the plat being amended and the Covenants removed from the Bradburn Property as herein described.

11. The foregoing actions constitute eleven (11) votes in favor of the plat being amended and the Covenants being removed from the Bradburn Property as herein described.

BRADBURN REALTY, L.P.

By Homer J. Bradburn
Homer J. Bradburn, Managing Partner

Homer J. Bradburn
Homer J. Bradburn, Individually

STATE OF INDIANA, COUNTY OF DELAWARE, SS:

Before me, a Notary Public in and for said County and State personally appeared Homer J. Bradburn as Managing Partner of Bradburn Realty, L.P. and individually, and acknowledged the execution of the above and foregoing document.

Subscribed and sworn to before me this 2nd day of November, 2006.

My Commission Expires:

7-1-2009

Scott E. Shockley
Scott E. Shockley
A Resident of Delaware County, Indiana
NOTARY PUBLIC

This instrument prepared by Scott E. Shockley
Attorney at Law, 201 E. Jackson Street, Suite 400
Muncie, IN 47305
Telephone: 765-288-3651

**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.**

Scott E. Shockley Scott E. Shockley
NAME

A part of the Fractional Northeast quarter of Section Five (5), Township Twenty (20) North, Range Ten (10) East, more particularly described as follows, to-wit: Beginning at a point in the North line of said Fractional Northeast quarter Twelve hundred eight and ninety-two hundredths (1208.92') feet West of the Northeast corner of said Fractional Northeast quarter said point being Fourteen hundred twenty and sixty-nine hundredths (1420.69') feet East of the Northwest corner of said Fractional Northeast quarter said North line having a bearing of North Eighty-six degrees thirty-five minutes eight seconds West (N.86°35'08" W.); thence South One degree fifty-eight minutes forty-four seconds West (S.01°58'44"W.) Two hundred and seven hundredths (200.07') feet; thence North Eighty-eight degrees one minute sixteen seconds West (N.88°01'16"W.) Twenty-eight and eighty-two hundredths (28.82') feet; thence South Four degrees twenty-two minutes forty-three seconds West (S.04°22'43"W.) Two hundred seventy-eight and fifty-five hundredths (278.55') feet; thence South Eighty-eight degrees one minute sixteen seconds East (S.88°01'16"E.) Forty and forty-eight hundredths (40.48') feet; thence North Eighty-nine degrees thirty-four minutes forty-six seconds East (N.89°34'46"E.) One hundred eighty and thirty-eight hundredths (180.38') feet to the center line of Oakwood Avenue; thence South on the center line of said Oakwood Avenue Fifty (50.0') feet; thence South Eighty-nine degrees thirty-four minutes forty-six seconds West (S.89°34'46"W.) One hundred seventy-eight and seventy-eight hundred (178.78') feet; thence South One degree fifty-eight minutes forty-four seconds West (S.01°58'44"W.) One hundred forty-nine and thirty-three hundredths (149.33') feet; thence North Seventy-one degrees twenty-three minutes ten seconds west (N.71°23'10"W.) One hundred forty-eight and ninety-five hundredths (148.95') feet to the center line of Salem Drive; thence on a curve to the Right having a radius of Two hundred thirty-seven and eighty-three hundredths (237.83') feet subtended by a long chord of One hundred twenty-eight and sixty-nine hundredths (128.69') feet said line having a bearing of South Thirty-four degrees twenty-eight minutes fifty-eight seconds West (S.34°28'58"W.) to the intersection with the center line of Belmont Drive; thence on a curve to the Left having a radius of Two hundred forty-nine and twenty-two hundredths (249.22') feet subtended by a long chord of Ninety-four and forty-three hundredths (94.43') feet said line having a bearing of North Fifty-six degrees four minutes forty-seven seconds West (N.56°04'47"W.); thence North Sixty-seven degrees zero minutes West (N.67°00'W.) on the center line of said Belmont Drive Five hundred sixty and thirteen hundredths (560.13') feet; thence continuing on the center line of said Belmont Drive and on a curve to the Left having a radius of Four hundred eighty-four and two hundredths (484.02') feet; subtended by a long chord of Ninety-two and sixty-one hundredths (92.61') feet said line having a bearing of North Seventy-two degrees twenty-nine minutes thirty-nine seconds West (N.72°29'39"W.); thence North Eleven degrees thirty-two minutes fifty-nine seconds East (N.11°32'59"E.) Three hundred twenty-eight and fifty-four hundredths (328.54') feet; thence North Fifty-six degrees twenty-four minutes forty-three seconds West (N.56°24'43"W.) Forty-nine and seventy-four hundredths (49.74') feet; thence North Three degrees twenty-four minutes fifty-two seconds East (N.03°24'52"E.) One hundred forty (140.0') feet to the center line of McGalliard Road and the North line of said Fractional Northeast quarter; thence South Eighty-six degrees thirty-five minutes eight seconds east (S.86°35'08"E.) Eight hundred eighty-eight and fifty-nine hundredths (888.59') feet to the point of beginning, containing 12.595 acres more or less.

Fifty (50.0') feet off of the entire North side is reserved for Right-of-Way for McGalliard Road.

Twenty-five (25.0') feet off of the South side, Southeast side and East side is reserved for Right-of-Way for Belmont Drive, Salem Drive and Oakwood Avenue.

EXHIBIT "A"

DeFur-Voran
SP



* 2 0 0 6 R 2 4 2 0 9 *

2006R24209

REGINA WILLIAMSON
DELAWARE COUNTY RECORDER

RECORDED ON

11/03/2006 03:07:54PM

REC FEE: 19.00

PAGES: 5

CONSENT AND ESCROW AGREEMENT

Introduction

This is a contract between you as owner of a parcel or parcels of land in Layne Crest Addition ("Owner") and Bradburn Realty, L.P., an Indiana limited partnership, and Homer J. Bradburn (collectively "Bradburn"). Bradburn owns a parcel of real estate consisting of approximately 12 acres which was formerly a part of Layne Crest Addition but was vacated by decree of the Delaware Circuit Court dated March 23, 1967. The legal description of that property is attached hereto as Exhibit "A" and is incorporated by reference. Bradburn also owns or has a contract right to purchase, Lots 8, 85, 86, 87, 88, 202, 203, 204, 205, 206 and 207 in Layne Crest Addition. The Bradburn Property generally is that land that lies south of McGalliard Road and between Winston Drive to the West, Belmont Drive to the South, and Oakwood Avenue to the East, not including the row of commercial lots and businesses that already exist on Oakwood. It also includes the undeveloped strip of lots south of McGalliard Road to the West of Winston Drive between Winston and The Ball State athletic fields. All of this land is bare and undeveloped, except for the houses that currently sit on Lots 87 (3100 Winston), and 88 (3008 Winston). All of this land is referred to in this Agreement as "the Bradburn Property".

You are the owner of property at Lot(s) 9 in Layne Crest Addition. The street address of your property is 3000 N. SALEM. Your property is referred to as "the Owner's Property" and you as the "Owner".

Both the Bradburn Property and the Owner's Property are subject to certain Restrictions, Covenants and Limitations set forth in the plat of Layne Crest Addition (the "Covenants"), which were recorded in Plat Book 9, pages 29 and 30, of the records of plats of Delaware County, Indiana. Bradburn seeks to amend the Plat and the Covenants to remove the Covenants from the Bradburn Property and to seek a rezoning of the Bradburn Property from R-3 Residence Zone to either Community Business Zone or Major Trading Zone. The Plat, Covenants, Restrictions and zoning for all of Layne Crest not within the Bradburn Property will remain the same and not change as a result of this Agreement.

As an Owner of property in Layne Crest Addition, you have a vested interest in the Covenants and any amendment to them to release the Bradburn Property from their restrictions. Bradburn therefore intends to compensate you for your consent to such an amendment. This Agreement is a contract for that purpose.

Agreement

THEREFORE, in consideration of this Agreement, the sums to be paid as set forth herein, the promises and covenants contained herein and intending to be legally bound, Bradburn and the Owner hereby agree as follows:

1. The Owner hereby agrees to the amendment of the Covenants to remove the Covenants from the Bradburn Property and agrees that this document may be recorded as evidence of the Owner's consent to the amendment, and that the Covenants shall be deemed vacated and removed from the Bradburn Property upon the recording of a sufficient number of consents.
2. The Owner agrees to support and not oppose the rezoning of the Bradburn Property from R-3 Residence Zone to Community Business Zone or Major Trading Zone and agrees to sign all documents deemed necessary by Bradburn to accomplish such rezoning. Bradburn agrees that under no circumstances shall the Bradburn property be used for a tavern, adult business, or other noxious or offensive use. Bradburn further agrees that the border of the Bradburn Property that abuts Belmont Avenue will be screened from the neighborhood by construction of an earthen mound, planted with trees, before or during the commencement of any development.
3. In consideration for the Owner's agreeing to paragraphs 1 and 2 above, Bradburn agrees to deposit with Kings Title & Abstract Company, 3100 North Oakwood Avenue, Muncie, IN 47304 (the "Escrow Agent") the sum of **Two Thousand Dollars (\$2,000.00)** (the "Escrow Money"), upon the signing of this Agreement by the Owner. The Escrow Money will be held by the Escrow Agent until the owners of at least 80 lots in Layne Crest Addition have signed an agreement identical to this Agreement. When the owners of at least 80 lots in Layne Crest Addition have signed an agreement identical to this Agreement, then the Escrow Agent will pay the Escrow Money to the Owner. If the owners of at least 80 lots in Layne Crest Addition do not sign an agreement identical to this Agreement, then the Escrow Money shall be returned to Bradburn and this Agreement shall become null and void. No Agreement shall be recorded as evidence of any Owner's consent until at least 80 consents have been received and the Escrow Money paid to the Owners as provided in this paragraph.
4. Any property owner who submits a signed Agreement either before the neighborhood meeting on October 19, 2006, or who submits the Agreement at the meeting, will be entitled to this offer. Bradburn reserves the right to reject any Agreement submitted after October 19, 2006.
5. By signing this Agreement, the Owner represents and warrants that the person or persons signing this Agreement are the legal owners of the Owner's Property and that they have full legal authority and capacity to sign this Agreement.
6. The Owner acknowledges that the Owner has had the opportunity to have this Agreement reviewed by legal counsel of the Owner's choosing.
7. The effective date of this Agreement will be the date last signed by a party as set forth below.
8. This constitutes the entire Agreement between the parties. There are no other agreements, verbal or written.

IN WITNESS WHEREOF, Bradburn and the Owner have signed this Agreement or caused the same to be signed by a duly authorized representative on the dates set forth below.

BRADBURN REALTY, L.P.
AND HOMER J. BRADBURN

By: Homer J. Bradburn

Date: 10/16, 2006

Robert J. Buck
(Signature)

Robert J. Buck
(Printed Name)

Donna J. Buck
(Signature)

Donna J. Buck
(Printed Name)

3000 N. Salem
(Street Address)

9
(Lot Number)

Date: 10-16-2006, 2006

This instrument prepared by Scott E. Shockley
Attorney at Law, 201 E. Jackson St. # 400
Muncie, IN 47305 Telephone: 765-288-3651

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.

Scott E. Shockley Scott E. Shockley
NAME

STATE OF INDIANA)
) SS:
COUNTY OF DELAWARE)

Before me a Notary Public in and for said county and state personally appeared
ROBERT J. & JONNA J. BUCK, and acknowledged the
execution of the above and foregoing document.

WITNESS my hand and seal this 16th day of Oct,
2006.

My Commission Expires:

Don D. Young
Name: DON D. YOUNG
County of Residence: _____
NOTARY PUBLIC



DON D. YOUNG
NOTARY PUBLIC STATE OF INDIANA
DELAWARE COUNTY
COMMISSION EXPIRES 06-01-07

A part of the Fractional Northeast quarter of Section Five (5), Township Twenty (20) North, Range Ten (10) East, more particularly described as follows, to-wit: Beginning at a point in the North line of said Fractional Northeast quarter Twelve hundred eight and ninety-two hundredths (1208.92') feet West of the Northeast corner of said Fractional Northeast quarter said point being Fourteen hundred twenty and sixty-nine hundredths (1420.69') feet East of the Northwest corner of said Fractional Northeast quarter said North line having a bearing of North Eighty-six degrees thirty-five minutes eight seconds West (N.86°35'08" W.); thence South One degree fifty-eight minutes forty-four seconds West (S.01°58'44"W.) Two hundred and seven hundredths (200.07') feet; thence North Eighty-eight degrees one minute sixteen seconds West (N.88°01'16"W.) Twenty-eight and eighty-two hundredths (28.82') feet; thence South Four degrees twenty-two minutes forty-three seconds West (S.04°22'43"W.) Two hundred seventy-eight and fifty-five hundredths (278.55') feet; thence South Eighty-eight degrees one minute sixteen seconds East (S.88°01'16"E.) Forty and forty-eight hundredths (40.48') feet; thence North Eighty-nine degrees thirty-four minutes forty-six seconds East (N.89°34'46"E.) One hundred eighty and thirty-eight hundredths (180.38') feet to the center line of Oakwood Avenue; thence South on the center line of said Oakwood Avenue Fifty (50.0') feet; thence South Eighty-nine degrees thirty-four minutes forty-six seconds West (S.89°34'46"W.) One hundred seventy-eight and seventy-eight hundred (178.78') feet; thence South One degree fifty-eight minutes forty-four seconds West (S.01°58'44"W.) One hundred forty-nine and thirty-three hundredths (149.33') feet; thence North Seventy-one degrees twenty-three minutes ten seconds west (N.71°23'10"W.) One hundred forty-eight and ninety-five hundredths (148.95') feet to the center line of Salem Drive; thence on a curve to the Right having a radius of Two hundred thirty-seven and eighty-three hundredths (237.83') feet subtended by a long chord of One hundred twenty-eight and sixty-nine hundredths (128.69') feet said line having a bearing of South Thirty-four degrees twenty-eight minutes fifty-eight seconds West (S.34°28'58"W.) to the intersection with the center line of Belmont Drive; thence on a curve to the Left having a radius of Two hundred forty-nine and twenty-two hundredths (249.22') feet subtended by a long chord of Ninety-four and forty-three hundredths (94.43') feet said line having a bearing of North Fifty-six degrees four minutes forty-seven seconds West (N.56°04'47"W.); thence North Sixty-seven degrees zero minutes West (N.67°00'W.) on the center line of said Belmont Drive Five hundred sixty and thirteen hundredths (560.13') feet; thence continuing on the center line of said Belmont Drive and on a curve to the Left having a radius of Four hundred eighty-four and two hundredths (484.02') feet; subtended by a long chord of Ninety-two and sixty-one hundredths (92.61') feet said line having a bearing of North Seventy-two degrees twenty-nine minutes thirty-nine seconds West (N.72°29'39"W.); thence North Eleven degrees thirty-two minutes fifty-nine seconds East (N.11°32'59"E.) Three hundred twenty-eight and fifty-four hundredths (328.54') feet; thence North Fifty-six degrees twenty-four minutes forty-three seconds West (N.56°24'43"W.) Forty-nine and seventy-four hundredths (49.74') feet; thence North Three degrees twenty-four minutes fifty-two seconds East (N.03°24'52"E.) One hundred forty (140.0') feet to the center line of McGalliard Road and the North line of said Fractional Northeast quarter; thence South Eighty-six degrees thirty-five minutes eight seconds east (S.86°35'08"E.) Eight hundred eighty-eight and fifty-nine hundredths (888.59') feet to the point of beginning, containing 12.595 acres more or less.

Fifty (50.0') feet off of the entire North side is reserved for Right-of-Way for McGalliard Road.

Twenty-five (25.0') feet off of the South side, Southeast side and East side is reserved for Right-of-Way for Belmont Drive, Salem Drive and Oakwood Avenue.

EXHIBIT "A"

Exhibit A
Legal Description

Lots 85, 86, 87 in Layne Crest Addition to the City of Muncie, as shown in the Records of Delaware County, Indiana.

Also a part of the Fractional Northeast Quarter of Section 5, Township 20 North, Range 10 East in the City of Muncie, Delaware County, Indiana, described as follows:

Commencing at the northeast corner of the fractional northeast quarter of Section 5, Township 20 North, Range 10 East, said corner being 24.80 feet west of a brass pin marking the southeast corner of the southeast quarter of Section 32, Township 21 North, Range 10 East; thence north 90 degrees 00 minutes 00 seconds west 1208.92 feet (assumed bearing) along the north line of said quarter section; thence south 01 degree 26 minutes 08 seconds east 50.00 feet to a 5/8 inch rebar at the northeast corner of Lot 1 in Layne Crest Addition, as shown by the records of Delaware County, Indiana; thence North 90 degrees 00 minutes 00 seconds West 738.42 feet to a 5/8 inch rebar at the point of beginning; thence South 01 degrees 15 minutes 09 seconds East 226.58 feet to a 5/8 inch rebar; thence South 88 degrees 44 minutes 51 seconds West 133.77 feet to the southeast corner of Lot 87 in said Layne Crest Addition; thence North 08 degrees 07 minutes 57 seconds East 115.62 feet to the northeast corner of Lot 86 in said Layne Crest Addition; thence North 59 degrees 49 minutes 45 seconds West 49.74 feet to the southeast corner of Lot 85 in said Layne Crest Addition; thence North 00 degrees 00 minutes 00 seconds East to the northeast corner of Lot 85 in said Layne Crest Addition, said corner being on the southerly right of way line of McGalliard Road; thence South 90 degrees 00 minutes 00 seconds East 155.44 feet to the point of beginning.

Laredo Search Results

DELAWARE COUNTY

Criteria: Begin Date: 11/03/2006 End Date: 11/03/2006 SearchGroup: MISCELLANEOUS

| Party | Doc Number (A) | Book | Page | Type | Assoc | Doc | Legal Sum |
|--|----------------|------|------|------|-------------|-----------|---|
| <input type="checkbox"/> DORRIS ROSA M | 2006R24176 | | | MIS | No Assoc | Docs | Sub: WHITELY LAND COMPANY'S FIRST ADDITION Multiple Lots/Blocks |
| <input type="checkbox"/> MUTUAL FEDERAL SAVINGS BANK | " | | | MIS | No Assoc | Docs | Sub: WHITELY LAND COMPANY'S FIRST ADDITION Multiple Lots/Blocks |
| <input type="checkbox"/> KREIGH BARBARA S | 2006R24203 | | | MIS | Multi Assoc | Docs | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> KREIGH GLENN E | " | | | MIS | Multi Assoc | Docs | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> DALEVILLE GUN CLUB | " | | | MIS | Multi Assoc | Docs | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> DALEVILLE CLAY TARGET LLC | " | | | MIS | Multi Assoc | Docs | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> CONN LINDA J | 2006R24204 | | | MIS | 2018R05904 | TRANS AFF | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> CONN LAWRENCE G | " | | | MIS | 2018R05904 | TRANS AFF | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> ELLSWORTH LEANNE J | " | | | MIS | 2018R05904 | TRANS AFF | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> ALFORD ANTHONY D | " | | | MIS | 2018R05904 | TRANS AFF | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> DALEVILLE CLAY TARGET LLC | " | | | MIS | 2018R05904 | TRANS AFF | S:36 T:20 R:8 Multiple Parcels |
| <input type="checkbox"/> BRADBURN HOMER J | 2006R24208 | | | MIS | No Assoc | Docs | Multiple Legals: See Record |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Multiple Legals: See Record |
| <input type="checkbox"/> BUCK ROBERT J | 2006R24209 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:9 |
| <input type="checkbox"/> BUCK DONNA J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:9 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:9 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:9 |
| <input type="checkbox"/> ARMITAGE WILLIAM L | 2006R24210 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:9 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:10 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:10 |
| <input type="checkbox"/> FINE TRENT | 2006R24211 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:10 |
| <input type="checkbox"/> FINE LORI | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:11 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:11 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:11 |
| <input type="checkbox"/> SIMSON JENNIFER | 2006R24212 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:11 |
| <input type="checkbox"/> SIMSON THOMAS II | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:12 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:12 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:12 |
| <input type="checkbox"/> MEADOWS GLORIA | 2006R24213 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:12 |
| <input type="checkbox"/> BRANDON HESTER B | " | | | MIS | 2002R19699 | MIS | Sub: LAYNE CREST ADDITION Lot:12 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | 2002R19699 | MIS | Sub: LAYNE CREST ADDITION Lot:13 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | 2002R19699 | MIS | Sub: LAYNE CREST ADDITION Lot:13 |
| <input type="checkbox"/> RYDER KENNETH G | 2006R24214 | | | MIS | 2002R19699 | MIS | Sub: LAYNE CREST ADDITION Lot:13 |
| <input type="checkbox"/> LEACH MARTHA S | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:13 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:18 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:18 |
| <input type="checkbox"/> MARTIN FRANKLIN DR | 2006R24215 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:18 |
| <input type="checkbox"/> MARTIN ROSEMARY E | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:18 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:19 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:19 |
| <input type="checkbox"/> KAUFMAN BARBARA J | 2006R24216 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:19 |
| <input type="checkbox"/> TURNER BARBARA J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:21 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:21 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:21 |
| <input type="checkbox"/> STEPHENS JACK W | 2006R24217 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:21 |
| <input type="checkbox"/> STEPHENS LINDA | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:22 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:22 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:22 |
| <input type="checkbox"/> REECE RAYMOND E | 2006R24218 | | | MIS | No Assoc | Docs | Sub: LAYNE CREST ADDITION Lot:25 |

Laredo Search Results DELAWARE COUNTY

| Party | Doc Number (A) | Book | Page | Type | Assoc Doc | Legal Sum |
|--|----------------|------|------|------|---------------|-----------------------------------|
| <input type="checkbox"/> HUMMEL TRESA J | 2006R24233 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:47 |
| <input type="checkbox"/> GARCIA TRESA J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:47 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:47 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:47 |
| <input type="checkbox"/> SHELTER DAVID | 2006R24234 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:53 |
| <input type="checkbox"/> TREADWAY E SCOTT | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:53 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:53 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:53 |
| <input type="checkbox"/> CROCKETT BILL | 2006R24235 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:53 |
| <input type="checkbox"/> CROCKETT DEBORAH S | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:55 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:55 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:55 |
| <input type="checkbox"/> GROBEY RODNEY R | 2006R24236 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:55 |
| <input type="checkbox"/> GROBEY MARY E | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:57 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:57 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:57 |
| <input type="checkbox"/> KEPPLE DANIEL J | 2006R24237 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:57 |
| <input type="checkbox"/> KEPPLE BARBARA A | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:89 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:89 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:89 |
| <input type="checkbox"/> SIEWERT ELFRIEDE | 2006R24238 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:89 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:108 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:108 |
| <input type="checkbox"/> DAILEY GARRY | 2006R24239 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:108 |
| <input type="checkbox"/> DAILEY RUTH A | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:111 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:111 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:111 |
| <input type="checkbox"/> COOPER COLIN | 2006R24240 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:112 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:112 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:112 |
| <input type="checkbox"/> MILLER HAROLD E | 2006R24241 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:114 |
| <input type="checkbox"/> MILLER ARDATH D | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:114 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:114 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:114 |
| <input type="checkbox"/> MILLER SHAWN R | 2006R24242 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:116 |
| <input type="checkbox"/> MILLER SHAWNDA | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:116 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:116 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:116 |
| <input type="checkbox"/> YORK TRACY E | 2006R24243 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:117 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:117 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:117 |
| <input type="checkbox"/> BOOKOUT SHIRLEY A | 2006R24244 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:118 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:118 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:118 |
| <input type="checkbox"/> YSSEL HENDRINA F | 2006R24245 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:120 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:120 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:120 |
| <input type="checkbox"/> JACOBS HELEN LOUISE | 2006R24246 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:121 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:121 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:121 |
| <input type="checkbox"/> DOWNING SUSAN | 2006R24247 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:122 |

Laredo Search Results DELAWARE COUNTY

| Party | Doc Number (A) | Book | Page | Type | Assoc Doc | Legal Sum |
|---|----------------|------|------|------|---------------|-----------------------------------|
| <input type="checkbox"/> HAYES TAYLOR W | 2006R24262 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:148 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:148 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:148 |
| <input type="checkbox"/> LEONARD WILLIAM J | 2006R24263 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:149 |
| <input type="checkbox"/> LEONARD KELLY K | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:149 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:149 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:149 |
| <input type="checkbox"/> DOWLING ROBERT E | 2006R24264 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:149 |
| <input type="checkbox"/> DOWLING WANDA | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:151 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:151 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:151 |
| <input type="checkbox"/> BECK JAMES T | 2006R24265 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:151 |
| <input type="checkbox"/> BECK JOYCE K | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:151 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:154 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:154 |
| <input type="checkbox"/> ARCHER SUSAN E | 2006R24266 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:154 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:155 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:155 |
| <input type="checkbox"/> PARRISH REID B SR | 2006R24267 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:155 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:159 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:159 |
| <input type="checkbox"/> HINDS CHARISSEL | 2006R24268 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:164 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:164 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:164 |
| <input type="checkbox"/> NEWSOM JAS R JR | 2006R24269 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:165 |
| <input type="checkbox"/> NEWSOM BARBARA M | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:165 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:165 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:165 |
| <input type="checkbox"/> UNGER NANCY A | 2006R24270 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:166 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:166 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:166 |
| <input type="checkbox"/> DELSLE WILLIAM LEE | 2006R24271 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:166 |
| <input type="checkbox"/> DELSLE LORA KATHLEEN | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:167 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:167 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:167 |
| <input type="checkbox"/> GROBEY RODNEY W | 2006R24272 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:167 |
| <input type="checkbox"/> GROBEY JENNIFER E | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:168 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:168 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:168 |
| <input type="checkbox"/> PERKINS MICHAEL R | 2006R24273 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:168 |
| <input type="checkbox"/> PERKINS NORMA M | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:174 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:174 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:174 |
| <input type="checkbox"/> PARKER ADRIANN N | 2006R24274 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:174 |
| <input type="checkbox"/> PARKER MARY B | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:176 |
| <input type="checkbox"/> RHOADES RYAN | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:176 |
| <input type="checkbox"/> PARKER KENT | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:176 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:176 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:176 |
| <input type="checkbox"/> CHARLES THOMAS A | 2006R24275 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:176 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:177 |

Laredo Search Results DELAWARE COUNTY

| Party | Doc Number (A) | Book | Page | Type | Assoc Doc | Legal Sum |
|---|----------------|------|------|------|---------------|-----------------------------------|
| <input type="checkbox"/> BRADBURN REALTY LP | 2006R24289 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:200 |
| <input type="checkbox"/> LARSEN BETH A | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:201 |
| <input type="checkbox"/> NICHOLS ANGELA M | 2006R24290 | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:201 |
| <input type="checkbox"/> BRADBURN HOMER J | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:201 |
| <input type="checkbox"/> BRADBURN REALTY LP | " | | | MIS | No Assoc Docs | Sub: LAYNE CREST ADDITION Lot:201 |

DULY ENTERED FOR TAXATION
TRANSFER FEES \$ 10.00
Jun 30 2025 - ER

CMC NC/ND
DELAWARE COUNTY AUDITOR

2025R08685
JAN SMOOT
DELAWARE COUNTY RECORDER
RECORDED ON
06/30/2025 10:50 AM
REC FEE 25.00
PAGES: 1
RECORDED AS PRESENTED

Tax mailing address: 5501 W. Oakbrook Ct., Muncie, Indiana 47304

QUIT-CLAIM DEED

This Indenture Witnesseth That, Wiltshire Properties, LLC, of Delaware County, in the State of Indiana, ("Grantor"), by and through its Managing Member, Vicki J. Shockley, Does Hereby Release and Quit-Claim to Bradburn Realty, LP, an Indiana Domestic Limited Partnership, of Delaware County, in the State of Indiana ("Grantee"), for no consideration, the following described Real Estate in Delaware County, in the State of Indiana, to-wit:

Lot Numbered 87 in Layne Crest Addition, an Addition to the
City of Muncie Recorded at Plat Book 9, pages 29-30

Tax ID #18-110 525 300 3000 003

Commonly known as: 3100 N. Winston Drive, Muncie, IN 47304

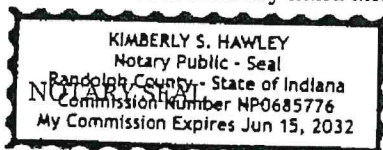
IN WITNESS WHEREOF, the said Vicki J. Shockley, Managing Member of Wiltshire Properties, LLC, has hereunto set her hand and seal this 26th day of June, 2025.

Vicki J. Shockley
Vicki J. Shockley

STATE OF INDIANA, DELAWARE COUNTY, SS:

Before me, the undersigned, a Notary Public in and for said County and State, this 26th day of June, 2025, came Vicki J. Shockley, Managing Member of Wiltshire Properties, LLC and acknowledged the execution of the foregoing instrument.

WITNESS my hand and Notarial seal.



Kimberly S. Hawley
Kimberly S. Hawley NOTARY PUBLIC

This instrument prepared by: Scott E. Shockley, DeFur • Voran LLP, Attorneys-at-Law, 400 South Walnut Street – Suite 200, Muncie, IN 47305; Telephone: (765) 288-3651.

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. Scott E. Shockley.

DEED 1995 4547

as

13119

After recording return to:
R.J. McConnell
Bose McKinney & Evans
2700 First Indiana Plaza, 135 N. Penn. Street
Indianapolis, Indiana 46204

Send tax statements to:
Homer J. Bradburn
2309 Wiltshire
Muncie, Indiana 47304

WARRANTY DEED

THIS INDENTURE WITNESSETH, That HOMER J. BRADBURN and LUCILLE L. BRADBURN, husband and wife, of Delaware County, in the State of Indiana ("Grantors"), CONVEY AND WARRANT to BRADBURN REALTY, L.P., an Indiana limited partnership, ("Grantee") for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, certain real estate located in Delaware County, Indiana more particularly described on Exhibit A attached hereto and incorporated herein by reference.

Subject to:

1. Real estate taxes due and payable in November, 1995 and all subsequent real estate taxes.
2. Rights of tenants, as tenants only, under unrecorded leases.
3. All existing easements, legal highways and rights-of-way.
4. That certain Agreement recorded in Miscellaneous Record 1969, pages 243-247, dated April 1, 1968, by and between Mundy Realty, Inc. and Bob Layne Contractor, Inc. Subject to the restrictive covenants contained therein and the terms thereof.
5. All matters which would be disclosed by an accurate survey of the subject real estate prepared in accordance with the minimum standard detail requirements.

IN WITNESS WHEREOF, Grantors have executed this Warranty Deed this 15 day of August, 1995.


Homer J. Bradburn


Lucille L. Bradburn

70707

Duly Entered for Taxation
Transfer Fees \$ 306.00

AUG 21 1995


Delaware County

FILED FOR RECORD
11:30 o'clock A M.
Record 1995 Page 4547-49

11.00 AUG 22 1995


Recorder, Delaware County

STATE OF INDIANA)
) ss
COUNTY OF MARION)

Before me, a Notary Public in and for said County and State, personally appeared Homer J. Bradburn and Lucille L. Bradburn, who, being first duly sworn upon their oath, have executed the foregoing Warranty Deed as their voluntary act or deed.

WITNESS my hand and Notarial Seal this 15 day of August, 1995.

Melody A. Baxter
Notary Public

Melody A. Baxter
Printed Signature

My Commission Expires:

2/14/96

My County of Residence:

Hancock

This instrument prepared by R.J. McConnell, Attorney at Law, Bose McKinney & Evans, 2700 First Indiana Plaza, 135 North Pennsylvania Street, Indianapolis, Indiana, 46204, (317) 684-5000.

EXHIBIT A

Lots Numbered Eighty-Five (85), Eighty-Six (86), Two Hundred Two (202), Two Hundred Three (203), Two Hundred Four (204), Two Hundred Five (205), Two Hundred Six (206), and Two Hundred Seven (207) of Layne Crest Addition to the City of Muncie, as recorded in Plat Book 9, pages 29 and 30, of the records of the Recorder of Delaware County, Indiana.

ALSO: A part of the Fractional Northeast quarter of Section Five (5), Township Twenty (20) North, Range Ten (10) east, more particularly described as follows, to-wit: Beginning at a point in the North line of said Fractional Northeast quarter, Twelve Hundred Eight and Ninety-two Hundredths (1208.92) feet West of the Northeast corner of said Fractional Northeast quarter, said point being Fourteen Hundred Twenty and Sixty-nine Hundredths (1420.69) feet East of the Northwest corner of said Fractional Northeast quarter, said North line having a bearing of North Eighty-six degrees, thirty-five minutes, eight seconds, West (N.86°35'08"W); thence South One degree, fifty-eight minutes, forty-four seconds West (S. 01°58'44"W) Two Hundred and Seven Hundredths (200.07) feet; thence North Eighty-eight degrees, One Minutes, Sixteen Seconds West (N.88°01'16"W) Twenty-eight and Eighty-two Hundredths (28.82) feet; thence South Four degrees, twenty-two minutes, forty-three seconds West (S.04°22'43"W) Two Hundred Seventy-eight and Fifty-five Hundredths (278.55) feet; thence South Eighty-eight degrees, one minute, sixteen seconds East (S.88°01'16"E) Forty and Forty-eight Hundredths (40.48) feet; thence North Eighty-nine degrees, thirty-four minutes, forty-six seconds East (N.89°34'46"E) One Hundred Eighty and Thirty-eight Hundredths (180.38) feet to the center line of Oakwood Avenue; thence South on the center line of said Oakwood Avenue Fifty (50.0) feet; thence South Eighty-nine degrees, thirty-four minutes, forty-six seconds West (S.89°34'46"W) One Hundred Seventy-eight and Seventy-eight Hundredths (178.78) feet; thence South One degree, fifty-eight minutes, forty-four seconds West (S.01°58'44"W) One Hundred Forty-nine and Thirty-three Hundredths (149.33) feet; thence North Seventy-one degrees, twenty-three minutes, ten seconds West (N.71°23'10"W) One Hundred Forty-eight and Ninety-five Hundredths (148.95) feet to the center line of Salem Drive; thence on a curve to the right having a radius of Two Hundred Thirty-seven and Eighty-three Hundredths (237.83) feet subtended by a long chord of One Hundred Twenty-eight and Sixty-nine Hundredths (128.69) feet, said line having a bearing of South Third-four degrees, Twenty-eight minutes, Fifty-eight seconds West (S.34°28'58"W) to the intersection with the center line of Belmont Drive; thence on a curve to the left having a radius of Two Hundred Forty-nine and Twenty-two Hundredths (249.22) feet subtended by a long chord of Ninety-four and forty-three Hundredths (94.43) feet, said line having a bearing of North Fifty-six degrees, four minutes, forty-seven seconds West (N.56°04'47"W); thence North Sixty-seven degrees, zero minutes West (N.67°00"W) on the center line of said Belmont Drive Five Hundred Sixty and Thirteen Hundredths (560.13) feet; thence continuing on the center line of said Belmont Drive and on a curve to the left having a radius of Four Hundred Eighty-four and Two Hundredths (484.02) feet subtended by a long chord of Ninety-two and Sixty-one Hundredths (92.61) feet, said line having a bearing of North Seventy-two degrees, twenty-nine minutes, thirty-nine seconds West (N.72°29'39"W); thence North Eleven degrees, thirty-two minutes, fifty-nine seconds East (N.11°32'59"E) Three Hundred Twenty-eight and Fifty-four Hundredths (328.54) feet; thence North Fifty-six degrees, twenty-four minutes, forty-three seconds West (N.56°24'43"W), Forty-nine and Seventy-four Hundredths (49.74) feet; thence North Three degrees, twenty-four minutes, fifty-two seconds East (N.03°24'52"E) One Hundred Forty (140.0) feet to the center line of McGalliard Road and the North line of said Fractional Northeast Quarter; thence South Eighty-six degrees, thirty-five minutes, eight seconds East (S.86°35'08"E) Eight Hundred Eighty-eight and Fifty-nine Hundredths (888.59) feet to the point of beginning, containing 12.595 acres, more or less.

Fifty (50.0) feet off of the entire North side is reserved for right-of-way for McGalliard Road.

Twenty-five (25.0) feet off of the South side, Southeast side and East side is reserved for right-of-way for Belmont Drive, Salem Drive and Oakwood Avenue.

72 2011 W McGalliard LOT 1
 15-11991 15-12059 15-12063 → 2300 BLK W McGall
 15-12026 15-12060 LOT 85 90x90
 15-12027 15-12061
 15-12058 15-12062
 → LOT 86 3100 BLK N. Winston Dr.
 70x115

First American

5P
5CR



* 2 0 1 2 R 0 9 0 3 9 *

2012R09039

JANE LASATER
DELAWARE COUNTY RECORDER

RECORDED ON

07/18/2012 01:43:36PM

REC FEE: 29.00

PAGES: 5

Mail Tax Bills To:
Campus Crest at Muncie, LLC
2100 Rexford Road, Suite 414
Charlotte, NC 28211

WARRANTY DEED

THIS INDENTURE WITNESSETH, That **BRADBURN REALTY, LP**, a limited partnership organized and existing under the laws of the State of Indiana (the "Grantor"), **GRANTS, BARGAINS, SELLS, CONVEYS AND WARRANTS** to **CAMPUS CREST AT MUNCIE, LLC**, a limited liability company organized and existing under the laws of the State of Delaware (the "Grantee"), in consideration of One Dollar and Other Valuable Consideration, the receipt of which is hereby acknowledged, the following described real estate in Delaware County, in the State of Indiana, to-wit (the "Real Property"):

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION

TAX PARCEL NO.: a portion of 18-11-05-276-001-000-003
18-11-05-276-011-000-003
18-11-05-277-001-000-003

mother #

NEW #
18-11-05-276-015-000-003

SUBJECT to the permitted exceptions listed on Exhibit B attached hereto and made a part hereof.

TOGETHER WITH any and all rights, privileges, easements, improvements and appurtenances to the same belonging (together with the Real Property, the "Property").

The undersigned represents and certifies on behalf of the Grantor that he is the Managing Partner of the Grantor and has been fully empowered by proper resolution of the Grantor to execute and deliver this deed; that the Grantor is a limited partnership in good standing in the State of Indiana; that the Grantor has full capacity to convey the Property; and that all necessary action for the making of this conveyance has been duly taken.

And the Grantor does for itself and for its successors and assigns covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of the Property; that it is free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; and that it will and its successors and assigns shall warrant and defend the same to the Grantee, its successors and assigns, forever against the lawful claims of all persons.

Duly Entered for Taxation
Transfer Fees \$ 15.00
ERP

JUL 17 2012

Judy Rust
DELAWARE CO. AUDITOR

1/2335572.1

495231 DW 2 of 6
DELAWARE COUNTY RECORDER 2012R09039 PAGE 1 OF 5

IN WITNESS WHEREOF, the Grantor has caused this deed to be executed this 24th day of MAY, 2012.

BRADBURN REALTY, LP

By: Homer J. Bradburn
Name: Homer J. Bradburn
Title: Managing Partner

STATE OF INDIANA, COUNTY OF DELAWARE, SS:

Before me, a Notary Public in and for said County and State, personally appeared Homer J. Bradburn, Managing Partner of Bradburn Realty, LP, an Indiana limited partnership, who acknowledged execution of the foregoing Deed for and on behalf of said Grantor and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 24th day of MAY, 2012.

My Commission Expires: JUN 1, 2013

Scott R. Shockley
Scott R. Shockley, Notary Public
(Resident of DELAWARE County, IN)

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. Lindsay S. Whitworth

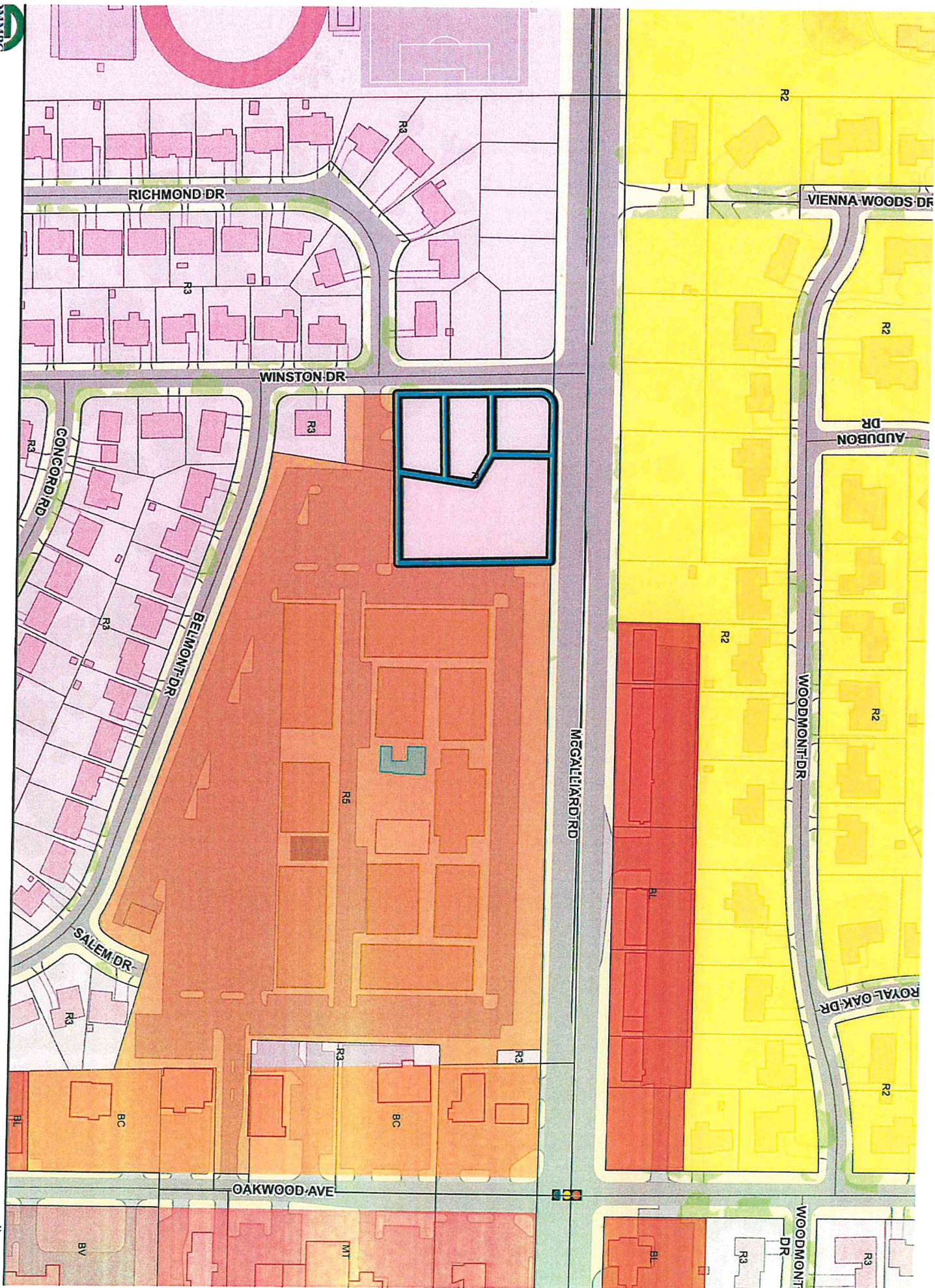
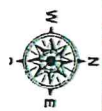
Prepared by Lindsay S. Whitworth, Bradley Arant Boult Cummings, LLP, 1829 5th Avenue N, Birmingham, AL 35203

EXHIBIT A
Legal Description

A part of the Fractional Northeast Quarter of Section 5, Township 20 North, Range 10 East in the City of Muncie, Delaware County, Indiana, described as follows:

Commencing at the Northeast corner of the Fractional Northeast Quarter of Section 5, Township 20 North, Range 10 East, said corner being 24.80 feet west of a brass pin marking the Southeast corner of the Southeast Quarter of Section 32, Township 21 North, Range 10 East; thence North 90 degrees 00 minutes 00 seconds West 1229.26 feet (assumed bearing) along the North line of said Quarter Section; thence South 01 degree 26 minutes 08 seconds East 50.00 feet to a 5/8 inch rebar at the point of beginning; thence South 01 degrees 26 minutes 08 seconds East 64.62 feet parallel with the East line of Layne Crest Addition to the City of Muncie, as shown by the Records of Delaware County, Indiana, to a 5/8 inch rebar; thence North 90 degrees 00 minutes 00 seconds East 20.00 feet to a 5/8 inch rebar; thence South 01 degree 26 minutes 08 seconds East 85.45 feet to a 5/8 inch rebar that is 0.7 feet north of an existing 5/8 inch rebar; thence South 90 degrees 00 minutes 00 seconds West 28.82 feet to a 5/8 inch rebar; thence South 00 degrees 58 minutes 02 seconds West 278.00 feet to a 5/8 inch rebar; thence North 90 degrees 00 minutes 00 seconds East 196.60 feet along the South line of a tract of ground described in Deed Record 2004 page 2682-3, Records of Delaware County, Indiana to a 5/8 inch rebar 25 feet west of the centerline of Oakwood Avenue; thence South 00 degrees 20 minutes 00 seconds West 48.40 feet parallel with said centerline to a 5/8 inch rebar in the north line of a parcel of ground described in Deed Record 2006R19323, Records of Delaware County, Indiana; thence South 89 degrees 25 minutes 32 seconds West 154.60 feet to the Northwest corner of said tract; thence South 01 degree 26 minutes 08 seconds East 149.33 feet to a 5/8 inch rebar at the Northeast corner of Lot 9 in said Layne Crest Addition; thence North 74 degrees 48 minutes 00 seconds West 174.40 feet along the Northerly line of said Lot 9 to a 5/8 inch rebar on the curved Westerly right-of-way line of Salem Drive, said rebar being South 74 degrees 48 minutes 00 seconds East 212.83 feet from the radius point of said curve; thence Southerly 75.17 feet to a 5/8 inch rebar at the point of compound curve, said rebar also being South 54 degrees 35 minutes 40 seconds East 212.83 feet and South 54 degrees 35 minutes 40 seconds East 20.00 feet from the respective radius points; thence Southwesterly 30.44 feet along said curve to a 5/8 inch rebar at the point of reverse curve, said rebar being South 32 degrees 36 minutes 12 seconds West 20.00 feet and North 32 degrees 36 minutes 12 seconds East 274.22 feet from the respective radius points; thence Westerly 62.30 feet along said curve to a X on concrete that is North 19 degrees 35 minutes 08 seconds East 274.22 feet from said radius point; thence North 70 degrees 24 minutes 52 seconds West 560.13 feet along the Northerly line of Belmont Drive to a X on concrete at the point of beginning of a curve, said X being North 19 degrees 35 minutes 08 seconds East 509.02 feet from the radius point of said curve; thence Westerly 101.71 feet to a 5/8 inch rebar along said curve to the Southeast corner of Lot 89 in Layne Crest Addition said corner being North 08 degrees 08 minutes 12 seconds East 509.02 feet from the radius point of said curve; thence North 08 degrees 07 minutes

57 seconds East 187.35 feet to the Northeast corner of Lot 88 of said Addition; thence North 88 degrees 44 minutes 51 seconds East 133.77 feet to a 5/8 inch rebar; thence North 01 degree 15 minutes 09 seconds West 226.58 feet to a 5/8 inch rebar along the Southerly line of McGalliard Road; thence North 90 degrees 00 minutes 00 seconds East 718.42 feet to the point of beginning, containing 10.40 acres, more or less.



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