

RECORDING DOCUMENTS

Indiana Records Association – Newly-Elected Officials Training

ALL OR MOST DOCUMENTS

IMPORTANT ELEMENTS:

- STAMP
 - Auditor's "Duly Entered for Taxation" statement, only for deeds and other instruments of transfer
 - Some counties require Auditor's "Filed" stamp on some non-transfer documents
- SIGN
 - Signature of grantor(s)
- SEAL
 - Notarization
- SECURITY (Indiana only)
 - Declaration of SSN redaction
- SCRIBE (Indiana only)
 - "Prepared by" statement, not shown

77

DULY ENTERED FOR TAXATION

THIS 12th DAY OF Dec, 2016
Gayle L. Pennington
AUDITOR DEARBORN COUNTY

2016000487 DW \$18.00
12/12/2016 12:50:07P 1 PGS
Glenn D. Wright
Dearborn County Recorder IN
Recorded as Presented

WARRANTY DEED

This Indenture Witnesseth, That ERIC R. SAMPSON AND MARY H. SAMPSON, HUSBAND AND WIFE, of Dearborn County, in the State of Indiana
Convey(s) and Warrant(s) to BRANDON L. PARKER AND AMANDA M. PARKER, HUSBAND AND WIFE, of Dearborn County, in the State of Indiana,

for and in consideration of the sum of Three (\$3.00) Dollars and other valuable considerations, the receipt of which is hereby acknowledged, the following described real estate in Dearborn County, in the State of Indiana, to wit:

LAWRENCEBURG TOWNSHIP: Lot Twenty-Three (23) of Rookwood Estates, being part of Section 16, Township 5 North, Range 1 West of the First Principal Meridian, located in Lawrenceburg, Township, as marked and designated on the plat thereof, recorded in Plat Cabinet 3, Slide 424 of the Recorder's records of Dearborn County, Indiana.

Being the same real estate conveyed by Link's Development Corporation to Eric R. Sampson and Mary H. Sampson, husband and wife, by deed dated September 20, 2004 and recorded in OR Book 120, Pages 1692-1694 of the records of Dearborn County, Indiana.

Parcel No. 15-07-16-200-115.000-012

Subject To Any and All Easements of Record.

In Witness Whereof, The said Grantor Eric R. Sampson and Mary H. Sampson have hereunto set their hands and seal, this 2 day of December, 2016.


Eric R. Sampson
Eric R. Sampson

Mary H. Sampson
Mary H. Sampson

STATE OF INDIANA;
COUNTY OF DEARBORN, SS:

Before me, the undersigned, a Notary Public in and for the said County and State, this 2 day of December, 2016, personally appeared the within named Eric R. Sampson and Mary H. Sampson, husband and wife, Grantor(s) in the above conveyance, and acknowledged the execution of the same to be their voluntary act and deed for the uses and purposes herein mentioned.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.


My commission expires: _____
Residing in Dearborn County, Indiana

Naomi R. Ewan
Notary Name

Typed or Printed Name

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social

DEED

IMPORTANT ELEMENTS:

- Auditor's "Duly Entered for Taxation" stamp
- Grantor(s) name(s) (Seller, Party 1)
- Grantee(s) names(s) (Buyer, Party 2)
- Legal Description
 - By Subdivision Lot or by Metes and Bounds (required)
 - Acreage (optional)
 - State parcel number (optional)
 - Physical address of property (optional)



Auditor's
Stamp

2018015709 WAR \$25.00
11/21/2018 01:58:23P 2 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented

WARRANTY DEED

THIS INDENTURE WITNESSETH That

Grantor(s) --> Mathew S. Prince and Amanda J. Prince, as husband and wife

Grantor(s), of Monroe County, in the State of Indiana **CONVEYS AND WARRANTS** to

Grantee(s) --> Christopher A. Hubbard and Lacy J. Hubbard, as husband and wife

Grantee(s), of Monroe County, in the State of Indiana, for the sum of \$1.00 and other valuable consideration, the following described real estate in Monroe County, Indiana:

Legal Description ---> A part of the Southwest Quarter of the Southwest Quarter of Section 25, Township 7 North, Range 2 West, in Monroe County, Indiana, bounded and described as follows; to wit:

Beginning North 0 degrees 03 minutes West 587.40 feet from the Southwest corner of said Section and on an iron pipe on the West line of said Section; thence North 0 degrees 03 minutes West on the said Section line 264 feet to a pipe; thence North 89 degrees 51 minutes East 914.91 feet to a centerline of a County Road; thence on the said centerline South 01 degree 31 minutes East 264.07 feet to a spike; thence leaving the said road South 89 degrees 51 minutes West 921.66 feet to the West line of said Section and to the place of beginning, containing 5.57 acres, more or less.

Acreage

Tax ID No.: 53-10-25-300-005.000-007 <-- **State parcel number**

The address of the real estate described herein is 9400 S. Rockport Rd., Springville, IN 47462.

Physical address of property

Subject to Taxes for the year 2018 payable 2019 and thereafter, and, subject to Covenants, Conditions, Restrictions, and Easements of record.

DEED

IMPORTANT ELEMENTS (continued):

- SIGN (signature of grantor(s))
- Name(s) of grantor(s) printed beneath signature(s)
- Notarization
- SEAL (Notary Public)
- SECURITY (Declaration of SSN redaction)
- SCRIBE ("Prepared by" statement, not shown)
- Physical mailing address of Grantee(s)

IN WITNESS WHEREOF, Grantor(s) has/have executed this Deed this 19th day of November, 2018.


Mathew S. Prince

Amanda J. Prince

Names printed
beneath signatures

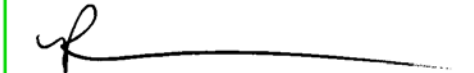
STATE OF Indiana

Notarization

County OF Monroe

Before me, the undersigned, a Notary Public in and for said county and state, do hereby certify that Mathew S. Prince and Amanda J. Prince personally appeared this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 19th day of November, 2018.


Notary Public

My Commission Expires: 2/13/2024

(SEAL)



Notary
Seal

Prepared By: Vincent S. Taylor, Attorney At Law

I affirm under penalties of perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law. Name: John Bethell

Grantee's address/mailling address to which tax statements should be mailed is:

9400 S. Lockport Rd Springfield In 47462

Grantee's address if the above mailing address is not a street address or rural route address:

Affirmation
of redaction

53-62166

"Prepared by"
statement

Grantee's physical
address (for mailing
of tax statements)

MORTGAGE

IMPORTANT ELEMENTS:

- Document date
- Grantor(s) name(s) (Borrower, Party 1)
- Grantee(s) names(s) (Lender, Party 2)
- Grantee(s) names(s) (Nominee, Party 2, if included)

When recorded, return to:
Indecomm Global Services
Attn: Post Closing
Mail Stop: FD-BV-9902
1260 Energy Lane
St. Paul, MN 55108

Title Order No.: OS32920-18005116

LOAN #: 0064479050

[Space Above This Line For Recording Data]

MORTGAGE

MIN 1010298-0000156437-2

MERS PHONE #: 1-888-679-6377

DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 16.

(A) "Security Instrument" means this document, which is dated November 15, 2018, together with all Riders to this document.

(B) "Borrower" is DANIEL B PIERCY AND VALERIE K. PIERCY, HUSBAND AND WIFE.

Grantors == Borrowers

Document
Date

Borrower is the mortgagor under this Security Instrument. Grantee (as Nominee)

(C) "MERS" is Mortgage Electronic Registration Systems, Inc. MERS is a separate corporation that is acting solely as a nominee for Lender and Lender's successors and assigns. MERS is the mortgagee under this Security Instrument. MERS is organized and existing under the laws of Delaware, and has mailing address of P.O. Box 2026, Flint, MI 48501-2026 and a street address of 1901 E. Voorhees Street, Suite C, Danville, IL 61834. MERS telephone number is (888) 679-MERS.

(D) "Lender" is Lakeview Loan Servicing, LLC.

Grantee (as Lender)

Lender is a Limited Liability Corporation,
Delaware.
Boulevard, MS5-251, Coral Gables, FL 33146.

organized and existing under the laws of
Lender's address is 4425 Ponce De Leon

MORTGAGE

IMPORTANT ELEMENTS:

- Dollar amount of mortgage loan
 - Usually on page 1 or 2.
 - Sometimes this can be buried on a later page.
- Legal Description
 - For mortgages, the Legal Description is often referenced as an attachment at or near the end of the document. Make sure it is there before recording!

LOAN #: 0064479050

(E) "Note" means the promissory note signed by Borrower and dated **November 15, 2018**. The Note states that Borrower owes Lender **TWO HUNDRED EIGHT THOUSAND AND NO/100** Dollars (U.S. \$208,000.00) plus interest. Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than **December 1, 2033**.

(F) "Property" means the property that is described below under the heading "Transfer of Rights in the Property."

(G) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument, plus interest.

(H) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]:

<input type="checkbox"/> Adjustable Rate Rider	<input type="checkbox"/> Condominium Rider	<input type="checkbox"/> Second Home Rider
<input type="checkbox"/> Balloon Rider	<input checked="" type="checkbox"/> Planned Unit Development Rider	<input type="checkbox"/> Other(s) [specify]
<input type="checkbox"/> 1-4 Family Rider	<input type="checkbox"/> Biweekly Payment Rider	
<input type="checkbox"/> V.A. Rider		

(I) "Applicable Law" means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.

(J) "Community Association Dues, Fees, and Assessments" means all dues, fees, assessments and other charges that are imposed on Borrower or the Property by a condominium association, homeowners association or similar organization.

(K) "Electronic Funds Transfer" means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse transfers.

(L) "Escrow Items" means those items that are described in Section 3.

(M) "Miscellaneous Proceeds" means any compensation, settlement, award of damages, or proceeds paid by any third party (other than insurance proceeds paid under the coverages described in Section 5) for: (i) damage to, or destruction of, the Property; (ii) condemnation or other taking of all or any part of the Property; (iii) conveyance in lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.

(N) "Mortgage Insurance" means insurance protecting Lender against the nonpayment of, or default on, the Loan.

(O) "Periodic Payment" means the regularly scheduled amount due for (i) principal and interest under the Note, plus (ii) any amounts under Section 3 of this Security Instrument.

(P) "RESPA" means the Real Estate Settlement Procedures Act (12 U.S.C. §2601 et seq.) and its implementing regulation, Regulation X (12 C.F.R. Part 1024), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.

(Q) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

TRANSFER OF RIGHTS IN THE PROPERTY
This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to MERS (solely as nominee for Lender and Lender's successors and assigns) and to the successors and assigns of MERS the following described property located in the County [Type of Recording Jurisdiction] of **Monroe** [Name of Recording Jurisdiction]:
SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS "EXHIBIT A".
APN #: 53-04-13-201-017.000-011

Legal Description Often referenced as an attachment

which currently has the address of **4435 W Silverthorne Street, Bloomington,** [Street] [City]
Indiana **47404** ("Property Address"): [Zip Code]

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property." Borrower understands and

INDIANA—Single Family—Fannie Mae/Freddie Mac UNIFORM INSTRUMENT Form 3015 1/01
Elle Mae, Inc. Page 2 of 10

Initials: **EM**
INDEED 1016
INDEED (CLS)
11/05/2018 11:33 AM PST

MORTGAGE

LOAN #: 0064479050

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any Rider executed by Borrower and recorded with it.

Witnesses:

Names
printed
below
signatures

DANIEL B. PIERCY

(Seal)
DATE

11/15/18

VALERIE K. PIERCY

(Seal)
DATE

11/15/18

State of INDIANA
County of MONROE SS ← Jurat: Does not mean "Social Security number"

Before me the undersigned, a Notary Public for Monroe (Notary's county of residence) County, State of Indiana, personally appeared DANIEL B. PIERCY AND VALERIE K. PIERCY, (name of signer), and acknowledged the execution of this instrument this 15th day of NOVEMBER, 2018.

My commission expires: 11-29-19

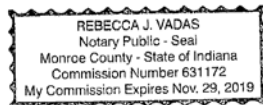
County of residence: Monroe

(Notary's signature)

(Printed/typed name), Notary Public

Notarization

Lender: Lakeview Loan Servicing, LLC
NMLS ID: 391521
Loan Originator: Jenna Louise Williams
NMLS ID: 1579454



Initials: DP VKP
INDEED 1016
INDEED (CLS)
11/05/2018 11:33 AM PST

Affirmation of redaction

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.

"Prepared by" statement

THIS DOCUMENT WAS PREPARED BY: Jenna Louise Williams
LAKEVIEW LOAN SERVICING, LLC
4425 PONCE DE LEON BOULEVARD, MS5-251
CORAL GABLES, FL 33146

Jenna Louise Williams
JENNA LOUISE WILLIAMS

- Affirmation of redaction
- "Prepared by" statement
- Names printed below signatures
- Notarization
 - Note that "SS" in the jurat stands for "scilicet" ("namely"), NOT "Social Security number"
- Legal Description

Legal Description

EXHIBIT A
Legal Description

OS3290-18005116

The land hereinafter referred to is situated in the City of Bloomington, County of Monroe, State of IN, and is described as follows:

Lot Number 29 in the Arbors at Woodgate, a subdivision in Monroe County, Indiana, as per plat thereof, recorded in plat Cabinet C, Envelope 68, and modified in Miscellaneous Record 221, Pages 122-124, in the Office of the Recorder of Monroe County Indiana.

Being the same property conveyed from Gary C. Allen and Liz Allen, husband and wife to Daniel B. Piercy and Valerie K. Piercy, husband and wife by deed dated December 30, 2013 and recorded January 3, 2014 as Instrument Number 2014000145, of official records.

APN: 53-04-13-201-017.000-011

MORTGAGE MODIFICATION

- Requires a cross-reference to original Mortgage
 - May be an instrument number
 - Or may be a Book and Page reference
- All other required elements:
 - Grantor (Borrower)
 - Grantee (Lender)
 - Notarization
 - “Prepared by” statement
 - Affirmation of redaction
 - Signatures of Grantor(s) and Grantee(s) with names printed beneath
- May include a Legal Description

2018015760 MTG MOD \$25.00
11/26/2018 10:35:19A 4 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented



MODIFICATION TO REAL ESTATE MORTGAGE AND SECURITY AGREEMENT

This Modification to Real Estate Mortgage and Security Agreement (the “Modification”), is made and entered into on the 20th day of November, 2018, by and between William Gedig and Teresa Gedig, Husband and Wife, (“Mortgagor”), and **THE PEOPLES STATE BANK** (“Mortgagee”), a financial institution chartered in the State of Indiana and having a main banking office located at 601 East Temperance Street, PO Box 128, Ellettsville, Indiana.

Whereas, on the 23rd day of February, 1999, Mortgagor executed and delivered to Mortgagee a Real Estate Mortgage and Security Agreement (the “Mortgage”). Said Mortgage was recorded on the 25th day of February, 1999, as Instrument No. 903785, Book A1002, Pages 379-384, in the Office of the Recorder of Monroe County, Indiana. Said Mortgage encumbers the real estate described in the legal description attached hereto as Exhibit A and referred to in said Mortgage as the “Property” or the “Mortgaged Property”;

Cross reference to
original mortgage

Whereas, the Mortgage secures All Debts of William Gedig and Teresa Gedig up to a Maximum Obligation of One Hundred Eighty Thousand and 00/100 Dollars (\$180,000.00); and

Whereas, the Mortgage was originally granted in conjunction with Mortgagor’s execution of a certain Promissory Note to William Gedig and Teresa Gedig, No. 2874 in the principal sum of One Hundred Eighty Thousand and 00/100 Dollars (\$180,000.00); and

Whereas, a new Promissory Note in the names of William Gedig and Teresa Gedig, No. 3001219010 in the principal sum of Eighty Nine Thousand Five Hundred Twenty Two and 04/100 Dollars (\$89,522.04) will also be secured by the Mortgage.

For value received, Mortgagor and Mortgagee desire and agree to amend the Mortgage as follows:

1. Wherever reference is made in the Mortgage to the “Secured Debts” or words of similar effect, said reference shall mean all debts of William Gedig and Teresa Gedig.

2. Wherever reference is made in the Mortgage to “Maturity Date” or words of similar effect, said date shall be the 20th day of March, 202025:

RELEASE OF MORTGAGE

- Requires a cross-reference to original Mortgage
 - May be an instrument number
 - Or may be a Book and Page reference
- All other required elements:
 - Grantor (Lender)
 - Grantee (Borrower)
 - Notarization
 - "Prepared by" statement
 - Affirmation of redaction
 - Signature of Grantor (Lender's agent) with names printed beneath
- Usually does not include a Legal Description
 - A partial release that removes one or more parcels from a lien requires a Legal Description.

Record & Return To:
CSC
P.O. BOX 3008
Tallahassee, FL 32315
800-927-9801

2018015722 REL \$25.00
11/26/2018 8:06 AM 1 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented



Prepared by: Pooja Narayana
IN, Monroe



REF155130571 S595937SAT

SATISFACTION OF MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FINANCING STATEMENT


FOR VALUABLE CONSIDERATION RECEIVED, the receipt and sufficiency of which is hereby acknowledged, the undersigned, **JPMorgan Chase Bank, N.A.**, 10 S. Dearborn St, Chicago, IL, 60603, does hereby acknowledge that a certain MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FINANCING STATEMENT, by **Linda F. Jackson**, of legal age (collectively the "Borrower") is hereby RELEASED AND SATISFIED and the real estate described therein is fully released as described below:

Instrument **2010008742** in Monroe County, IN

Cross-reference to original mortgage

The party executing this instrument is the present holder of the document described herein.
IN WITNESS WHEREOF, this instrument was executed and delivered by the undersigned on 11/19/2018.


JPMorgan Chase Bank, N.A.

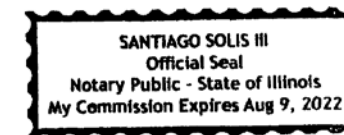
By: 
Name: Takiyah Chin
Title: Associate, Operations Manager

State of Illinois
County of Cook

On 11/19/2018 before me, Santiago Solis III, Notary Public, personally appeared Takiyah Chin, Associate, Operations Manager of JPMorgan Chase Bank, N.A. who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.


Notary Public: Santiago Solis III
My commission expires: 08/09/2022



ASSIGNMENT OF MORTGAGE

- Requires a cross-reference to original Mortgage
 - May be an instrument number
 - Or may be a Book and Page reference
- All other required elements:
 - Grantor (Borrower, if named on document)
 - Grantor (Current Lender)
 - Grantee (New Lender)
 - Notarization
 - "Prepared by" statement
 - Affirmation of redaction
 - Signature of Grantor (Lender's agent) with names printed beneath
- Usually does not include a Legal Description
- These (and other documents that involve Lenders) can get "busy" when there are Trustees and DBAs listed. Take your time, and don't panic!

Prepared By and Return To:
Kathleen Collins
Collateral Department
Meridian Asset Services, LLC
3201 34th Street South, Suite 310
St. Petersburg, FL 33711
(727) 497-4650

2018015732 ASGN \$25.00
11/26/2018 08:11:09AM 2 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented



Space above for Recorder's use

Loan No: 2310971
Svc Ln No: 187088



7536366

Current Lender

ASSIGNMENT OF MORTGAGE

FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, the undersigned, SRMOF II 2012-1 TRUST, U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE, whose address is 9990 RICHMOND AVE., SUITE 400 SOUTH, HOUSTON, TX 77042, (ASSIGNOR), does hereby grant, assign and transfer to WILMINGTON SAVINGS FUND SOCIETY, FSB D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS CERTIFICATE TRUSTEE FOR NNPL TRUST SERIES 2012-1, whose address is 500 DELAWARE AVENUE, 11TH FLOOR, WILMINGTON, DE 19801, (ASSIGNEE), its successors, transferees and assigns forever, all beneficial interest under that certain mortgage, together with the certain note(s) described therein with all interest, all liens, and any rights due or to become due thereon.

Date of Mortgage: 5/5/2008 New Lender

Original Loan Amount: \$91,603.00

Executed by (Borrower(s)): DONNA M BROWN & ROGER D BROWN Borrower(s)

Original Lender: JPMORGAN CHASE BANK, N.A.

Filed of Record: In Mortgage Book/Liber/Volume N/A, Page N/A,

Document/Instrument No: 2008007937 in the Recording District of MONROE, IN, Recorded on 5/14/2008.

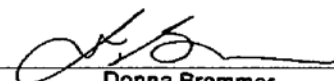
Cross-reference to original mortgage

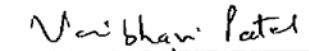
Property more commonly described as: 1955 W POPCORN RD, BLOOMINGTON, INDIANA 47403

IN WITNESS WHEREOF, the undersigned by its duly elected officers and pursuant to proper authority of its board of directors has duly executed, sealed, acknowledged and delivered this assignment.

Date: 10-30-2018

SRMOF II 2012-1 TRUST, U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE, BY SELENE FINANCE, LP ITS ATTORNEY-IN-FACT

By: 
Donna Brammer
Title: Vice President


Witness Name: VAIGHAVI PATEL

UCC (FINANCING STATEMENT)



UCC FINANCING STATEMENT
State Form 50181 (R2 / 5-13)
Approved by State Board of Accounts, 2013

FOLLOW INSTRUCTIONS.

A. NAME & PHONE OF CONTACT AT FILER (optional) Jacob McClellan (317)684-5154	
B. E-MAIL CONTACT AT FILER (optional) jmccllellan@boselaw.com	
C. SEND ACKNOWLEDGMENT TO: (Name and Address) Bose McKinney & Evans LLP 111 Monument Circle, Suite 2700 Indianapolis, Indiana 46204 Attn: Jacob McClellan	

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY.

1. DEBTOR'S NAME: Provide only one Debtor name (1a or 1b) (Use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name.); If any part of the Individual Debtor's name will not fit in line 1b, leave all of item 1 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad).

1a. ORGANIZATION'S NAME Richland-Bean Blossom 2000 School Building Corporation Borrower			
OR	1b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S) INITIAL(S) SUFFIX
1c. MAILING ADDRESS 600 S. Edgewood Drive		CITY Ellettsville	STATE IN POSTAL CODE 47429 COUNTRY USA

2. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (Use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name.); If any part of the Individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad).

2a. ORGANIZATION'S NAME			
OR	2b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S) INITIAL(S) SUFFIX
2c. MAILING ADDRESS		CITY	STATE POSTAL CODE COUNTRY

3. SECURED PARTY'S NAME (or NAME OF ASSIGNEE or ASSIGNOR SECURED PARTY): Provide only one Secured Party name (3a or 3b).

3a. ORGANIZATION'S NAME Old National Wealth Management Lender			
OR	3b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S) INITIAL(S) SUFFIX
3c. MAILING ADDRESS One Main Street		CITY Evansville	STATE IN POSTAL CODE 47708 COUNTRY USA

4. COLLATERAL: This financing statement covers the following collateral:

See Exhibits A and B

5. Check only if applicable and check only one box: Collateral is ☐ held in a Trust (see UCC1Ad, item 17 and instructions) ☐ being administered by a Decedent's Personal Representative

6a. Check only if applicable and check only one box: 6b. Check only if applicable and check only one box:

☐ Public Finance Transaction ☐ Manufactured Home Transaction ☐ A Debtor is a Transferring Utility ☐ Agricultural Lien ☐ Non-UCC Filing

7. ALTERNATIVE DESIGNATION (if applicable): ☐ Lessor/Lessee ☐ Consignee/Consignor ☐ Seller/Buyer ☐ Bailor/Bailee ☐ Licensee/Licensee

8. OPTIONAL FILER REFERENCE DATA:

- Borrower (Party 1)
- Lender (Party 2)
- May have Legal Description
- No notarization, affirmation of redaction, "Prepared by" statement
- Amendment
 - Termination
 - Continuation
 - Assignment
 - Requires cross-reference



UCC FINANCING STATEMENT AMENDMENT

FOLLOW INSTRUCTIONS

A. NAME & PHONE OF CONTACT AT FILER (optional) Sandy Brobst 410-769-5838	
B. E-MAIL CONTACT AT FILER (optional) sbrobst@capfundinc.com	
C. SEND ACKNOWLEDGMENT TO: (Name and Address) Capital Funding, LLC 1422 Clarkview Road Baltimore, MD 21209 Attention: Sandy Brobst	

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY.

1a. INITIAL FINANCING STATEMENT FILE NUMBER
U214000022 Cross-ref to original statement

1b. ☒ This FINANCING STATEMENT AMENDMENT is to be filed (for record) (or recorded) in the REAL ESTATE RECORDS. ☐ This Amendment Addendum (Form UCC3Ad) and provide Debtor's name in item 13.

2. ☐ TERMINATION: Effectiveness of the Financing Statement identified above is terminated with respect to the security interest(s) of Secured Party authorizing this Termination Statement.

3. ☐ ASSIGNMENT (full or partial): Provide name of Assignee in item 7a or 7b, add address of Assignee in item 7c, add name of Assignor in item 9. For partial assignment, complete items 7 and 9 and also indicate affected collateral in item 8.

4. ☒ CONTINUATION: Effectiveness of the Financing Statement identified above with respect to the security interest(s) of Secured Party authorizing this Continuation Statement is continued for the additional period provided by applicable law.

5. ☐ PARTY INFORMATION CHANGE. Check one of these three boxes to: AND Check one of these three boxes to: ☐ CHANGE name and/or address: Complete item 7a or 7b, add item 7c. ☐ ADD name: Complete item 7a or 7b, add item 7c. ☐ DELETE name: Give record name.

6. CURRENT RECORD INFORMATION: Complete for Party Information Change - provide only one name (5a or 5b).

5a. ORGANIZATION'S NAME BELL TRACE H&L LLC Borrower			
OR	5b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S) INITIAL(S) SUFFIX

7. CHANGED OR ADDED INFORMATION: Complete for Assignment or Party Information Change - provide only one name (7a or 7b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name).

7a. ORGANIZATION'S NAME			
OR	7b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S) INITIAL(S) SUFFIX
INDIVIDUAL'S FIRST PERSONAL NAME		INDIVIDUAL'S ADDITIONAL NAME(S) INITIAL(S) SUFFIX	

7c. MAILING ADDRESS CITY STATE POSTAL CODE COUNTRY

8. ☐ COLLATERAL CHANGE: Add check one of these four boxes: ☐ ADD collateral ☐ DELETE collateral ☐ RESTATE covered collateral ☐ ASSIGN collateral. Indicate collateral:

9. NAME OF SECURED PARTY or RECORD AUTHORIZING THIS AMENDMENT: Provide only one name (9a or 9b) (name of Assignor, if this is an Assignment). If this is an Amendment authorized by a DEBTOR, check here ☐ and provide name of authorizing Debtor.

9a. ORGANIZATION'S NAME CAPITAL FUNDING, LLC Lender			
OR	9b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S) INITIAL(S) SUFFIX

10. OPTIONAL FILER REFERENCE DATA:
Bell Trace -Borrower Co (Monroe)

FILING OFFICE COPY — UCC FINANCING STATEMENT AMENDMENT (Form UCC3) (Rev. 04/20/11)

U218000091 REAM \$6.00
18/11/2018 02:46:36P 1 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented

POWER OF ATTORNEY

- All required elements:
 - Grantor (Subject)
 - Grantee (Attorney-in-fact)
 - Notarization (not shown)
 - "Prepared by" statement (not shown)
 - Affirmation of redaction (not shown)
 - Signature of Grantor with name printed beneath (not shown)
- May include a Legal Description
- If accompanied by another document signed by the attorney-in-fact, record the POA first.

2018015122 POA \$25.00
11/08/2018 02:06:38P 3 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented

Grantor

POWER OF ATTORNEY LIMITED TO REAL ESTATE TRANSACTIONS

KNOW ALL MEN BY THESE PRESENTS, that Karen M. Thursby, of Monroe County, in the State of IN, hereby make, constitute, and appoint Dax W. Collins, of Monroe County, in the State of Indiana, my true and lawful attorney-in-fact for me and my name, place and stead, giving and granting to Dax W. Collins full power and authority to do and perform the following acts:

Grantee

To purchase, sell, mortgage, convey, transfer or lease any interest which I now have or may acquire in the following described real estate located in Monroe County Indiana.

See Exhibit A attached hereto for Legal Description

Legal Description
may not be present

And to do any and all other acts necessary and incident thereto. I hereby ratify and confirm all that my said attorney-in-fact shall do by virtue hereof.

This Power of Attorney shall continue in full force and effect until the transaction for which this Power of Attorney was executed has been completed or until a revocation hereof has been executed and recorded in the Office of the Recorder for Monroe County, Indiana.

Exhibit A Attached to and forming a part of Power of Attorney from Karen M. Thursby to Dax W. Collins

Lot Number 15 in Whitethorn at Willow Creek, Phase I, as shown by the plat thereof recorded in Plat Cabinet C, Envelope 61, in the Office of the Recorder of Monroe County, Indiana.

Commonly known as:
717 W. Whitethorn Way, Bloomington, IN 47403

FIRM OR PARTNERSHIP (DOING BUSINESS AS – DBA)

- Required elements:
 - Grantor (Proprietor or Partners, and their addresses)
 - Grantee (Business Name)
 - Notarization
 - “Prepared by” statement
 - Affirmation of redaction
 - Signature of Proprietor or Partners
- Dissolution or change of business name requires cross-reference to original DBA record.

2018015766 FIRM \$25.00
11/26/2018 10:41:33A 1 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented

CERTIFICATE OF ASSUMED BUSINESS NAME

STATE OF INDIANA, COUNTY OF Monroe
NAME OF BUSINESS: Elliott Home Services Business Name(Party 2)
NATURE OF BUSINESS: Home Inspection services
ADDRESS OF BUSINESS: 3599 Cardinal Dr, Nashville, IN 47448
PRINTED NAMES AND RESIDENCES OF MEMBERS OF BUSINESS:

<u>Daniel Elliott</u> Name	AT <u>3599 Cardinal Dr, Nashville, IN 47448</u> Address
<u>Anne Elliott</u> Name	AT <u>3599 Cardinal Dr Nashville, IN 47448</u> Address

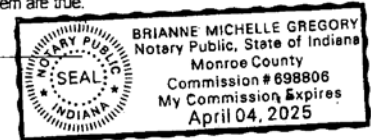
Individual Name(s) (Party 1)

Name AT _____
Address

SECTION TO BE COMPLETED IN THE PRESENCE OF NOTARY PUBLIC

I hereby certify that I have personal knowledge of the facts stated above and that each of them are true.

Daniel Elliott Daniel Elliott Owner
Members's Signature Printed Name Capacity
Subscribe and sworn to before me this 20 day of November 2018 (Notaries Only)
Brianne Michelle Gregory Brianne Michelle Gregory Monroe
Signature of Notary Printed Name County of Residence



Prepared by
FORM PREPARED BY: Daniel Elliott

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

DE

Redaction

MECHANIC'S LIEN

- Required elements:
 - Grantor (Owner/Debtor)
 - Grantee (Mechanic/Creditor)
 - Amount owed
 - Legal Description
 - Signature of Mechanic/Creditor
 - Notarization
 - "Prepared by" statement
 - Affirmation of redaction
 - May include invoices and other supporting material.
- Mail one copy first-class to debtor within three days. Additional mailings are \$2 each.

SWORN STATEMENT OF INTENTION TO HOLD LIEN
(NOTICE OF MECHANIC'S LIEN)

To: **Owner/Debtor**
GRADUATE BLOOMINGTON OWNER LLC
133 N JEFFERSON STREET, 4TH FLOOR
CHICAGO, IL 60661

2018015639 MEC LIEN \$25.00
11/20/2018 10:32:40A 1 PGS
Eric Schmitz
Monroe County Recorder IN
Recorded as Presented

State of Indiana, County of Monroe ss:
The undersigned being first duly sworn, makes this sworn statement of intention to hold a lien upon the property described below and says that:

1. The undersigned Minh C. Wai, as counsel for Sofco Erectors, Inc., provides notice of its intent to hold a lien on land legally described as follows: **Mechanic/Creditor**

Graduate Bloomington Hotel, 210 E. Kirkwood Avenue, Bloomington IN 47408
Commonly known as: 013-30460-00 Original Plat Lots 117, 118 & 119 & Vacated Alley
Parcel No.: 53-05-33-310-229.000.005 **Legal Description**

As well as on all buildings, other structures, and/or improvements located thereon or connected therewith for work and labor done and/or materials and machinery furnished by the undersigned in the erection, construction, altering, repairing, and removing of said buildings, structures and/or improvements.

Amount owed

2. The amount claimed under this Statement is \$208,370.60 (Two Hundred Eight Thousand Three Hundred Seventy Dollars and Sixty Cents). The work and labor were last done, and materials and machinery were furnished by Sofco Erectors, Inc. on August 22, 2018.

By: Minh C. Wai
Minh C. Wai, Attorney for Sofco

State of Indiana, County of Lake ss:
Before me, a Notary Public, in and for said County and State, personally appeared Minh C. Wai, Attorney for Sofco Erectors, Inc., and acknowledged the execution of the foregoing Intention to Hold Mechanics Lien.
Witnesseth my hand and seal this 16th day of November, 2018.

By: Patricia A. Batkiewicz My commission expires May 03, 2023
County of Residence: Lake County

PATRICIA A. BATKIEWICZ
Notary Public, State of Indiana
Lake County
My Commission Expires
May 03, 2023

A duplicate of this notice, was mailed by first class mail, postage prepaid, to the property owner:
Graduate Bloomington Hotel LLC, 133 N. Jefferson Street, 4th Floor, Chicago, IL 60661
By the Recorder of Monroe County, Indiana

This instrument was prepared by Minh C. Wai, Attorney, Resident of Lake County, Indiana. I affirm under penalties of perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

By: Minh C. Wai
Minh C. Wai

Return original to: Minh C. Wai, 9801 Connecticut Drive, Crown Point, IN 46307.

RESOURCES

Where to get answers to your questions!

- Indiana Recorders' Manual and Desktop Reference
- Frequently Used Indiana Codes
- Your District Vice-President or Education Committee member
- Your Association's Executive Committee
- Veteran Recorders
- Frequently Asked Questions (FAQ, in development)
 - <http://indianarecorders.org>