

RIDGE HILL TRAILS  
SECTION 11

KNOW ALL MEN BY THESE PRESENTS: THAT HENRY SCHEID AND WILLIAM VAN HOY, JR., OF MARION COUNTY, STATE OF INDIANA BEING THE OWNERS IN FEE SIMPLE OF THE FOLLOWING DESCRIBED REAL ESTATE IN MARION COUNTY, STATE OF INDIANA, TO-WIT:

A PART OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 14 NORTH, RANGE 3 EAST, MARION COUNTY, INDIANA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 14 NORTH, RANGE 3 EAST; THENCE NORTH 00°-43' EAST ON THE EAST LINE OF SAID QUARTER SECTION 1426.00 FEET TO THE PLACE OF BEGINNING; THENCE SOUTH 51°-47'-56" WEST 150.16 FEET; THENCE NORTH 68°-32'-55" WEST 250.00 FEET; THENCE NORTH 63°-49'-59" WEST 40.00 FEET; THENCE NORTH 26°-10'-01" EAST 46.00 FEET; THENCE NORTH 63°-07'-00" WEST 213.38 FEET; THENCE NORTH 77°-22'-00" WEST 164.06 FEET TO THE P. C. OF A CURVE TO THE LEFT, SAID CURVE HAVING A DELTA OF 3°-31'-42" AND A RADIUS OF 688.59 FEET; THENCE SOUTHERLY ON AND ALONG SAID CURVE 40.41 FEET TO THE P.T. THEREOF; THENCE NORTH 88°-01' WEST 50.89 FEET; THENCE NORTH 89°-10'-12" EAST 193.71 FEET; THENCE NORTH 00°-43' EAST 1051.3 FEET; THENCE NORTH 90°-00' EAST 990.00 FEET; THENCE SOUTH 00°-43' WEST 1214.00 FEET TO THE PLACE OF BEGINNING CONTAINING 25.877 ACRES, MORE OR LESS, SUBJECT TO ALL HIGHWAYS AND RIGHTS-OF-WAY.

WE HEREBY MAKE PLAT, SUBDIVIDE, LAY OFF AND DEDICATE SAID DESCRIBED REAL ESTATE INTO LOTS AND STREETS IN ACCORDANCE WITH THE PLAT HERE TO ATTACHED, WHICH ADDITION SHALL BE KNOWN AS RIDGE HILL TRAILS, MARION COUNTY, INDIANA, THAT THE STREETS AS SHOWN ON THE ATTACHED PLAT ARE HEREBY DEDICATED TO PUBLIC USE AND THAT ALL OF THE LOTS CONTAINED IN THE ABOVE PLAT OR ANY PORTION THEREOF SHALL BE SUBJECT TO THE FOLLOWING RESTRICTIONS, WHICH RESTRICTIONS SHALL BE CONSIDERED AND HEREBY DECLARED TO BE CONSIDERED JOINTLY WITH THE LAND, WHICH RESTRICTIVE COVENANTS ARE AS FOLLOWS, TO-WIT:

1. NO LOT SHALL BE USED EXCEPT FOR RESIDENTIAL PURPOSES. NO BUILDING SHALL BE ERRECTED, ALTERED, PLACED OR PERMITTED TO REMAIN ON ANY LOT OTHER THAN AS STATED UNDER THE D-1 ZONING AS SPECIFIED IN THE MARION COUNTY ZONING ORDINANCE 58-40-13 AS AMENDED AND NOW EFFECTIVE IN MARION COUNTY.
2. NO BUILDING SHALL BE ERRECTED, PLACED OR ALTERED ON ANY LOT UNTIL THE CONSTRUCTION PLANS AND SPECIFICATIONS AND A PLAN SHOWING THE LOCATION OF THE STRUCTURE HAVE BEEN APPROVED BY THE ARCHITECTURAL CONTROL COMMITTEE AS TO QUALITY OF WORKMANSHIP AND MATERIALS, AND BE OF EXTERNAL DESIGN WITH EXISTING STRUCTURES AND AS TO LOCATION WITH RESPECT TO TOPOGRAPHY AND FINISH GRADE ELEVATION.
  - A. NO FENCE OR WALL SHALL BE ERRECTED, PLACED OR ALTERED ON ANY LOT NEARER TO ANY STREET THAN THE MINIMUM BUILDING SET-BACK LINE UNLESS SIMILARLY APPROVED, AND IN NO CASE SHALL BE GREATER THAN THREE AND ONE HALF (3 1/2) FEET IN HEIGHT. APPROVAL SHALL BE PROVIDED IN PART TIME (10%).
  - B. NO SINGLE STORY DWELLING SHALL HAVE A GROUND FLOOR AREA LESS THAN 1500 SQUARE FEET AND NO TWO STORY DWELLING SHALL HAVE A GROUND FLOOR AREA LESS THAN 1200 SQUARE FEET.
  - C. EACH DWELLING SHALL HAVE AT LEAST A TWO CAR GARAGE BUT OPEN SIDED CARPORTS ARE SPECIFICALLY PROHIBITED.
  - D. EACH DWELLING SHALL BE REQUIRED TO INCLUDE AN ELECTRIC OR GAS INCINERATOR AND A GARBAGE DISPOSAL UNIT IN ITS INITIAL CONSTRUCTION.
3. NO BUILDING SHALL BE LOCATED ON ANY LOT NEARER TO THE FRONT LINE THAN THE MINIMUM BUILDING SET-BACK LINES SHOWN ON THE RECORDED PLAT. FOR THE PURPOSES OF THIS COVENANT, EAVES, STEPS, AND OPEN PORCHES SHALL NOT BE CONSIDERED AS A PART OF THE BUILDING; PROVIDED, HOWEVER, THAT THIS SHALL NOT BE CONSTRIED TO PERMIT ANY PORTION OF A BUILDING, ON A LOT TO ENCHANCE AN ADJACENT LOT.
4. EASEMENTS FOR INSTALLATION AND MAINTENANCE OF UTILITIES AND DRAINAGE FACILITIES ARE RESERVED AS SHOWN ON THE RECORDED PLAT.
5. NO NOXIOUS OR OFFENSIVE ACTIVITY SHALL BE CONDUCTED ON ANY LOT. NOYALING, COFFING OR OTHER THEREON WHICH MAY BE OR MAY BECOME AN OBSTRUCTION TO THE ENJOYMENT OF THE ADJACENT LOTS.
6. NO STRUCTURE OF A TEMPORARY CHARACTER, TRAILER, CARAVAN, TENT, SWING CARAVAN, BUNKER OR OTHER OUTBUILDING SHALL BE USED ON ANY LOT AT ANY TIME UNLESS IT IS PERMITTED BY THE ZONING ORDINANCE.
  - A. NO TRAILER, BOAT, CAMPING EQUIPMENT, DISABLED MOTOR VEHICLE OR OTHER VEHICLE SHALL BE STORED, PARKED IN ANY MANNER WHATSOEVER IN FRONT OF THE HOUSE OR ANY OTHER BUILDING ON THESE LOTS AND THE RESIDENTS SHALL MAKE EVERY EFFORT TO KEEP THE TRAILER, BOAT, CAMPING EQUIPMENT, DISABLED MOTOR VEHICLE OR OTHER VEHICLE IN SUCH A CONDITION THAT IT SHALL NOT BE A DISGRACE TO THE ADJACENT LOTS AND THE SOLE JUDGE AS TO WHETHER OR NOT IT IS BEING KEPT IN SUCH A CONDITION IS THE RESIDENTS.

1. NO LOT SHALL BE USED EXCEPT FOR RESIDENTIAL PURPOSES. NO BUILDING SHALL BE ERRECTED, ALTERED, PLACED OR PERMITTED TO REMAIN ON ANY LOT OTHER THAN AS STATED UNDER THE D-1 ZONING AS SPECIFIED IN THE MARION COUNTY ZONING ORDINANCE 58-40-13 AS AMENDED AND NOW EFFECTIVE IN MARION COUNTY.
2. NO BUILDING SHALL BE ERRECTED, PLACED OR ALTERED ON ANY LOT UNTIL THE CONSTRUCTION PLAN AND SPECIFICATIONS AND A PLAN SHOWING THE LOCATION OF THE STRUCTURE HAVE BEEN APPROVED BY THE ARCHITECTURAL CONTROL COMMITTEE AS TO QUALITY OF WORKMANSHIP AND MATERIALS, HARM TO EXTERNAL DESIGN WITH EXISTING STRUCTURES AND AS TO LOCATION WITH RESPECT TO TOPOGRAPHY AND FINISH GRADE ELEVATION.
  - A. NO FENCE OR WALL SHALL BE ERRECTED, PLACED OR ALTERED ON ANY LOT NEARER TO ANY STREET THAN THE MINIMUM BUILDING SET-BACK LINE UNLESS SIMILARLY APPROVED, AND IN NO CASE SHALL BE GREATER THAN THREE AND ONE HALF (3 1/2) FEET IN HEIGHT. APPROVAL SHALL BE PROVIDED IN PART TEN (10).
  - B. NO SINGLE STORY DWELLING SHALL HAVE A GROUND FLOOR AREA LESS THAN 1500 SQUARE FEET AND NO TWO STORY DWELLING SHALL HAVE A GROUND FLOOR AREA LESS THAN 1200 SQUARE FEET.
  - C. EACH DWELLING SHALL HAVE AT LEAST A TWO CAR GARAGE BUT OPEN SIDED CARPORTS ARE SPECIFICALLY PROHIBITED.
  - D. EACH DWELLING SHALL BE REQUIRED TO INCLUDE AN ELECTRIC OR GAS INCINERATOR AND A GARBAGE DISPOSAL UNIT IN ITS INITIAL CONSTRUCTION.
3. NO BUILDING SHALL BE LOCATED ON ANY LOT NEARER TO THE FRONT LINE THAN THE MINIMUM BUILDING SET-BACK LINES SHOWN ON THE RECORDED PLAT. FOR THE PURPOSES OF THIS COVENANT, EAVES, STEPS, AND OPEN PORCHES SHALL NOT BE CONSIDERED AS A PART OF THE BUILDING, PROVIDED, HOWEVER, THAT THIS SHALL NOT BE CONSTRUED TO PERMIT ANY PORTION OF A BUILDING ON A LOT TO ENCLOSE UPON ANOTHER LOT.
4. EASEMENTS FOR INSTALLATION AND MAINTENANCE OF UTILITIES AND DRAINAGE FACILITIES ARE RESERVED AS SHOWN ON THE RECORDED PLAT.
5. NO NOXIOUS OR OFFENSIVE ACTIVITY SHALL BE CARRIED ON ANY LOT. NO TRAIL OR OTHERS BE DONE THEREON WHICH MAY BE OR MAY BECOME AN ANNOYANCE OR INJURY TO THE NEIGHBORHOOD.
6. NO STRUCTURE OF A TEMPORARY CHARACTER, TRAILER, CARAVAN, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING SHALL BE USED ON ANY LOT AT ANY TIME OR IN EXCESS OF ONE YEAR CONTINUOUSLY OR PERMANENTLY.
  - A. NO TRAILER, BOAT, CAMPING EQUIPMENT, DISABLED MOTOR VEHICLES OR OTHERS SHALL BE STORED, PARKED IN ANY MANNER WHATSOEVER IN FRONT OF THE HOUSE OR DWELLING ERRECTED ON THESE LOTS AND THE RESIDENTS SHALL MAKE EVERY EFFORT TO KEEP THEIR HOME AND LOT IN AN ATTRACTIVE MANNER AND IN SUCH A CONDITION THAT IT SHALL NOT DETRACT FROM THE PRESENT VALUE OF THE ADJACENT AND THE SOLE JUDGE AS TO WHETHER OR NOT IT IS BEING SO KEPT SHALL REMAIN IN THE ARCHITECTURAL CONTROL COMMITTEE, MEMBERS OF WHICH ARE PROVIDED HEREINAFTER.
7. THE ARCHITECTURAL CONTROL COMMITTEE IS COMPOSED OF THREE MEMBERS, APPOINTED BY THE DEVELOPER. A MAJORITY OF THE COMMITTEE MAY DESIGNATE A REPRESENTATIVE TO ACT FOR IT. IN THE EVENT OF DEATH OR RESIGNATION OF ANY MEMBER OF THE COMMITTEE, THE REMAINING MEMBERS SHALL HAVE FULL AUTHORITY TO DESIGNATE A SUCCESSOR.
  - A. THIS AFOREMENTIONED ARCHITECTURAL CONTROL COMMITTEE MAY BE ELECTED BY THE MAJORITY OF THE LOT OWNERS WHEN THE FOLLOWING STEPS HAVE BEEN TAKEN: (1) NOTICE IS SERVED UPON THE ARCHITECTURAL CONTROL COMMITTEE THAT AN ELECTION HAS BEEN REQUESTED, SAID NOTICE BEING SIGNED BY FIFTY PERCENT OF THE FEE TITLE OWNERS OF THE LOTS IN THIS SUBDIVISION. (2) NOMINATIONS FOR SAID COMMITTEE MUST BE MADE IN WRITING TO THE ARCHITECTURAL CONTROL COMMITTEE AND SAID NOMINATIONS MUST BE SIGNED BY AT LEAST TEN PERCENT OF THE FEE TITLE OWNERS, EACH LOT HAVING ONE VOTE, ELECTION WILL BE HELD WITHIN THIRTY DAYS AFTER NOMINATIONS WILL BE CLOSED AFTER THIRTY DAYS HAS BEEN SERVED UPON THE ARCHITECTURAL CONTROL COMMITTEE. THE ELECTION WILL THEN BE HELD AT THE TIME AND PLACE SELECTED BY THE ARCHITECTURAL CONTROL COMMITTEE, BALLOTS SHALL BE CASE IN WRITING AND ONE VOTE WILL BE CAST FOR EACH LOT IN THE SUBDIVISION.

391  
LED

R-71571  
*[Signature]*  
 GENERAL AUDITOR

APPROVED THIS 7th  
 DAY OF April 1961  
 AUDITOR OF MARION COUNTY  
*[Signature]* DRAFTSMAN

THIS INSTRUMENT PREPARED

8. ALL DRIVES INTO THESE LOTS SHALL BE PAVED SURFACED AND CONSTRUCTED IN A MANNER BEFITTING THE OTHER LOTS IN THE NEIGHBORHOOD. SAID DECISION AND JUDGEMENT ON CONSTRUCTION AND MAINTENANCE OF THESE DRIVES SHALL BE UNDER THE CONTROL OF THE ARCHITECTURAL CONTROL COMMITTEE.
9. THE ARCHITECTURAL CONTROL COMMITTEE APPROVAL OR DISAPPROVAL AS REQUIRED IN THESE COVENANTS SHALL BE IN WRITING. IN THE EVENT THE COMMITTEE, OR ITS DESIGNATED REPRESENTATIVES, FAIL TO APPROVE OR DISAPPROVE WITHIN 30 DAYS AFTER PLANS AND SPECIFICATIONS HAVE BEEN SUBMITTED TO IT, OR IN ANY EVENT, IF NO SUIT TO ENJOIN THE CONSTRUCTION HAS BEEN COMMENCED PRIOR TO THE COMPLETION THEREOF, APPROVAL WILL NOT BE REQUIRED AND THE RELATED COVENANTS SHALL BE DEEMED TO HAVE BEEN FULLY COMPLIED WITH.
10. NO DOWNSPOUT SHALL BE CONNECTED TO OR CAUSED TO DISCHARGE RAINWATER INTO ANY SANITARY SEWER.
11. NO SIGN OF ANY KIND SHALL BE DISPLAYED TO THE PUBLIC VIEW ON ANY LOT EXCEPT ONE PROFESSIONAL SIGN OF NOT MORE THAN ONE SQUARE FOOT, ONE SIGN OF NOT MORE THAN FIVE SQUARE FEET ADVERTISING THE PROPERTY FOR SALE OR RENT, OR SIGNS USED BY A BUILDER TO ADVERTISE THE PROPERTY DURING THE CONSTRUCTION AND SALE PERIOD.
12. NO OIL DRILLING, OIL DEVELOPMENT OPERATIONS, OIL REFINING, QUARRYING OR MINING OPERATIONS OF ANY KIND SHALL BE PERMITTED UPON OR IN ANY LOT, NOR SHALL OIL WELLS, TANKS, TUNNELS, MINERAL EXCAVATIONS OR SHAFTS BE PERMITTED UPON OR IN ANY LOT. NO DERRICK OR OTHER STRUCTURE DESIGNED FOR USE IN BORING FOR OIL OR NATURAL GAS SHALL BE ERRECTED, MAINTAINED, OR PERMITTED UPON ANY LOT.
13. 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 PURPOSE.
14. NO LOT SHALL BE USED OR MAINTAINED AS A DUMPING GROUND FOR RUBBISH, TRASH OR GARBAGE. OTHER WASTE SHALL NOT BE KEPT, EXCEPT IN SANITARY CONTAINERS. ALL INCINERATORS OR OTHER EQUIPMENT FOR THE STORAGE OR DISPOSAL OF SUCH MATERIALS SHALL BE KEPT IN A CLEAN AND SANITARY CONDITION.
15. NO FENCE, WALL, HEDGE OR BUSH PLANTING WHICH OBSTRUCTS SIGHT LINE AT ELEVATIONS BETWEEN 2 AND 3 1/2 FEET ABOVE ROADWAY SHALL BE PLACED OR PERMITTED TO REMAIN ON ANY CORNER LOT WITHIN THE TRIANGULAR AREA FORMED BY THE STREET PROPERTY LINE, AND A LINE CONNECTING THEM AT POINTS 25 FEET FROM THE INTERSECTION OF THE STREET LINES, OR IN THE CASE OF A ROUNDED PROPERTY CORNER FROM THE INTERSECTION OF THE STREET LINES (EXTENDED). THE SAME SIGHT LINE LIMITATIONS SHALL APPLY ON ANY LOT WITHIN 10 FEET FROM THE INTERSECTION OF A STREET PROPERTY LINE WITH THE EDGE OF A DRIVEWAY OR ALLEY PAVEMENT. NO TREE SHALL BE PERMITTED TO REMAIN WITHIN SUCH DISTANCES OF SUCH INTERSECTIONS UNLESS THE FOLIAGE LINE IS MAINTAINED AT SUFFICIENT HEIGHT TO PREVENT OBSTRUCTION OF SUCH SIGHT LINES.
16. THESE COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND ALL PERSONS CLAIMING UNDER THEM FOR A PERIOD OF 25 YEARS FROM THE DATE THESE COVENANTS ARE RECORDED. AFTER WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF TEN YEARS UNLESS AN INSTRUMENT SIGNED BY A MAJORITY OF THE THEN OWNERS OF THE LOTS HAS THEM RECORDED, AGREEING TO CHANGE THEM IN WHOLE OR IN PART.
17. INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
18. ENFORCEMENT SHALL BE BY PROCEEDINGS AT LAW OR IN EQUITY AGAINST ANY PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY COVENANT EITHER TO RESTRAIN VIOLATION OR TO RECOVER DAMAGES.
19. THE ABOVE COVENANTS ARE SUBJECT TO ALL THE PREVAILING RULES AND REGULATIONS OF THE METROPOLITAN PLANNING DEPARTMENT, HANCOCK COUNTY, INDIANA, ITS SUCCESSORS AND/OR SUCCESSORS.

WITNESS WHEREOF, THIS INSTRUMENT HAS BEEN EXECUTED BY THE UNDERSIGNED, HENRY SORIED AND WILLIAM VAN HOY, JR., AND IN BEHALF OF EACH OF THEM, ON THIS DAY OF Sept, 1970

William Van Hoy, Jr. Henry Soried

STATE OF INDIANA  
 COUNTY OF HANCOCK

THE UNDERSIGNED, A NOTARY PUBLIC, DULY COMMISSIONED TO TAKE ACKNOWLEDGMENTS AND ADMINISTER OATHS, IN THE STATE OF INDIANA, CERTIFY THAT HENRY SORIED AND WILLIAM VAN HOY, JR., THE OWNERS OF RIDGE HILLS, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT, AS THEIR DULY AUTHORIZED ACTS.

THAT LEAD, LIME OR OTHER FERTILIZING MATS MAY BE KEPT PROVIDED THAT THEY ARE NOT KEPT, BRED OR MAINTAINED FOR ANY COMMERCIAL PURPOSE.

13. NO LOT SHALL BE USED OR MAINTAINED AS A DUMPING GROUND FOR RUBBISH, TRASH OR GARBAGE. OTHER WASTE SHALL NOT BE KEPT, EXCEPT IN SANITARY CONTAINERS. ALL INCINERATORS OR OTHER EQUIPMENT FOR THE STORAGE OR DISPOSAL OF SUCH MATERIALS SHALL BE KEPT IN A CLEAN AND SANITARY CONDITION.
14. NO FENCE, WALL, HEDGE OR SHrub PLANTING WHICH OBSTRUCTS SIGHT LINE AT ELEVATIONS BETWEEN 7 AND 3 1/2 FEET ABOVE ROADWAY SHALL BE PLACED OR PERMITTED TO REMAIN ON ANY CORNER LOT WITHIN THE TRIANGULAR AREA FORMED BY THE STREET PROPERTY LINE, AND A LINE CONNECTING THEM AT POINTS 25 FEET FROM THE INTERSECTION OF THE STREET LINES, OR IN THE CASE OF A ROUNDED PROPERTY CORNER FROM THE INTERSECTION OF THE STREET LINES EXTENDED. THE SAME SIGHT LINE LIMITATIONS SHALL APPLY ON ANY LOT WITHIN 10 FEET FROM THE INTERSECTION OF A STREET PROPERTY LINE WITH THE EDGE OF A DRIVEWAY OR ALLEY PAVEMENT. NO TREE SHALL BE PERMITTED TO REMAIN WITHIN SUCH DISTANCES OF SUCH INTERSECTION UNLESS THE FOLIAGE LINE IS MAINTAINED AT SUFFICIENT HEIGHT TO PREVENT OBSTRUCTION OF SUCH SIGHT LINE.
15. THESE COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND ALL PERSONS CLAIMING THEM FOR A PERIOD OF 25 YEARS FROM THE DATE THESE COVENANTS ARE RECORDED. AFTER WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF TEN YEARS UNLESS AN INSTRUMENT SIGNED BY A MAJORITY OF THE THEN OWNERS OF THE LOTS HAS THEM RECORDED, AGREEING TO CHANGE THEM IN WHOLE OR IN PART.
16. INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
17. ENFORCEMENT SHALL BE BY PROCEEDINGS AT LAW OR IN EQUITY AGAINST ANY PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY COVENANT EITHER TO RESTRAIN VIOLATION OR TO RECOVER DAMAGES.
18. THE ABOVE COVENANTS ARE SUBJECT TO ALL THE ORDINANCES, RULES AND REGULATIONS OF THE METROPOLITAN PLANNING DEPARTMENT, INDIANAPOLIS, INDIANA, ITS SUCCESSORS AND SUCCESSORS.

IN WITNESS WHEREOF, THIS INSTRUMENT HAS BEEN EXECUTED BY THE UNDERSIGNED, HENRY SCHEID AND WILLIAM VAN HOY, JR., FOR AND IN BEHALF OF SAID OWNERSHIP, 17 DAY OF Sept, 1970.

BY: William Van Hoy Jr. Henry Scheid

STATE OF INDIANA  
COUNTY OF MARION

I, THE UNDERSIGNED, A NOTARY PUBLIC, DULY COMMISSIONED TO TAKE ACKNOWLEDGEMENTS AND ADMINISTER OATHS, IN THE STATE OF INDIANA, CERTIFY THAT HENRY SCHEID AND WILLIAM VAN HOY, JR., THE OWNERS OF RIDGE HILLS, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT, AS THEIR DULY AUTHORIZED AGENTS, THIS 17th DAY OF September, 1970.

Jayce C. Marksbury  
NOTARY PUBLIC

MY COMMISSION EXPIRES: April 25, 1973

I, MERRILL A. JONES, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA, AND THAT THIS PLAN CORRECTLY REPRESENTS A SURVEY COMPLETED UNDER MY DIRECTION IN SEPTEMBER, 1970, AND THAT THE MONUMENTS SHOWN ACTUALLY EXIST AND THEIR LOCATIONS ARE ACCURATELY INDICATED.



Merrill A. Jones  
MERRILL A. JONES  
LAND SURVEYOR NO. 10,511

DATED: September 4, 1970

HEID & WILLIAM VAN HOY JR.

CROSS REFERRED

004887 MAY-12-71

STATE OF INDIANA )  
 ) ss.  
COUNTY OF MARION )

NOTARY PUBLIC  
STATE OF INDIANA  
STATEMENT OF ENGINEER'S CORRECTIONS

COMES NOW MERRILL A. JONES and after having been first  
duly sworn upon his oath, deposes and says:

RECEIVED FOR RECORD  
71 MAY 12 P 2:05

LAYEL MEYER  
RECORDER  
OF MARION CO.

(1) That affiant is a registered land surveyor and  
licensed engineer and in such capacity was responsible for the  
preparation of the plat of Ridge Hill Trails, Section 2, which  
was recorded on the 6th day of April, 1971, as Instrument  
#71-15265 in the office of the Recorder of Marion County, Indiana.

(2) That due to an oversight or printing error, certain  
easements were designated as drainage easements only whereas all  
ten foot (10') drainage easements on the said plat should also  
be designated as utility easements.

(3) Therefore, the plat of Ridge Hill Trails, Section 2,  
should be amended for all purposes to reflect all ten foot (10')  
wide drainage easements as being utility easements and drainage

**APPROVAL  
OF  
ENGINEER'S CORRECTION**

METROPOLITAN DEVELOPMENT  
COMMISSION  
DIVISION OF PLANNING & ZONING  
PLAT COMMITTEE

*May 12, 1971*  
*Dwight D. Johnson*

SUBDIVISION ADMINISTRATOR

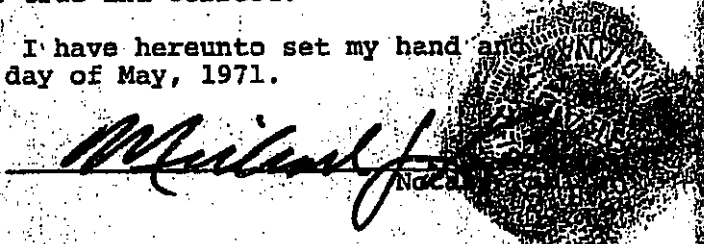
executed in Indianapolis, Indiana, this 11th day of

*Merrill A. Jones*  
MERRILL A. JONES  
L. S. #10,511  
State of Indiana

STATE OF INDIANA )  
 ) ss.  
COUNTY OF *Marion*)

Before me, a Notary Public in and for said County and  
State, personally appeared MERRILL A. JONES and acknowledged  
that he executed the within statement and that the representa-  
tions therein contained are true and correct.

IN WITNESS WHEREOF, I have hereunto set my hand and  
official seal this 11th day of May, 1971.



My commission expires:

July 12, 1971

*7910 Timberhill  
Trail*

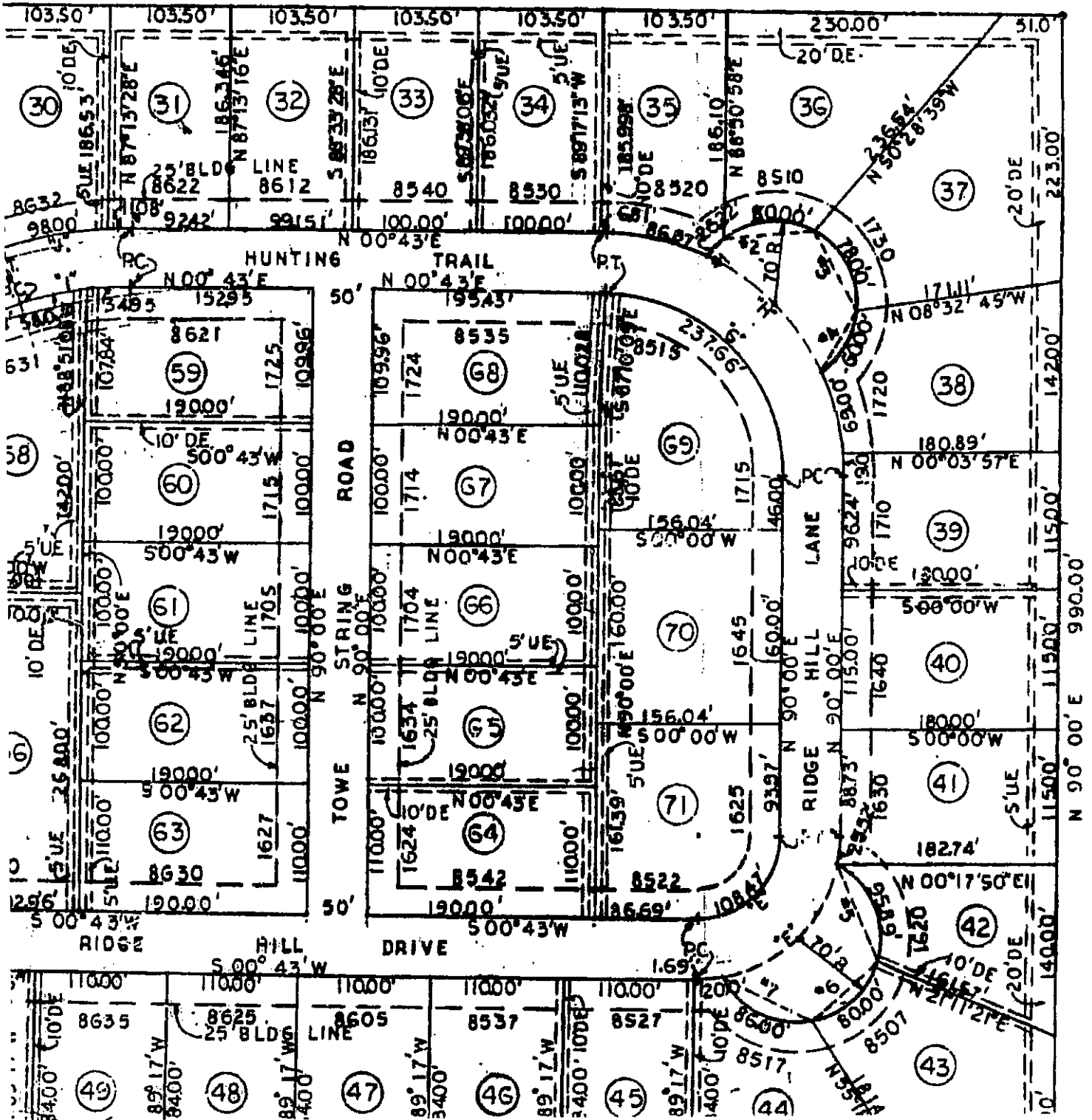
THIS INSTRUMENT PREPARED BY  
Michael J. Rias  
Attorney at Law

71 21693

# RIDGE HILL TRAILS

## SECTION - 2

N 00° 43' E 1051.30'



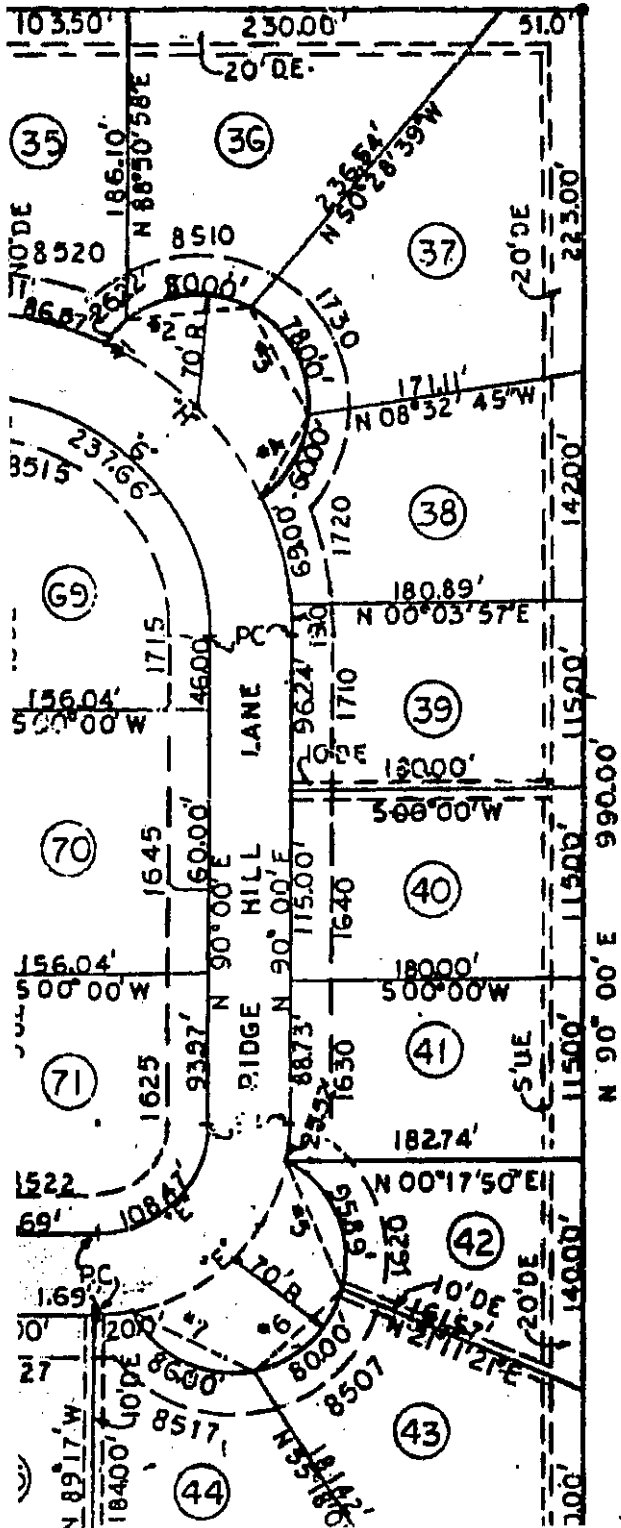


**LS**

RECEIVED FOR RECORD

'71 APR -6 PM 2:39

LAYE I. MOWERY  
RECORDER OF MARION CO.



CHORD NO.	BEARING	DISTANCE
*1	N 44° 01' 11" W	2607'
*2	N 00° 32' 55" W	75.72'
*3	S 64° 07' 05" W	74.63'
*4	N 59° 24' 13" W	5818'
*5	S 68° 45' 27" W	88.57'
*6	N 39° 15' 37" W	75.72'
*7	N 28° 40' 32" E	80.69'

CURVE DATA	
CURVE	

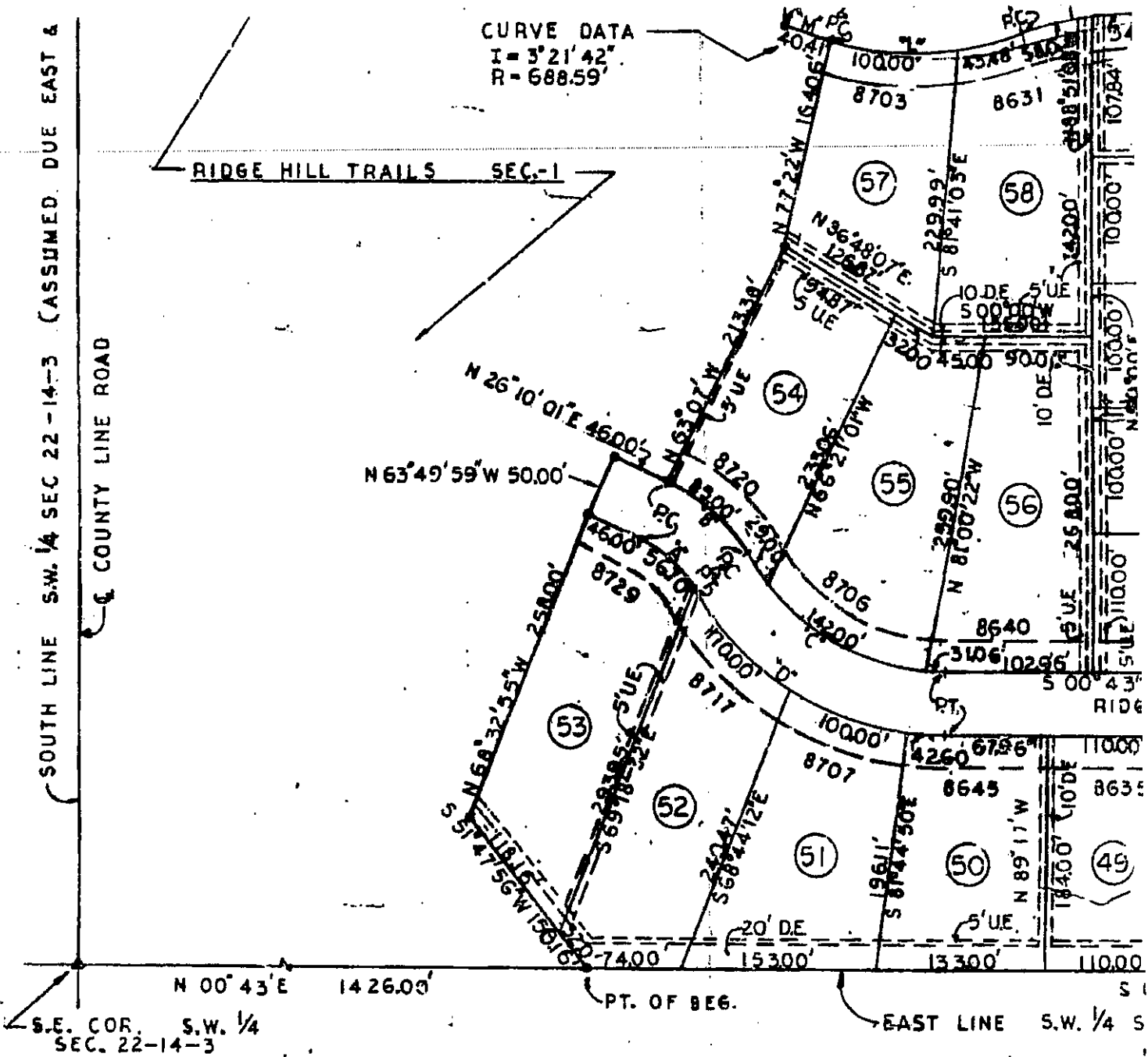


SOUTH LINE S.W. 1/4 SEC 22-14-3 (ASSUMED DUE EAST &

COUNTY LINE ROAD

RIDGE HILL TRAILS SEC.-1

CURVE DATA  
I = 3° 21' 42"  
R = 688.59'

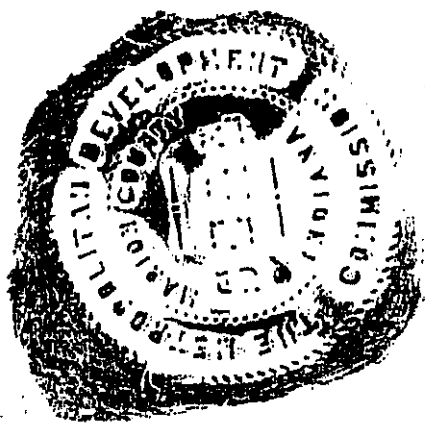


S.E. COR. S.W. 1/4 SEC. 22-14-3

PT. OF BEG.

EAST LINE S.W. 1/4 S

APPROVED THIS 14th  
 DAY OF April 1977  
 AUDITOR OF MARION COUNTY  
Edward L. Stiffen DRAFTSMAN

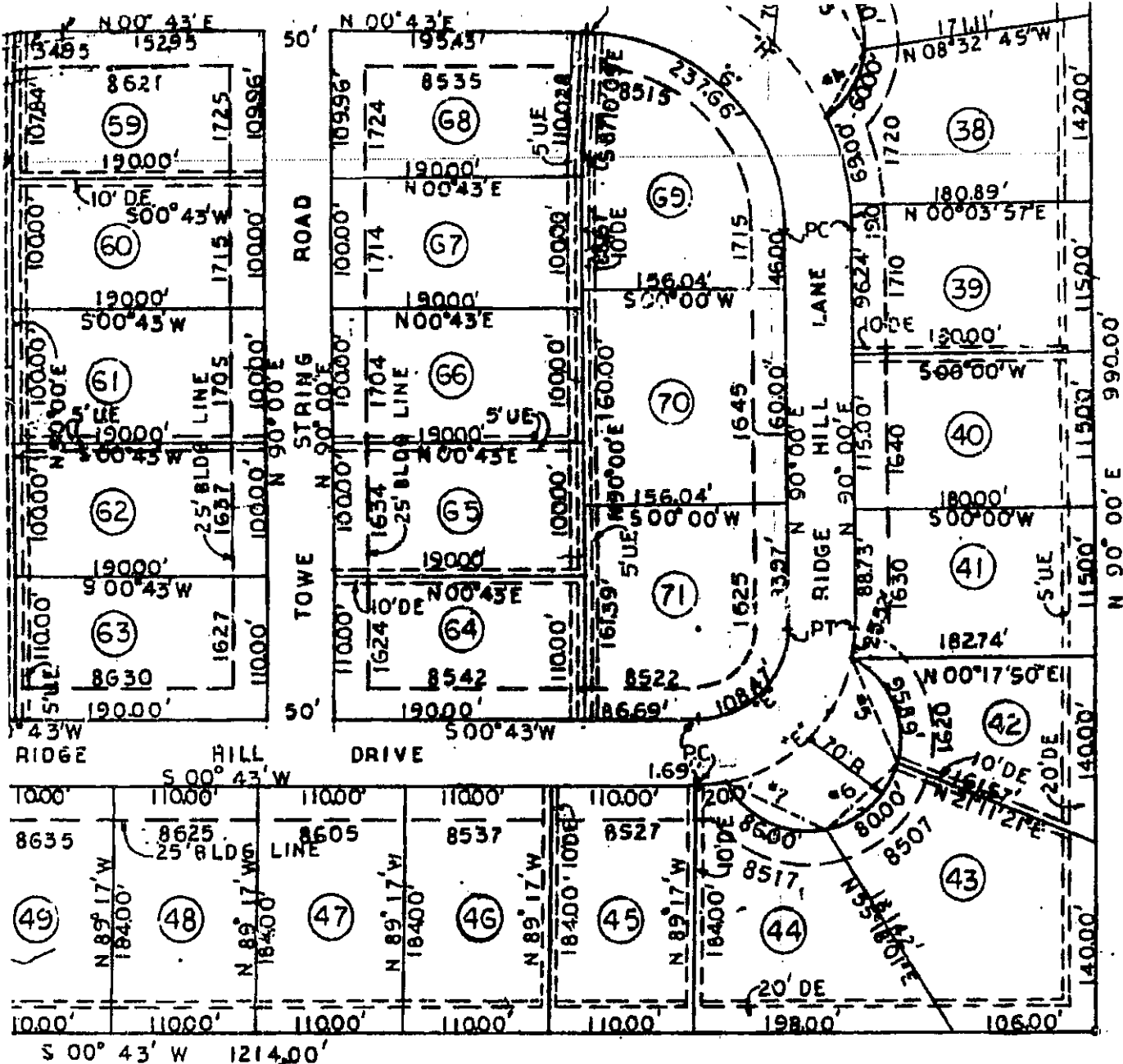


SCALE 1"=100'

FILED FOR TAXATION

002391 APR-77

Edward L. Stiffen  
COUNTY AUDITOR



1/4 SEC 22-14-3

FINAL APPROVAL  
 FLAT COMMITTEE  
 METROPOLITAN DEVELOPMENT COMMISSION  
 DIVISION OF PLANNING & ZONING  
 MARION COUNTY, INDIANA

*April 1, 1971*

PROPER PUBLIC NOTICE OF THE  
 HEARING HAS BEEN PUBLISHED

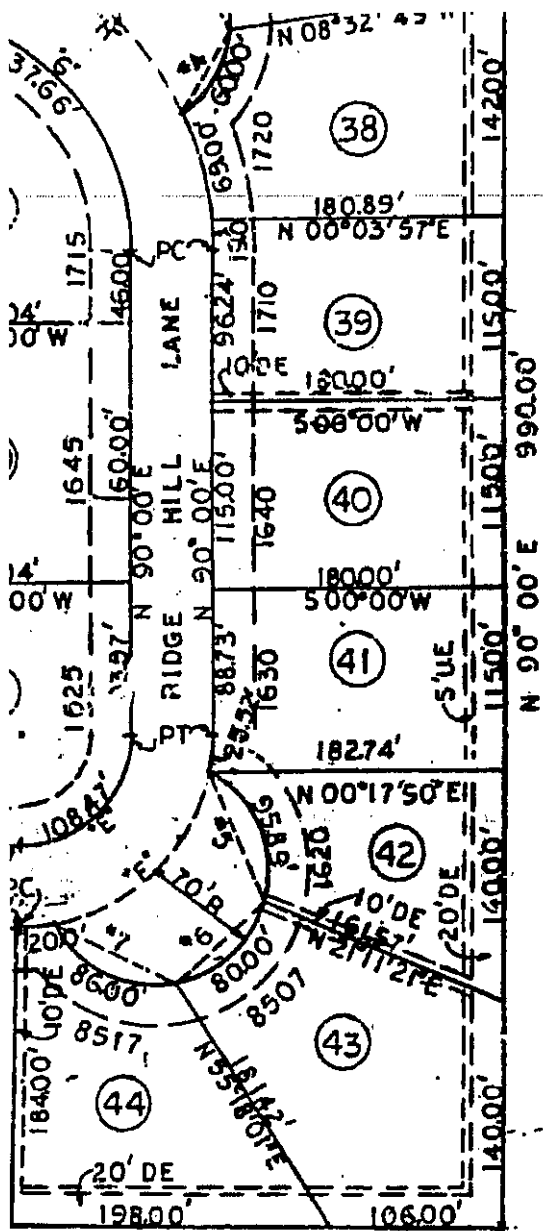
*Earle A. Franke*  
 SECRETARY, FLAT COMMITTEE



71 15265

VOID UNLESS RECORDED  
 BEFORE 10-7-72

CERTIFIED BY: *Merrill A. Jones*



CHORD NO.	BEARING	DISTANCE
*1	N 44° 01' 11" W	2607'
*2	N 00° 32' 55" W	75.72'
*3	S 64° 07' 05" W	7403'
*4	N 59° 24' 13" W	5818'
*5	S 68° 45' 27" W	88.57'
*6	N 39° 15' 37" W	75.72'
*7	N 28° 40' 32" E	8069'

CURVE DATA				
CURVE	I	D	R	L
A	32° 28' 03"	57' 17" 45"	100.00'	56.67'
B	" " "	38° 11' 50"	150.00'	85.00'
C	57° 55' 04"	22° 55' 42"	199.89'	202.06'
D	" " "	28° 39' 49"	249.89'	252.60'
E	90° 43' 00"	83° 38' 10"	68.51'	108.47'
F	" " "	48° 20' 51"	118.51'	187.63'
G	89° 17' 00"	37° 34' 01"	152.52'	237.66'
H	" " "	28° 17' 31"	202.52'	315.58'
I	18° 29' 00"	19° 53' 06"	288.14'	929.5'
J	" " "	16° 56' 41"	338.14'	109.08'
K	34° 12' 30"	28° 50' 58"	198.60'	118.58'
L	" " "	23° 02' 50"	248.60'	148.43'
M	3° 21' 42"	8° 19' 15"	688.59'	404.1'
N	4° 07' 21"	7° 45' 27"	738.59'	531.3'



*Merrill A. Jones*

4670

1 OF 2

MICHIGAN - 10-5135