

RESOLUTION NO. 2024-000

A RESOLUTION OF THE DELAWARE COUNTY, INDIANA BOARD OF COMMISSIONERS MAKING A FINAL DETERMINATION TO TRANSFER CERTAIN TAX SALE CERTIFICATES FOR PROPERTIES TO NONPROFIT ENTITIES PURSUANT TO IND. CODE § 6-1.1-24-6 AND IND. CODE § 6-1.1-24-17.

WHEREAS, Ind. Code § 6-1.1-24-6 and I.C. §6-1.1-24-17 sets out the procedures the Board of Commissioners may utilize to transfer tax sale certificates of property to a nonprofit entity; and

WHEREAS, the Board of Commissioners previously adopted Resolution No. 2024-001, which identified multiple properties for which the Board of Commissioners acquired tax sale certificates and desires to transfer to nonprofit entities for use for the public good these same tax sale certificates; and

WHEREAS, the properties the Board of Commissioners desires to transfer to nonprofit entities for use for the public good the tax sale certificates that are identified in Resolution No. 2024-001; and

WHEREAS, the Board of Commissioners received written applications from eligible nonprofit entities and, on April 15, 2024, conducted a public hearing to consider all submitted applications and hear any opposition to a proposed transfer of the identified properties; and

WHEREAS, having considered the submitted applications and public comments presented at the public hearing, the Board of Commissioners now desires to make a final determination on the transfers of the identified properties.

IT IS THEREFORE RESOLVED BY THE BOARD OF COMMISSIONERS OF DELAWARE COUNTY, INDIANA THAT:

SECTION 1. Having received and considered the applications from nonprofit entities, copies of which are attached hereto, the Board of Commissioners issue the final determinations described in Exhibit A, attached hereto, regarding proposed transfers to nonprofit entities, Muncie Land Bank, Inc. of the properties identified in Resolution No. 2024-001.

SECTION 2. The transfer of each identified tax sale certificates for property shall be completed according to the specific terms and conditions described in the Commissioners' final determination for each individual property.


SECTION 3. If any grantee nonprofit entity fails to comply with the terms and conditions of the Commissioners' final determination, title to the subject property shall revert to Delaware County to be retained or disposed of by the Board of Commissioners as permitted by law.

SECTION 4. If the Muncie Land Bank, Inc. fails to provide notice and obtain a tax deed from the Auditor necessary to complete a transfer by or before Monday, February 28, 2025, title to the applicable property or properties shall be retained by Delaware County to be used or disposed of by the Board of Commissioners as permitted by law.

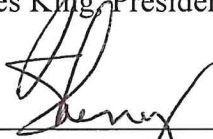
SECTION 5. The President of the Board of Commissioners is hereby authorized to execute all documents necessary to carry out the terms of this Resolution.

*PASSED AND ADOPTED ON THIS, THE 15 DAY OF April, 2024
BY THE DELAWARE COUNTY, INDIANA BOARD OF COMMISSIONERS.*

*DELAWARE COUNTY
BOARD OF COMMISSIONERS*



James King, President



Sherry Riggins, Commissioner



Shannon Henry, Commissioner

ATTEST:


Edward Carroll, Auditor
Delaware County, Indiana

✓ before Friday, April 12, 2024

COPY

Exhibit A

Proposed Property Transfer List

PROPERTY 1: # 23

Parcel ID: 18-11-16-210-006.000-003
Common Address: 509 W. Adams St. ✓
MUNCIE, IN 47305
Legal Description: pt. lot 18; ..1300 acres. Str: 162010

Received
Delaware County Platroom

APR 10 2024

ERP

DEL A & C
DELAWARE CO. AUDITOR

PROPERTY 2: # 11

Parcel ID: 18-11-16-234-015.000-003
Common Address: 500 Block W. Howard St.
MUNCIE, IN 47305
Legal Description: Lot Number Ten (10) in Mess and Richey Addition to the City of Muncie, Indiana.

PROPERTY 3: # 24

Parcel ID: 18-11-16-212-001.000-003
Common Address: 827 W. Charles St.
MUNCIE, IN 47305
Legal Description: West one-half of Lot Number Sixteen (16) except 31.25 ft and 540 ft. off of Lot 16 in Proud's Second Addition to the City of Muncie, Indiana.

PROPERTY 4: #11

Parcel ID: 18-11-16-253-002.000-000
Common Address: 721 W. Powers St.
MUNCIE, IN 47305
Legal Description: South 40 ft. off of Lot 16 of Proud's Second Addition to the City of Muncie;

PROPERTY 5: #10

Parcel ID: 18-11-16-218-018.000-003
Common Address: 521 S. Council St.
MUNCIE, IN 47302
Legal Description: A part of the Northwest Quarter and Northeast Quarter of Council St., 0.16 acres in the City of Muncie, County of Delaware.

PROPERTY 6: #9

Parcel ID: 18-11-16-218-019.000-003
Common Address: 523 S. Council St.
MUNCIE, IN 47305
Legal Description: A part of the west half of the Northeast Quarter 32 ft. by 124 ft.; 0.09 acres in the City of Muncie, County of Delaware.

PROPERTY 7:

Parcel ID: #12 18-11-16-253-004.000-003
Common Address: 711 W. Powers St.
MUNCIE, IN 47305

Legal Description: Anthony Park east half of alley adjected west 29 ft. part of lot 41 in the City of Muncie, County of Delaware.

PROPERTY 8: #3

Parcel ID: 18-11-16-253-005.000-003

Common Address: 711 W. Powers (2)
MUNCIE, IN 47305

Legal Description: S T N Add Pt 0000.0 Acres STR; 162010 In; 2-3 OUT in the City of Muncie, County of Delaware

PROPERTY 9: #4

Parcel ID: 18-11-16-254-001.000-003 ✓

Common Address: 621 W. Powers St.
MUNCIE, IN 47305

Legal Description: Each Add Lot 19 and west 12.5 ft. vac. Gharkey Ave. adjacent in the City of Muncie, County of Delaware.

PROPERTY 10: 5#

Parcel ID: 18-11-16-218-010.000-003

Common Address: 540 S. Gharkey St.
MUNCIE, IN 47305

Legal Description: Lot 15 E C H Add 0.0000 Acres STR; 162010 IN; 15 OUT in the City of Muncie, County of Delaware.

PROPERTY 11: # 6

Parcel ID: 18-11-16-218-009.000-003
Common Address: 532 S. Gharkey St.
MUNCIE, IN 47305
Legal Description: E C H ADD EX N 10FT Lot 14 in the City of Muncie, County of Delaware.

PROPERTY 12 # 7

Parcel ID: 18-11-16-218-023.000-003 *18-11-16-218-023.000-003*
Common Address: 611 S. Council St.
MUNCIE, IN 47305
Legal Description: W HLF NE QTR N Council St. 40 FT by 0.1600Acres STR 162010 IN,
Out in the City of Muncie, County of Delaware.

PROPERTY 13: # 8

Parcel ID: ~~18-11-16-401-018.000-003~~ / 18-11-16-218-020.000-003
Common Address: end of 500 Blk. S. Council (identified on Beacon as "S Council St.) St.
MUNCIE, IN 47305
Legal Description: Pt WHLF NE QTE S16 T20 R 10.0 0.100 AC. in the City of Muncie,
County of Delaware.

PROPERTY 14: # 12

Parcel ID: 18-11-16-234-019.000-003
Common Address: 422 W. Howard St.
MUNCIE, IN 47305
Legal Description: Lot 6 Mess/Richey's Addition; 0.0000 acres STR; 162010 In; 6 Out in
the City of Muncie, County of Delaware.

PROPERTY 15: #13

Parcel ID: 18-11-16-234-009.000-003
Common Address: 425 W. Charles St.
MUNCIE, IN 47305
Legal Description: J C Eiler Addition 0.0000Acres STR; 162010 In; 6 OTR M Ball
0.0000 acres in the City of Muncie, County of Delaware.

PROPERTY 16: #14

Parcel ID: 18-11-16-214-007.000-003
Common Address: 622 W. Howard St.
MUNCIE, IN 47305
Legal Description: E C H Add Lot 4 in the City of Muncie, County of Delaware.

PROPERTY 17: 15

Parcel ID: 18-11-16-180-005.000-003 ✓
Common Address: 924 W. 1st St.
MUNCIE, IN 47305
Legal Description: STN EXCEPT N 46 Ft 0.0000ACRES STR 162010 IN 7 OUT in the
City of Muncie, County of Delaware.

PROPERTY 18 #18

Parcel ID: 18-11-16-179-010.000-003
Common Address: 1001 W. Powers St.
MUNCIE, IN 47305
Legal Description: Needles and Stanton Addition; E 29.75 FT; 0.0000 Acres STR; 162010
IN 1 OUT in the City of Muncie, County of Delaware.

PROPERTY 19:

#19

Parcel ID: 18-11-16-179-008.000-003
Common Address: 1005 W. Powers St.
MUNCIE, IN 47305
Legal Description: STN ADD W 12.75 FT OF LOT 1 & ALL OF LOT 2 BLOCK 10 STR;
162010 in the City of Muncie, County of Delaware.

PROPERTY 20

20#

Parcel ID: 18-11-16-251-001.000-003
Common Address: 911 W. Powers St.
MUNCIE, IN 47305
Legal Description: STN ADD BLK 11, Lot 3 in the City of Muncie, County of Delaware.

PROPERTY 21

21#

Parcel ID: 18-11-16-215-001.000-003
Common Address: 909 W. Howard St.
MUNCIE, IN 47304
Legal Description: Proud's 2nd Addition west 36 FT of Lot 51 0.0000Acres STR; 162010
IN; 51 OUT in the City of Muncie, County of Delaware.

PROPERTY 22:

22#

Parcel ID: 18-11-16-206-004.000-003
Common Address: 913 W. Kilgore Ave.
MUNCIE, IN 47304
Legal Description: Proud 1st Addition Pt. Lot 5 0.000 Acres STR; 162010 IN; 5 Out in the
City of Muncie, County of Delaware.

PROPERTY 23

Parcel ID: 18-11-15-191-004.000-003

Common Address: 1014 S. Monroe St.
MUNCIE, IN 47302

Legal Description: COC 3 Add to S M S 40FT x 125 Ft. lot 8 in the City of Muncie, County of Delaware.

PROPERTY 24:

Parcel ID: 18-11-15-407-002.000-003

Common Address: 1107 E. 5th St.
MUNCIE, IN 47302

Legal Description: Proud 1st Addition Pt. Lot 5 0.000 Acres STR; 162010 IN; 5 Out in the City of Muncie, County of Delaware.

PROPERTY 25

Parcel ID: ~~18-11-15-327-006.000-003~~

Common Address: east side of South Pershing St. between 5th and 6th St. referred to as "S Pershing St."
MUNCIE, IN 47302

Legal Description: GAL Subdivision N HLF Lot 165 in the City of Muncie, County of Delaware.

PROPERTY 26:

Parcel ID: ~~18-11-15-333-003.000-003~~ / 18-11-15-333-004.000-003

Common Address: 1200 Blk. S. Pershing, East side of Pershing St. between 5th and 6th St.
MUNCIE, IN 47304

Legal Description: GAL Subdivision S HLF Lot 165 in the City of Muncie, County of Delaware.

PROPERTY 27

Parcel ID: 18-11-16-333-004.000-003

2nd
part

2 #6

Common Address: 1210 S. Pershing St.
MUNCIE, IN 47302

Legal Description: GAL Subdivision Lot 166 in the City of Muncie, County of Delaware.

PROPERTY 28: 7#

Parcel ID: 18-11-15-282-011.000-003

Common Address: 815 S. Wolfe St.
MUNCIE, IN 47302

Legal Description: Pollock Addition N 40 Ft. Lot 25-26 in the City of Muncie, County of Delaware.

2nd
part

PROPERTY 29 8

Parcel ID: 18-11-15-282-012.000-003

Common Address: 817 S. Wolfe St.
MUNCIE, IN 47302

Legal Description: Pollock Addition MID 42HLF Ft. Lot 25-26 in the City of Muncie, County of Delaware.

PROPERTY 30: 9#

Parcel ID: 18-11-15-282-013.000-003

Common Address: 819 S. Wolfe St.
MUNCIE, IN 47302

Legal Description: Pollock Addition S 42 HLF Ft. Lot 25-26 in the City of Muncie, County of Delaware.

PROPERTY 31 10

Parcel ID: 18-11-15-285-007.000-003

Common Address: 901 S. Wolfe St.
MUNCIE, IN 47302

Legal Description: Pollock Addition Lot 27 in the City of Muncie, County of Delaware.

2nd part

The Request was

Don't know
12
1

PROPERTY 32: #11

Parcel ID: ~~18-11-15-285-007.000-003~~

18-11-15-285-008.000-003

Common Address: 905 S. Wolfe St.
MUNCIE, IN 47302

Legal Description: Pollock Addition Lot 28 in the City of Muncie, County of Delaware.

PROPERTY 33:

Parcel ID: #12 ~~18-11-23-177-055.000-003~~

11-23-177-045
Same owner
no taxes
due

Common Address: 2523 S. Meeker St.
MUNCIE, IN 47302

Legal Description: PT SE QTR NW QTR E OF MOCK AVE. 017 Acres STF; 232010 IN;
OPUT in the City of Muncie, County of Delaware.

PROPERTY 34: #13

Parcel ID: 18-11-23-202-021.000-003

Common Address: 2007 S. May Ave.
MUNCIE, IN 47302

Legal Description: Rosemont Addition, Lot 371 in the City of Muncie, County of Delaware.

PROPERTY 35: #14

Parcel ID: ~~18-11-11-165-009.000-003~~

not sold at
9/2023
taxsale

Common Address: 819 N. Burns St.
MUNCIE, IN 47303

Legal Description: WL CO 1 ADD Blk 71, Lot 6 in the City of Muncie, County of Delaware.

PROPERTY 36: #15

Parcel ID: 18-11-11-152-003.000-003

Common Address: 1809 E. Highland Ave.
MUNCIE, IN 47303

Legal Description: WIL CO 1 ADD BLK 39 LOT 5 in the City of Muncie, County of Delaware.

PROPERTY 37: #16

Parcel ID: 18-11-16-384-008.000-003

Common Address: 1107 W. 10th St.
MUNCIE, IN 47302

Legal Description: Winton Place Lot 139 0.0000Acres STR; 162010 IN; 139 OUT in the City of Muncie, County of Delaware.

PROPERTY 38: #17

Parcel ID: 18-11-16-402-027.000-003

Common Address: 1209 S. Hoyt Ave.
MUNCIE, IN 47302

Legal Description: K 6 ADD Lot 50 0.0000Acres STR; 162010 IN; 50 OUT in the City of Muncie, County of Delaware.

PROPERTY 39: #18

Parcel ID: 18-11-10-490-007.000-003

Common Address: 1317 E. Washington St.
MUNCIE, IN 47305

Legal Description: 15 U FT OHIO AVE. PT SE QTR 0.1100Acres STR; 102010 OIN; OUT in the City of Muncie, County of Delaware.

PROPERTY 40: #19

Parcel ID: 18-11-15-310-005.000-003

Common Address: 1312 S. Jefferson St.
MUNCIE, IN 47302

Legal Description: ANTHONY HOMESTEAD Lot 87 0.0000Acres STR; 152010 IN; 87 OUT in the City of Muncie, County of Delaware.