VANDERBURGH COUNTY ASSESSOR
1 NW Martin Luther King Jr. Blvd.
Room 227, Civic Center Complex
Evansville, Indiana 47708

Assessor Terms

CUT-OUT – The term means that a legal description is being divided into more than one legal description. It normally results in a new parcel number being assigned to the new parcel.

ANNEX – The term means the taxing unit of the record is being changed.

REMOVAL – The dropping of a parcel number and its associated legal description from the file. It is a permanent condition unless re-constructed by combining the legal description with another parcel or by adding the legal description back under a new parcel number.

COMBINATION – The term indicates that two or more legal descriptions and parcel numbers are going to be re-arranged into fewer legal descriptions and parcel numbers. The lowest parcel number in the group is used as the surviving parcel number.

TRANSFER – The term indicates that the only consideration to be made is in the new owner's name with no change of legal description.

TENANTS BY THE ENTIRETIES – Husband and wife hold title, wherein at death the surviving spouse holds title.

JOINT TENANCY – Two or more persons hold title (undivided interest), with RIGHT OF SURVIVORSHIP usually designated, wherein, the survivor holding title takes the descendant's interest. If more than one survivor, they share in the interest with the descendant.

TENANTS IN COMMON – Tenants hold an individual interest in title, wherein, upon the death of a tenant, his interest goes to his/hers heirs rather than to the other party or parties holding an interest with the descendant.

LIFE ESTATE – Created by a deed or grant which conveys real estate to a person to hold and use for the term of his life. He has all the rights of ownership except that he cannot sell the property.

Deed Types

- **Warranty**
  - Corporate Warranty
  - Special Warranty
- **Quitclaim**
- **Executor**
- **Trustee**
- **Guardian's**
- **Administrators**
- **Tax Sale – Auditor**
- **Sheriff**
- **U.S. Marshall**

Affidavit Types

- **Survivorship**
- **Name Change**
- **Clearing Title, etc.**