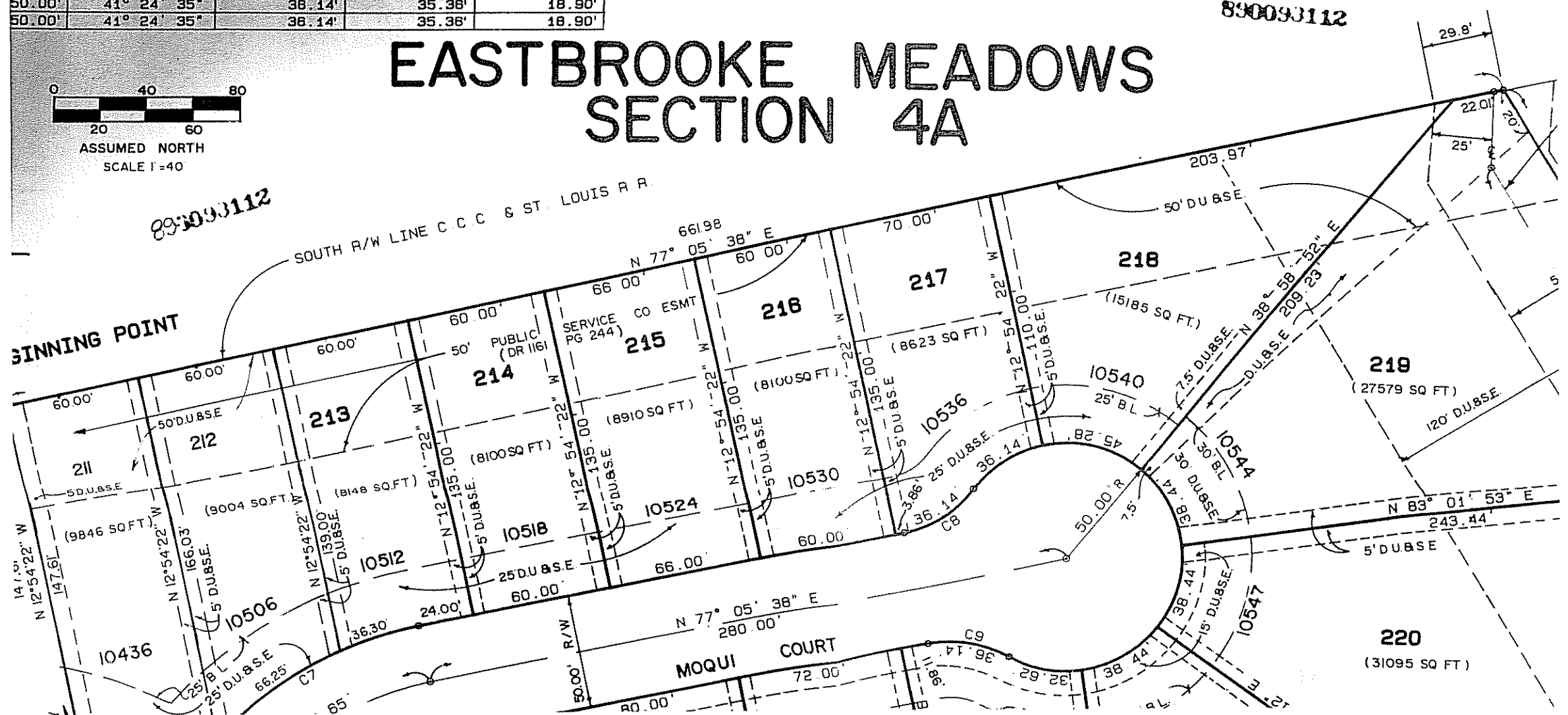
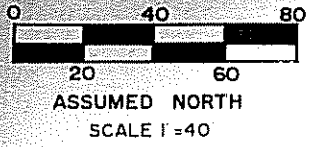


CURTIS L. COONROD
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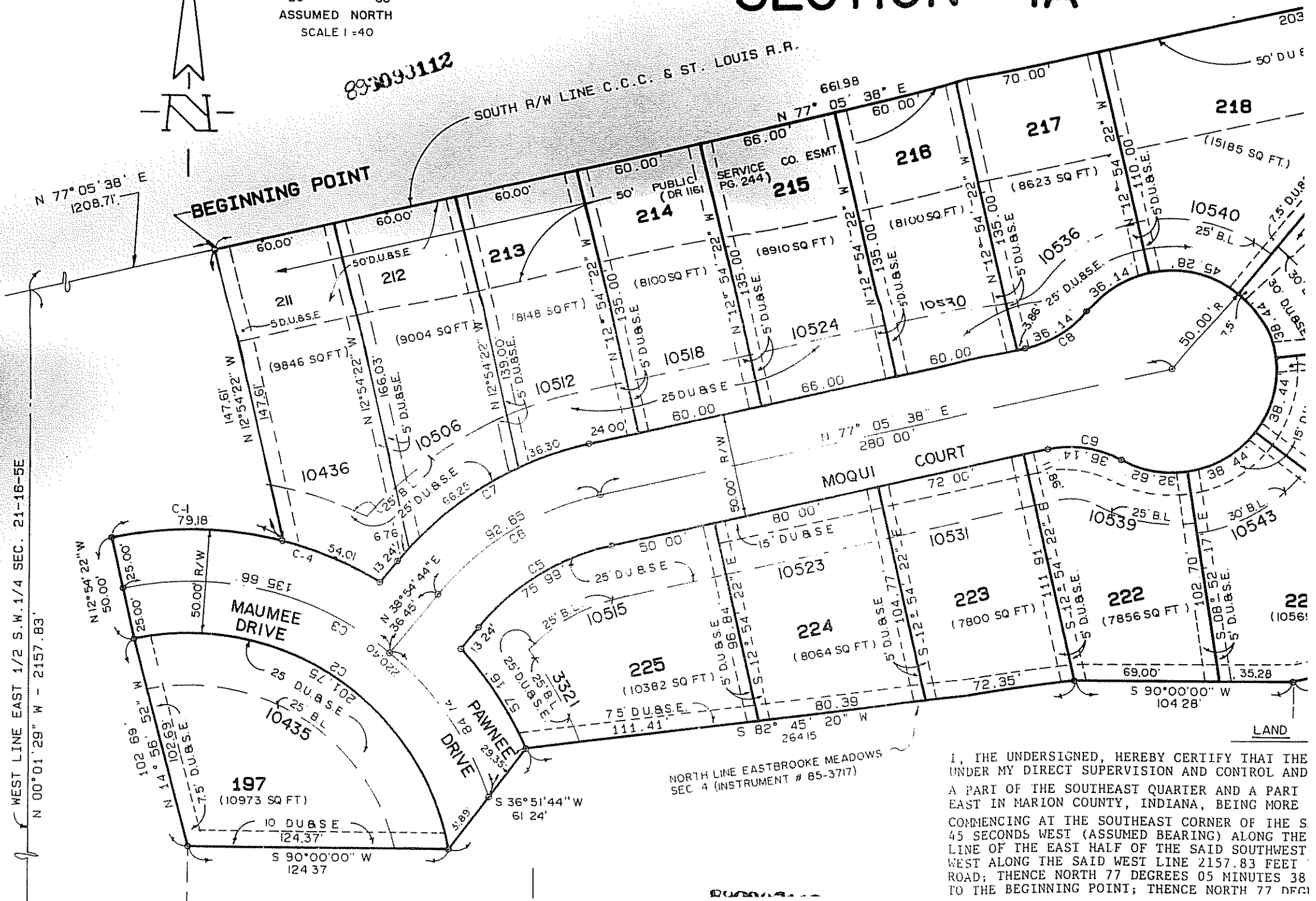
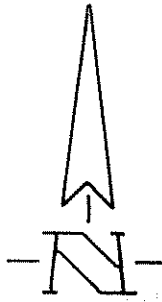
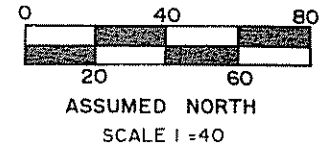
RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD LENGTH	TAN. LENGTH
75.00'	25° 55' 20"	79.18'	78.50'	40.28'
25.00'	92° 28' 29"	201.75'	180.55'	130.52'
50.00'	84° 11' 05"	220.40'	201.10'	135.50'
75.00'	78° 44' 43"	240.51'	222.03'	143.81'
14.03'	38° 10' 54"	75.99'	74.59'	39.47'
39.03'	38° 10' 54"	92.85'	80.94'	48.12'
84.03'	38° 10' 54"	109.31'	107.30'	58.77'
50.00'	41° 24' 35"	38.14'	35.38'	18.90'
50.00'	41° 24' 35"	38.14'	35.38'	18.90'

THIS INSTRUMENT WAS PREPARED
 BY EDWARD D. GIACOLETTI
 REGISTERED LAND SURVEYOR-INDIANA #S0580
 SCHNEIDER ENGINEERING CORP.
 3020 NORTH POST ROAD
 INDIANAPOLIS, INDIANA 46226
 TELEPHONE - (317) 898-8282

EAST BROOKE MEADOWS SECTION 4A



EASTBROOKE MEADOWS SECTION 4A

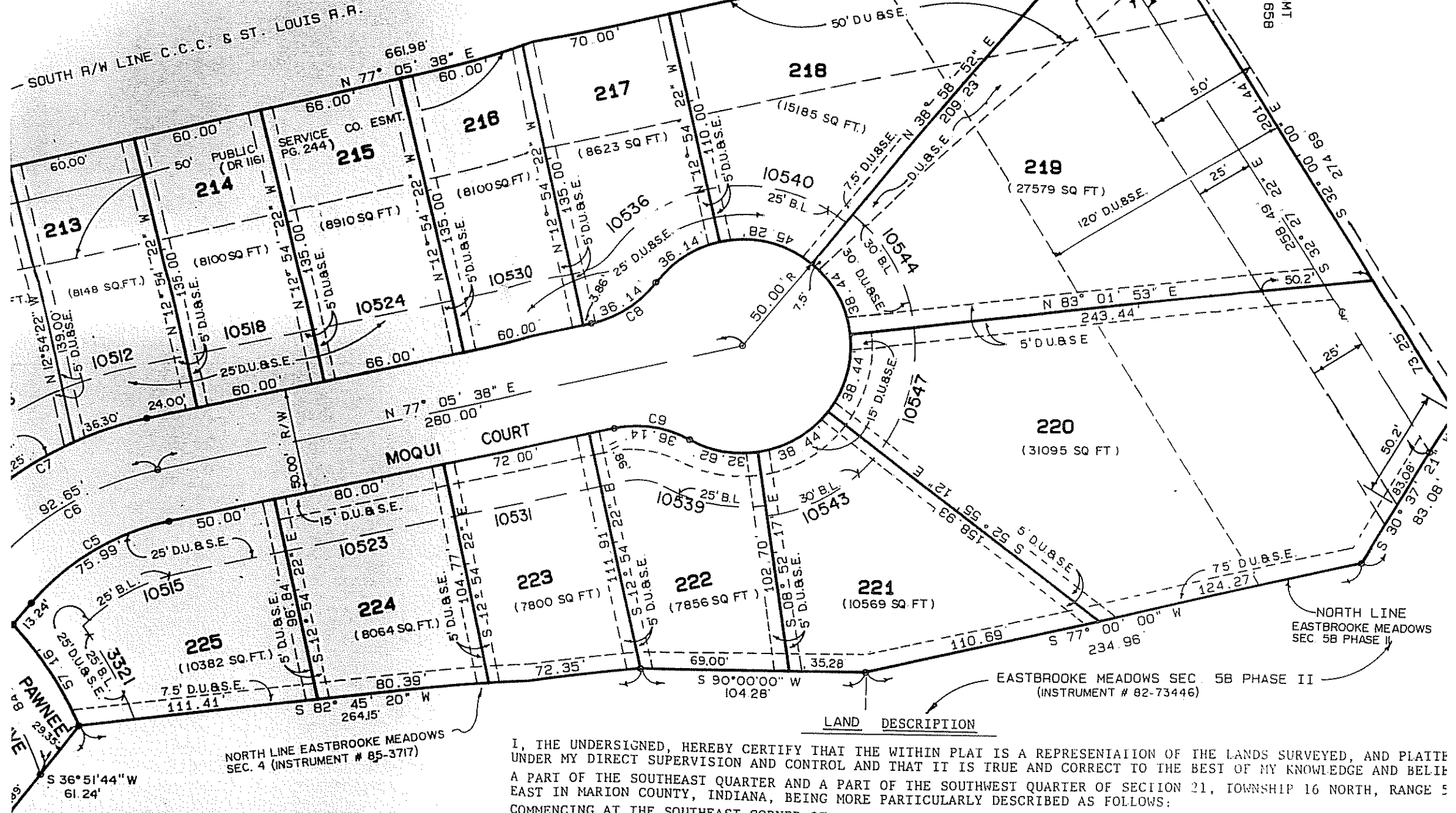


NORTH LINE EASTBROOKE MEADOWS SEC. 4 (INSTRUMENT # 85-3717)

I, THE UNDERSIGNED, HEREBY CERTIFY THAT THE UNDER MY DIRECT SUPERVISION AND CONTROL AND A PART OF THE SOUTHEAST QUARTER AND A PART EAST IN MARION COUNTY, INDIANA, BEING MORE COMMENCING AT THE SOUTHEAST CORNER OF THE S 45 SECONDS WEST (ASSUMED BEARING) ALONG THE LINE OF THE EAST HALF OF THE SAID SOUTHWEST WEST ALONG THE SAID WEST LINE 2157.83 FEET ROAD; THENCE NORTH 77 DEGREES 05 MINUTES 38 TO THE BEGINNING POINT; THENCE NORTH 77 DEGR

EASTBROOKE MEADOWS SECTION 4A

LINARY SEWER ESMT.
D.P. 1898 PG. 658



SOUTH R/W LINE C.C.C. & ST. LOUIS R.R.

NORTH LINE EASTBROOKE MEADOWS SEC. 4 (INSTRUMENT # 85-3717)

LAND DESCRIPTION

I, THE UNDERSIGNED, HEREBY CERTIFY THAT THE WITHIN PLAT IS A REPRESENTATION OF THE LANDS SURVEYED, AND PLATTE UNDER MY DIRECT SUPERVISION AND CONTROL AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF A PART OF THE SOUTHEAST QUARTER AND A PART OF THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 16 NORTH, RANGE 5 EAST IN MARION COUNTY, INDIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT THE SOUTHEAST CORNER OF THE SAID SOUTHWEST QUARTER SECTION; THENCE SOUTH 89 DEGREES 31 MINUTES 45 SECONDS WEST (ASSUMED BEARING) ALONG THE SOUTH LINE OF THE SAID QUARTER SECTION 1340 82 FEET TO THE WEST CORNER OF THE SAID QUARTER SECTION; THENCE NORTH 00 DEGREES 01 MINUTES 20 SECONDS

EASTBROOKE MEADOWS SEC. 5B PHASE II (INSTRUMENT # 82-73446)

NORTH LINE EASTBROOKE MEADOWS SEC 5B PHASE II

20 SEP 20 10 31 AM '19

THE UNDERSIGNED, EDWARD ROSE OF INDIANA, AN INDIANA LIMITED PARTNERSHIP BY SHELDON ROSE, GENERAL PARTNER, BEING THE OWNERS OF THE ABOVE DESCRIBED REAL ESTATE, DO HERE LAY OFF, PLAT AND SUBDIVIDE THE SAME INTO LOTS AND STREETS IN ACCORDANCE WITH THE WITHIN PLAT. THE WITHIN PLAT SHALL BE KNOWN AND DESIGNATED AS EASTBROOKE MEADOWS - SECTION 4A. AN ADDITION IN MARION COUNTY, INDIANA.

1. THE STREETS, TOGETHER WITH ALL EXISTING AND FUTURE PLANTING, TREES AND SHRUBBERY THEREON, AS SHOWN ON THE WITHIN PLAT ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR PROPER PURPOSES, RESERVING TO THE DEDICATORS, THEIR SUCCESSORS OR ASSIGNS THE REVERSION OR REVERSIONS THEREON, WHENEVER DISCONTINUED BY LAW.
2. ALL NUMBERED LOTS IN THIS ADDITION SHALL BE DESIGNATED AS RESIDENTIAL LOTS. ONLY ONE SINGLE-FAMILY DWELLING WITH ACCESSORY BUILDING AND NOT EXCEEDING 35 FEET IN HEIGHT MAY BE ERECTED OR MAINTAINED ON SAID LOT.
3. NO ONE-STORY HOUSE SHALL BE ERECTED ON ANY LOT IN THIS ADDITION HAVING A MAIN FLOOR AREA OF LESS THAN 800 SQUARE FEET AND NO RESIDENCE WITH MORE THAN ONE STORY SHALL HAVE A MAIN FLOOR AREA OF LESS THAN 680 SQUARE FEET EXCLUSIVE OF OPEN PORCHES, GARAGES OR BASEMENTS.
4. NO TRAILER, TENT, SHACK, BASEMENT, GARAGE, BARN OR OTHER OUTBUILDING OR TEMPORARY STRUCTURE SHALL BE USED FOR TEMPORARY OR PERMANENT RESIDENTIAL PURPOSE IN ANY LOT IN THIS ADDITION.
5. FRONT BUILDING AND SIDELINES ARE ESTABLISHED AS SHOWN ON THIS PLAT BETWEEN WHICH LINES AND THE RIGHT-OF-WAY LINES OF THE STREET, NO STRUCTURE SHALL BE ERECTED OR MAINTAINED, NO FENCE, WALL, HEDGE, OR SHRUB PLANTING WHICH OBSTRUCTS SIGHT LINES AT ELEVATIONS BETWEEN 2 AND 6 FEET ABOVE THE STREET, SHALL BE PLACED OR PERMITTED TO REMAIN ON ANY CORNER LOT WITHIN THE TRIANGULAR AREA FORMED BY THE STREET PROPERTY LINES, AND A LINE CONNECTING POINTS 25 FEET FROM THE INTERSECTION OF SAID STREET LINES OR IN THE CASE OF ROUNDED PROPERTY CORNERS FROM THE INTERSECTION OF THE STREET LINES EXTENDED. THE SAME SIGHTLINE LIMITATIONS SHALL APPLY TO ANY LOT WITHIN 10 FEET FROM THE INTERSECTION OF A STREET LINE WITH THE EDGE OF A DRIVEWAY, PAVEMENT OR ALLEY LINE. NO TREE SHALL BE PERMITTED TO REMAIN WITHIN SUCH DISTANCES OF SUCH INTERSECTION UNLESS THE FOLIAGE IS MAINTAINED AT SUFFICIENT HEIGHT TO PREVENT OBSTRUCTION OF THE SIGHT LINE.
6. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT IN THIS ADDITION NOR SHALL ANYTHING BE DONE THEREON WHICH SHALL BE OR BECOME A NUISANCE TO THE NEIGHBORHOOD.
7. NO ANIMALS, LIVESTOCK, OR POULTRY OF ANY KIND SHALL BE RAISED, BRED OR KEPT ON ANY LOT, EXCEPT THAT DOGS, CATS, OR OTHER HOUSEHOLD PETS MAY BE KEPT, PROVIDED THAT THEY ARE NOT KEPT, BRED, OR MAINTAINED FOR ANY COMMERCIAL PURPOSES.
8. THERE ARE STRIPS OF GROUND AS SHOWN ON THE WITHIN PLAT MARKED D.U. & S.E. (DRAINAGE, UTILITY AND SEWER EASEMENT) WHICH ARE RESERVED FOR THE USE OF PUBLIC UTILITY COMPANIES NOT INCLUDING TRANSPORTATION COMPANIES FOR THE INSTALLATION AND MAINTENANCE OF MAINS, DUCTS, POLES, LINES, WIRES, SEWERS AND DRAINS SUBJECT AT ALL TIMES TO THE AUTHORITY OF THE CITY OF INDIANAPOLIS, INDIANA, AND TO THE EASEMENTS HEREIN RESERVED. NO PERMANENT OR OTHER STRUCTURES SHALL BE ERECTED OR MAINTAINED ON SAID STRIPS. THE OWNERS OF LOTS IN THIS ADDITION SHALL TAKE THEIR TITLE SUBJECT TO THE PUBLIC UTILITIES EASEMENT HEREIN, WHICH GRANTS INGRESS AND EGRESS TO OTHER OWNERS IN THIS ADDITION AND TO THE PUBLIC UTILITIES.
9. THE METROPOLITAN DEVELOPMENT COMMISSION, ITS SUCCESSORS AND ASSIGNS, SHALL HAVE NO RIGHT, POWER OR AUTHORITY, TO ENFORCE ANY COVENANTS, COMMITMENTS, RESTRICTIONS OR OTHER LIMITATIONS CONTAINED IN THIS PLAT OTHER THAN THOSE COVENANTS, COMMITMENTS, RESTRICTIONS OR LIMITATIONS THAT EXPRESSLY RUN IN FAVOR OF THE METROPOLITAN DEVELOPMENT COMMISSION; PROVIDED FURTHER, THAT NOTHING HEREIN SHALL BE CONSTRUED TO PREVENT THE METROPOLITAN DEVELOPMENT COMMISSION FROM ENFORCING ANY PROVISIONS OF THE SUBDIVISION CONTROL ORDINANCE, 58-40-3, AS AMENDED, OR ANY CONDITIONS ATTACHED TO APPROVAL OF THIS PLAT BY THE PLAT COMMITTEE.
10. THESE COVENANTS SHALL BE IN FULL FORCE AND EFFECT FOR TWENTY-FIVE (25) YEARS FROM RECORDING DATE, AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF TEN (10) YEARS UNLESS BY VOTE OF THE MAJORITY OF THE THEN OWNERS OF THE LOTS, IT IS AGREED TO CHANGE THE COVENANTS IN WHOLE OR IN PART. INVALIDATION OF ANY OF THE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
11. 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 DEPARTMENT OF PUBLIC WORKS OF THE CITY OF INDIANAPOLIS, INDIANA AND THE REQUIREMENTS OF ALL DRAINAGE PERMITS FOR THIS PLAT ISSUED BY SAID DEPARTMENT.
12. THE WITHIN COVENANTS, LIMITATIONS AND RESTRICTIONS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES CLAIMING UNDER THEM.

IN WITNESS WHEREOF, THE UN
DAY OF

STATE OF)
COUNTY OF)

BEFORE ME A NOTARY PUE
INDIANA. SHELDON ROSE, GEN
VOLUNTARY ACT AND DEED

WITNESS MY SIGNATURE A
NOTARY PUBLIC

MY COMMISSION EXPIRES

890093112