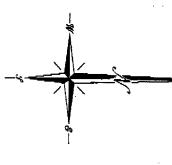
*IP-DENOTES IRON PIPE FOUND ON -DENOITS WAS MAIN SET • A -DEMOTES REBAR FOUND. O-DENOTES CAPPED 5/8" REBAR TO BE SET WITHIN 30 DAYS OF RECORDING OF PLAT. ●""-DENOTES MAG MAIL FOUND OF SECTION 18, TOWNSHIP 15 NORTH, RANGE 8 EAST IN BLUE RIVER TOWNSHIP, HANCOCK COUNTY, INDIANA HANCOCK COUNTY RECORDER SHARON SHAMBAUGH



NI COR, NIN 1/4 SEC. 18 175N, RBE (RAMEROAD SPINE OVER STONE)

ME COR., MW 1/4
SEC. 18, 115M, ROE
[(STONE FOUND)

536.43.36.K - 2006.87

S865748"E - 2646 36"

Scale 1"=100'

This subdivision consists of two tots. The dimensions are shown in feet and decimal parts thereof.

subdivide said real estate in accordance with the within plat. He, the undersigned owners of the real estate shown and described herein, do hereby far off, plat, and

This subdivision shall be known and designated as Brandon Hayes minor subdivision of section 10, township is hobert, range 8 bast in blue river topissipp, rangock county, indiana.

A front building setback line is hereby established as shown on this plat, between which line and property lines of the street there shall be erected or maintained no building or structure.

222.00

- M_80.8Z_009

We. Erwin and Laura Eggenau, do hereby certify that we are the owners of the real estate described in the above caption and that as such omean we have caused the soid above described real estate to be surveyed and subdivided as shown on the bevein drawn plat as our own free and reluntary act and deed. Thelmas D. Ford P.O.A., Eggemen 0700/2400 une Gggman

State of Indiana

SEPTSO'36"E - 290.47" L

. SS

AN PUN

AREA MAP DULY ENTERED FOR TAXATION OCT 29 2007 750 SOUTH AS OF 10:29.0 The Daile 30121820001 TAXES CURREN CABINET 0700/2

There is a deed restriction placed on this lot allowing the right to farm of adjoin agricultural real estate as set out in Section 155,006 of the Huncock County Subdivision Control Regulations.

RIGHT TO FARM DEED RESTRICTION

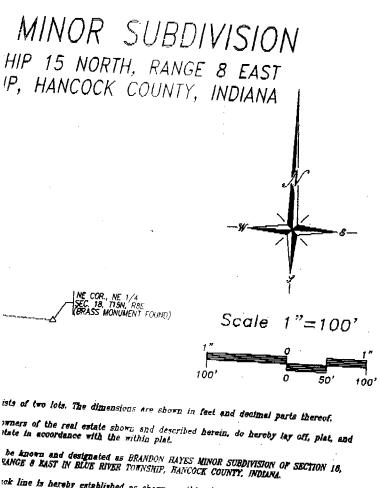
to develop the real estate for other than agricultural uses, hereby: sight to farm of adjoining agricultural real estate as follows: The owner(s) of the bresh described real estate, for himself, and for all future owners and occupant A deed restriction shall be included on each subdivision plat and lot indicating aid real estate, or any parcel or division thereof, for and in consideration of the

for agricultural purposes, which uses include, but are not limited to; a) product urops; b) arimal husbandry; c) land application of animal variet; d) mining, breadn sale of livestock and poultry, including confinenced feeding operations; e) 1) Aukmowildiges and agrees that the real estate is adjacent to an area sound or

(2) Waives any and all objections to any agricultural uses within two miles of (

(3) Agrees that agricultural uses do not constitute a nuisance so long as they are egligently maintained, do not cause bodily injury to third parties, or directy

Agreed that this covenant is for the benefit of Hancock County, Indiana, and persons egaged in agricultural uses within two miles of any boundary of the



ists of two lots. The dimensions are shown in fact and decimal parts thereof. winers of the real estate shown and described herein, do hereby lay off, plat, and state in accordance with the within plat. be known and designated as BRANDON HAYES MINOR SUBDIVISION OF SECTION 18, RANGE & EAST IN BLUE RIVER TOWNSHIP, HANCOCK COUNTY, INDIANA. tok line is hereby established as shown on this plat, between which line and property ere shall be erected or maintained no building or structure. - Eggeman LIURA EGGEMAN RRY PU before me this 33nd day of Oct , 2001 40 See Miller

may 3, 2015 CK COUNTY AREA PLAN COMMISSION PLAT COMMITTEE this 29+6 PLAN COMMISSION DIRECTOR Michael T. Dale

drains within all drain easements shall be regulated drains subject to and its amendments.

bility of the owner of any lot or parcel of land within the area of this ines with the pravisions of the droinage plan as approved for this plat gines, and the requirements of all drainage permits for this plat by aimage Board.

raded pursuant to the final construction plan and may not thereafter be item approval of the Hancock County Surveyor, whose decision may be k County Drainage Board.

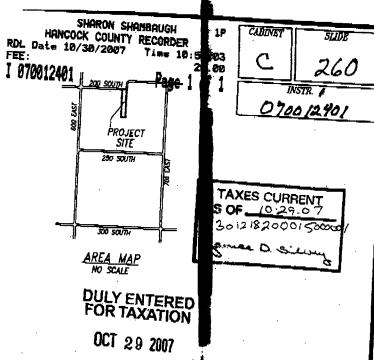
anted, not any structure erected in any drainings eosement, unless acook County Surveyor and the Hancock County Enghaer.

es along dedicated roadways and within the right-of-way, or on dedt to be oftered, dug out, filled in, tited, or oftenwise changed without
the Honocack County Drainage Board Property owners
Wes as sodded grassways, or other nonerating surfaces. Water from
ust be contained on the property long enough so that said drainage
be damaged by such water. Driveways may be constructed over
anly when appropriate sized culverts are installed as set out in Section
is County Subdivision Control Article.

ig, changing, or domaging these swales or ditches will be held re-and will be given ten (10) days notice by registered mail to repair if no action is taken, the Hancock County Drainage Board be accomplished, and the bill for such repairs will be erty owner for immediate payment.

ch or larger, inlets and outlets of detention and retention ponds within designated drain easements are exceptions of the Hancock age system and are the responsibility of the Hancock County Nuccek County Surveyor and/or Hancock County Engineer. I rains less than 8-inch in inside diameter shall be the responsibility of station.

nogement systems, including detention or retantion bosins, filter strips, items, infiltration systems, conveyance systems, structures and appurtenances it—af—way shall be incorporated into permanent ecsements. For development is unincorporated areas and/or at the discretion of the County Surveyor a developer shall petition to establish the noted system as a portion of 2 the provisions of I.C. 36–9–27–54, and the drainage plan shall not be is submitted in a form accepted by the County Surveyor and the County surposes of manitoring, inspection, and garenal maintenance activities, the 0-foot wide perimeter beyond the actual footprint of the stammater audity



Thekin Seasters into of Hancock County There is a deed restriction placed on this lot allow agricultural real estate as set out in Section 155.0 Subdivision Control Regulations.

RIGHT TO FARM DEED RESTRICTION

A deed restriction shall be included on each rubdiright to farm of adjoining agricultural real estate a
herein described real estate, for himself, and for a
said real estate, or any pured or division thereof, a
to develop the real estate for other than agricultural
(1) Acknowledges and agrees that the real estate is
for agricultural purposes, which uses include, but a
crops; b) animal husbendry; c) lend application of
adu sale of livestock and poultry, including confinof farm machinery; and/or s) the sale of farm prode
(2) Waives any and all objections to any agricultural
boundary of the real estate.
(3) Agrees that agricultural uses do not constitute a
negligently maintained, do not cause bodily injury
endanger human health.
(4) Agrees that this covenant is for the benefit of Fi

changer numen nearm.

(4) Agrees that this covenant is for the benefit of Hall persons egaged in agricultural uses within two nestate and is sufficiently by any of the foregoing.

the right to farm of adjoin I the Hancock County

en plat and lot indicating the lows: The owner(s) of the thre owners and occupants of ad in consideration of the right se, hereby: accent to an area zoned or used to limited to: a) production of lad waste; d) raising, breeding t feeding operations; s) use

not so long as they are not ird parties, or directy

I affirm, under penalties for perjury, that I have each Social Security number in this document, u

I, the undersigned, hereby certify that I am a Lar compliance with the laws of the State of Indians that I have surveyed the real estate described in subdivided the same into one lot as shown on the correctly represents said survey and subdivision shown are in place as located. All lot corners are reher.

I, further certify that to the best of my profession belief that this subdivision plat contains no chara revealed by the survey recorded as Instrument N Recorder of Hancock County, Indiana.

I further certify that the real estate described above Flood Hazard Zone "A" per the FEMA Flood Installed 190,50 B, dated October 15, 1982. The acceptatement is subject to map scale uncertainty and to location or elevation on the referenced Flood Installed 190,50 B. The second Properties of the Installed Installed 190,50 B. The Installed Installed 190,50 B. The Installed Installed Installed 190,50 B. The Installed Installed 190,50 B. The Installed Installed Installed Installed 190,50 B. The Installed Installed

I, the undersigned Registered Land Surveyor, do I boundary survey under my direct supervision and knowledge, information and belief this drawing is that survey of the following described real estate:

A part of the Northwest Quarter of Section 18, Tor described as follows:

described as follows:

BEGINNING at a point on the East line of the Nordistance of 333 feet South (South 00 degrees 28 mi 333.00 feet measured) of the Northeast Corner ther intersection of said Hast line and the centerline of a on the East line of the Northwest Quarter of Soction (South 00 degrees 28 minutes 08 seconds West - 52 West parallel with the North line of the Northwest (degrees 43 minutes 36 seconds West - 425.00 feet n parallel with the East line thereof 739 feet (North 00 seconds liast - 739.00 feet measured) to the centerlin running East and West through the Northwest Quarton the centerline of said highway 294 feet (South 89 seconds liast - 290.47 feet measured); thence Northwhich is 175.00 feet, an arc distance of 153.21 feet n beginning, containing 7.34 acres, more or less. (7.38 measured)

Subject, however, to all legal highways, rights of wa

CERTIFIED: 10-19-07

ica reasonable care to reduct

threeon registered in a I do hereby further certify antion above and that I have aption above and that I ha con drawn plat. This plat vexy detail. Montunents ked with a capped 5/8"

owledge, information and ron the matters of survey 2009650 in the Office of the

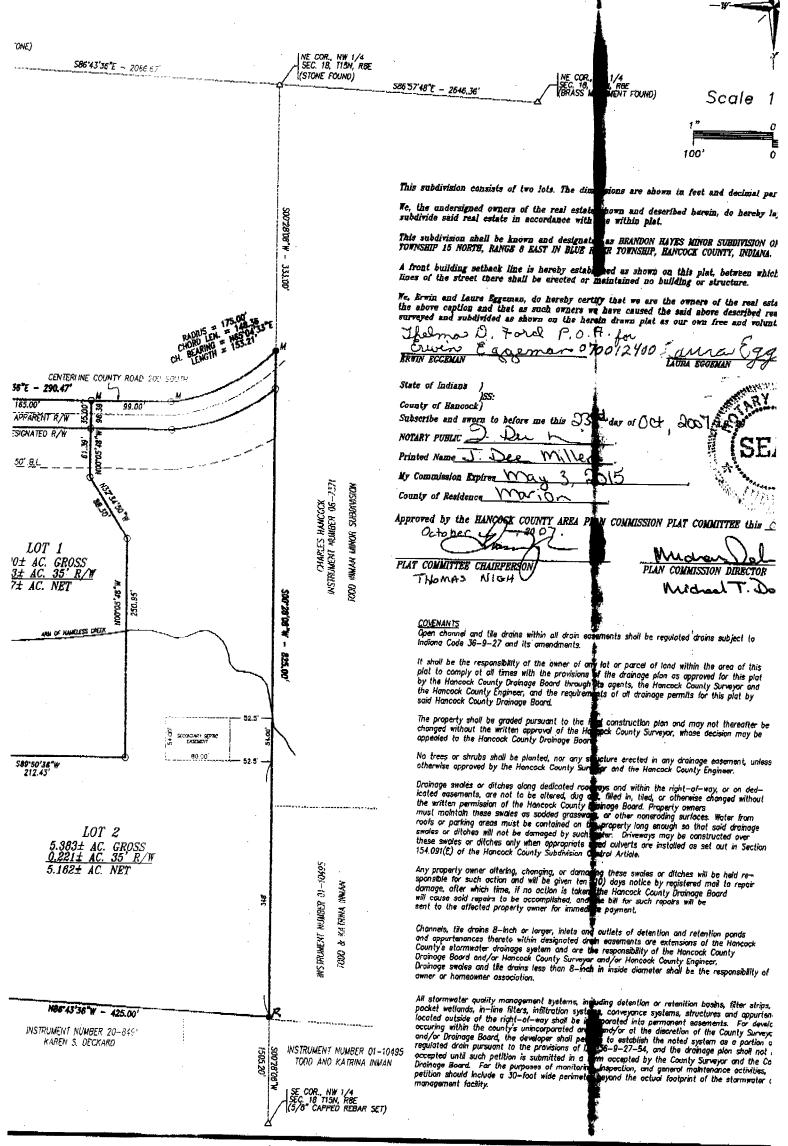
NOT located in a special ee Rate Map Number of this flood bazard other uncertainty in Rate Man

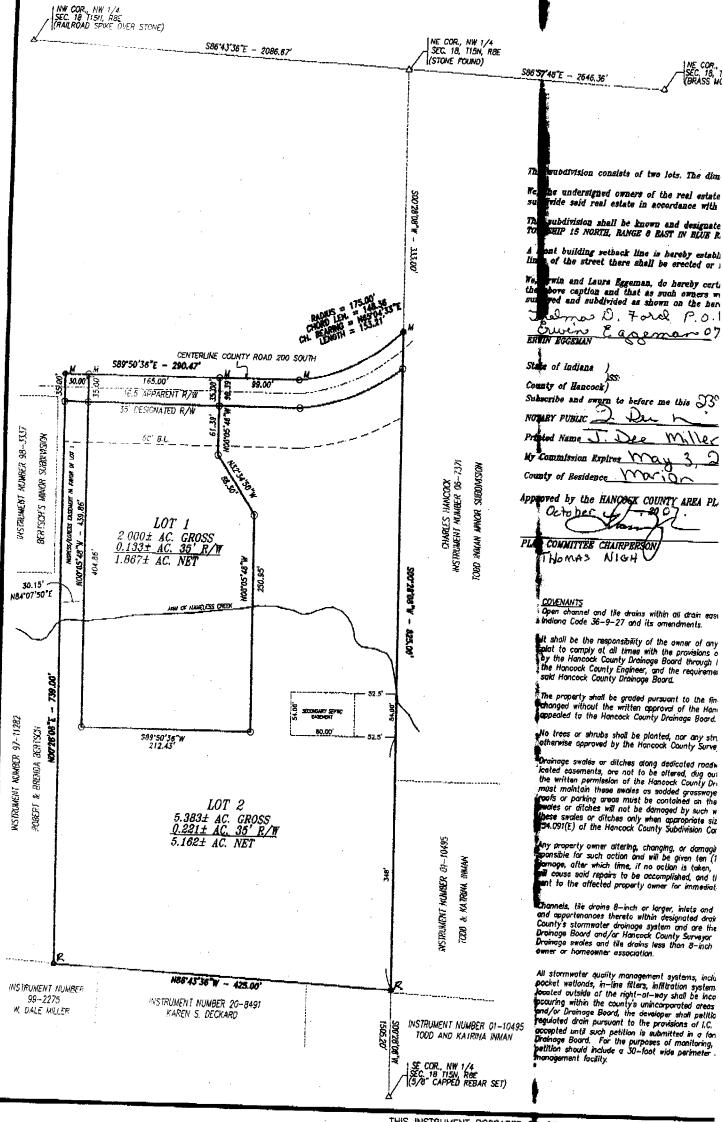
best of my professional

ip 15 North, Range 8 Rast,

st Quarter of Section to 08 seconds West-said point being the lic highway; thence Si a distance of 825 feet feet measured); then ter 425 feet (North ared); thence North rees 28 minutes 08
a public highway
Section 18; thence East Section 18; mence pares 50 minutes 36
If you and along said at curve, the radius of ured) to the place of







Scale 1"=100'



This subdivision consists of two lots. The dimensions are shown in feet and decimal parts thereof.

No, the undersigned owners of the real estate shown and described herein, do hereby lay off, plat, and subdivide said real estate in accordance with the within plat.

This subdivision shall be known and designated as BRANDON HAYES MINOR SUBDIVISION OF SECTION 18, TOWNSHIP 15 NORTH, RANGE 8 EAST IN BLUE RIVER TOWNSHIP, HANCOCK COUNTY, INDIANA.

A front building setback line is hereby established as shown on this plot, between which line and property lines of the street there shall be erected or maintained no building or structure.

We. Erwin and Laura Eggeman, do hereby certify that we are the owners of the real estate described in the above caption and that as such owners we have caused the said above described real estate to be surveyed and subdivided as shown on the herein drawn plat as our own free and voluntary act and deed.

Thelma B. Ford P.O.A. for Environment & ageman 0700/2400 was eggeman ERMIN EGGENAN

Eggeman

ARY

State of Indiana County of Handock

Subscribe and sworn to before me this 330d day of OC

NOTARY PUBLIC Den Dee Printed Name - ... Miller

My Commission Expires Way *301*2

marion County of Residence

Approved by the HANCOCK COUNTY AREA PLAN COMMISSION PLAT COMMITTEE this 2940 October to day of

PLAT COMMITTEE CHAIRPERSON THOMAS NIGH

PLAN COMMISSION DIRECTOR

3007 A.

Michael T. Dale

<u>COVENANTS</u>
Open channel and tile crains within all drain easements shall be regulated drains subject to Indiana Code 36-9-27 and its amendments.

It shall be the responsibility of the owner of any lot or parcel of land within the area of this plat to comply at all times with the provisions of the drainage plan as approved for this plat by the Hancock County Drainage Board through its agents, the Hancock County Surveyor and the Hancock County Engineer, and the requirements of all drainage permits for this plat by said Hancock County Drainage Board.

The property shall be graded pursuant to the final construction plan and may not thereafter be changed without the written approval of the Hancock County Surveyor, whose decision may be appealed to the Hancock County Drainage Board.

No trees or strubs shall be planted, nor any structure created in any drainage easement, unless otherwise approved by the Hancock County Surveyor and the Hancock County Engineer.

Drainage swales or ditains along dedicated roadways and within the right-of-way, or on dedicated easements, are not to be altered, dug out, filled in, tiled, or otherwise changed without the written permission of the Hancock County Drainage Board. Property owners must maintain these swales as sodded grassways, or other noneroding surfaces. Water from roafs or parking areas must be contained on the property long enough so that said drainage swales or ditches will not be damaged by such water. Driveways may be constructed over these swales or ditches only when appropriate sized culverts are installed as set out in Section 154.091(E) of the hancock County Subdivision Control Article.

Any property owner citering, changing, or damaging these swales or ditches will be held responsible for such action and will be given ten (10) days notice by registered mail to repair damage, after which time, if no action is taken, the Hancock County Drolnage Board will couse said repairs to be accomplished, and the bill for such repairs will be sent to the offected property owner for immediate payment.

Channels, tile drains 8—inch or larger, inlets and outlets of detention and retention pands and appurtenances thereto within designated drain easements are extensions of the Hancock County's stormwater drainage system and are the responsibility of the Hancock County Drainage Board and/or Hancock County Surveyor and/or Hancock County Engineer.

Drainage swales and tile drains less than 8—inch in inside diameter shall be the responsibility of award or homeowner association.

All stormwater quality management systems, including detention or retention basins, filter strips, packet wetlands, in-line filters, infiltration systems, conveyance systems, structures and appurtenances located autiside of the right-of-way shall be incorporated into permanent easements. For development and/or Drainage Board, the developer shall petition to establish the noted system as a partian of regulated drain pursuant to the proxisions of I.C. 36-9-27-54, and the drainage plan shall not be accepted until such petition is submitted in a form accepted by the County Surveyor and the County Proinage Board. For the purposes of monitoring, inspection, and general maintenance activities, the management locitity.

NT NUMBER 01-10495 ND KATRINA INMAN

A KAPING

NW 1/4 115N, RBE PPED REBAR SET)

300 SOUT AREA MAP NO SCALE

DULY ENTERED FOR TAXATION

OCT 29 2007

Tick of Hancock County

biction placed on this lot allo is a deed restriction placed on this for allowing altural real estate as set out in Section 155,006 (livision Control Regulations.

HT TO FARM DEED RESTRICTION

of restriction shall be included on each subdivise to farm of actioning agricultural real estate as it is described real estate, for himself, and for all final estate, or any parcel or division thereof, for alloy the real estate for other than agricultural understanding and agrees that the real estate is action which were included but are pilop the real estate for other than agricultural usernowiedges and agrees that the real estate is acticultural purposes, which uses include, but are; b) swimal imboundry; o) land application of assiste of livestock and poultry, including confinent mu machinery; and/or f) the sale of farm product faires any and all objections to any agricultural aday of the real estate.

Exerc that agricultural uses do not constitute a memory maintained, do not cause bodily injury to be a loopen health.

cently maintained, for human health frees that this cov

per numer nearm, rees that this covenant is for the benefit of Ham sons egaged in agricultural uses within two mile and is enforceable by any of the foregoing.

arm, under penaltice for perjury, that I have ta a Social Security number in this document, un

I, the undersigned, hereby certify that I am a Land controllance with the laws of the State of Indiana; 2 that I have surveyed the real estate described in the substituted the same into one lot as shown on the backly represents said survey and subdivision in shown are in place as located. All lot conners are n reliate.

neither certify that to the best of my professional elect that this subdivision plat contains no change evalued by the survey recorded as Instrument No. counter of Hancock County, Indiana.

r certify that the real estate de er certify that the real estate described above flazard Zone "A" per the FEMA Flood Insur 0150 B, dated October 15, 1982. The accur-ent is subject to map scale uncertainty and to a or elevation on the referenced Flood Insur 18

indersigned Registered Land Surveyor, do he day survey under my direct supervision and to dedge, information and belief this drawing is a larvey of the following described real estate;

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BEC NNING at a point on the East line of the Nort distance of 333 feet South (South 00 degrees 28 min 333.00 feet measured) of the Northeast Corner there interfaction of said East line and the centerline of a on the Bast line of the Northwest Quarter of Section (South 00 degrees 28 minutes 08 seconds West - 82.7 West analief with the North line of the Northwest Quarter and the said line thereof 739 feet (North to Seconds West - 425,00 feet make the said line thereof 739 feet (North to Seconds West - 425,00 feet make the said with the East line thereof 739 feet (North to Seconds West through the Northwest Quarter on the said west through the Northwest Quarter of the said high way 294 feet (South 89 seconds West 175.00 feet, an arc distance of 153.21 feet to be ginating, containing 7.34 acres, more or less, (7.38 measured); begin

Subject, however, to all legal highways, rights of way

CER IBD: 10-19-07

S DAVID ISON, Registered Surveyor, LS910036