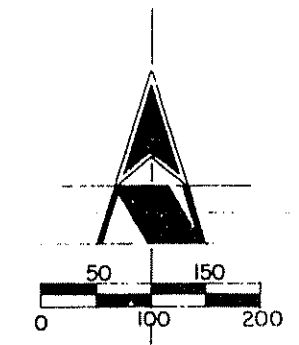


Sec 34-16-5E  
 S 00° 09' 35" W  
 381 582'



CURVE DATA

CURVE	Δ	D	R	T	L	LC
C	20°00'00"	6.366°	900'	158.69'	314.16'	312.57'
A	20°00'00"	6.548°	875'	154.29'	305.43'	303.88'
B	20°00'00"	6.194°	925'	163.10'	322.89'	321.25'

East Line SW 1/4  
 Sec 35-16-5E

# "NORTH GERMAN CHURCH WOODS" SECTION V

# "NORTH GERMAN CHURCH WOODS" SECTION FIVE

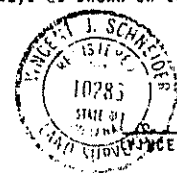
## CERTIFICATE OF SURVEY

I, the undersigned, hereby certify that the within plat is true and correct and represents a part of the Southwest Quarter of Section 34, Township 16 North of Range 5 East in Marion County, Indiana, being more particularly described as follows, to-wit:

Beginning at a point on the East line of said Southwest Quarter Section 361.582 feet South 00 degrees 09 minutes 35 seconds West upon and along said East line 949.11 feet to a point; thence North 89 degrees 31 minutes 41 seconds East 59.55 feet to a point; thence North 00 degrees 18 minutes 33 seconds East 59.55 feet to a point; thence North 73 degrees 08 minutes 47 seconds West 230.24 feet to a point; thence North 15 degrees East 245.25 feet to a point; thence South 66 degrees 12 minutes 46 seconds East 244.45 feet to a point; thence South 24 seconds East 71.95 feet to a point; thence North 14 degrees 18 minutes 02 seconds East 36.73 feet to a point; thence South 56 minutes 10 seconds East 50.54 feet to a point; thence South 89 degrees 41 minutes 24 seconds East 142.01 feet to the POINT OF BEGINNING, containing 16.345 acres, more or less.

This subdivision consists of 53 lots numbered from 207 to 259, both inclusive, together with streets, easements and public ways as shown on the within plat. The size of lots and widths of streets and easements are shown in figures denoting feet and decimal parts thereof.

WITNESS MY SIGNATURE this 4th day of May 1971.



VINCENT J. SCHNEIDER, Notary Public, Land Survey, Indiana #10285

The undersigned, The Top Construction Corp., by John Copenhaver, President, being the owner 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 NORTH GERMAN CHURCH WOODS - SECTION FIVE, an Addition in Marion County, Indiana.

1. The streets shown and not heretofore dedicated are hereby dedicated to the public.
2. All numbered lots in this Addition shall be designated as residential lots. Only one single family with a necessary building and not exceeding two stories in height may be erected or maintained on said lots.
3. Front and side building lines are established as shown on this plat between which lines and the property 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 properly laid and a line connecting points 25 feet from the intersection of said street lines, or in the case of a rounded property corner, 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 all way line. No tree shall be permitted to remain within such distance of such intersection unless the foliage line is maintained at sufficient height to prevent obstruction of the sight line.
4. No one story house shall be erected on any lot in this Addition having a ground floor area of less than 90 square feet and no one and one-half story house having a ground floor area of less than 60 square feet exclusive of open porches, garages, or basements.
5. No trailer tent, shack, basement, garage, barn or other outbuilding or temporary structure shall be used for temporary or permanent residential purposes in any lot in this Addition.
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 poultry or farm animals shall be raised or maintained on any lot. This restriction shall not prohibit a resident from keeping a usual pet animal or bird.
8. There are strips of ground as shown on the within plat marked "Drainage Easements" and/or "Utility Easements" which are hereby 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 Marion County, Indiana, and to the easements herein reserved. No permanent structure shall be erected or maintained on said strips. The owners of such lots in this Addition, on, however, shall take their title subject to the rights of the public utilities and to those of the owners of the strips so reserved.
9. The right to enforce the within provisions, restrictions and covenants by injunction, together with the right to cause the removal by due process of law of any septic tank, absorption bed or structure erected or maintained in violation thereof, is hereby dedicated and reserved to the owners of the several lots in this subdivision, their heirs and assigns. The Metropolitan Development Commission, their successors or assigns who shall be entitled to such relief without being required to show any damage of any kind to any such owner or owners by or through any such violation or attempted violation. Such provisions shall be in full force and effect until June 1, 1994, at which time said covenants shall be automatically extended for successive periods of 10 years unless by vote of the majority of the then owners of the lots it is agreed to charge the covenants in whole or in part. Invalidity of any one 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.
10. The within covenants, limitations, and restrictions are to run with the land and shall be binding on all parties and persons claiming under them.

IN WITNESS WHEREOF, The Top Construction Corp., by John Copenhaver, President, have hereunto caused its and their names to be subscribed this \_\_\_\_\_ day of \_\_\_\_\_ 1971.

THE TOP CONSTRUCTION CORP.

BY: JOHN COPENHAVER  
President

STATE OF INDIANA) Before me, a Notary Public in and said County and State  
cc personally appeared The Top Construction Corp., by John