WESTFIELD REDEVELOPMENT COMMISSION
RESOLUTION NO. 1-2013

RESOLUTION OF THE WESTFIELD REDEVELOPMENT COMMISSION AMENDING THE DECLARATORY RESOLUTION OF THE GRAND JUNCTION ECONOMIC DEVELOPMENT AREA

WHEREAS, on July 7, 2009, the Redevelopment Commission (the "Redevelopment Commission") of the City of Westfield (the "City") adopted Declaratory Resolution No. 2-2009 (the "Original Declaratory Resolution") establishing the Grand Junction Economic Development Area (the "Original Area") as an economic development area under Indiana Code 36-7-14 and Indiana Code 36-7-25 *et seq.,* and all acts supplemental and amendatory thereto (collectively, the "Act"); and,

WHEREAS, the Original Declaratory Resolution (i) identified certain parcels of real estate to be included in and designated as the Original Area as required by Indiana Code 36-7-14-41, (ii) approved an economic development plan for the Original Area (the "Original Plan"), (iii) found that the Original Plan conforms to other development and redevelopment plans for the City, (iv) found that no Original Area residents will be displaced due to the Original Plan, and (v) designated the Original Area as an "allocation area" to be known as the "Grand Junction Economic Development Allocation Area" as required by Indiana Code 36-7-14-39 (the "Original Allocation Area") and approved and incorporated the Factual Report (the "Original Report") supporting the Original Declaratory Resolution and the Original Plan presented at the July 7, 2009 meeting of the Redevelopment Commission, which Original Plan contained specific recommendations for economic development of the Original Area, including road, infrastructure and drainage improvements to the Original Area and related improvements and equipment serving the Original Area as further described in the Original Plan (the "Original Project"); and,

WHEREAS, on July 20, 2009, the Redevelopment Commission submitted the Original Declaratory Resolution, the Original Plan and supporting data to the Westfield-Washington Advisory Planning Commission (the "Plan Commission") and the Plan Commission issued its written Order approving the Original Declaratory Resolution and the Original Plan as submitted; and,

WHEREAS, on August 10, 2009, the Common Council of the City (the "Common Council") approved the Order of the Plan Commission and approved the creation of the Original Area and approved the actions of the Redevelopment Commission establishing the Original Area pursuant to Indiana Code 36-7-14-16(b) and Indiana Code 36-7-14-41(c); and,

WHEREAS, on August 12, 2009, after publishing notice of and conducting a public hearing in accordance with the Act, the Redevelopment Commission adopted Resolution 5-2009 confirming the Original Declaratory Resolution (the "Original Confirmatory Resolution"); and,

WHEREAS, on July 13, 2010, the Redevelopment Commission adopted Declaratory Resolution No. 2-2010 amending certain provisions of the Original Declaratory Resolution relating to the percentage of accumulated assessed value that the Redevelopment Commission could capture, collect and retain in the Original Allocation Area; and

WHEREAS, the Redevelopment Commission investigated, studied and surveyed additional economic development areas within the corporate boundaries of the City; and

WHEREAS, the Redevelopment Commission selected Expansion Area No. 1 (as hereinafter defined) as an additional economic development area to be developed under the Act; and

WHEREAS, on August 29, 2011 the Redevelopment Commission adopted its Resolution No. 2-2011 amending the Original Declaratory Resolution, as previously amended by Declaratory Resolution No. 2-2010, by (i) expanding the boundaries of the Original Area by the addition of the parcels described therein known as the Grand Junction Economic Development Expansion Area No. 1 (the "Expansion Area No. 1") (the Original Area together with Expansion Area No. 1 are referred to as the "Grand Junction Consolidated Economic Development Area"); and (ii) removing three (3) parcels from the Original Area as described therein; and

WHEREAS, the parcel identified in Resolution No. 2-2010 constitutes a "sub-area" of the Expansion Area No. 1 for economic development purposes, and is known as the "Mainstreet Project Sub-Area" and constitutes a separate and additional "allocation area" within Expansion Area No. 1 pursuant to and in accordance with Indiana Code 36-7-14-39; and

WHEREAS, the Redevelopment Commission prepared an economic development plan for Expansion Area No. 1 including the Mainstreet Project Sub-Area (the "Expansion Area No. 1 Plan"), which Expansion Area No. 1 Plan was incorporated by reference into Resolution No. 2-2011 (together the Expansion Area No. 1 Plan and the Original Plan are referred to as the "Grand Junction Consolidated Economic Development Plan"); and

WHEREAS, on September 6, 2011, the Plan Commission adopted Plan Commission Order No. 11-01 approving the Amended Declaratory Resolution and Grand Junction Consolidated Economic Development Plan and finding that the Grand Junction Consolidated Economic Development Plan for the Grand Junction Consolidated Economic Development Area conforms to the comprehensive plan of development for the City; and

WHEREAS, on September 13, 2011, the Common Council adopted Resolution No. 11-18 approving the Order of the Plan Commission and the establishment of the Expansion Area No. 1; and

WHEREAS, on August 29, 2011, after notice and a public hearing thereon, the Redevelopment Commission confirmed the Declaratory Resolution No. 2-2011 by the adoption of Resolution No. 3-2011 (the "Confirmatory Resolution"); and

WHEREAS, the Commission now desires to further amend the Original Declaratory Resolution, as heretofore amended by Declaratory Resolution No. 2-2010 and Declaratory Resolution No. 2-2011, by the adoption of this Resolution (the Declaratory Resolution, as amended hereby is hereinafter referred to as the "Declaratory Resolution"); and

WHEREAS, the Commission proposes to further amend the Declaratory Resolution to remove certain parcels or portions of parcels from the Grand Junction Consolidated Economic Development Area (collectively, the "Parcels"), as described in Exhibit A attached hereto and made a part hereof, all in accordance with the Act; and

WHEREAS, the Parcels are located within the Grand Junction Consolidated Economic Development Area and the boundaries of the Grand Junction Consolidated Economic Development Area need not be increased as a result of the removal of the Parcels; and

WHEREAS, the actions proposed by this Resolution will produce a net reduction of the Grand Junction Consolidated Economic Development Area; and

WHEREAS, after being fully advised in the matter,

NOW, THEREFORE, BE IT RESOLVED by the Westfield Redevelopment Commission, as follows:

1. The Commission hereby amends (i) the Declaratory Resolution to remove the parcels and portions of parcels, as described in Exhibit A hereto, from the Grand Junction Consolidated Economic Development Area (the "Amendment").

2. The Commission hereby finds that the boundaries of the Grand Junction Consolidated Economic Development Area are hereby revised to give effect to the removal of the Parcels from the Grand Junction Consolidated Economic Development Area and that the activities in the existing Grand Junction Consolidated Economic Development Plan are unchanged by this Resolution.

3. Upon consideration of the evidence and findings presented to the Commission, the Commission hereby finds the Amendment to the Grand Junction Consolidated Economic Development Plan, as set forth in Sections 1 through 2 of this Resolution, will benefit the public health and welfare of the citizens of the City and the State of Indiana and is reasonable and appropriate when considered in relation to the original Plan and the purposes of the Act, and hereby approves the Amendment.

4. The Commission hereby finds that the Grand Junction Consolidated Economic Development Plan, together with the proposed Amendment described herein, conform to the Comprehensive Plan for the City.

5. This Resolution shall constitute an amendment to the Declaratory Resolution and the Grand Junction Consolidated Economic Development Plan and is incorporated into the Grand Junction Consolidated Economic Development Plan by this reference thereto.

6. In all other respects, the Declaratory Resolution and the Grand Junction Consolidated Economic Development Plan, as amended by the Amendment, shall remain in full force and effect.

7. The Commission may exercise its authority pursuant to the Act for the purpose contemplated by the Amendment herein, including but not limited to the development and redevelopment of the Project within the Grand Junction Consolidated Economic Development Area, all for the purposes set forth herein.

8. This Resolution shall be submitted to the Plan Commission of the City, pursuant to Indiana Code 36-7-14-16(a), for its approval of the removal of the Parcels from the Grand Junction Consolidated Economic Development Area, whereby upon written approval by the Plan Commission, the Plan Commission's order approving the removal of the Parcels shall be submitted to the Common Council for approval pursuant to Indiana Code 36-7-14-16(b).

9. This Resolution shall be effective upon its adoption and passage.

[Remainder of page intentionally left blank.]

ADOPTED AND PASSED THIS 23RD DAY OF JANUARY, 2013,
BY A VOTE OF ____ IN FAVOR AND ____ OPPOSED, BY THE
WESTFIELD REDEVELOPMENT COMMISSION, HAMILTON COUNTY, INDIANA.

By: _____
Joseph Plankis, President

By: _____
Joseph E. Ingalls, Vice President

By: _____
Scott Robison, Secretary

By: _____
Jill Doyle, Member

By: _____
Doug Holz, Member

ATTEST:

_____

This resolution prepared by:

James T. Crawford, Jr., Attorney at Law
Krieg DeVault LLP
161 Lakeview Drive
Noblesville, IN 46060
317-238-6239

KD_4800461_1.DOC

Exhibit A

MAP AND DESCRIPTION OF PARCELS OR PORTIONS OF REMOVED FROM THE ORIGINAL GRAND JUNCTION ECONOMIC DEVELOPMENT AREA

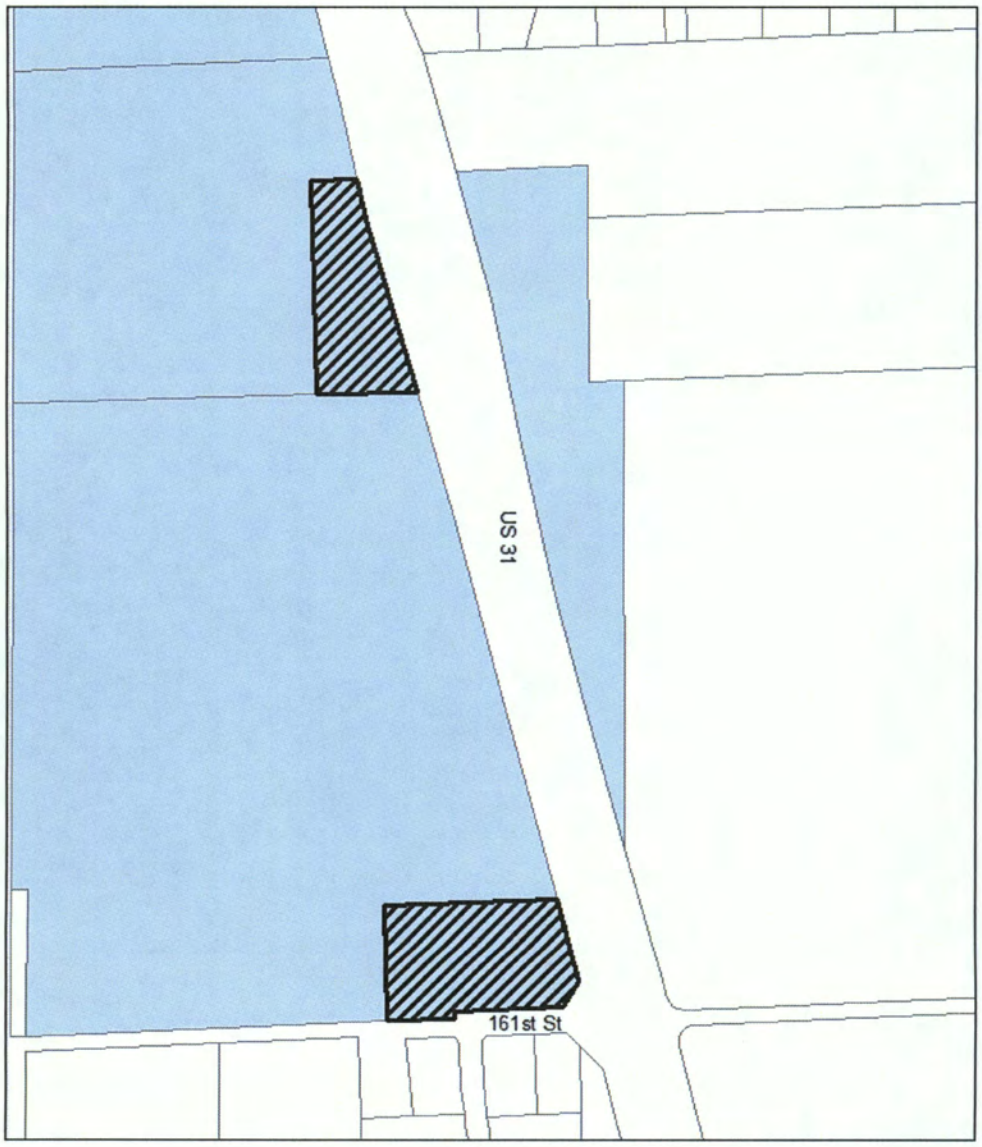
Exhibit 1 Map of Parcel Numbers Removed (3 pages)

Exhibit 2 Map of Portions of Parcel Numbers Removed (3 pages)

Exhibit 3 Legal Descriptions of Portions of Parcel Numbers Removed (43 pages)

Legend

- Parcels Removed
- Grand Junction TIF District
- Parcels



Legend

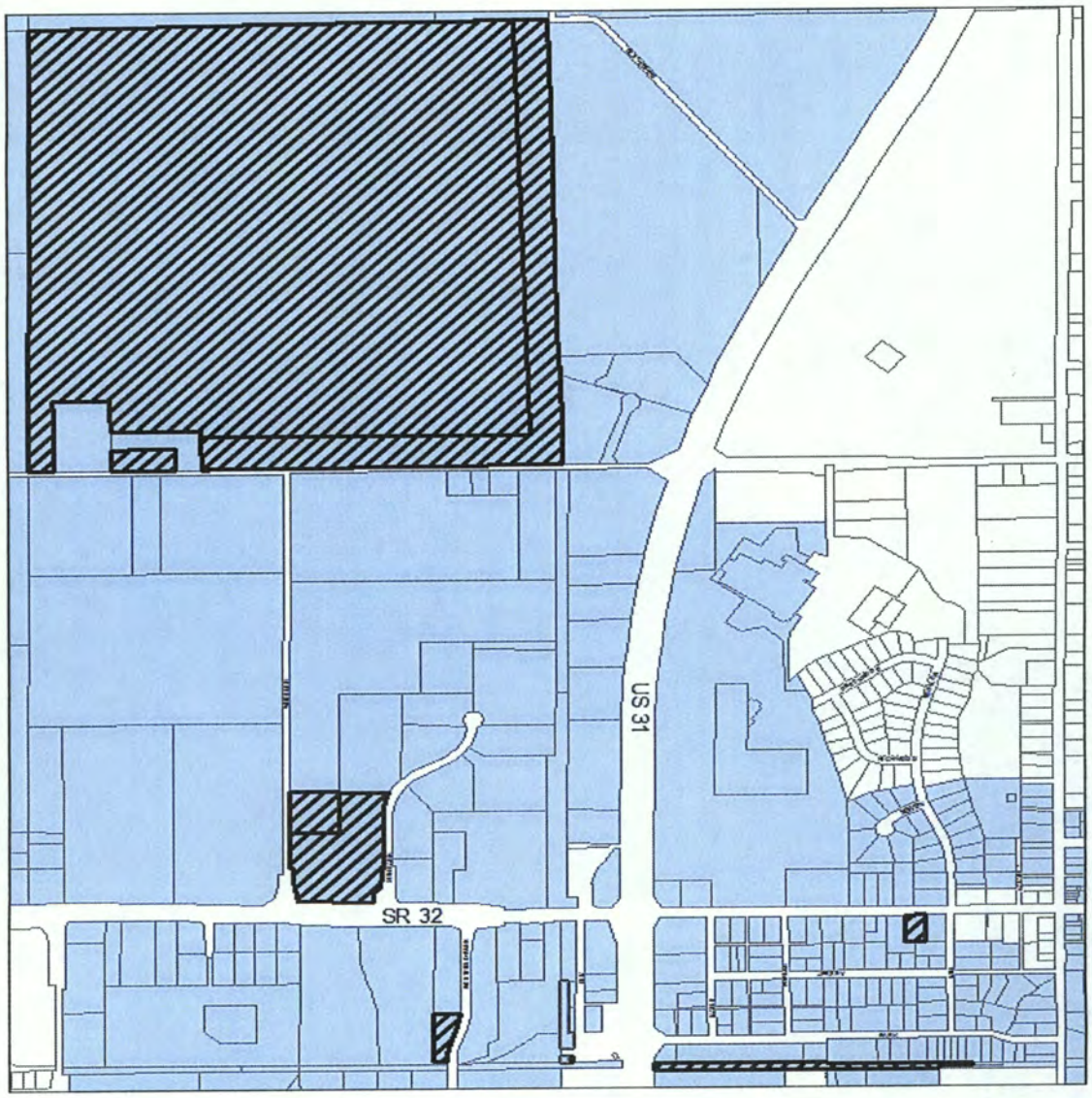
- Parcels Removed
- Grand Junction TIF District
- Parcels

The State of Indiana is the owner of all parcels mentioned below.

Parcel No. Removed
09-09-01-02-02-002.000
09-09-01-02-02-004.000
09-09-01-02-02-005.000
09-09-01-02-03-001.000
09-09-01-02-03-002.000
09-09-01-02-03-003.000
09-09-01-02-03-004.000
09-09-01-02-03-005.000
09-09-01-02-03-006.000
09-09-01-02-03-007.000
09-09-01-02-03-008.000
09-09-01-02-03-019.000
09-05-36-00-00-028.002
09-05-36-00-00-028.003
09-09-01-02-01-009.000
09-09-01-02-07-001.000
09-09-01-02-01-013.000

Legend

- Portions of Parcels Removed
- Grand Junction TIF District
- Parcels



Legend

- Portions of Parcels Removed
- Grand Junction TIF District
- Parcels

The State of Indiana is the owner of all portions of parcels mentioned above and legally described in Exhibit 3.

Portions of Parcel No. Removed
08-09-12-00-00-006.000
08-09-12-00-00-004.000
09-09-01-00-00-014.000
09-09-01-00-00-015.000
09-09-12-00-00-009.000
08-09-12-00-00-003.000
09-09-01-00-00-003.201
09-09-01-02-03-008.000
09-09-01-02-07-025.000
09-05-36-00-00-039.000
09-05-36-00-00-039.002
08-05-36-00-00-004.00A
08-05-36-00-00-004.000
08-05-36-00-00-050.000
09-09-01-02-01-012.000

PROJECT: 0710215 08-09-12-00-00-006.000
CODE: 5311
PARCEL NO.: 240- Fee Simple with Partial Limitation of Access
Form WL-2
Key Number 29-09-12-000-006.000-029

Part of the Northeast Quarter of Section 12, Township 18 North, Range 3 East in Washington Township, Hamilton County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked Exhibit "B", described as follows: Beginning on the South line of said quarter section North 87 degrees 34 minutes 39 seconds East 512.30 feet from the southwest corner of said quarter section; thence North 2 degrees 25 minutes 24 seconds West 12.11 feet to a point on the north boundary of 161st Street designated as point "24006" on said plat; thence North 51 degrees 22 minutes 16 seconds East 47.75 feet to point "24004" on said plat; thence North 87 degrees 26 minutes 14 seconds East 43.00 feet to point "24003" on said plat; thence North 43 degrees 28 minutes 44 seconds East 38.90 feet to point "24002" on said plat; thence North 87 degrees 26 minutes 14 seconds East 145.92 feet to point "24001" on said plat; thence North 75 degrees 03 minutes 04 seconds East 107.83 feet to a point on the west line of a parcel of land recorded as Instrument #9406120 in the Office of the Recorder of Hamilton County, said point being designated as point "24015" on said plat; thence South 0 degrees 02 minutes 19 seconds West 91.32 feet along said line to the south line of said quarter section; thence South 87 degrees 34 minutes 36 seconds West 356.72 feet along said line to the point of beginning, containing 0.512 acres more or less, inclusive of the presently existing right of way for 161st Street which contains 0.082 acres more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantors' abutting lands, along the lines described as follows: Beginning at the southern end of the of the northern 10.34 feet of the 91.32-foot course described above; thence South 75 degrees 03 minutes 04 seconds West 106.24 feet to point "763" on said plat; thence South 87 degrees 26 minutes 14 seconds West 147.00 feet to the terminus designated as point "24005" on said plat. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 13th day of April, 2011

Fred L. Benge

PROJECT: 0710215 08-09-12-00-00-006.000
CODE: 5311
PARCEL NO.: 240A- Fee Simple with Partial Limitation of Access
Form WL-2
Key Number 29-09-12-000-006.000-029

Part of the Northeast Quarter of Section 12, Township 18 North, Range 3 East in Washington Township, Hamilton County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit "B"**, described as follows: Commencing at the southwest corner of said quarter section; thence North 87 degrees 34 minutes 38 seconds East 869.02 feet along the south line of said quarter section to the southwest corner of a parcel of land recorded as Instrument #9406120 in the Office of the Recorder of Hamilton County; thence North 0 degrees 02 minutes 19 seconds East 283.66 feet along the west line of said parcel to the northwest corner; thence North 87 degrees 34 minutes 36 seconds East 277.88 feet along the north line of said parcel to the point of beginning of this description; thence North 8 degrees 41 minutes 20 seconds West 246.86 feet to point "24008" on said plat; thence North 12 degrees 56 minutes 48 seconds West 400.00 feet to point "24010" on said plat; thence North 12 degrees 50 minutes 41 seconds West 265.07 feet to point "24011" on said plat; thence North 18 degrees 40 minutes 15 seconds West 284.68 feet to north line of said grantors' land designated as point "24014" on said plat; thence North 87 degrees 28 minutes 04 seconds East 47.08 feet along said line to the western boundary of U.S. 31; thence South 19 degrees 28 minutes 14 seconds East 277.66 feet along said boundary; thence South 15 degrees 10 minutes 53 seconds East 930.26 feet along said line to a southerly line of said grantors' land; thence South 87 degrees 34 minutes 36 seconds West 106.33 feet along said line to the point of beginning, containing 1.793 acres more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantors' abutting lands, along the lines described as follows: Beginning at the eastern end of the western 10.06 feet of the 106.33-foot course described above; thence North 8 degrees 41 minutes 20 seconds West 248.33 feet to point "773" on said plat; thence North 12 degrees 56 minutes 48 seconds West 400.36 feet to point "24009" on said plat; thence North 12 degrees 50 minutes 48 seconds West 265.48 feet to point "24012" on said plat; thence North 18 degrees 40 minutes 15 seconds West 282.39 feet to the north line of said grantors' land, and the terminus. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 13th day of April, 2011

Fred L. Benge

SHEET 1 OF 1

0 100 200

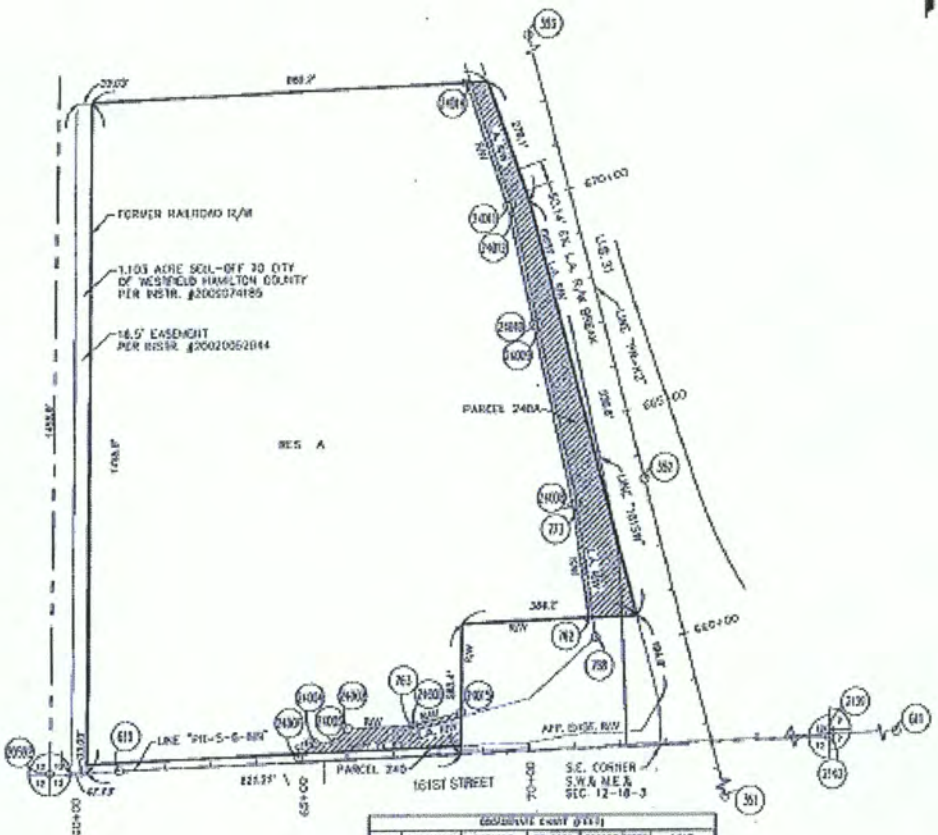
SCALE: 1" = 200'

N

RIGHT-OF-WAY PARCEL PLAT

PREPARED BY R.W. ARMSTRONG & ASSOCIATES, INC.
FOR THE INDIANA DEPARTMENT OF TRANSPORTATION

08-09-12-00-00-006.000



COORDINATE CHART (FEET)

POINT	NORTHING	EASTING	STATION	OFFSET	SIDE	LINE
351	51341.7398	49803.5431	670+00.02	0.00	--	"PH-K2"
352	52107.4841	49801.8881	663+43.97	0.00	-	"PH-K2"
353	53027.5171	49804.6028	670+00.02	0.03	--	"PH-K2"
613	51621.0273	49187.0743	01+00.00	0.00	--	"PH-S-6-RW"
613	51709.3293	49175.6880	00+41.99	0.00	--	"PH-S-6-RW"
798	51909.2841	49700.5570	401+04.25	93.43	RT	"161ST"
762	51907.2043	49214.4145	400+61.54	24.13	RT	"161ST"
763	51709.6579	49855.3698	07+00.00	65.00	LT	"PH-S-6-RW"
773	50189.4877	49196.3054	404+00.37	70.00	RT	"161ST"
2136	* REFER TO L.C.R.S.					
2143	* REFER TO L.C.R.S.					
24002	* REFER TO L.C.R.S.					
24001	51715.6014	49037.4330	67+48.91	65.00	LT	"PH-S-6-RW"
24000	51329.1141	49060.6847	66+03.00	65.00	LT	"PH-S-6-RW"
24003	51883.8891	49660.9000	66+78.00	39.00	LT	"PH-S-6-RW"
24004	51914.0043	49616.8450	68+02.00	50.00	LT	"PH-S-6-RW"
24006	51913.1613	49879.8440	68+83.41	0.00	LT	"PH-S-6-RW"
24008	52181.5723	49777.0000	401+00.00	80.00	RT	"161ST"
24009	52583.6028	49659.2102	403+00.01	80.00	RT	"161ST"
24010	52561.4111	49607.4000	100+00.00	80.00	RT	"161ST"
24011	53039.8405	49608.5588	673+00.00	140.00	LT	"PH-K2"
24012	53040.4716	49608.1823	672+00.00	100.00	LT	"PH-K2"
24014	53500.5632	49537.4210	672+64.18	127.05	LT	"PH-K2"
24015	51743.4551	49530.6194	08+34.24	85.13	LT	"PH-S-6-RW"

WHEN DISTANCE AND OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES

* SEE LOCATION CONTROL POINT SURVEY FOR ADDITIONAL POINTS

Revised 7-19-12
REVISED: 5-31-11
REVISED: 9-28-11

FRED L. HENDE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT, TOGETHER WITH THE "LOCATION CONTROL POINT SURVEY" RECORDED AS INSTRUMENT NO 200500741865 IN THE OFFICE OF THE RECORDER OF HAMILTON COUNTY, INDIANA, INCORPORATED AND MADE A PART HEREOF BY REFERENCE, CONSTITUTE A POINT SURVEY ENDORSED IN ACCORDANCE WITH INDIANA ADMINISTRATIVE CODE 865 IAC 1-12, (TITLE 12)

OWNER: INDIANAPOLIS HEBREW CONGREGATION, INC.
PARCEL: 240
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 12
TOWNSHIP: 18 NORTH
RANGE: 3 EAST
PROJECT: 0710215
DES. No.: 0900066
CODE: 5311

HATCHED AREA IS THE APPROXIMATE TAKING

DRAWN BY: D. TRUEBLOOD DATE: 03-29-11
CHECKED BY: F. BENDE DATE: 04-05-11

INSTRUMENT #85-4104 BK 545, P.247 DATED 03-13-1985
INSTRUMENT #85-5065 BK 545, P.923 DATED 05-15-1985
INSTRUMENT #200500741865 DATED 12-17-2005

KEY No. 22-09-12-000-006.000-006 TAKING = 2.223 A.C.

7-19-12
FRED L. BENDE DATE
REG. LAND SURVEYOR No. LS0408

PROJECT: 0710215 08-09-12-00-00-004.000

CODE: 5311

PARCEL NO.: 244- Fee Simple with Partial Limitation of Access

Form WL-2

Key Number 29-09-12-000-004.000-029

Part of the Northeast Quarter of Section 12, Township 18 North, Range 3 East in Washington Township, Hamilton County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit "B"**, described as follows: Beginning at a point in the westerly right-of-way line of U.S. Road No. 31 (New Location) which point is 446.9' South, thence 1871.4' West of the Northeast Corner thereof (foregoing portion of this description beginning with the words "Beginning at a point" is quoted from Instrument #200400028132); thence South 15 degrees 10 minutes 53 seconds East 3.86 feet along the western boundary of U.S. 31; thence South 12 degrees 59 minutes 11 seconds East 256.17 feet along said boundary to a southern line of said grantors' land; thence South 87 degrees 10 minutes 01 second West 66.88 feet along said line to point "24307" on said plat; thence North 15 degrees 14 minutes 11 seconds West 210.18 feet to point "24401" on said plat; thence North 11 degrees 08 minutes 29 seconds West 51.58 feet to the north line of said grantors' land designated as point "24412" on said plat; thence North 87 degrees 27 minutes 51 seconds East 73.50 feet along said line to the point of beginning, containing 0.422 acres more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantors' abutting lands, along the lines described as follows: Commencing at a point in the westerly right-of-way line of U.S. Road No. 31 (New Location) which point is 446.9' South, thence 1871.4' West of the Northeast Corner thereof (foregoing portion of this description beginning with the words "at a point in the westerly right-of-way" is quoted from Instrument #200400028132); thence South 87 degrees 27 minutes 51 seconds West 61.83 feet along the north line of the grantors' land to the point of beginning of this description; thence South 9 degrees 19

COPY

08-09-12-00-00-004.000

PROJECT: 0710215

CODE: 5311

PARCEL NO.: 244- Fee Simple with Partial Limitation of Access

Form WL-2

Key Number 29-09-12-000-004.000-029

minutes 16 seconds East 49.15 feet to point "24400" on said plat; thence South 15 degrees 14 minutes 11 seconds East 212.38 feet to a southern boundary of said grantors' land and the terminus. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 6th day of April, 2011

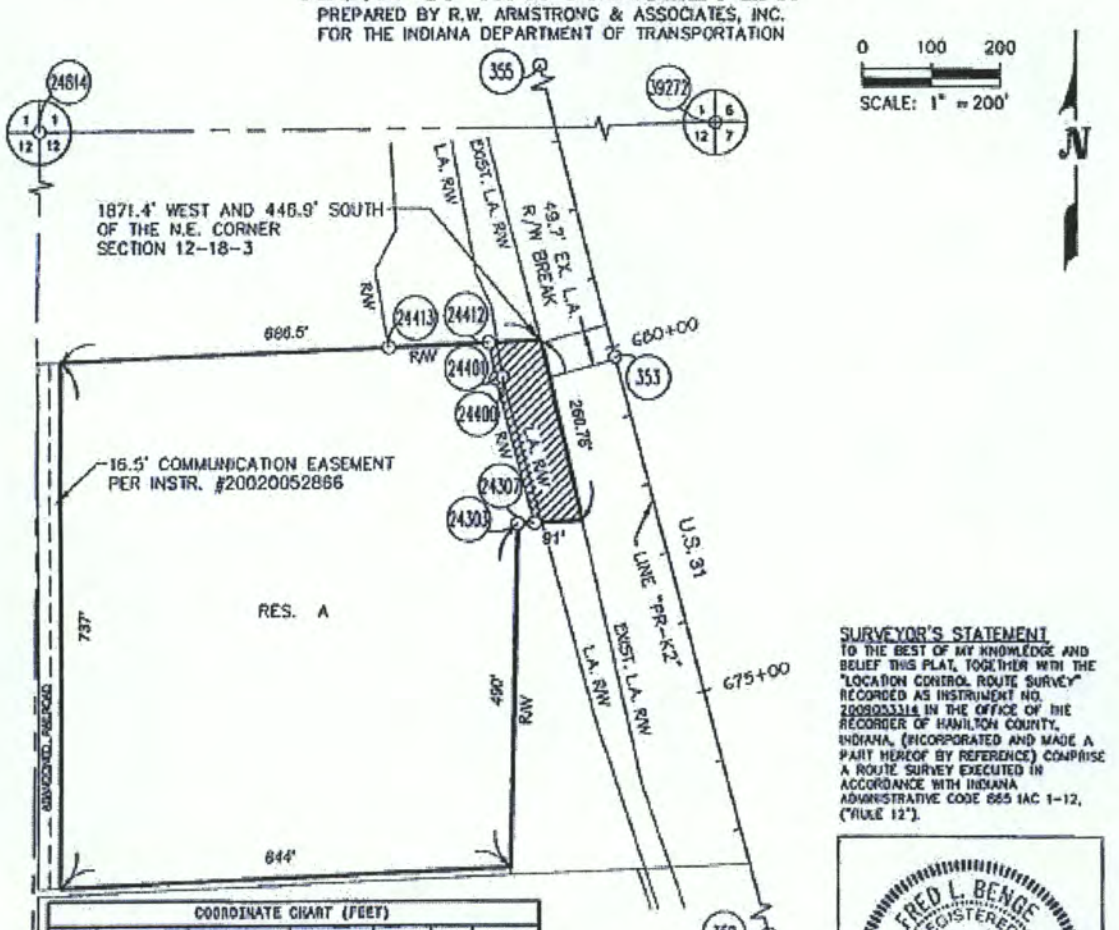
Fred L. Benge

COPY

08-09-12-00-00-004.000

RIGHT-OF-WAY PARCEL PLAT

PREPARED BY R.W. ARMSTRONG & ASSOCIATES, INC.
FOR THE INDIANA DEPARTMENT OF TRANSPORTATION



COORDINATE CHART (FEET)						
POINT	NORTHING	EASTING	STATION	OFFSET	SIDE	LINE
352	52247.4894	46334.9891	663+47.92	0.00	--	"PR-K2"
353	53827.6171	46904.6038	679+85.52	0.00	--	"PR-K2"
355	58151.6952	48342.5653	723+59.87	0.00	--	"PR-K2"
24303	53503.0035	46768.3339	677+95.08	193.11	Lt	"PR-K2"
24307	53594.1734	46781.9746	677+89.98	170.00	Lt	"PR-K2"
24400	53709.5891	46746.3084	680+00.01	160.00	Lt	"PR-K2"
24401	53796.9611	46736.7399	680+00.00	170.00	Lt	"PR-K2"
24412	53847.5697	46726.7728	680+50.92	168.44	Lt	"PR-K2"
24413	53841.1898	46582.7113	680+81.47	307.28	Lt	"PR-K2"
24814	**	CALCULATED	LOCATION			
39272	* REFER	TO L.C.R.S.				

NOTE: STATION AND OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES

* SEE LOCATION CONTROL ROUTE SURVEY FOR ADDITIONAL POINTS

** CALCULATED LOCATION

SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT, TOGETHER WITH THE "LOCATION CONTROL ROUTE SURVEY" RECORDED AS INSTRUMENT NO. 2009033314 IN THE OFFICE OF THE RECORDER OF HAMILTON COUNTY, INDIANA, (INCORPORATED AND MADE A PART HEREOF BY REFERENCE) COMPRISE A ROUTE SURVEY EXECUTED IN ACCORDANCE WITH INDIANA ADMINISTRATIVE CODE 865 IAC 1-12, ("RULE 12").

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

Fred L. Benge 4-6-11

FRED L. BENGE — DATE
REG. LAND SURVEYOR No. LS0408

OWNER: SMILEY, C. PHILIP, TRUSTEE ET AL.
PARCEL: 244
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 12 PROJECT: 0710215
TOWNSHIP: 18 NORTH DES. No.: 0900266
RANGE: 3 EAST CODE: 5311

HATCHED AREA IS THE APPROXIMATE TAKING

DRAWN BY: D.TRUEBLOOD DATE:03-30-11
CHECKED BY: F BENGE DATE:04-05-11

QUITCLAIM DEED INSTR.#200400028132 DATED: 04-23-2004

KEY No. 29-09-12-000-004.000-029 TAKING = 0.422 A.C.

COPY

09-09-01-00-00-014.000

PROJECT: 0710215

CODE : 5311

PARCEL NO.: 249- Fee Simple with Partial Limitation of Access

Form WL-2

Key Number 29-09-01-000-014.000-015

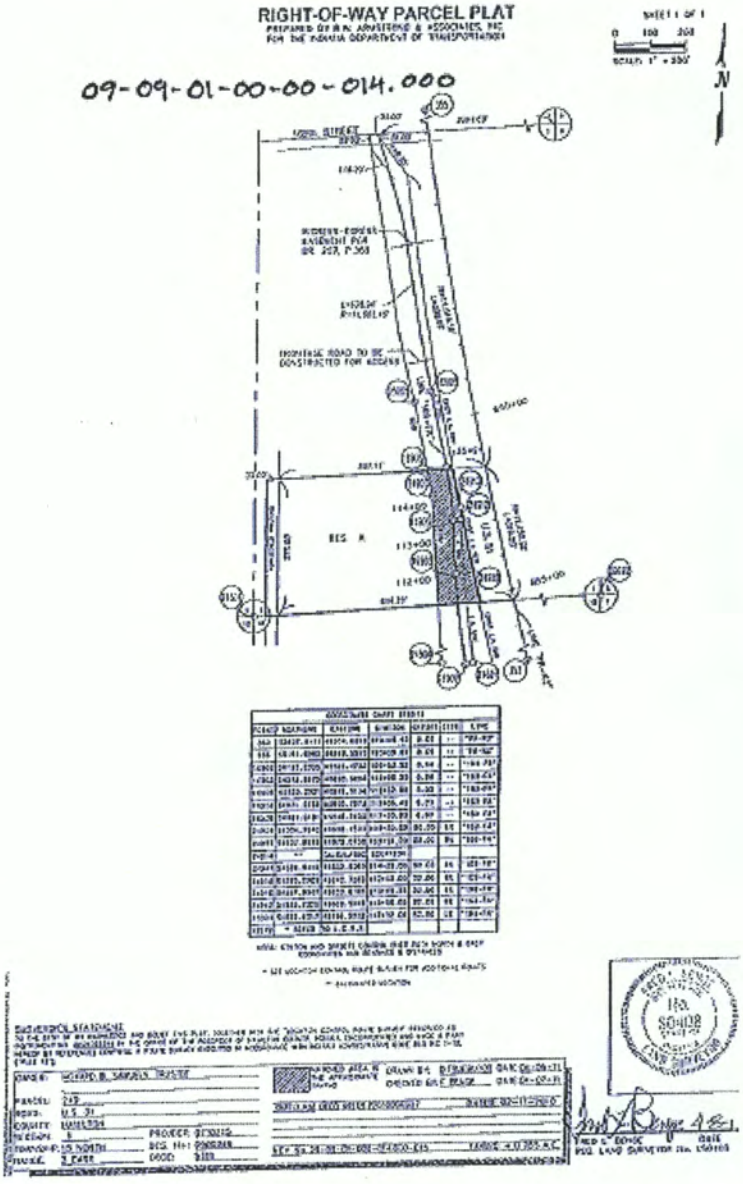
Part of the Southeast Quarter of Section 1, Township 18 North, Range 3 East in Washington Township, Hamilton County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked Exhibit "B", described as follows: Beginning at a point on the south line of said quarter section South 87 degrees 27 minutes 51 seconds West 1,978.42 feet from the southeast corner of said quarter section which point is on the western boundary of U.S. 31; thence continuing South 87 degrees 27 minutes 51 seconds West 117.66 feet along said line; thence North 3 degrees 55 minutes 35 seconds West 301.55 feet to point "24901" on said plat; thence North 11 degrees 37 minutes 11 seconds West 72.89 feet to the north line of said grantors' land; thence North 87 degrees 27 minutes 51 seconds East 70.73 feet along said line to the western boundary of U.S. 31; thence along said boundary southeasterly 379.19 feet along an arc to the left and having a radius of 11,546.02 feet and subtended by a long chord having a bearing of South 12 degrees 31 minutes 17 seconds East and a length of 379.17 feet to the point of beginning, containing 0.765 acres more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantors' abutting lands, along the lines described as follows: Beginning at a point on the South line of said quarter section South 87 degrees 27 minutes 51 seconds West 2,016.68 feet from the southeast corner of said quarter section, which point is on the south line of said grantors' land; thence North 7 degrees 10 minutes 12 seconds West 78.09 feet to point "24902" on said plat; thence North 3 degrees 28 minutes 23 seconds West 154.98 feet to point "24912" on said plat; thence North 4 degrees 33 minutes 08 seconds West 34.31 feet to the western boundary of U.S. 31 designated as point "24910" on said plat and the terminus. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 8th day of April, 2011

Fred L. Benge


RIGHT-OF-WAY PARCEL PLAT
09-09-01-00-00-014.000
N

PROJECT: 0710215 09-09-01-00-00-015.000

CODE : 5311

PARCEL NO.: 250- Fee Simple

Form WD-I

Key Number 29-09-01-000-015.000-015

Part of the Southeast Quarter of Section 1, Township 18 North, Range 3 East in Washington Township, Hamilton County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit "B"**, described as follows: Commencing at the Southeast corner of Section 1, Township 18 North, Range 3 East, Hamilton County, Indiana; thence South 86 degrees 23 minutes 45 seconds West 1,890.47 feet along the south line of said section to the center line of U.S.R. 31; thence along said center line Northwesterly 379.28 feet along and arc to the right and having a radius of 11,459.16 feet and subtended by a long chord having a bearing of North 13 degrees 37 minutes 25 seconds West and a length of 379.26 feet to the southeast corner of the owner's land; thence South 86 degrees 23 minutes 45 seconds West 88.09 feet along the south line of the owner's land to the western boundary of U.S.R. 31 and the point of beginning of this description (the foregoing portion of this description beginning the words "Commencing at the Southeast corner of Section 1" is quoted from Deed Record 175, Page 396); thence South 87 degrees 27 minutes 51 seconds West 70.73 feet along the south line of said grantors' land; thence North 11 degrees 37 minutes 11 seconds West 196.09 feet to point "25001" on said plat; thence North 14 degrees 43 minutes 45 seconds West 99.00 feet to point "25004" on said plat; thence North 12 degrees 25 minutes 06 seconds West 101.21 feet to point "25005" on said plat; thence North 9 degrees 20 minutes 02 seconds West 544.29 feet to point "25010" on said plat, which point is on the southern boundary of 169th Street; thence North 2 degrees 31 minutes 13 seconds West 14.68 feet to the north line of the south half of said southeast quarter section; thence North 87 degrees 28 minutes 47 seconds East 31.59 feet along said line; thence South 2 degrees 31 minutes 13 seconds East 14.72 feet to the point where the southern boundary of 169th Street meets the southwestern boundary of U.S. 31; thence South 37 degrees 39 minutes 31 seconds East 124.17 feet along said

COPY

09-09-01-00-00-015.000

PROJECT: 0710215

CODE: 5311

PARCEL NO.: 250- Fee Simple

Form WD-1

Key Number 29-09-01-000-015.000-015

southwestern boundary to the western boundary of U.S. 31; thence along said boundary southeasterly 835.32 feet along an arc to the left and having a radius of 11,546.02 feet and subtended by a long chord having a bearing of South 9 degrees 30 minutes 29 seconds East and a length of 835.14 feet to the point of beginning, containing 1.699 acres more or less, inclusive of the presently existing right of way for 169th Street which contains 0.011 acres more or less.

FRED L. BENGE REGISTERED NO. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 15th day of April, 2011

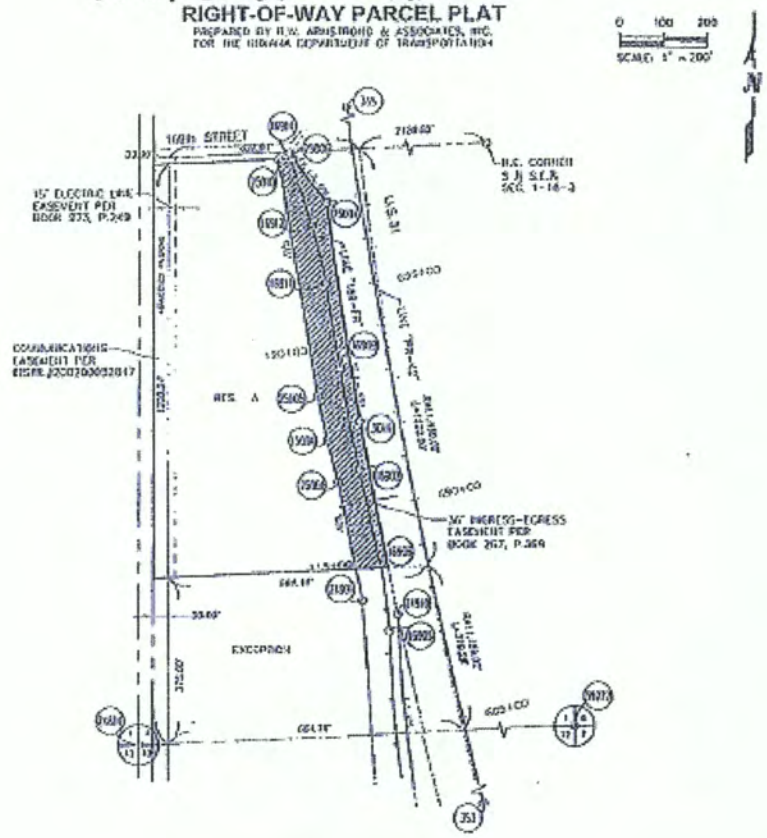
Fred L. Benge

COPY

09-09-01-00-00-015.000

RIGHT-OF-WAY PARCEL PLAT

PREPARED BY R.W. ARMSTRONG & ASSOCIATES, INC.
FOR THE INDIANA DEPARTMENT OF TRANSPORTATION



COORDINATE LIST (FEET)						
POINT	NORTHING	EASTING	STATION	OFFSET	CODE	LINE
301	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
302	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
303	[illegible]	[illegible]	[illegible]	[illegible]	RT	[illegible]
14501	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
14502	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
14503	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
14504	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
14505	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
14506	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
14507	[illegible]	[illegible]	[illegible]	0.00	--	[illegible]
24514	*	CALCULATED	LOCATION			
24501	[illegible]	[illegible]	[illegible]	[illegible]	LT	[illegible]
24502	[illegible]	[illegible]	[illegible]	[illegible]	RT	[illegible]
24503	[illegible]	[illegible]	[illegible]	[illegible]	LT	[illegible]
24504	[illegible]	[illegible]	[illegible]	[illegible]	LT	[illegible]
24505	[illegible]	[illegible]	[illegible]	[illegible]	LT	[illegible]
24506	[illegible]	[illegible]	[illegible]	[illegible]	RT	[illegible]
24507	[illegible]	[illegible]	[illegible]	[illegible]	RT	[illegible]
24508	[illegible]	[illegible]	[illegible]	[illegible]	LT	[illegible]
58273	* POINT	IS L.C.R.S				

NOTE: STATION AND OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES

* SEE COORDINATE CONTROL NOTE SURVEY FOR ADDITIONAL POINTS

** CALCULATED LOCATION

SURVEYOR'S STATEMENT

[illegible]

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

OWNER: PHEASANT ROAD, L.P.
PARCEL: 250
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 1
TOWNSHIP: 18 NORTH
RANGE: 3 EAST
PROJECT: 0710715
DES. No.: 0500266
CODE: 5341

MARCHED AREA IS THE APPROXIMATE TAKING

DRAWN BY: D. BRADLOCK DATE: 04-05-11
CHECKED BY: F. BENGE DATE: 04-15-11

DEED REF. INSTR. #2002000032817 DATED: 01-18-2002

KEY No. 09-09-01-00-015.000-015 TAKING = 1.888 A.C.

Fred L. Benge 4-15-11

FRED L. BENGE DATE
REG. LAND SURVEYOR No. S0408

PROJECT: 0710215 09-09-12-00-00-009.000
CODE: 5310
PARCEL NO.: 242-Fee Simple with Full Limitation of Access
Form WL-2
Key Number 09-09-12-00-00-009.000

A part of the Northeast Quarter of Section 12, Township 18 North, Range 3 East, Hamilton County, Indiana, and being that part of the grantor's land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit "B"**, described as follows: Commencing at the Southwest corner of said quarter section; thence North 88 degrees 05 minutes 07 seconds East, on and along the South line of said quarter section, 1,3991.31 feet measured (1398.83 feet deed) ; thence North 1 degrees 00 minutes 44 seconds East 437.18 feet to a point on the East Right of Way line for U.S. 31, said point being the point of beginning; thence North 15 degrees 09 minutes 15 seconds West, on and along said Right of Way line,563.36 feet; thence North 11 degrees 34 minutes 50 seconds West, continuing on and along said Right of Way line, 650.94 feet; thence North 14 degrees 39 minutes 46 seconds West continuing on and along said Right of Way line, 326.54 feet measured (323.87 feet deed) ; thence North 87 degrees 58 minutes 24 seconds East, parallel with the North line of said quarter section, 294.79 feet; thence South 0 degrees 16 minutes 15 seconds West 494.35 feet measured (495.0 feet deed) ; thence North 88 degrees 10 minutes 31 seconds East 86.33 feet measured (86.0 feet deed) ; thence South 1 degrees 00 minutes 44 seconds West 1016.35 feet to the point of beginning.

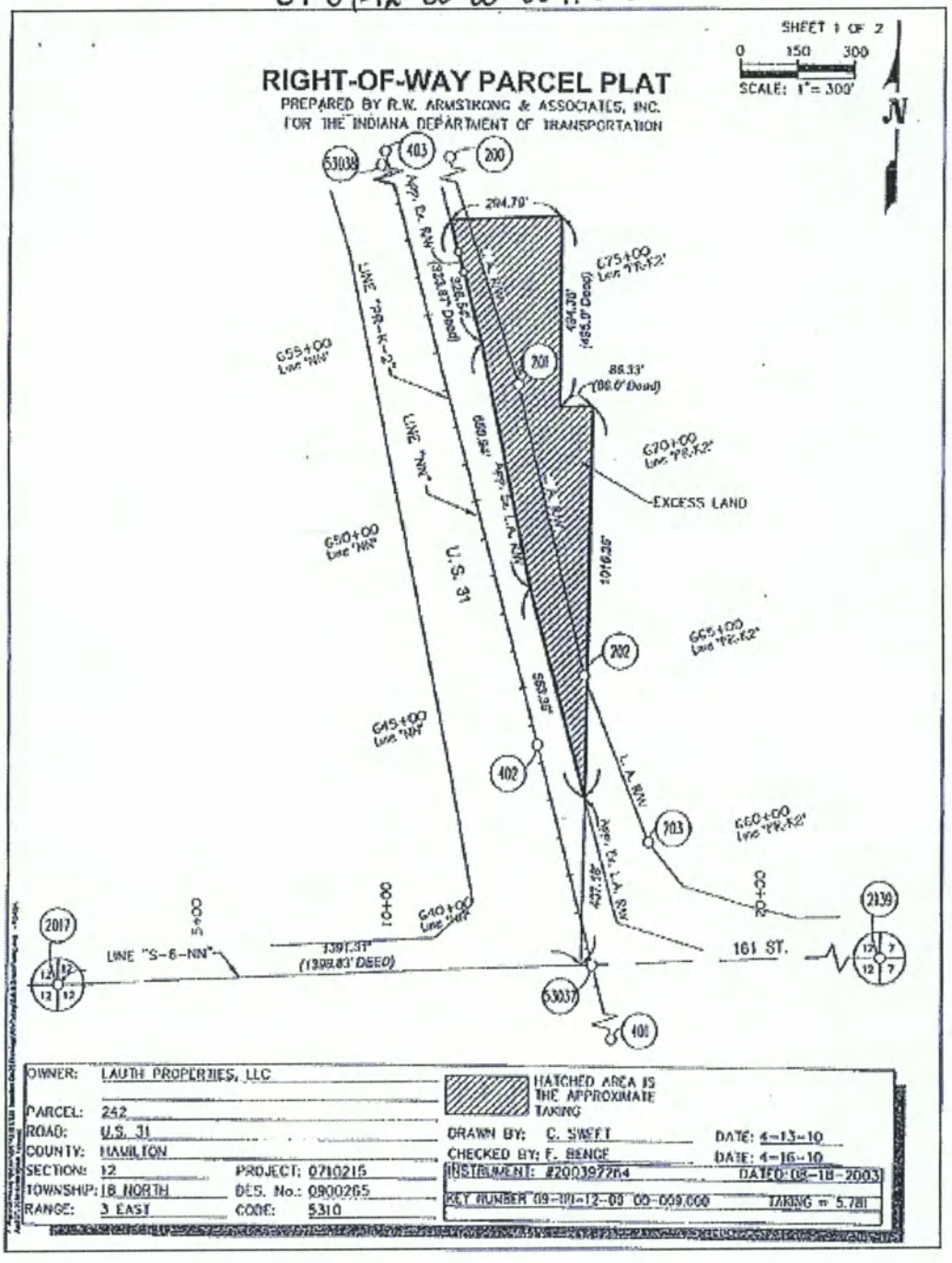
TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantor's abutting lands, along the line described as follows: Beginning at the eastern end of the western 44.85 feet of the 294.79 - foot call above; thence South 18 degrees 02 minutes 23 seconds East 453.22 feet to point "201" on said plat; thence South 13 degrees 45 minutes 32 seconds East 775.26 feet to point "202" on said plat; thence South 22 degrees 25 minutes 53 seconds East 18.08 feet to the eastern line of said grantor's land and terminating. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 27th day of April, 2010

Fred L. Benge

09-09-12-00-00-009.000



09-09-12-00-00-003.000

PROJECT: 0710215

CODE: 5311
PARCEL NO.: 248- Fee Simple with Partial Limitation of Access

Form WL-2

Key Number 29-09-12-000-003.000-029

Part of the Northeast Quarter of Section 12, Township 18 North, Range 3 East in Washington Township, Hamilton County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked Exhibit "B", described as follows: Beginning at a point on the North line of said quarter section South 87 degrees 27 minutes 51 seconds West 1,983.51 feet from the northeast corner of said quarter section, said point being on the western boundary of U.S. 31; thence along said boundary southeasterly 347.57 feet along an arc to the left and having a radius of 11,551.02 feet and subtended by a long chord having a bearing of South 14 degrees 19 minutes 10 seconds East and a length of 347.56 feet; thence South 15 degrees 10 minutes 53 seconds East 109.32 feet along said boundary to the south line of said grantors' land; thence South 87 degrees 27 minutes 51 seconds West 217.70 feet along said line to point "24413" on said plat; thence North 10 degrees 41 minutes 46 seconds West 110.92 feet to point "24803" on said plat; thence North 27 degrees 57 minutes 49 seconds East 64.03 feet to point "24804" on said plat; thence North 3 degrees 51 minutes 44 seconds West 282.01 feet to the north line of said grantors' land; thence North 87 degrees 27 minutes 51 seconds East 112.57 feet along said line to the point of beginning, containing 1.665 acres more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantors' abutting lands, along the lines described as follows: Beginning at a point on the North line of said quarter section South 87 degrees 27 minutes 51 seconds West 2,016.68 feet from the northeast corner of said quarter section; thence South 7 degrees 10 minutes 12 seconds East 165.05 feet to point "24807" on said plat; thence South 10 degrees 41 minutes 05 seconds East 185.09 feet to point "24806" on said plat; thence South 25 degrees 56 minutes 31 seconds East 51.47 feet to point "24800" on said plat; thence South 9 degrees 22 minutes 35 seconds East 52.31 feet to the south line of said grantors' land and the terminus. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 7th day of April, 2011

Fred L. Benge

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

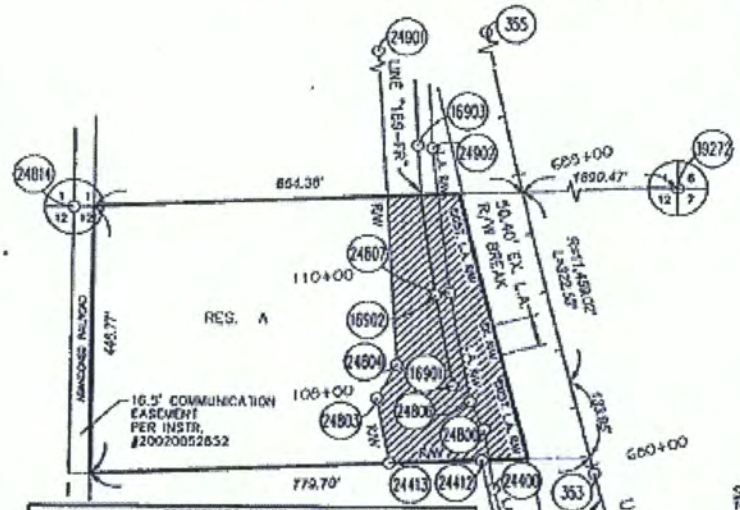
08-09-12-00-00-003.000

RIGHT-OF-WAY PARCEL PLAT

PREPARED BY R.W. ARMSTRONG & ASSOCIATES, INC.
FOR THE INDIANA DEPARTMENT OF TRANSPORTATION

SHEET 1 OF 1

0 100 200
SCALE: 1" = 200'



COORDINATE CHART (FEET)						
POINT	NORTHING	EASTING	STATION	OFFSET	SIDE	LINE
353	53827.5171	48904.6036	679+85.52	0.00	--	"PR-K2"
355	58151.6862	48342.5853	723+59.67	0.00	--	"PR-K2"
16901	53972.4607	48899.0403	108+00.00	0.00	--	"169-FR"
16902	54123.6935	48651.4733	109+53.92	0.00	--	"169-FR"
16903	54373.8875	48820.3880	112+05.20	0.00	--	"169-FR"
24400	53799.5891	48746.3884	680+00.01	160.00	Lt	"PR-K2"
24412	53847.5697	48726.7728	680+50.92	166.44	Lt	"PR-K2"
24413	53841.1036	48682.7113	680+81.47	307.28	Lt	"PR-K2"
24800	53899.8950	48720.9084	681+00.00	150.00	Lt	"PR-K2"
24803	53950.1787	48582.1263	108+00.00	120.00	Lt	"169-FR"
24804	54006.7340	48592.1503	108+50.00	80.00	Lt	"169-FR"
24806	53945.9745	48707.3925	681+50.00	160.00	Lt	"PR-K2"
24807	54127.8573	48873.0758	109+54.00	22.00	Rt	"169-FR"
24814	**	CALCULATED	LOCATION			
24901	54508.9416	48552.5059	114+29.00	52.00	Lt	"169-FR"
24902	54389.0906	48542.7283	112+00.00	22.00	Rt	"169-FR"
39272	* REFER	TO L.C.R.B.				

NOTE: STATION AND OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES

* SEE LOCATION CONTROL ROUTE SURVEY FOR ADDITIONAL POINTS

** CALCULATED LOCATION

SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT, TOGETHER WITH THE "LOCATION CONTROL ROUTE SURVEY" RECORDED AS INSTRUMENT NO. 2009053314 IN THE OFFICE OF THE RECORDER OF HAMILTON COUNTY, INDIANA, (INCORPORATED AND MADE A PART HEREOF BY REFERENCE) COMPRISE A ROUTE SURVEY EXECUTED IN ACCORDANCE WITH INDIANA ADMINISTRATIVE CODE 865 IAC 1-12, ("RULE 12").

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

4-7-11

FRED L. BENGE DATE
REG. LAND SURVEYOR No. LS0408

OWNER: MENONNA, JOHN AND FLORA

PARCEL: 248
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 12 PROJECT: 0710215
TOWNSHIP: 18 NORTH DES. No.: 0900266
RANGE: 3 EAST CODE: 5311

HATCHED AREA IS THE APPROXIMATE TAKING

DRAWN BY: D.TRUEBLOOD DATE: 03-30-11
CHECKED BY: F BENGE DATE: 04-05-11

WARRANTY DEED #1028, BK.203, P.142 DATED: 04-30-1966

KEY No. 29-09-12-000-003.000-029 TAKING = 1.665 A.C.

09-09-01-00-00-003.201

PROJECT: 0710215

CODE: 5310

PARCEL NO.: 448-Fee Simple

Form WD-1

Key Number 29-09-01-000-003.201-015

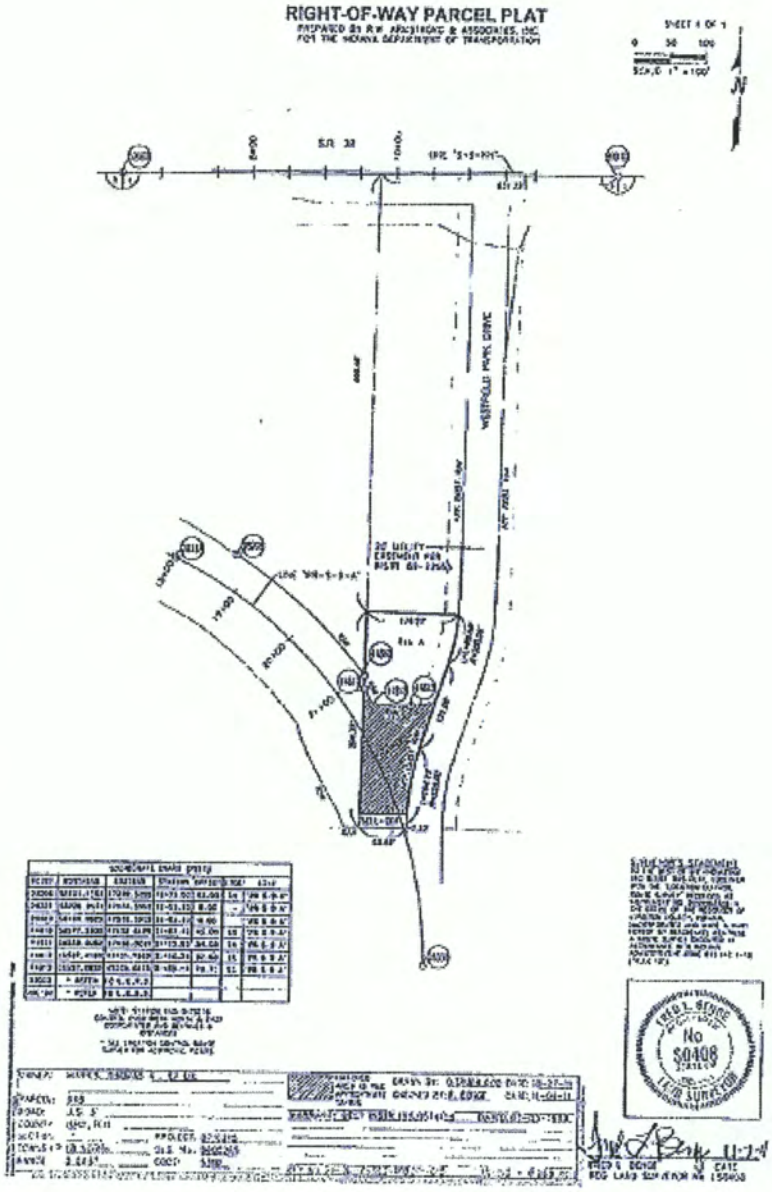
Part of the Northwest Quarter of Section 1, Township 18 North, Range 3 East in Washington Township, Hamilton County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked **"Exhibit B"**, described as follows: Commencing at the Northeast corner of the Northwest quarter of said quarter section; thence South 89 degrees 50 minutes 06 seconds West along the north line of said quarter section to the Northeast corner of the property described in a deed recorded as Deed Record 317 page 314; thence South 1 degree 02 minutes 13 seconds West 705.83 feet along the east line of said property to the point of beginning of this description designated as point "44811" on said plat; thence South 31 degrees 22 minutes 41 seconds East 25.76 feet to point "44812" on said plat; thence South 89 degrees 38 minutes 08 seconds East 52.32 feet to point "44813" on said plat; thence North 81 degrees 44 minutes 30 seconds East 34.08 feet to the east line of said grantors' land; thence South 18 degrees 22 minutes 43 seconds West 65.28 feet along said east line; thence southwesterly 91.48 feet along an arc to the left having a radius of 325.00 feet and subtended by a long chord having a bearing of South 10 degrees 18 minutes 54 seconds West and a length of 91.18 feet to the southeast corner of said granters' land; thence North 89 degrees 54 minutes 29 seconds West 65.60 feet along the south line of said grantors' land to the southwest corner of said grantor's land; thence North 1 degree 02 minutes 13 seconds East 169.01 feet along the west line of said grantors' land to the point of beginning and containing 0.268 acres, more or less.

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 7th day of November, 2011

Fred L. Benge

LEGAL DESCRIPTION
FEE SIMPLE RIGHT-OF-WAY
PARCEL 448

09-09-01-00-00-003.201



RIGHT-OF-WAY PARCEL PLAT

09-09-01-02-03-008.000

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 436-Fee Simple
Form WD-1
Key Number 29-09-01-203-008.000-015

A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East, Hamilton County, Indiana, and being that part of the grantor's land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit "B"**, described as follows: Beginning at a point on the south boundary of State Road 32 South 89 degrees 59 minutes 21 seconds West 49.00 feet from the northwest corner of Lot 02 in Roberts Addition to the Town of Westfield as recorded in Deed Record 39, Pg. 433 in the Office of the Recorder of Hamilton County Indiana; thence South 69 degrees 22 minutes 12 seconds West 43.29 feet to point "43602" on said plat; thence South 86 degrees 54 minutes 26 seconds West 59.11 feet to a point on the west line of said grantor's land designated as point "43600" on said plat; thence North 0 degrees 12 minutes 40 seconds West 18.14 feet along said line to the southern boundary of State Road 32; thence North 89 degrees 49 minutes 33 seconds East 99.60 feet along said boundary to the point of beginning and containing 0.030 acres, more or less.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 6th day of August, 2011

Fred L. Benge

09-09-01-02-03-008.000

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 416A-Temporary Right of Way for Drive Construction
Form T-1

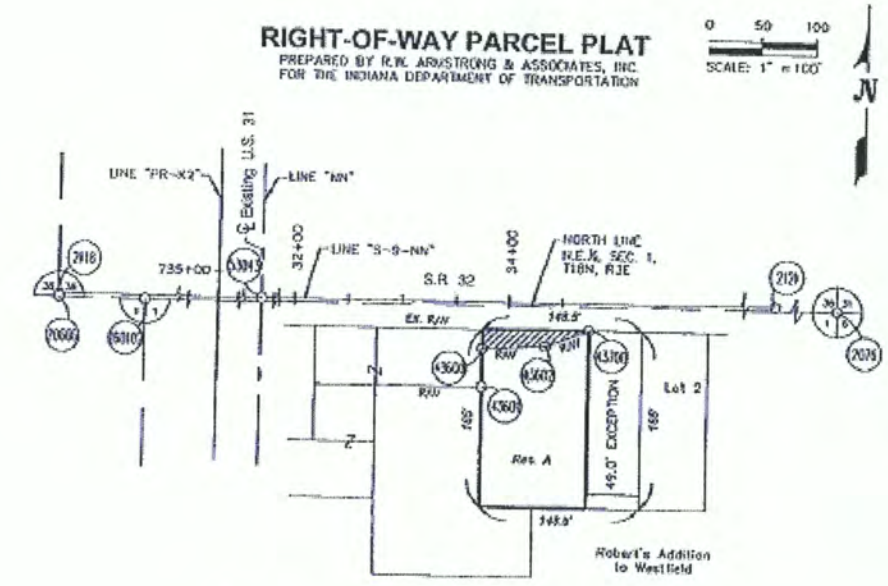
A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East, Hamilton County, Indiana, described as follows: Commencing at the northwest corner of Lot #2 in Roberts Addition to the Town of Westfield as recorded in Deed Record 39, Pg. 433 in the Office of the Recorder of Hamilton County, Indiana; thence South 89 degrees 59 minutes 21 seconds West 49.00 feet to the northeast corner of said grantors' land; thence South 69 degrees 22 minutes 12 seconds West 43.29 feet; thence South 86 degrees 54 minutes 26 seconds West 34.04 feet to the point of beginning of this description; thence South 0 degrees 10 minutes 30 seconds East 37.27 feet; thence South 89 degrees 49 minutes 30 seconds West 25.01 feet to the west line of said said grantors' land; thence North 0 degrees 12 minutes 40 seconds West 35.99 feet along said line; thence North 86 degrees 54 minutes 26 seconds East 25.06 feet to the point of beginning and containing 0.021 acres, more or less.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 6th day of August, 2011

Fred L. Benge

09-09-01-02-03-008.000



COORDINATE CHART (FEET)						
POINT	NORTHING	EASTING	STATION	OFFSET	SIDE	LINE
2075	* REFER TO L.C.R.S.					
2118	69267.5160	48002.6528	19+29.26	0.00	-	"S-9-NN"
2121	69274.9550	50827.8093	33+54.17	0.00	-	"S-9-NN"
20606	69265.0380	48502.6563	19+29.21	0.00	RT	"S-9-NN"
43500	69229.1723	49848.8357	33+74.97	44.96	RT	"S-9-NN"
43601	69193.1693	49848.6668	33+74.93	89.00	RT	"S-9-NN"
43602	69238.3663	49907.5569	34+34.00	91.00	RT	"S-9-NN"
43700	69247.6172	49968.0870	34+74.60	29.87	RT	"S-9-NN"
63043	69268.9860	48473.4411	20+00.00	0.00	-	"S-9-NN"
260102	* REFER TO L.C.R.S.					

NOTE: STATION AND OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES

* SEE LOCATION CONTROL ROUTE SURVEY FOR ADDITIONAL POINTS

SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT, TOGETHER WITH THE "LOCATION CONTROL ROUTE SURVEY" RECORDED AS INSTRUMENT NO. 9909511108 IN THE OFFICE OF THE RECORDER OF HAMILTON COUNTY, INDIANA, (INCORPORATED AND MADE A PART HEREOF BY REFERENCE) COMPRISE A ROUTE SURVEY EXECUTED IN ACCORDANCE WITH INDIANA ADMINISTRATIVE CODE 865 IAC 1-12, ("RULE 12").

FRED L. BENGE
No. S0408
STATE OF INDIANA
LAND SURVEYOR

FRED L. BENGE DATE
REG. LAND SURVEYOR No. LS0408

OWNER: SHUCK, JUDITH A. AND ROBERT E.
PARCEL: 436
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 1
TOWNSHIP: 18 NORTH
RANGE: 3 EAST
PROJECT: 0710215
DES. No.: 0900285
CODE: 5310

HATCHED AREA IS THE APPROXIMATE TAKING

DRAWN BY: D.TRUEBLOOD DATE: 08-01-11
CHECKED BY: F. BENGE DATE: 08-01-11

QUITCLAIM DEED INSTR #200300018642 DATED: 11-27-2002

KEY No. 29-09-01-00-00-008.000-015 TAKING = 21,030 Sq. Ft.

09-09-01-02-07-025.000

PROJECT: 0710215

CODE: 5310

PARCEL NO.: 263-Fee Simple with Partial Limitation of Access

Form WL-2

Key Number 29-09-01-201-016.000-015

A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East, located in Washington Township, Hamilton County, Indiana, and being that part of the grantor's land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit "B"**, described as follows: Commencing at the Northwest corner of the Northeast Quarter of said Section; thence South 0 degrees 00 minutes 28 seconds West 897.91 feet along the west line of said Quarter Section to the northern right of way line of the former Central Indiana Railway; thence North 89 degrees 18 minutes 01 seconds East 33.02 feet along said northern right of way to the point of beginning of this description which point is on the eastern right of way line of the former Monon Railroad; thence South 89 degrees 56 minutes 52 seconds East 39.93 feet along said northern right of way line to a corner of the parcel of land described in Instrument #200500030587 in the Office of the Recorder of Hamilton County, Indiana; thence South 88 degrees 52 minutes 27 seconds East 225.94 feet along said northern right of way line to the western boundary of U.S. 31; thence South 0 degrees 19 minutes 59 seconds West 37.04 feet along said boundary to the southern right of way line of said former Central Indiana Railway and a corner of the parcel of land described in said instrument; thence North 89 degrees 21 minutes 43 seconds West 265.62 feet along said right of way line to the former east right of way line of said Monon Railroad; thence North 0 degrees 00 minutes 40 seconds West 38.56 feet along said right of way line to the point of beginning, containing 0.233 acres, more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantor's remaining lands along the lines described as follows: Commencing at the Northwest corner of the Northeast Quarter of Section 1, Township 18 North, Range 3 East; thence South 0 degrees 00 minutes 28 seconds West 897.91 feet along the east line of said Quarter Section line to the former north right of way line of the Central Indiana Railway; thence North 89 degrees 18 minutes 01 seconds East 33.02 feet along said northern right of way line; thence South 89 degrees 54 minutes 29 seconds East 15.37 feet along said right of way line to the point of beginning of this description; thence South 0 degrees 32 minutes 27 seconds West 38.70 feet to the

09-09-01-02-07-025.000

PROJECT: 0710215

CODE: 5310

PARCEL NO.: 263-Fee Simple with Partial Limitation of Access

Form WL-2

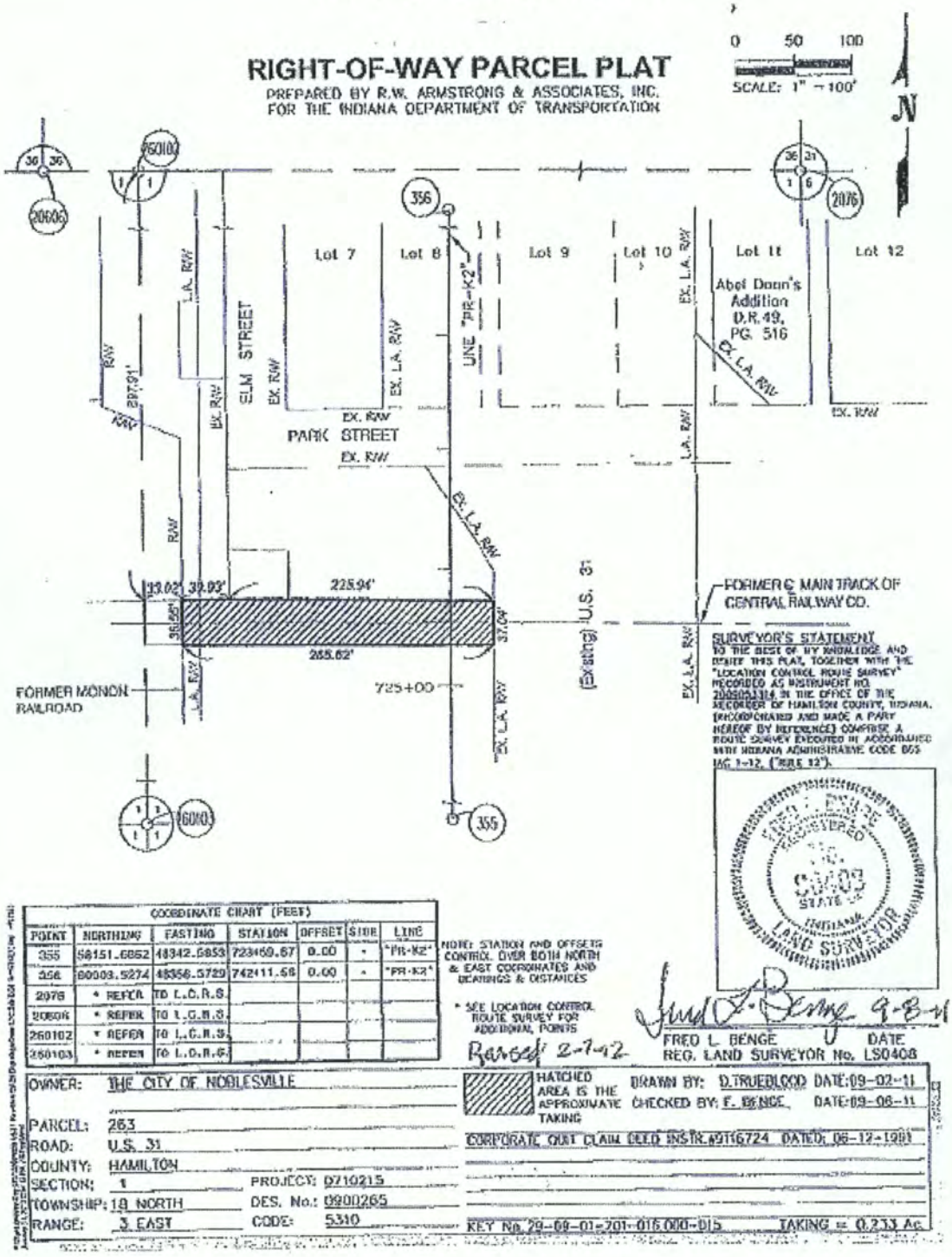
Key Number 29-09-01-201-016.000-015

south right of way line of said Central Indiana Railway and the terminus. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 8th day of September, 2011
Revised 2-7-12

Fred L. Benge

09-09-01-02-07-025.000



COORDINATE CHART (FEET)						
POINT	NORTHING	EASTING	STATION	OFFSET	SIDE	LINE
355	58151.6852	48342.5853	723469.67	0.00	-	"PR-K2"
356	60003.5274	48356.5729	742411.56	0.00	-	"PR-K2"
2076	* REFER	TO L.C.R.S.				
20606	* REFER	TO L.C.R.S.				
260102	* REFER	TO L.C.R.S.				
260103	* REFER	TO L.C.R.S.				

NOTE: STATION AND OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES

* SEE LOCATION CONTROL ROUTE SURVEY FOR ADDITIONAL POINTS

Fred L. Benge 9-8-11
FRED L. BENGE DATE
REG. LAND SURVEYOR No. LS0408

Ranes 2-7-12

OWNER: THE CITY OF NOBLESVILLE
PARCEL: 263
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 1
TOWNSHIP: 18 NORTH
RANGE: 3 EAST
PROJECT: 9710215
DES. No.: 0900265
CODE: 5310

HATCHED AREA IS THE APPROXIMATE TAKING

DRAWN BY: D.TRUEBLOOD DATE: 09-02-11
CHECKED BY: F. BENGE DATE: 09-06-11

CORPORATE QUIT CLAIM DEED INSTR.#9116724 DATED: 06-12-1991

KEY No. 29-09-01-701-016.000-015 TAKING = 0.233 Ac.

09-05-36-00-00-039.000
09-05-36-00-00-039.002

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 284-Fee Simple
Form WD-1
Key Number 29-05-36-000-039.000-015

Part of the Southwest Quarter of Section 36, Township 19 North, Range 3 East, Hamilton County, Indiana, and being that part of the grantor's land lying within the right of way depicted on the attached Right of Way Parcel Plat, marked **"Exhibit B"**, described as follows: Commencing at the southeast corner of said Quarter section; thence North 89 degrees 50 minutes 43 seconds West 576.07 feet (576.00 feet by Instrument Number 8711534) along the south line of said section; thence continuing North 89 degrees 50 minutes 43 seconds West 748.73 feet along said south line to the southwest corner of the Southeast Quarter of said quarter section; thence North 0 degrees 38 minutes 43 seconds East 492.50 feet along the west line of said quarter-quarter section to the prolonged north line of the grantor's land; thence South 89 degrees 50 minutes 43 seconds East 17.50 feet along said north line prolonged to the east boundary of Wheeler Road (foregoing portion of this description beginning with the words "Part of the Southwest Quarter of Section 36" is quoted from Instrument #2007040170 in the Office of the Recorder of Hamilton County, Indiana); thence South 0 degrees 19 minutes 34 seconds West 32.20 feet along said boundary to point "28408" on said plat, and the point of beginning of this description; thence South 45 degrees 33 minutes 27 seconds East 53.22 feet to point "28409" on said plat; thence South 89 degrees 21 minutes 21 seconds East 400.00 feet to point "28410" on said plat; thence North 51 degrees 49 minutes 57 seconds East 54.86 feet to the west boundary of Sun Park Drive designated as point "28411" on said plat; thence South 0 degrees 18 minutes 53 seconds West 121.88 feet along said boundary to point "28412" on said plat; thence North 67 degrees 25 minutes 55 seconds West 46.84 feet to point "28413" on said plat; thence North 89 degrees 21 minutes 21 seconds West 411.98 feet to point "28414" on said plat; thence South 0 degrees 19 minutes 27 seconds West 75.54 feet to a point on the east boundary of Wheeler Road; thence North 89 degrees 39 minutes 48 seconds West 25.84 feet along said boundary; thence North 0 degrees 19 minutes 34 seconds East 182.51 feet along said boundary to the point of beginning and containing 0.860 acres, more or less. All bearings in this description which are not quoted from previous instruments are based on the bearing system for State Project 0710215.

FRED L. BENGE
REGISTERED
NO.
S0408
STATE OF
INDIANA
LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 25th day of October, 2011

Fred L. Benge

RIGHT-OF-WAY PARCEL PLAT

PREPARED BY R.W. ARMSTRONG & ASSOCIATES, INC.
FOR THE INDIANA DEPARTMENT OF TRANSPORTATION

09-05-36-00-00-039.000
09-05-36-00-00-039.002

0 100 200
SCALE: 1" = 200'

COORDINATE CHART (FEET)						
POINT	NORTHING	EASTING	STATION	OFFSET	SIDE	LINE
2107	* REFER TO L.C.R.S.					
2116	59263.1555	46473.4469	0+00.00	0.00	-	"S-9-NN"
2118	59267.5480	48002.6506	15+29.21	0.00	-	"S-9-NN"
20606	* REFER TO L.C.R.S.					
28405	59755.4040	46698.2390	2+28.21	491.62	Lt	"S-9-NN"
28408	59723.2047	46699.6557	2+25.94	459.42	Lt	"S-9-NN"
28409	59685.8436	46736.0409	2+53.82	422.05	Lt	"S-9-NN"
28410	59681.4461	47136.0238	6+03.78	416.40	Lt	"S-9-NN"
28411	59715.3486	47179.1664	7+07.01	450.18	Lt	"S-9-NN"
28412	59693.4764	47178.4869	7+05.50	928.31	Lt	"S-9-NN"
28413	59611.4505	47135.2365	6+02.79	346.41	Lt	"S-9-NN"
28414	59618.0829	46723.2802	2+50.85	552.23	Lt	"S-9-NN"
28417	59481.2433	46722.4041	2+49.50	197.39	Lt	"S-9-NN"
28423	59562.3467	47178.3131	7+05.73	287.10	Lt	"S-9-NN"
28442	59866.8597	47180.0132	7+08.31	861.69	Lt	"S-9-NN"
52002	* REFER TO L.C.R.S.					
59105	59263.7217	46677.3661	2+04.52	0.00	-	"S-9-NN"
260055	* REFER TO L.C.R.S.					
260102	* REFER TO L.C.R.S.					

NOTE: STATION AND OFFSETS CONTROL OVER BOTH NORTH & EAST COORDINATES AND BEARINGS & DISTANCES

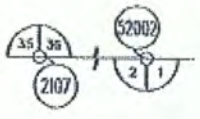
* SEE LOCATION CONTROL ROUTE SURVEY FOR ADDITIONAL POINTS

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT, TOGETHER WITH THE "LOCATION CONTROL ROUTE SURVEY" RECORDED AS INSTRUMENT NO. 2009053334 IN THE OFFICE OF THE RECORDER OF HAMILTON COUNTY, INDIANA, (INCORPORATED AND MADE A PART HEREOF BY REFERENCE) COMPRISE A ROUTE SURVEY EXECUTED IN ACCORDANCE WITH INDIANA ADMINISTRATIVE CODE 865 IAC 1-12, ("RULE 12").

10-25-11
FRED L. BENGE DATE
REG. LAND SURVEYOR No. LS0408



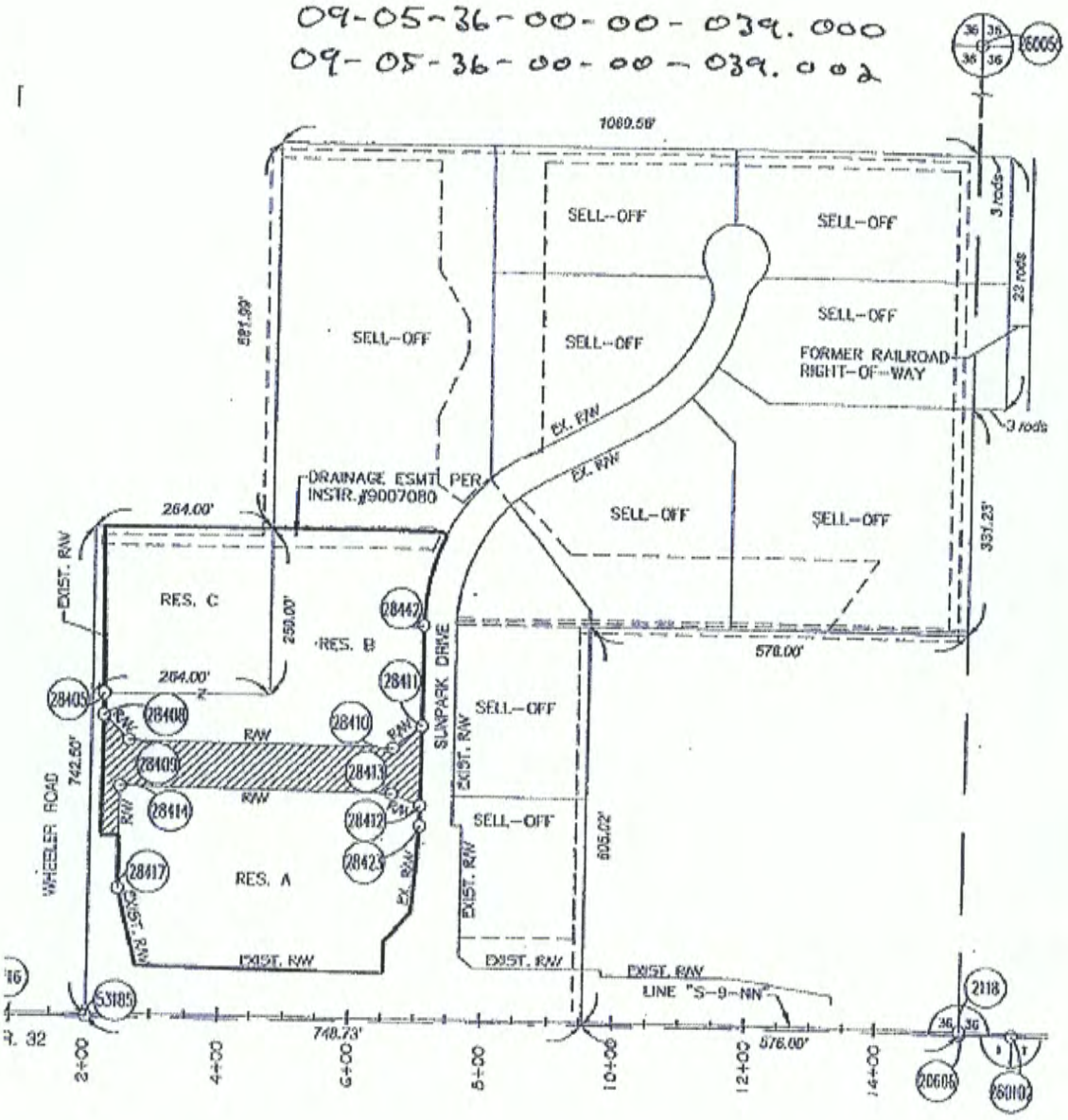
OWNER: HAMILTON WEST INVESTMENTS
Contact Buyer: HENKE DEVELOPMENT GROUP
PARCEL: 284
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 36 PROJECT: 0710215
TOWNSHIP: 19 NORTH DES. No.: 0900265
RANGE: 3 EAST CODE: 5310

HATCHED AREA IS THE APPROXIMATE TAKING

DRAWN BY: D.TRUEBLOOD DATE: 10-17-11
CHECKED BY: F. BENGE DATE: 10-21-11

WARRANTY DEED INSTR. #8711534 DATED: 07-20-1987

KEY No. 29-05-36-000-039.000-015 TAKING = 0.860 Ac.


09-05-36-00-00-039.000
09-05-36-00-00-039.002
1089.58'
SELL-OFF
SELL-OFF
SELL-OFF
SELL-OFF
SELL-OFF
SELL-OFF
SELL-OFF
FORMER RAILROAD RIGHT-OF-WAY
3 rods
23 rods
3 rods
581.99'
EX. R/W
EX. R/W
DRAINAGE ESMT PER INSTR.#9007080
264.00'
EXIST. R/W
RES. C
250.00'
RES. B
264.00'
28442
28411
28405
28408
28410
28409
28413
28414
28412
28423
28417
RES. A
SUNPARK DRIVE
EXIST. R/W
EXIST. R/W
EXIST. R/W
EXIST. R/W
EXIST. R/W
EXIST. R/W
WHEELER ROAD
742.50'
605.02'
578.00'
331.23'
LINE "S-9-NN"
53185
748.73'
576.00'
2118
20606
260102
2+00
4+00
6+00
8+00
10+00
12+00
14+00

08-05-36-00-00-004.00A
PROJECT: 0710215 08-05-36-00-00-004.000
CODE: 5309 08-05-36-00-00-050.000
PARCEL NO.: 328A-Perpetual Drainage & Utility Easement
Form PHE-1
Key Number 29-05-36-000-004.000-015

A part of the Northwest Quarter of Section 36, Township 19 North, Range 3 East in Hamilton County, Indiana and being that part of the grantor's land lying within the easement lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit B**, described as follows: Commencing at the northwest corner of said quarter section; thence North 89 degrees 10 minutes 58 seconds East 2,589.74 feet along the north line of said quarter section; thence South 1 degree 36 minutes 53 seconds East 125.01 feet to the point of beginning of this description, designated as point "32827" on said plat; thence continuing South 1 degree 36 minutes 53 seconds East 246.51 feet to point "32832" on said plat; thence southwesterly 190.93 feet along an arc to the right, having a radius of 265.00 feet and subtended by a long chord with a bearing of South 19 degrees 01 minute 32 seconds West and a length of 186.83 feet to point "32833" on said plat; thence South 39 degrees 39 minutes 57 seconds West 1,567.66 feet to point "32834" on said plat; thence southwesterly 898.91 feet along an arc to the left, having a radius of 1,305.00 feet and subtended by a long chord with a bearing of South 19 degrees 55 minutes 57 seconds West and a length of 881.25 feet to point "32835" on said plat; thence South 0 degrees 11 minutes 56 seconds West 68.96 feet to the northern boundary of 181st Street; thence South 89 degrees 31 minutes 54 seconds West 40.00 feet along said boundary; thence North 0 degrees 11 minutes 56 seconds East 69.43 feet to point "32884" on said plat; thence northeasterly 926.47 feet along an arc to the right, having a radius of 1,345.00 feet and subtended by a long chord with a bearing of North 19 degrees 55 minutes 57 seconds East and a length of 908.26 feet to point "32887" on said plat; thence North 39 degrees 39 minutes 57 seconds East 1,567.66 feet to point "32897" on said plat; thence Northerly 162.11 feet along an arc to the left, having a radius of 225.00 feet and subtended by a long chord with a bearing of North 19 degrees 01 minute 32 seconds East and a length of 158.63 feet to point "32898" on said plat; thence North 1 degree 36 minutes 53 seconds West 247.06 feet to point "32837" on said plat; thence North 89 degrees 10 minutes 59 seconds East 40.00 feet to the point of beginning containing 2.730 acres more or less.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the City of Westfield, Indiana
by Fred L. Benge, Indiana
Registered Land Surveyor, License Number LS80040408,
on the 23rd day of May, 2012

Fred L. Benge

08-05-36-00-00-004.00A
PROJECT: 0710215 08-05-36-00-00-004.000
CODE: 5309 08-05-36-00-00-050.000
PARCEL NO.: 328B-Perpetual Drainage & Utility Easement
Form PHE-1
Key Number 29-05-36-000-004.000-015

A part of the Northwest Quarter of Section 36, Township 19 North, Range 3 East in Hamilton County, Indiana and being that part of the grantor's land lying within the easement lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit B**, described as follows: Commencing at the southeast corner of said quarter section; thence South 89 degrees 31 minutes 54 seconds West 1,231.85 feet along the south line of said quarter section; thence North 37 degrees 20 minutes 33 seconds West 57.13 feet to the point of beginning of this description; thence continuing North 37 degrees 20 minutes 33 seconds West 32.82 feet to point "32823" on said plat; thence North 0 degrees 11 minutes 56 seconds East 12.22 feet to point "32836" on said plat; thence northeasterly 823.14 feet along an arc to the right, having a radius of 1,195.00 feet and subtended by a long chord with a bearing of North 19 degrees 55 minutes 57 seconds East and a length of 806.97 feet to point "32824" on said plat; thence North 39 degrees 39 minutes 57 seconds East 1,533.51 feet to point "32873" on said plat; thence North 88 degrees 23 minutes 07 seconds East 63.46 feet to the east line of said grantor's land, designated as point "32829" on said plat; thence South 1 degree 35 minutes 17 seconds East 1,397.39 feet along said line to point "32892" on said plat; thence South 88 degrees 23 minutes 07 seconds West 70.09 feet to point "32891" on said plat; thence North 1 degree 36 minutes 53 seconds West 1,129.90 feet to point "32890" on said plat; thence North 50 degrees 20 minutes 03 seconds West 151.01 feet to point "32888" on said plat; thence South 39 degrees 39 minutes 57 seconds West 1,327.69 feet to point "32886" on said plat; thence southwesterly 809.37 feet along an arc to the left, having a radius of 1,175.00 feet and subtended by a long chord with a bearing of South 19 degrees 55 minutes 57 seconds West and a length of 793.46 feet to point "32885" on said plat; thence South 0 degrees 11 minutes 56 seconds West 38.25 feet to the point of beginning containing 3.636 acres more or less.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the City of Westfield, Indiana
by Fred L. Benge, Indiana
Registered Land Surveyor, License Number LS80040408,
on the 23rd day of May, 2012

Fred L. Benge

08-05-36-00-00-004.004A
08-05-36-00-00-004.000
08-05-36-00-00-050.000

PARCEL NO.: 328WC-Perpetual Drainage & Utility Easement

Form PHE-1

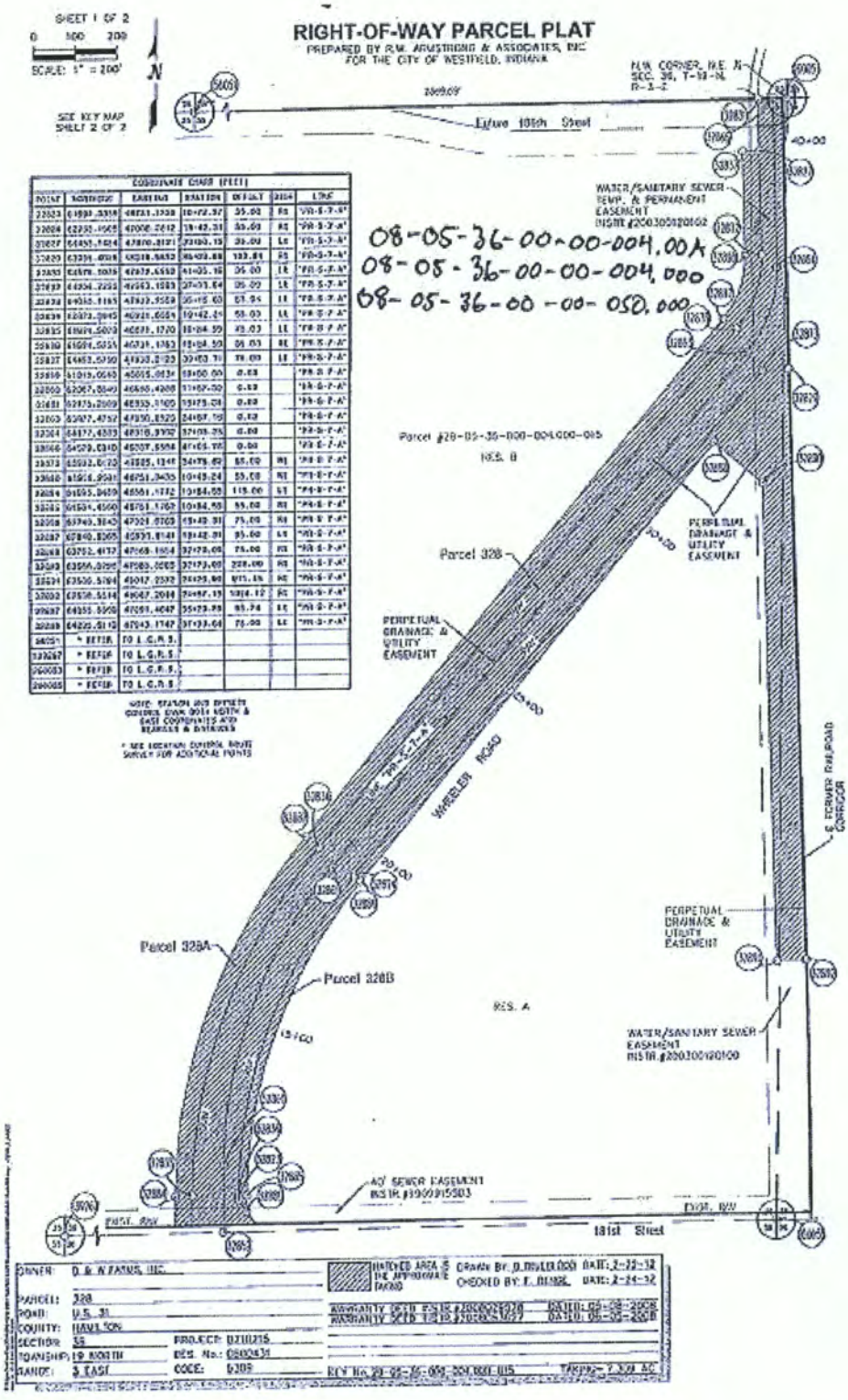
Key Number 29-05-36-000-004.000-015

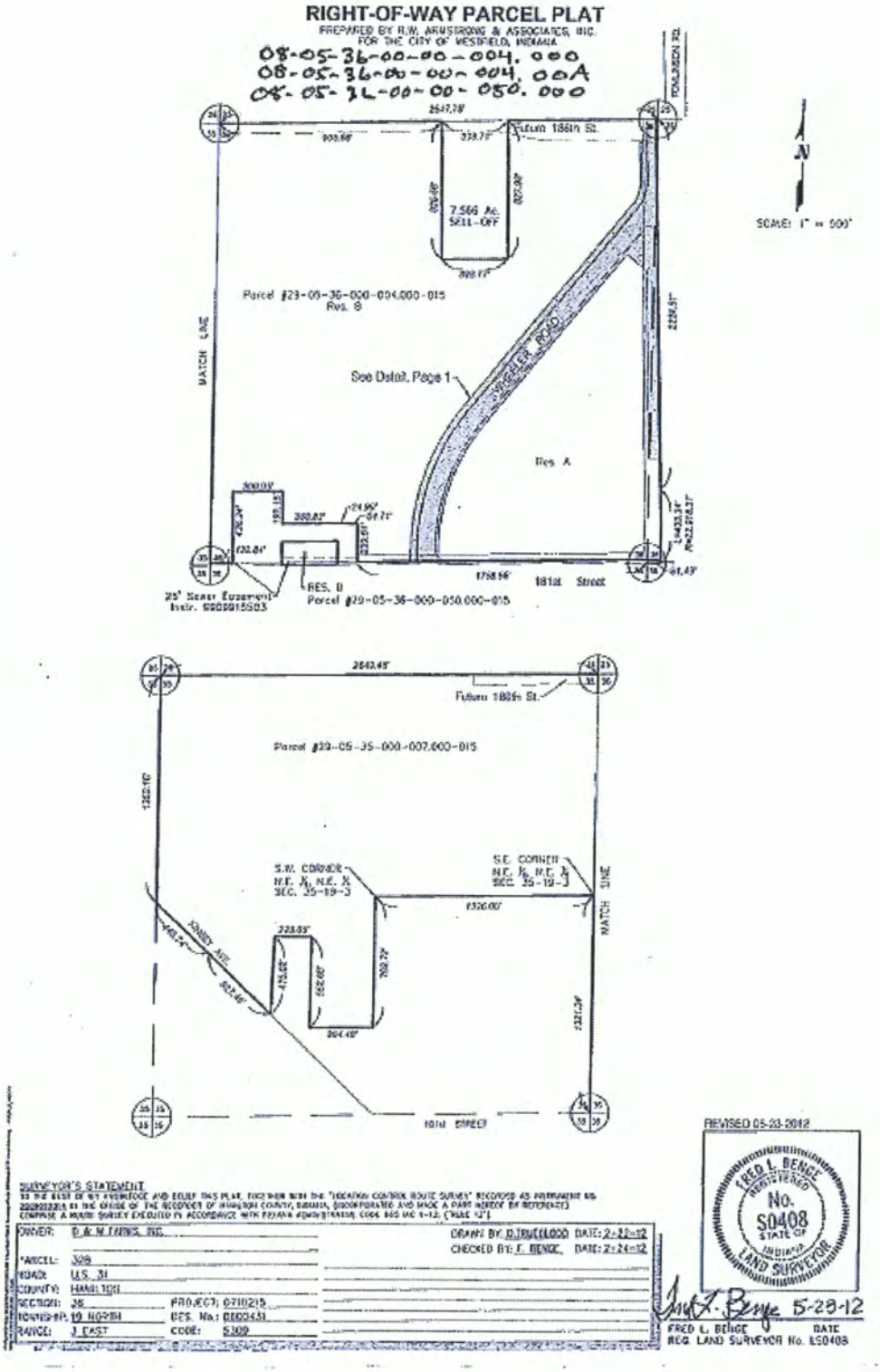
A part of the Northwest Quarter of Section 36, Township 19 North, Range 3 East in Hamilton County, Indiana and being that part of the grantor's land lying within the perpetual drainage easement lines depicted on the attached Right of Way Parcel Plat, marked **Exhibit B**, described as follows: Commencing at the northwest corner of said quarter section; thence South 0 degrees 19 minutes 04 seconds West 59.99 feet along the west line of said quarter section; thence North 89 degrees 11 minutes 00 seconds East 1,046.10 feet to the point of beginning of this description, designated as point "32913" on said plat; thence continuing North 89 degrees 11 minutes 00 seconds East 40.00 feet to point "32910" on said plat; thence South 4 degrees 53 minutes 37 seconds West 50.25 feet to point "32911" on said plat; thence South 89 degrees 10 minutes 59 seconds West 30.00 feet to point "32912" on said plat; thence North 6 degrees 31 minutes 39 seconds West 50.25 feet to the point of beginning containing 0.040 acres more or less.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

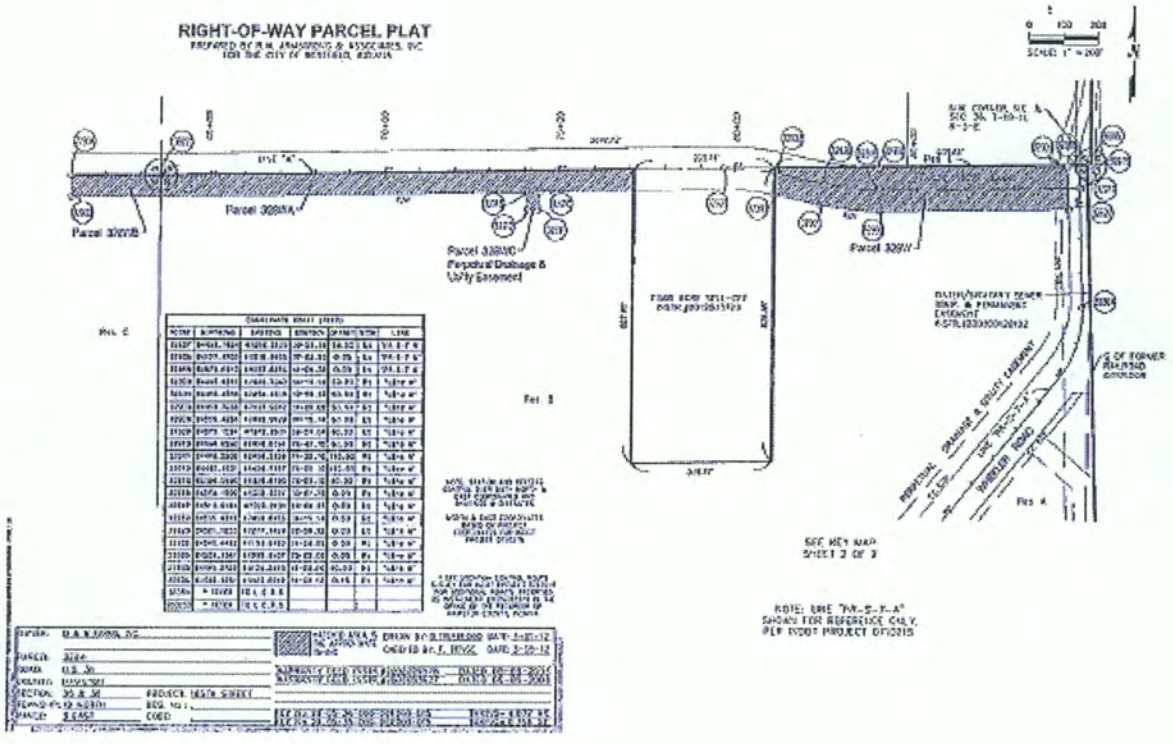
This description was prepared for
The City of Westfield, Indiana, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408,
on the 23rd day of May, 2012

Fred L. Benge

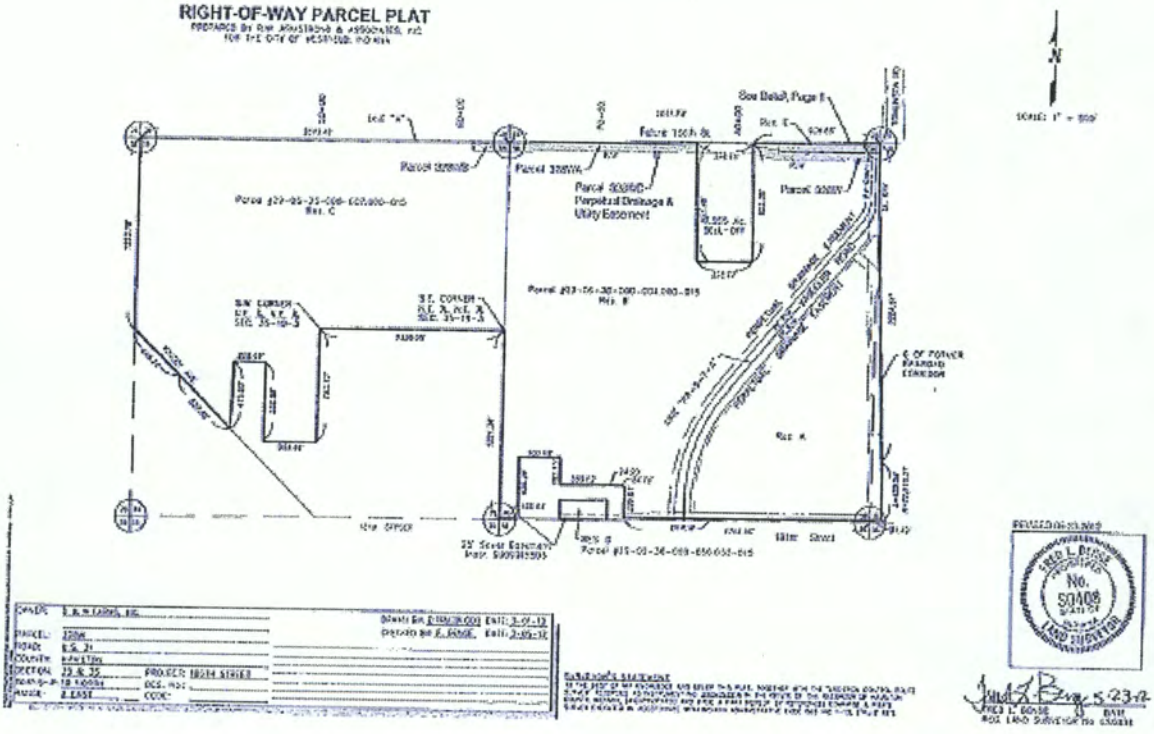

RIGHT-OF-WAY PARCEL PLAT
PREPARED BY R.W. ARMSTRONG & ASSOCIATES, INC.
FOR THE CITY OF WESTFIELD, INDIANA
SHEET 1 OF 2
SCALE: 1" = 200'
SEE KEY MAP SHEET 2 OF 2
NW CORNER, NE ¼ SEC. 36, T-19-N, R-3-E
Future 186th Street
WATER/SANITARY SEWER TEMP. & PERMANENT EASEMENT INSTR.#200305020062
08-05-36-00-00-004.00A
08-05-36-00-00-004.000
08-05-36-00-00-050.000
Parcel #29-05-36-000-004.000-015
RES. B
PERPETUAL DRAINAGE & UTILITY EASEMENT
Parcel 328
PERPETUAL DRAINAGE & UTILITY EASEMENT
WHEELER ROAD
S. FORMER RAILROAD CORRIDOR
Parcel 328A
Parcel 328B
RES. A
PERPETUAL DRAINAGE & UTILITY EASEMENT
WATER/SANITARY SEWER EASEMENT INSTR.#200305020060
40' SEWER EASEMENT INSTR.#1999015503
EXIST. R/W
181st Street
OWNER: D & N FARMS, INC.
PARCEL: 328
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 36
TOWNSHIP: 19 NORTH
RANGE: 3 EAST
PROJECT: D110215
DES. No.: 0900431
CODE: 0309
HATCHED AREA IS THE APPROXIMATE TAKING
Drawn By: D. MULLER DATE: 2-22-12
CHECKED BY: E. BUSSE DATE: 2-24-12
TAKING= 7.309 AC


RIGHT-OF-WAY PARCEL PLAT
PREPARED BY R.W. ARMSTRONG & ASSOCIATES, INC.
FOR THE CITY OF WESTFIELD, INDIANA
08-05-36-00-00-004.000
08-05-36-00-00-004.00A
08-05-36-00-00-050.000
Future 186th St.
7.566 Ac.
SELL-OFF
Parcel #29-05-36-000-004.000-015
Res. B
See Detail, Page 1
WHEELER ROAD
Res. A
MATCH LINE
25' Sewer Easement
Instr. 9909015503
RES. B
Parcel #29-05-36-000-050.000-015
181st Street
SCALE: 1" = 500'
Future 186th St.
Parcel #29-05-35-000-007.000-015
S.W. CORNER
W.F. ½, N.E. ¼
SEC. 35-19-3
S.E. CORNER
N.E. ¼, N.E. ¼
SEC. 35-19-3
MATCH LINE
JOHNEY AVE.
181st STREET
REVISED 05-23-2012
FRED L. BENGE
REGISTERED
No.
S0408
STATE OF
INDIANA
LAND SURVEYOR
SURVEYOR'S STATEMENT
OWNER: D & M FARMS, INC.
PARCEL: 309
ROAD: U.S. 31
COUNTY: HAMILTON
SECTION: 35
TOWNSHIP: 19 NORTH
RANGE: 3 EAST
PROJECT: 0710215
DES. No.: 0800431
CODE: 5309
DRAWN BY: D.TRUEBLOOD DATE: 2-22-12
CHECKED BY: F. BENGE DATE: 2-24-12
5-29-12
FRED L. BENGE DATE
REG. LAND SURVEYOR No. LS0408

08-05-36-00-00-004.00A
08-05-36-00-00-004.000
08-05-36-00-00-050.000



08-05-36-00-00-004.000A
08-05-36-00-00-004.000
08-05-36-00-00-050.000


RIGHT-OF-WAY PARCEL PLAT
N
See Detail, Page 5
Future 136th St.
Parcel 329WA
Parcel 329WB
Parcel 329WC
Parcel 329WD
Parcel 329WE
Parcel 329WF
Parcel 329WG
Parcel 329WH
Parcel 329WI
Parcel 329WJ
Parcel 329WK
Parcel 329WL
Parcel 329WM
Parcel 329WN
Parcel 329WO
Parcel 329WP
Parcel 329WQ
Parcel 329WR
Parcel 329WS
Parcel 329WT
Parcel 329WU
Parcel 329WV
Parcel 329WW
Parcel 329WX
Parcel 329WY
Parcel 329WZ
Parcel 329WAA
Parcel 329WAB
Parcel 329WAC
Parcel 329WAD
Parcel 329WAE
Parcel 329WAF
Parcel 329WAG
Parcel 329WAH
Parcel 329WAI
Parcel 329WAJ
Parcel 329WAK
Parcel 329WAL
Parcel 329WAM
Parcel 329WAN
Parcel 329WAO
Parcel 329WAP
Parcel 329WAQ
Parcel 329WAR
Parcel 329WAS
Parcel 329WAT
Parcel 329WAU
Parcel 329WAV
Parcel 329WAW
Parcel 329WAX
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Parcel 329WBR
Parcel 329WBS
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Parcel 329WCU
Parcel 329WCV
Parcel 329WCW
Parcel 329WCX
Parcel 329WCY
Parcel 329WCZ
Parcel 329WDA
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09-09-01-02-01-012.000

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 262 Fee Simple with Partial Limitation of Access
(WL-2)
Key Number: 29-09-01-201-011.000-015

A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East of the Second Principal Meridian, Hamilton County, Indiana, and being more particularly described as follows:

Commencing at the Southeast corner of the North Half of the Southeast Quarter of Section 1, Township 18 North, Range 3 East; thence Westerly on and along the South line of said North Half a distance of 2548.96 feet by measurement, 2548.6 feet by deed to the East right-of-way line of the Monon Railroad; thence North 00 degrees 00 minutes 00 seconds East on and along said East right-of-way line a distance of 1379.40 feet to the point of beginning; thence North 00 degrees 00 minutes 00 seconds East on and along said East right-of-way line a distance of 1362.78 feet by measurement, 1364.65 feet by deed, to the South right-of-way line of the Central Indiana Railway; thence South 89 degrees 58 minutes 00 seconds East on and along said South right-of-way line a distance of 265.62 feet to the West right-of-way line of U.S. Highway 31; thence South 00 degrees 20 minutes 15 seconds West on and along said West right-of-way line a distance of 733.34 feet; thence South 04 degrees 32 minutes 29 seconds West on and along said West right-of-way line a distance of 545.67 feet; thence South 04 degrees 21 minutes 15 seconds East on and along said West right-of-way line a distance of 85.72 feet by measurement, 87.59 feet by deed to the North line of land deeded to Mary Joyce Avril as recorded in Book 187, page 11 in the Hamilton County Recorder's Office; thence North 89 degrees 58 minutes 00 seconds West on and along the North line of said Avril land a distance of 224.60 feet by measurement, 224.79 feet by deed to the Point of Beginning, containing 336,526.59 feet. (7.726 acres).

Also:

One-half of the vacated Railroad corridor (33 feet) along the west and northwest side of Parcel No. 09-09-01-02-01-011.000 pursuant to Declaratory Judgment under Cause No. 29D03-9308-CP-404 and Affidavit of the Hamilton County Auditor dated January 31, 2005 and recorded February 11, 2005 as Instrument No. 200500008558, in the Office of the Recorder of Hamilton County, Indiana.

09-09-01-02-01-012.000

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 262 Fee Simple with Partial Limitation of Access

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantor's abutting lands, along the line described as follows: Beginning at the eastern end of the western 116.75 feet of the 224.60-foot course described above in the description of the 7.726-acre parcel, said point of beginning being designated as point "26237" on the attached Right of Way Parcel Plat, marked **Exhibit B**; thence North 3 degrees 23 minutes 56 seconds West 219.51 feet to point "26236" on said plat; thence North 2 degrees 25 minutes 09 seconds West 332.98 feet to point "26225" on said plat; thence North 1 degree 20 minutes 41 seconds West 272.44 feet to point "26224" on said plat; thence North 0 degrees 14 minutes 05 seconds West 353.16 feet to point "26223" on said plat; thence North 10 degrees 52 minutes 52 seconds West 190.78 feet and terminating on the north line of said 7.726-acre parcel. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 28th day of January, 2010

Fred L. Benge

09-09-01-02-01-012.000

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 262A Fee Simple with Partial Limitation of Access
(WL-2)
Key Number: 29-09-01-201-005.000-015

A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East of the Second Principal Meridian, Hamilton County, Indiana, and being more particularly described as follows: Commencing at the Northeast corner of the Northeast Quarter of Section 1, Township 18 North, Range 3 East; thence South 89 degrees 48 minutes 12 seconds West on and along the North line of said Northeast Quarter a distance of 2487.02 feet by measurement, 2486.88 feet by deed to the West right-of-way line of Elm Street extended North as platted in Able Doan's Addition to Westfield and recorded in Deed Record 49, Page 516 in the Hamilton County Recorder's Office; thence South 00 degrees 00 minutes 00 seconds East (assumed bearing) on and along the West right-of-way line of said Elm Street a distance of 790.17 feet by measurement, 790.00 feet by deed to the South right-of-way line of Park Street and the Point of Beginning; thence North 89 degrees 48 minutes 12 seconds East on and along the south right-of-way line of Park Street a distance of 163.40 feet to the Westerly right-of-way line of U.S. Highway 31; thence South 37 degrees 28 minutes 22 seconds East on and along said Westerly right-of-way line a distance of 75.00 feet; thence South 52 degrees 31 minutes 38 seconds West 18.00 feet; thence South 37 degrees 28 minutes 22 seconds East a distance of 30.00 feet; thence North 52 degrees 31 minutes 38 seconds East 17.08 feet to the Westerly right-of-way line of U.S. Highway 31; thence South 00 degrees 06 minutes 00 seconds East on and along said Westerly right-of-way line a distance of 24.57 feet by measurement, 24.40 feet by deed to the North right-of-way line of the Central Indiana Railway; thence North 89 degrees 58 minutes 00 seconds West on and along said North right-of-way line a distance of 226.59 feet by measurement, 225.76 feet by deed; thence North 00 degrees 00 minutes 00 seconds East a distance of 107.77 feet to the Point of Beginning, containing 21,370.95 square feet (0.491 acres).

Also:

One-Half of the vacated Railroad corridor (33 feet) along the west side of Parcel No. 09-09-01-00-00-005.001 pursuant to Declaratory Judgment under Cause No. 29D03-9308-CP-404 and Affidavit of the Hamilton County

09-09-01-02-01-012.000

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 262A Fee Simple with Partial Limitation of Access

Auditor dated January 31, 2005 and recorded February 11, 2005 as Instrument No. 200500008548, in the Office of the Recorder of Hamilton County, Indiana.

Also:

A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East, Hamilton County, Indiana, described as follows: Commencing at the northeast corner of said section; thence South 89 degrees 49 minutes 31 seconds West 2487.18 feet along the north line of said section to the prolonged west boundary of Elm Street in Able Doan's Addition to Westfield, Indiana, the plat of which addition is recorded in Deed Record 49, page 516, in the Office of the Recorder of Hamilton County, Indiana; thence South 0 degrees 00 minutes 28 seconds West 790.00 feet along said boundary prolonged and along said boundary to the north boundary of Park Street in said addition and the point of beginning of this description: thence South 0 degrees 03 minutes 01 second West 65.35 feet; thence North 89 degrees 59 minutes 32 seconds West 39.95 feet to the east line of said vacated Railroad corridor; thence North 0 degrees 00 minutes 40 second West 65.35 feet along said line; thence South 89 degrees 59 minutes 32 seconds East 40.02 feet to the point of beginning and containing 0.060 acres, more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710215), to and from the grantor's abutting lands, along the line described as follows: Beginning at the western end of the eastern 9.50 feet of the 39.95-foot course described above in the description of the 0.060-acre parcel; thence North 10 degrees 52 minutes 52 seconds West 66.55 feet and terminating on the north line of said 0.060-acre parcel. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the
Indiana Department of Transportation, by Fred L. Benge, Indiana
Registered Land Surveyor, License Number LS80040408,
on the 28th day of January, 2010

Fred L. Benge

09-09-01-02-01-012.000

PROJECT: 0710215
CODE: 5310
PARCEL NO.: 262B Release of Ingress and Egress Easement
(RQCD-1)

A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East of the Second Principal Meridian, Hamilton County, Indiana, and being more particularly described as follows: Commencing at the Northeast corner of the Northeast Quarter of Section 1, Township 18 North, Range 3 East; thence South 89 degrees 48 minutes 12 seconds West on and along the North line of said Northeast Quarter a distance of 2487.02 feet by measurement, 2486.88 feet by deed to the West right-of-way line of Elm Street extended North as platted in Able Doan's Addition to Westfield and recorded in Deed Record 49, page 516 in the Hamilton County Recorder's Office; thence South 00 degrees 00 minutes 00 seconds East (assumed bearing) on and along the West right-of-way line of said Elm Street a distance of 790.17 feet by measurement, 790.0 feet by deed to the South right-of-way line of Park Street; thence South 00 degrees 00 minutes 00 seconds East a distance of 107.77 feet to the North right-of-way line of the Central Indiana Railway and the Point of beginning; thence South 89 degrees 58 minutes 00 seconds East on and along the the North right-of-way line of the Central Indiana Railway a distance of 50.00 feet; thence South 00 degrees 00 minutes 00 seconds East a distance of 40.00 feet to the South right-of-way line of the Central Indiana Railway; thence North 89 degrees 58 minutes 00 seconds West on and along the South right-of-way line of the Central Indiana Railway a distance of 50.00 feet; thence North 00 degrees 00 minutes 00 seconds East a distance of 40.00 feet to the Point of Beginning, containing 2,000.00 square feet (0.046 acres).

This description was prepared for the
Indiana Department of Transportation, by Fred L. Benge, Indiana
Registered Land Surveyor, License Number LS80040108,
on the 7th day of January, 2010

Fred L. Benge

09-09-01-02-01-012.000

PROJECT: 0710215

CODE: 5310

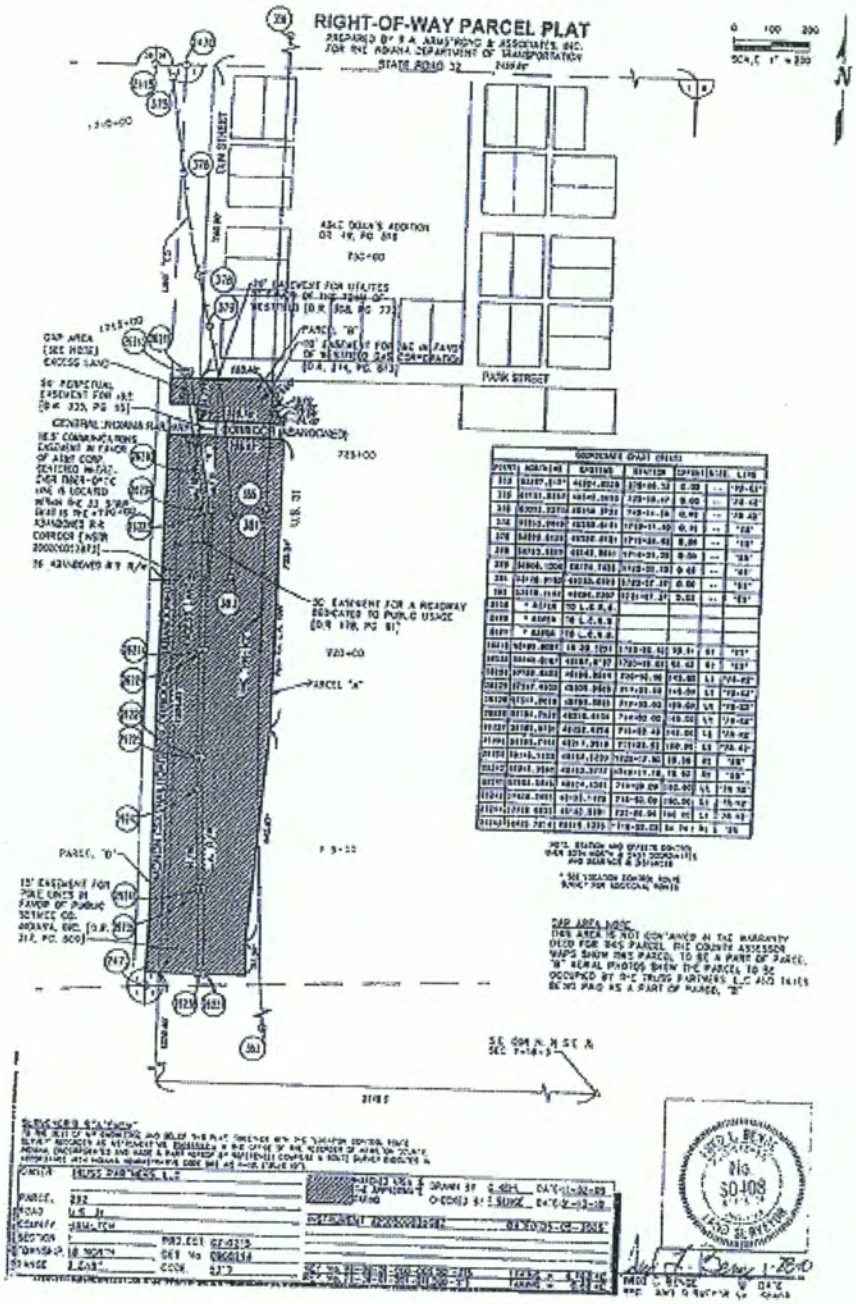
PARCEL NO.: 262C Release of Ingress and Egress Easement

(RQCD-1)

A part of the Northeast Quarter of Section 1, Township 18 North, Range 3 East, Hamilton County, Indiana, described as follows: COMMENCING at the Northeast corner of the said Quarter Section; Thence on and along the North line thereof, South 89°22'32" West (Assumed bearing) 2486.88 feet to the West Right of Way line of Elm Street Extended; Thence on and along the said Right of Way Line, South 00°26'00" East 790.00 feet to the South Right of Way line of Park Street; Thence on and along the said South Right of Way Line, North 89°22'32" East 163.40 feet to the Westerly Right of Way Line of U.S. Highway No. 31; Thence on and along the said Westerly Right of Way Line, South 37°28'22" East 75.00 feet (the foregoing portion of this description beginning with the word "COMMENCING" is quoted from the description of "Parcel No. 2" in Deed Record 274, page 614); Thence South 52°31'38" West 3.94 feet to the point of beginning of this easement; Thence continuing South 52°31'38" West 10.00 feet; Thence North 37°44'05" West 85.74 feet to the South Right of Way Line of Park Street; Thence on and along the said Right of Way Line, North 89°22'32" East 12.54 feet; Thence leaving the said Right of Way, South 37°44'05" East 78.22 feet to the point of beginning. (the foregoing portion of this description beginning with the words "Thence South 52°31'38" West" is quoted from Deed Record 274, page 615).

FRED L. BENGE REGISTERED No. S0408 STATE OF INDIANA LAND SURVEYOR

This description was prepared for the Indiana Department of Transportation, by Fred L. Benge, Indiana Registered Land Surveyor, License Number LS80040408, on the 28th day of January, 2010

Fred L. Benge

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