

FILED
DEC 13 2012
CITY CLERK

APPROPRIATION NO. 36, 2012

AN ORDINANCE TO APPROPRIATE AN ADDITIONAL SUM OF MONEY FOR
EXPENSES INCURRED DURING THE YEAR 2012.

WHEREAS, it has been determined that it is now necessary to appropriate more money than was appropriated in the annual budget; now, therefore:

BE IT ORDAINED by the Common Council of the City of Terre Haute, Vigo County, Indiana, that for the expenses of said municipal corporation the following additional sum of money is hereby appropriated and ordered set apart out of the fund herein named and for the purposes herein specified, subject to the laws governing the same:

	<u>AMOUNT REQUESTED</u>	<u>AMOUNT APPROPRIATED</u>
FROM: EDIT	\$4,565.00	\$4,565.00
TO: #0404-0096-03-432.018 Demo of Unsafe Bldgs.	\$4,565.00	\$4,565.00
TOTAL	\$4,565.00	\$4,565.00

Introduced by: John Mullican John Mullican, Councilman

Passed in open Council this 10th day of January, 2012.

Norman Loudermilk Norman Loudermilk, President

ATTEST: Charles P. Hanley Charles P. Hanley, City Clerk

Presented by me to the Mayor this 11th day of January, 2012.

Charles P. Hanley Charles P. Hanley, City Clerk

Approved by me, the Mayor, this 11th day of January, 2012.

Duke A. Bennett Duke A. Bennett, Mayor

ATTEST: Charles P. Hanley Charles P. Hanley, City Clerk

REQUEST FOR ADDITIONAL APPROPRIATION

(For Approval by Mayor, Controller, and City Council)

This form is to be used when a department needs additional monies for a depleted line item or account. This form is also used for appropriations required by certain N/R accounts.

If a Department has sufficient monies in other line items to cover the funds needed in the depleted line item, a transfer of those monies should be made rather than an appropriation of new money.

DEPARTMENT or FUND EDIT DATE Dec. 5, 2012

FUND FROM WHICH APPROPRIATION IS TO BE MADE EDIT

	<u>Dept or Fund</u>	<u>Account #</u>	<u>Account Name</u>	<u>Amount</u>
TO:	<u>0404-0096</u>	<u>03-432.018</u>	<u>Demo of Unsafe Bldgs</u>	<u>\$ 4,565.00</u>
TO:	<u> </u>	<u> </u>	<u> </u>	<u>\$</u>
TO:	<u> </u>	<u> </u>	<u> </u>	<u>\$</u>
TO:	<u> </u>	<u> </u>	<u> </u>	<u>\$</u>

Total Amount to Be Appropriated \$ 4,565.00

Department Head Approval:
(Forward to Mayor)

Signature

Date:

Mayoral Approval:
(Forward to Controller)

Signature

Date:

Controller Approval:
(Forward to Legal)

Signature

Date:

Received by Legal:

Date

Appropriation # 36

DEPARTMENT HEAD: Please attach a memorandum briefly detailing the need for this appropriation. Such information should include the specific services or products you intend to purchase.

RECEIVED

DEC 11 2012

CITY LEGAL

Revised July 2010

THE BACK OF THIS CHECK CONTAINS AN ARTIFICIAL WATERMARK. HOLD AT AN ANGLE TO VIEW.



PNC
MORTGAGE

a division of PNC Bank, National Association
3232 Newmark Drive
Miamisburg, OH 45342

PNC N.A.
PNC 9379101200
DISBURSEMENT CLEARING
DRW 612 FD247
0003043600

056-0399

0412

CHECK NO.

0008542487

MO/DAY/YR

11/29/2012

FOR PAYMENT OF MISCELLANEOUS EXPENSES

Four Thousand Five Hundred Sixty Five and 00/100 Dollars

AMOUNT

*****\$4,565.00

VOID IF NOT CASHED WITHIN 240 DAYS

PAY TO
THE ORDER
OF

CITY OF TERRE HAUTE
RM 301 CITY HALL
17 HARDING AVE
TERRE HAUTE, IN 47807

Philip D. Cunningham III
AUTHORIZED SIGNATURE

⑈0008542487⑈ ⑆041203895⑆ 4239719314⑈



PNC Mortgage
Mortgage Services-Loan Perfection (Bldg. 6)
3232 Newmark Drive B6-YM13-01-1
Miamisburg, OH 45342

12//2012

Dean Branson
17 Harding Ave.
Terre Haute, IN 47807

RE: 1508 North 27th St., Terre Haute, IN

Dear Mr. Branson:

Hello Mr. Branson and thank you for assistance in this matter. Attached you will find a check in the amount of \$4,565.00. This is the amount that you stated that would transfer lots 109 and 110 into our name. You also stated that you would grant us a Title Insurance Policy for \$5,000 with Standard Exceptions.

Can you please send back any and all verification that this has been completed? I have enclosed a self addressed Fed Ex envelope for you to use when doing this.

If you have any questions, please let me know. Thank you again for assistance.

Bob Watson
Loan Perfection & Research Specialist
Mortgage Services-Loan Perfection Bldg. 6
PNC Mortgage
3232 Newmark Drive B6-YM13-01-1
Miamisburg, OH 45342
(937) 910-2156 (Direct)
(866) 641-2194 (Fax)
Robert.Watson@pncmortgage.com

84-06-14-402-010,000+002
all edit

Branson,Dean

From: Branson,Dean
Sent: Tuesday, December 04, 2012 10:35 AM
To: Branson,Dean; Gambill, Stephanie; 'robert.watson@pncmortgage.com'
Cc: ATTORNEY Rhonda Oldham; (Cliff.Lambert@terrehaute.in.gov)
Subject: RE: 1508 North 27th Street, Terre Haute, IN

I HAVE RECEIVED THE CHECK ON THIS AND CLIFF IS TAKING IT TO LESLIE. I WILL COMPLETE THE TRANSACTION ASAP.

THANKS

DEAN

From: Branson,Dean
Sent: Tuesday, October 02, 2012 3:34 PM
To: Gambill, Stephanie; robert.watson@pncmortgage.com
Cc: ATTORNEY Rhonda Oldham; (Cliff.Lambert@terrehaute.in.gov)
Subject: RE: 1508 North 27th Street, Terre Haute, IN

I HAVE REVIEWED THIS SITUATION AND CONCLUDE THAT THE PROBLEM HAS BEEN CAUSED BY THE CARELESS PROCESSING OF THE LOAN BY WHATEVER MORTGAGE COMPANY MADE THE MORTGAGE THAT WAS THE SUBJECT OF THE FORECLOSURE. EVIDENTLY THE MORTGAGE WAS MADE ON A 37 FOOT LOT COMPRISING ONE TAX PARCEL RATHER THAN THE THREE LOTS COMPRISING TWO TAX PARCELS THAT ACTUALLY WERE THE CONFINES OF THE PROPERTY WITH THE HOUSE.

THE CITY ACQUIRED THE NORTH 2/3 OF THE PROPERTY THRU A TAX CERTIFICATE SALE CONDUCTED BY THE COUNTY. THESE SALES OCCUR IF THE PROPERTY HAS PROPERTY TAXES DELINQUENT 18 MONTHS OR MORE. IF A PROPERTY IS NOT SOLD IN THE FIRST SALE CALLED AN "A" SALE (WITH A ONE YEAR REDEMPTION PERIOD) FOR NOT LESS THAN THE DELINQUENT TAXES, IT CAN THEN BE SOLD A FEW MONTHS LATER IN A "CERTIFICATE" SALE (WITH A 90 DAY REDEMPTION PERIOD) FOR LESS THAN THE DELINQUENT TAXES.

WE ARE CURRENTLY COMPLETING A QUIET TITLE SUIT ON THE PROPERTY WE OWN.

THE CITY IS WILLING TO TRANSFER BY QUIT CLAIM DEED THE PARCEL WE OWN (LOTS 109 AND 110) AFTER COMPLETING THE QUIET TITLE SUIT FOR AN AMOUNT EQUAL TO THE COSTS WE HAVE INCURRED IN OBTAINING THE PROPERTY PLUS THE AMOUNT OF THE TAXES NOT PAID IN PRIOR YEARS AND TAXES OWING SINCE OUR ACQUISITION.

WE WILL GIVE YOU A TITLE INSURANCE POLICY IN THE AMOUNT OF \$5,000 WITH ONLY STANDARD EXCEPTIONS. TAXES FOR 2012 PAYBLE 2013 SHALL BE YOUR RESPONSIBILITY.

I ESTIMATE OUR COSTS AND TAXES AS FOLLOWS

TAXES PRIOR	911
TAXES NOW OWING	354
COSTS TO OBTAIN TITLE	1,000
QUIET TITLE SUIT	2,000
COSTS TO TRANSFER	400
 TOTAL	 4,565

IF THIS IS AGREEABLE WITH YOU, PLEASE FORWARD A CHECK NOW FOR \$ 4,565 TO THE

CITY OF TERRE HAUTE, DEPT OF REDEVELOPMENT
ROOM 301 CITY HALL
17 HARDING AVE.
TERRE HAUTE, IN 47807

THIS WILL ENABLE YOU TO CORRECT THE MORTGAGE COMPANY'S ERROR AND NOT COST THE TAXPAYERS.

THANK YOU,

DEAN BRANSON
REAL ESTATE ADMINISTRATOR

From: Gambill, Stephannie
Sent: Tuesday, October 02, 2012 2:07 PM
To: robert.watson@pncmortgage.com
Cc: Branson, Dean
Subject: 1508 North 27th Street, Terre Haute, IN

Mr. Watson,

Thank you for your e-mail regarding this property. I am copying Dean Branson on this response e-mail as he is the property management contact in the City of Terre Haute Department of Redevelopment (the deeded owner of the adjacent Parcel No. 84-06-14-402-010.000-002). It looks like Redevelopment acquired the property in a tax sale in October of 2011. By this e-mail, I am asking Mr. Branson to take a look at the issue. Mr. Branson will likely have the documentation pertaining to the acquisition of this parcel. His direct number is (812) 244-2397. Hopefully he will know what has happened here and have a plan of action!

City Legal will be happy to provide any assistance if necessary.

Stephannie Gambill

From: robert.watson@pncmortgage.com [<mailto:robert.watson@pncmortgage.com>]
Sent: Friday, September 28, 2012 1:01 PM
To: outside email legal
Subject: 1508 North 27th Street, Terre Haute, IN

Good afternoon. My name is Bob Watson and I am with PNC Mortgage. PNC had a mortgage on the above property, however, it went into foreclosure and now is in Freddie Mac's name.

After Freddie Mac did some review of this file, they found out that half of this home sits on property that is owned by the City of Terre Haute. We are not sure how or why this happened but it happened.

I have attached a copy of the GIS that I pulled off of your county's web site. As you can see, the property line goes right through the house. It looks like Freddie's site is 111 and 112 is Terre Haute's.

What can we do to fix this situation? Please advise and thank you for your assistance.

Bob Watson
Conventional Loan Specialist
The PNC Financial Services Group
3232 Newmark Drive (Mail Stop: B6-YM13-01-1)
Miamisburg, OH 45342
Phone - 937-910-2156 / Fax - 866-641-2694
robert.watson@pncmortgage.com

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