

STATE OF INDIANA )  
 ) SS:  
 COUNTY OF MARION )  
 IN THE MATTER OF: )  
 )  
 Languell Abstract & Title Corporation )  
 51 S. Main Street )  
 Spencer, IN 47460 )  
 )  
 Respondent. )  
 )  
 Type of Agency Action: Enforcement )  
 )  
 Indiana Producer License No.: 568845 )

BEFORE THE INDIANA  
 COMMISSIONER OF INSURANCE

CAUSE NO.: 17652-AG18-1105-161

**FILED**

DEC 17 2018

STATE OF INDIANA  
 DEPT. OF INSURANCE

**FINAL ORDER**

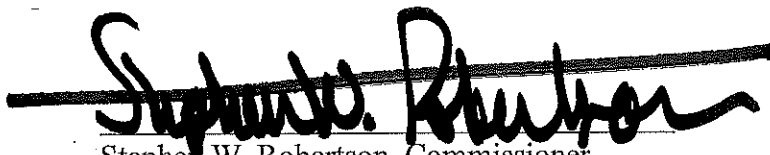
The Indiana Department of Insurance (“Department”), by its counsel Erica J. Dobbs, and Languell Abstract & Title Corporation (“Respondent”), a resident title insurance agency licensed to do business in Indiana, signed an Agreed Entry which purports to resolve all issues involved in the above-captioned cause number, and which has been submitted to the Commissioner of Insurance (the “Commissioner”) for approval.

The Commissioner, after reviewing the Agreed Entry, which imposes a two thousand two hundred seventy five dollar (\$2,275) civil penalty for failing to input seventy one (71) real estate transactions into the RREAL IN database within the statutorily required time period, finds it has been entered into fairly and without fraud, duress or undue influence, and is fair and equitable between the parties. The Commissioner hereby incorporates the Agreed Entry as if fully set forth herein, and approves and adopts in full the Agreed Entry as a resolution of this matter.

IT IS THEREFORE ORDERED by the Commissioner:

1. Respondent shall pay a civil penalty in the amount of two thousand two hundred seventy five dollars (\$2,275) to the Department within thirty (30) days of the date of this Final Order.
2. The Department agrees to accept this agreement as full resolution of this matter.

ALL OF WHICH IS ORDERED this 17 day of December, 2018.

A handwritten signature in black ink, which appears to read "Stephen W. Robertson". The signature is written over a horizontal line.

Stephen W. Robertson, Commissioner  
Indiana Department of Insurance

Distribution:

Languell Abstract & Title Corporation  
51 S. Main Street  
Spencer, IN 47460

Erica J. Dobbs, Attorney  
ATTN: Mark Faust, Senior Insurance Examiner  
Indiana Department of Insurance  
311 W. Washington St., Suite 103  
Indianapolis, IN 46204

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**AGREED ENTRY**

This Agreed Entry is executed by the Indiana Department of Insurance ("Department"), by counsel, Erica J. Dobbs, and Languell Abstract & Title Corporation ("Respondent"), a resident title insurance agency licensed to do business in Indiana, to resolve all issues in the above captioned matter. This Agreed Entry is subject to the review and approval of Stephen W. Robertson, Commissioner, Indiana Department of Insurance ("Commissioner").

WHEREAS, Respondent is a resident title insurance agency holding license number 568845 since November 9, 2007;

WHEREAS, Indiana Code § 27-1-15.6-12(b)(2)(A) states, in part, that the Commissioner may levy a civil penalty against an insurance producer for violating an insurance law;

WHEREAS, Indiana Code § 6-1.1-12-43(e)(1) is an insurance law requiring that title insurance producers enter real estate transactions into the Residential Real Estate Acquisition of Licensee Information and Numbers Database ("RREAL IN Database") as soon as possible after the closing, and within the time prescribed by the Department;

WHEREAS, the Department has interpreted this to be twenty (20) business days, pursuant to Indiana Code § 27-7-3-15.5(e);

WHEREAS, Respondent failed to enter seventy one (71) real estate transactions into the RREAL IN Database within the required time period;

WHEREAS, Jack R. Woodruff, owner of Languell Abstract & Title Corporation is authorized to act on behalf of Respondent and obligate it to perform in accordance with this agreement; and

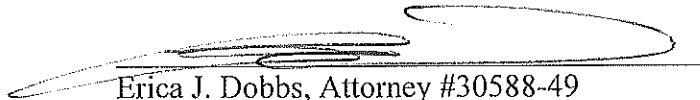
WHEREAS, the Department and Respondent (collectively, "the Parties") desire to resolve this matter without a hearing.

IT IS, THEREFORE, NOW AGREED by and between the Parties as follows:

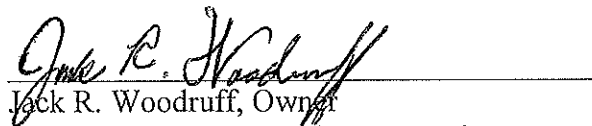
1. The Commissioner has jurisdiction over the subject matter and the Parties in this Agreed Entry.
2. This Agreed Entry is executed voluntarily by the Parties.
3. Respondent voluntarily and freely waives the right to a public hearing in this matter.
4. Respondent voluntarily and freely waives the right to judicial review of this matter.
5. Respondent agrees to pay a civil penalty in the amount of Two Thousand Two Hundred Seventy Five dollars (\$2,275) to the Department within thirty (30) days after the Commissioner signs the Final Order approving this Agreed Entry.
6. Should additional violations manifest, this penalty shall be in addition to any administrative actions for the new violation(s).
7. The Department agrees to accept Respondent's compliance with the agreement herein as full satisfaction of this matter.

8. Respondent has carefully read and examined this agreement and fully understands its terms.
9. Respondent has entered into this agreement freely, and has not been subject to duress, threat or undue influence.
10. Should this Agreed Entry not be accepted by the Commissioner, it is agreed that presentation to and consideration of this Agreed Entry by the Commissioner shall not unfairly or illegally prejudice the Commissioner from further participation in or resolution of these proceedings.
11. Respondent is aware that failure to comply with any term of this agreement will result in the matter being set for hearing.

12/10/18  
Date Signed

  
Erica J. Dobbs, Attorney #30588-49  
Indiana Department of Insurance

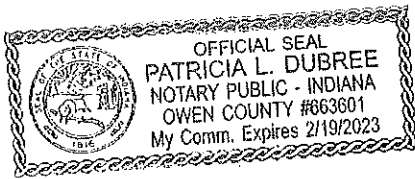
12-03-2018  
Date Signed

  
Jack R. Woodruff, Owner  
Languell Abstract & Title Corporation

STATE OF INDIANA            )  
  ) SS:  
COUNTY OF OWEN            )

Before me a Notary Public for OWEN County, State of Indiana, personally appeared Jack R. Woodruff, on behalf of Languell Abstract & Title Corporation and being first duly sworn by me upon his oath, says that the facts alleged in the foregoing instrument are true.

Signed and sealed this 3rd day of December, 2018.



Patricia L. Dubree  
Signature  
Patricia L. Dubree  
Printed

My Commission expires: 2-19-2023

County of Residence: Owen