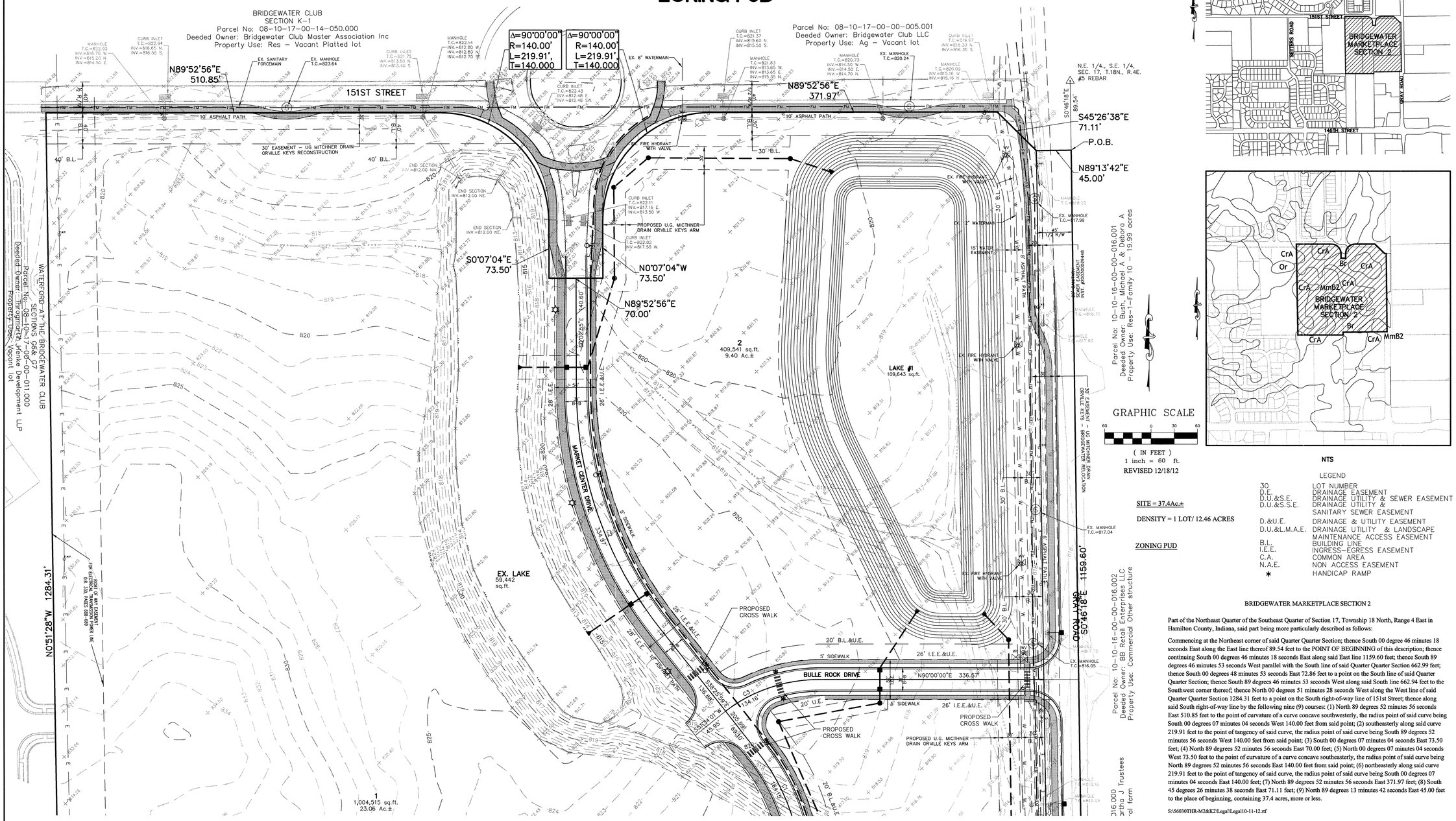
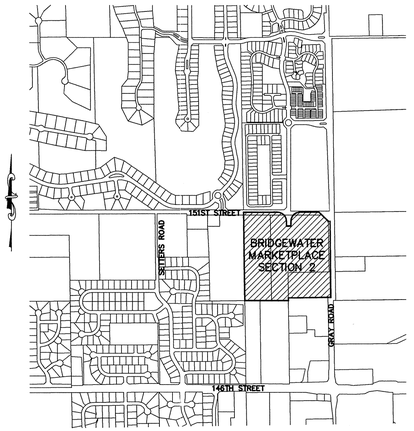
THIS INSTRUMENT PREPARED BY:
DENNIS D. OLMSTEAD
STOEPPELWERTH AND ASSOCIATES INC.
7965 EAST 106th STREET
FISHERS, INDIANA 46038
PHONE: (317) 849-5935

THIS INSTRUMENT PREPARED FOR:
THROGMARTIN-HENKE, L.L.P.
3535 EAST 161ST STREET
CARMEL, INDIANA 46033
(317)-867-5553
CONTACT PERSON: BILL DUNCAN

SOURCE OF TITLE:
WARRENTY DEED: INSTR. #

BRIDGEWATER MARKETPLACE
SECTION 2
PRIMARY PLAT
ZONING PUD





NTS

LEGEND

30	LOT NUMBER
D.E.	DRAINAGE EASEMENT
D.U.&S.E.	DRAINAGE UTILITY & SEWER EASEMENT
D.U.&S.S.E.	DRAINAGE UTILITY & SANITARY SEWER EASEMENT
D.&U.E.	DRAINAGE & UTILITY EASEMENT
D.U.&L.M.A.E.	DRAINAGE UTILITY & LANDSCAPE MAINTENANCE ACCESS EASEMENT
B.L.	BUILDING LINE
I.E.E.	INGRESS-EGRESS EASEMENT
C.A.	COMMON AREA
N.A.E.	NON ACCESS EASEMENT
*	HANDICAP RAMP

SITE = 37.4Ac.±

DENSITY = 1 LOT/ 12.46 ACRES

ZONING PUD

BRIDGEWATER MARKETPLACE SECTION 2

Part of the Northeast Quarter of the Southeast Quarter of Section 17, Township 18 North, Range 4 East in Hamilton County, Indiana, said part being more particularly described as follows:

Commencing at the Northeast corner of said Quarter Quarter Section; thence South 00 degree 46 minutes 18 seconds East along the East line thereof 89.54 feet to the POINT OF BEGINNING of this description; thence continuing South 00 degrees 46 minutes 18 seconds East along said East line 1159.60 feet; thence South 89 degrees 46 minutes 53 seconds West parallel with the South line of said Quarter Quarter Section 662.99 feet; thence South 00 degrees 48 minutes 53 seconds East 72.86 feet to a point on the South line of said Quarter Quarter Section; thence South 89 degrees 46 minutes 53 seconds West along said South line 662.94 feet to the Southwest corner thereof; thence North 00 degrees 51 minutes 28 seconds West along the West line of said Quarter Quarter Section 1284.31 feet to a point on the South right-of-way line of 151st Street; thence along said South right-of-way line by the following nine (9) courses: (1) North 89 degrees 52 minutes 56 seconds East 510.85 feet to the point of curvature of a curve concave southwesterly, the radius point of said curve being South 00 degrees 07 minutes 04 seconds West 140.00 feet from said point; (2) southeasterly along said curve 219.91 feet to the point of tangency of said curve, the radius point of said curve being South 89 degrees 52 minutes 56 seconds West 140.00 feet from said point; (3) South 00 degrees 07 minutes 04 seconds East 73.50 feet; (4) North 89 degrees 52 minutes 56 seconds East 70.00 feet; (5) North 00 degrees 07 minutes 04 seconds West 73.50 feet to the point of curvature of a curve concave southeasterly, the radius point of said curve being North 89 degrees 52 minutes 56 seconds East 140.00 feet from said point; (6) northeasterly along said curve 219.91 feet to the point of tangency of said curve, the radius point of said curve being South 00 degrees 07 minutes 04 seconds East 140.00 feet; (7) North 89 degrees 52 minutes 56 seconds East 371.97 feet; (8) South 45 degrees 26 minutes 38 seconds East 71.11 feet; (9) North 89 degrees 13 minutes 42 seconds East 45.00 feet to the place of beginning, containing 37.4 acres, more or less.

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CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	CHORD BEARING	CHORD	DELTA
C1	164.15'	250.00'	85.16'	N19°37'22"W	161.22'	37°37'13"
C2	334.97'	500.00'	174.04'	S19°14'27"E	328.74'	38°23'04"
C3	134.16'	200.00'	69.71'	S70°47'01"W	131.66'	38°25'59"

IUPPS Dig Safely.
Indiana Underground Plant Protection Service

Know what's below. Call before you dig.

BY	REVISIONS	DATE	MARK

DENNIS D. OLMSTEAD
REGISTERED
No. 90012
STATE OF INDIANA
LAND SURVEYOR

THIS DRAWING IS NOT INTENDED TO BE USED AS A RETRACEMENT OF AN ORIGINAL BOUNDARY SURVEY. A ROUTE SURVEY OR A SURVEYOR LOCATION REPORT.

CERTIFIED: 11/30/12

STOEPPELWERTH
ALWAYS ON
7965 East 106th Street, Fishers, IN 46038-2505
phone: 317.849.5935 fax: 317.849.5942

PRIMARY PLAT
BRIDGEWATER MARKETPLACE SECTION 2
HAMILTON CO., INDIANA
WASHINGTON TOWNSHIP

SECTION:	TOWNSHIP:	RANGE:
17	18N	R4E

DRAWN BY:	CHECKED BY:
DCM	BKR

SHEET NO. 1

S & A JOB NO. 56030THR-M2&K2

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BRIDGEWATER MARKETPLACE
SECTION 2
PRIMARY PLAT
ZONING PUD

THIS INSTRUMENT PREPARED BY:
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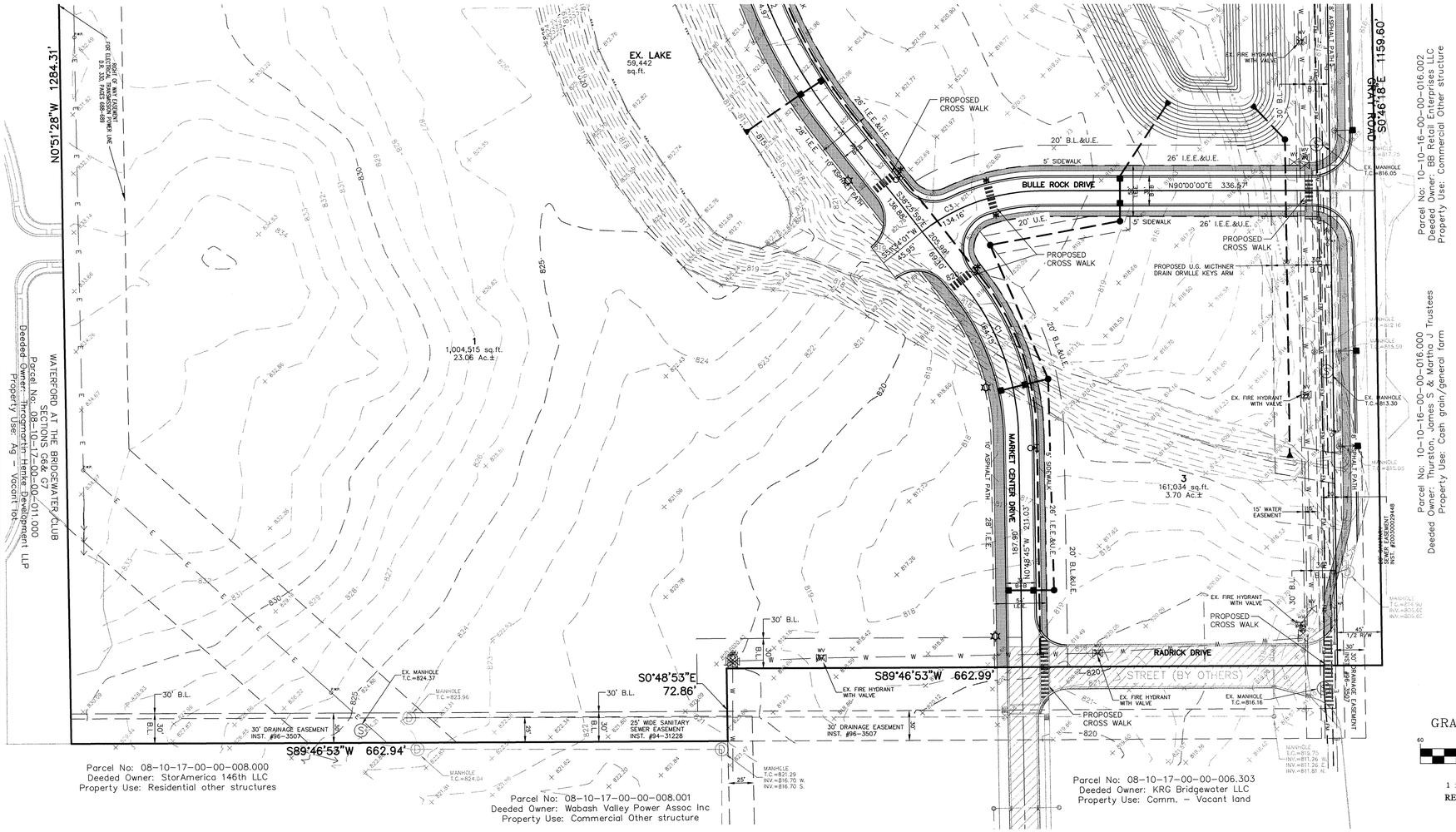

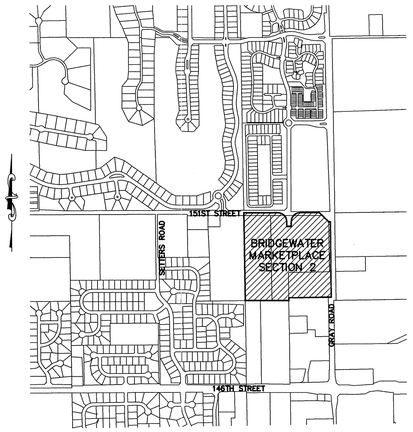

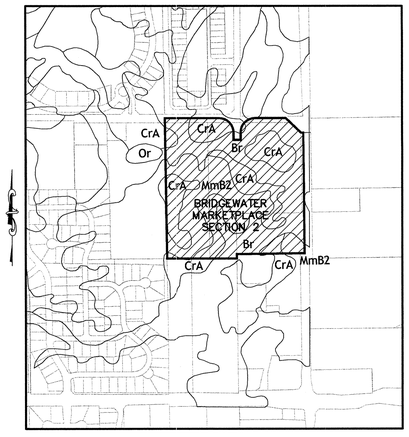

NTS

GRAPHIC SCALE
60 0 30 60
(IN FEET)
1 inch = 60 ft.
REVISED 12/18/12

LEGEND

30	LOT NUMBER
D.E.	DRAINAGE EASEMENT
D.U.&S.E.	DRAINAGE UTILITY & SEWER EASEMENT
D.U.&S.S.E.	DRAINAGE UTILITY & SANITARY SEWER EASEMENT
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ZONING PUD

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	CHORD BEARING	CHORD	DELTA
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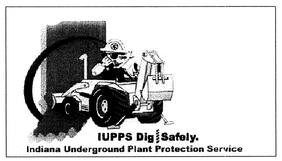

811 Know what's below. Call before you dig.

DATE	MARK	REVISIONS	BY

DENNIS D. OLMSTEAD
REGISTERED
No. 900012
STATE OF INDIANA
LAND SURVEYOR

THIS DRAWING IS NOT INTENDED TO BE REPRESENTATIVE OF AN ORIGINAL BOUNDARY SURVEY, A ROUTINE SURVEY OR A SURVEYOR LOCATION REPORT.

CERTIFIED: 11/30/12

STOEPPELWERTH
ALWAYS ON
7965 East 106th Street, Fishers, IN 46038-2505
phone: 317.849.5935 fax: 317.849.5942

PRIMARY PLAT
BRIDGEWATER MARKETPLACE
SECTION 2
WASHINGTON TOWNSHIP HAMILTON CO., INDIANA

SECTION:	TOWNSHIP:	RANGE:
17	18N	R4E

DRAWN BY:	CHECKED BY:
DCM	BKR

SHEET NO. 2

S & A JOB NO. 56030THR-M2&K2

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