

STATE OF INDIANA)
)SS:
COUNTY OF ELKHART)

IN THE ELKHART SUPERIOR COURT

CAUSE NO. 20D02-2511-PL-000207

GERALD J. LAMBRIGHT)
and ELLEN M. LAMBRIGHT)
)
 Plaintiffs,)
)
 v.)
)
TOWN OF BRISTOL, JOHN/JANE DOE,)
as unknown occupants and their spouses,)
heirs and devisees, etc., and “the WORLD,”)
)
 Defendants.)

AGREED ORDER TO QUIET TITLE

Plaintiffs, Gerald J. Lambright and Ellen M. Lambright (the “Lambrights”) and Defendant the Town of Bristol, Indiana (the “Town”), hereby move the Court to enter this Agreed Order to Quiet Title (“Order”). The Court has reviewed the motion, and being duly advised and having good cause, finds as follows:

1. This Court has jurisdiction over the subject matter of this action and has jurisdiction over the parties and real property described herein.
2. The Lambrights and the Town have appeared by counsel.
3. The Lambrights filed their Complaint to Quiet Title to Real Estate on November 13, 2025 (the “Complaint”), seeking to quiet title to the real estate commonly known as 103 Apollo Street, Town of Bristol, Elkhart County, Indiana and legally described as follows (the “Real Estate”):

Lots Numbered Forty-one (41), Forty-two (42) and part of Lot Numbered Seven (7) as the said Lots are known and designated on the recorded Original Plat of the Village of Bristol; said Plat being recorded in Plat Book 2, page 40, in the Office of the Recorder of Elkhart County, Indiana, being more particularly described as follows, to wit: Commencing at the Northeast corner of the Lot Numbered 8 in the

Original Plat of Bristol; thence West, 66 feet; thence South, 33 feet; thence West, 66 feet to Lot Numbered 6; thence North to the St. Joseph River; thence Easterly along said river to Apollo Steet; thence South along said street to the place of beginning, EXCEPTING the West 10 feet of said Lot Numbered 7.

4. The title dispute detailed in the Complaint arises from a Quitclaim Deed dated October 10, 1996, and filed as Instrument number 96-25670 in the Elkhart County Recorder's Office and certain Quitclaim Deeds from the 1900s, which granted to the Town an approximately ten-foot strip along the southern bank of the St. Joseph River that overlapped the Real Estate (the "Town Deed").

5. The parties have agreed that title to the Real Estate should be quieted in and to the Lambrights and the Town should have no interest in the Real Estate.

6. The Lambrights have complied with the provisions of Ind. Code 32-30-3-2, et seq. and have published notice to all known individuals through or under whom an adverse claim to the Real Estate may be asserted, and no such individuals have appeared in this action and the time for such individuals to timely do so has passed.

7. Except as otherwise set forth above, the parties stipulate to the dismissal of all other claims in this cause.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that:

A. Fee simple title to the Real Estate is QUIETED in favor of Gerald J. Lambright and Ellen M. Lambright, husband and wife, and all adverse interests, including but not limited to those arising from the Town Deed, are extinguished.

B. The Town of Bristol, Indiana, and all claiming an interest in the Real Estate through it, no longer holds any interest in the Real Estate.

C. The Clerk of this Court is directed to certify this Order and record the certified copy in the Quiet Title Record of the Elkhart County Recorder pursuant to Ind. Code § 32-30-3-17.

- D. All other claims in this cause are hereby dismissed with prejudice.
- E. Hearing of April 1, 2026 is now vacated.

Date: March 12, 2026



Judge, Elkhart Superior Court



Distribution:
Clerk of Court
RJO
Counsel of Record