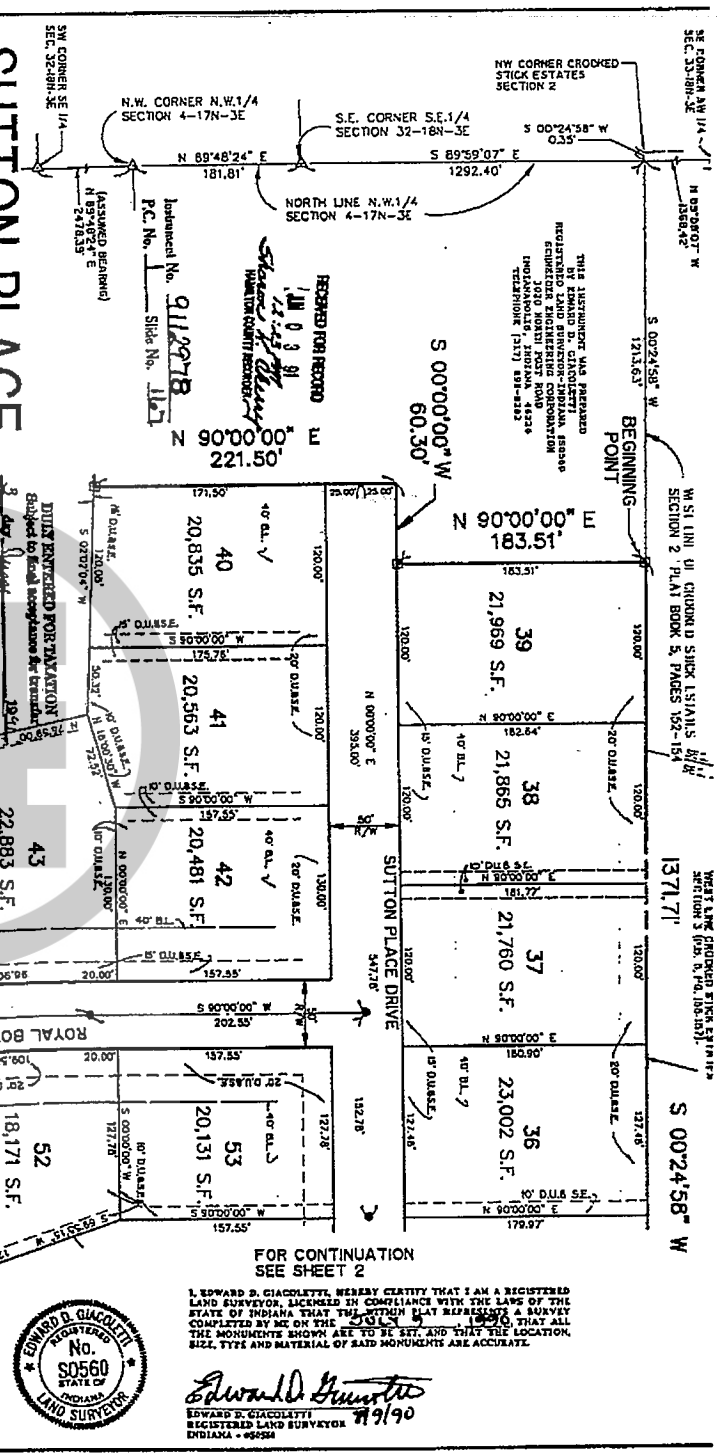


INSTR. # 9112978

INSTRUMENT NUMBER 9112978
DATE OF PAID April 25 1991
RECORDING DATE June 3 1991
RECORDING FEE \$35.00
TIME 12:23 PM
GRANTOR (DEVELOPER/OWNER) E.F.S. Partnership
GRANTEE (NAME OF PLAT) Sutton Place Section 1
LEGAL DESCRIPTION PT NW 1/4 4-17-3 51.106 Acres
BOOK & PAGE PC 1 Slide 167
NUMBER OF LOTS 77 Lots numbered 1 - 77
TRANSFERRED: YES NO
DATE OF TRANSFER June 3 1991

This instrument recorded
electronically on June 3, 1991
at 12:23 PM in Hamilton County, IL

CHICAGO TITLE



SUTTON PLACE

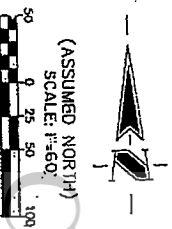
SECTION 1
SECONDARY PLAT
 PART OF THE N.W. 1/4
 SECTION 4-17N-3E
 HAMILTON COUNTY, INDIANA

SUBMITTED JUNE 19, 1990
 REVISED JULY 9, 1990

DEVELOPER:
 LAND INNOVATORS
 234 SOUTH FRANKLIN ROAD
 INDIANAPOLIS, INDIANA 46219
 PHONE: (317) 556-2461

CURVE DATA TABLE

CURVE NO.	POINTS	LENGTH	MAGNETIC	CURVED	BEGINNING	END
C-1	14	18.000	83.07	S. 38°40'25\"/>	153.15	153.15
C-2	12	15.000	81.74	S. 35°40'25\"/>	142.17	142.17
C-3	10	12.000	80.42	S. 32°40'25\"/>	131.19	131.19
C-4	8	9.000	79.09	S. 29°40'25\"/>	120.21	120.21
C-5	6	6.000	77.77	S. 26°40'25\"/>	109.23	109.23
C-6	4	3.000	76.44	S. 23°40'25\"/>	98.25	98.25
C-7	2	1.500	75.12	S. 20°40'25\"/>	87.27	87.27
C-8	1	0.750	73.79	S. 17°40'25\"/>	76.29	76.29
C-9	0	0.000	72.47	S. 14°40'25\"/>	65.31	65.31
C-10	0	0.000	71.14	S. 11°40'25\"/>	54.33	54.33
C-11	1	0.750	69.82	S. 8°40'25\"/>	43.35	43.35
C-12	2	1.500	68.50	S. 5°40'25\"/>	32.37	32.37
C-13	3	2.250	67.17	S. 2°40'25\"/>	21.39	21.39
C-14	4	3.000	65.85	S. 0°40'25\"/>	10.41	10.41
C-15	5	3.750	64.52	S. 23°40'25\"/>	0.00	0.00
C-16	6	4.500	63.20	S. 26°40'25\"/>	0.00	0.00
C-17	7	5.250	61.87	S. 29°40'25\"/>	0.00	0.00
C-18	8	6.000	60.55	S. 32°40'25\"/>	0.00	0.00
C-19	9	6.750	59.22	S. 35°40'25\"/>	0.00	0.00
C-20	10	7.500	57.90	S. 38°40'25\"/>	0.00	0.00
C-21	11	8.250	56.57	S. 41°40'25\"/>	0.00	0.00
C-22	12	9.000	55.25	S. 44°40'25\"/>	0.00	0.00
C-23	13	9.750	53.92	S. 47°40'25\"/>	0.00	0.00
C-24	14	10.500	52.60	S. 50°40'25\"/>	0.00	0.00
C-25	15	11.250	51.27	S. 53°40'25\"/>	0.00	0.00
C-26	16	12.000	49.95	S. 56°40'25\"/>	0.00	0.00
C-27	17	12.750	48.62	S. 59°40'25\"/>	0.00	0.00
C-28	18	13.500	47.30	S. 62°40'25\"/>	0.00	0.00
C-29	19	14.250	45.97	S. 65°40'25\"/>	0.00	0.00
C-30	20	15.000	44.65	S. 68°40'25\"/>	0.00	0.00



- FOR LAND DESCRIPTION**
 SEE SHEET 5
- LEGEND**
- CONCRETE MONUMENT
 - INDICATES 3/8\"/>

SHEET 1 of 5



I, EDWARD D. GIACCHETTI, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA THAT THE ATTACHED PLAT REPRESENTS A SURVEY COMPLETED BY ME ON THE 19th day of July, 1990, THAT ALL THE MONUMENTS SHOWN ARE TO BE SET, AND THAT THE LOCATION, SIZE, TYPE AND MATERIAL OF SAID MONUMENTS ARE ACCURATE.

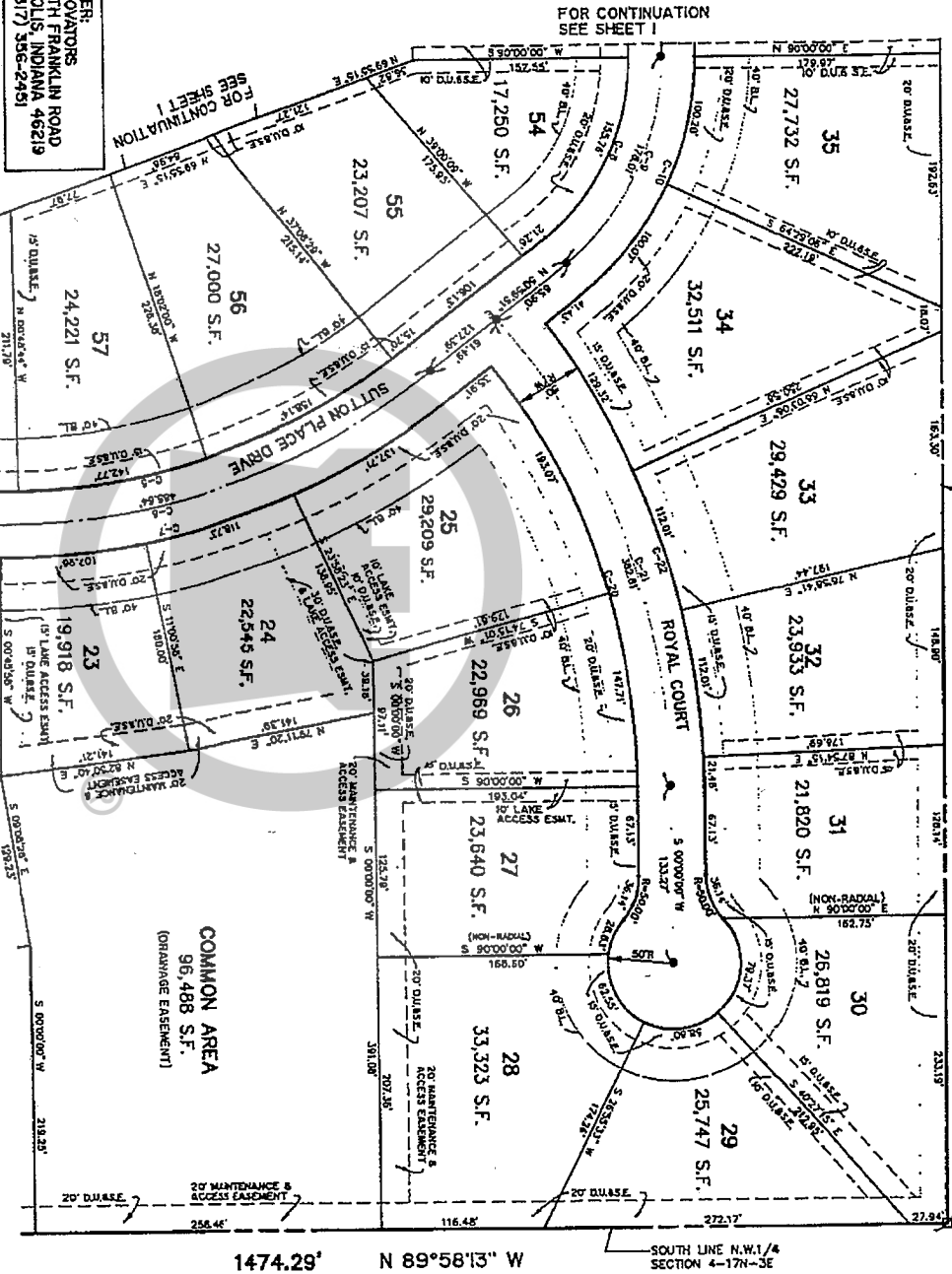
Edward D. Giacchetti
 EDWARD D. GIACCHETTI
 REGISTERED LAND SURVEYOR
 INDIANA - #50560

THIS INSTRUMENT WAS PREPARED
 BY EDWARD D. GIACOILETTI
 REGISTERED LAND SURVEYOR-INDIANA #50540
 SCHNEIDER ENGINEERING CORPORATION
 3020 NORTH POST ROAD
 INDIANAPOLIS, INDIANA 46224
 TELEPHONE (317) 498-8282

S 00°24'58" W

WEST LINE PROPOSED SUTTON ESTATES
 SECTION 3 (P. 2, 3, P. 0, 15-19)

1371.71'

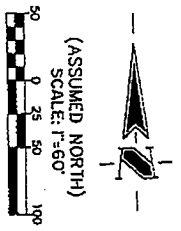


DEVELOPER:
 LAND INNOVATORS
 2334 SOUTH FRANKLIN ROAD
 INDIANAPOLIS, INDIANA 46219
 PHONE: (317) 356-2451

LEGEND

- ☒ CONCRETE MANHOLE
- MANHOLE 4'0" RADIUS 4'0" DIA
- MANHOLE 3'0" DETRITABLE ALUMINUM ROD 4'0" DIA
- BL BUILDING LINE
- SR SQUARE PROVIDE
- NAE NON-RECESS EASEMENT
- DUE.E.E. DRAINAGE EASEMENT
- OC ORANGE EASEMENT

FOR LAND DESCRIPTION
 SEE SHEET 5



(ASSUMED NORTH)
 SCALE: 1"=60'



Edward D. Giacoiletti
 19190
 REGISTERED LAND SURVEYOR
 INDIANA - #50540

SUTTON PLACE

SECTION 1
 SECONDARY PLAT
 PART OF THE N.W.1/4
 SECTION 4-17N-3E
 HAMILTON COUNTY, INDIANA

SUBMITTED JUNE 19, 1990 REGISTERED JULY 9, 1990

I, EDWARD D. GIACOILETTI, HERRY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA, THAT THE WITHIN PLAT REPRESENTS A SURVEY COMPLETED BY ME ON THIS DATE OF SET AND THAT THE LOCATION, SIZE, TIES AND DIMENSION OF SAID MONUMENTS ARE ACCURATE.

COMMON AREA
 96,488 S.F.
 (DRAINAGE EASEMENT)

This Commission, Under authority provided by The Acts of 1981, Chapter 305, hereby certifies that the General Assembly of the State of Indiana, and all acts, resolutions, or supplements of the Acts of 1981, Chapter 305, are hereby approved by the City of Hamilton, Indiana, as follows:
 Approved by the Central Plan Commission at a meeting held
 Central Plan Commission
 by *Debra M. McKee*
 Wesley G. Boddy, Director
 Hamilton County Community Development
 Central, Indiana

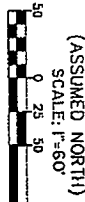
I, EDWARD D. GIACOILETTI, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA THAT THE WITHIN PLAT REPRESENTS A SURVEY COMPLETED BY ME ON THE 13TH DAY OF JULY 1990 THAT ALL THE MONUMENTS SHOWN ARE TO BE SET, AND THAT THE LOCATION, SIZE, TYPE AND MATERIAL OF SAID MONUMENTS ARE ACCURATE.

Edward D. Giacoletti
 EDWARD D. GIACOILETTI
 REGISTERED LAND SURVEYOR
 INDIANA - #6694



CURVE DATA TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-28	50.00'	34.67'	18.07'	33.98'	N 20°37'20" E	38°44'00"
C-29	50.00'	37.76'	19.83'	36.87'	N 20°37'59" W	43°16'16"



(ASSUMED NORTH)
 SCALE: 1"=60'

LEGEND

- CONCRETE MONUMENT
- HOLES 3/4" REBAR 5/16" DIA.
- HOLES 3/4" ELECTRICAL ALUMINUM ROD 5/16" DIA.
- DUCKING LANE
- SQUARE PIVOTAL
- NON-ACCESS EASEMENT
- DRAINAGE EASEMENT
- DRAINAGE EASEMENT

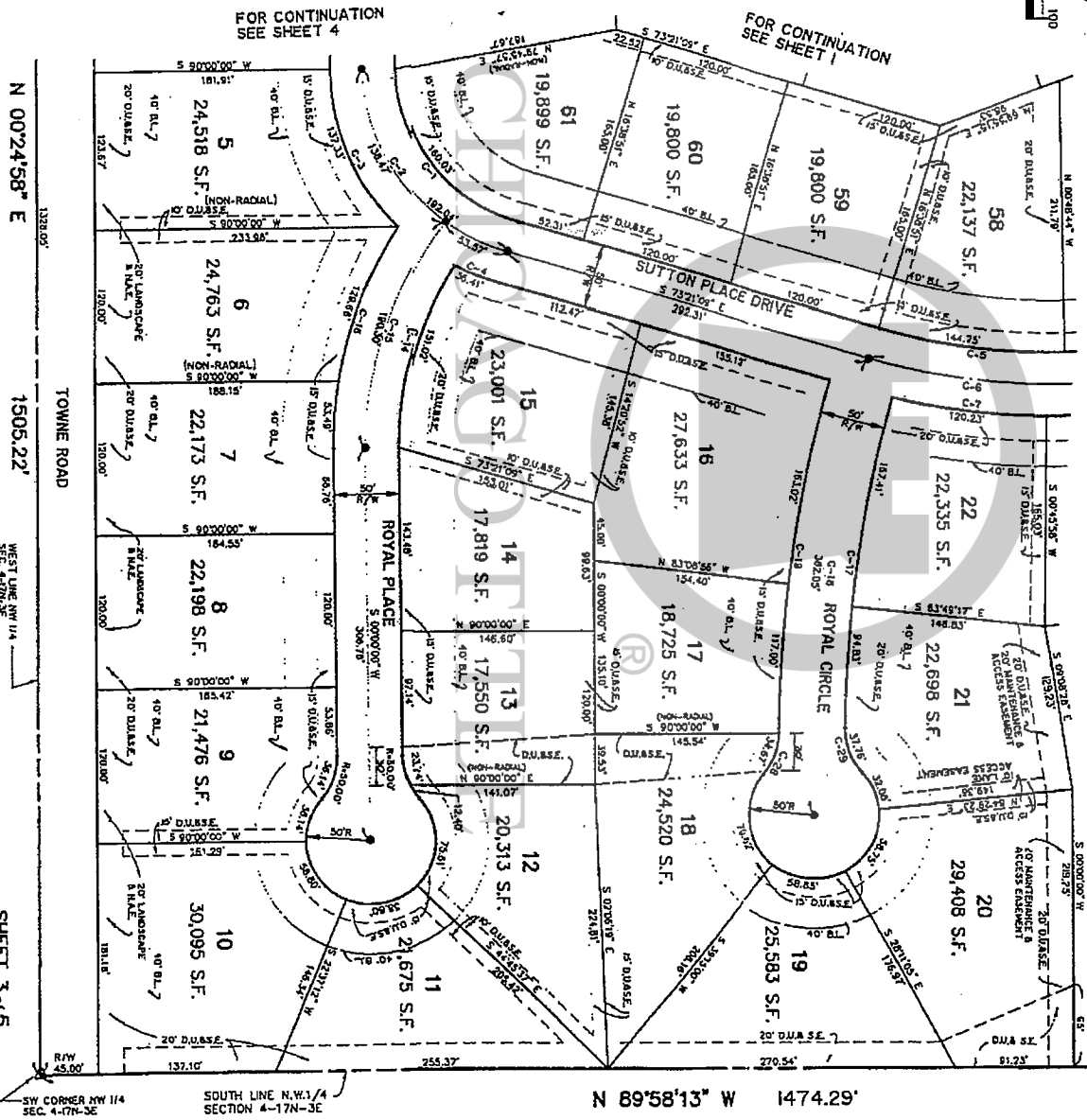
THIS INSTRUMENT WAS PREPARED BY EDWARD D. GIACOILETTI REGISTERED LAND SURVEYOR-INDIANA 00560 3000 NORTH POST ROAD INDIANAPOLIS, INDIANA 46214 TELEPHONE (317) 891-4233

Plan Commission: Under authority provided by Title 26, Act of 1981, P.L. 138, enacted by the General Assembly of the State of Indiana, the following plat was approved by the City of Hamilton County, Indiana, and the Hamilton County Board of Zoning Appeals. This plat was given approval by the City of Hamilton County, Indiana, on July 19, 1990. Approved by the Central Plan Commission at a meeting held July 19, 1990. Central City Plan Commission. By: *Walter J. ...* Mayor. Wendy G. Bigger, Director Department of Community Development Central, Indiana

SECTION 1
 SECONDARY PLAT
 SECTION 4-7N-1/4
 HAMILTON COUNTY, INDIANA

DEVELOPER:
 LAND INNOVATORS
 254 SOUTH TERPULIN ROAD
 INDIANAPOLIS, INDIANA 46219
 PHONE: (317) 556-2451

SUBMITTED: JUNE 19, 1990
 REVISED: JULY 9, 1990



N 00°24'58" E 1326.00'
 1505.22'
 TOWNE ROAD
 WEST LINE NW 1/4 SEC. 4-7N-3E
 SOUTH LINE N.W.1/4 SECTION 4-17N-3E
 SHEET 3 of 6

N 89°58'13" W 1474.29'

THIS INSTRUMENT WAS PREPARED BY EDWARD D. GIACOLETTI REGISTERED LAND SURVEYOR IN INDIANA No. 80560 STATE OF INDIANA REGISTERED LAND SURVEYOR

CURVE DATA TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-30	50.00'	35.07'	18.25'	34.35'	N 63°47'33" W	40°00'34"
C-12	50.00'	37.25'	19.56'	36.43'	S 52°52'42" E	42°44'03"

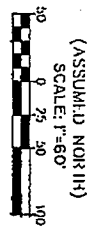
DEVELOPER:
LAND INNOVATORS
 234 SOUTH FRANKLIN ROAD
 INDIANAPOLIS, INDIANA 46219
 PHONE: (317) 366-2401



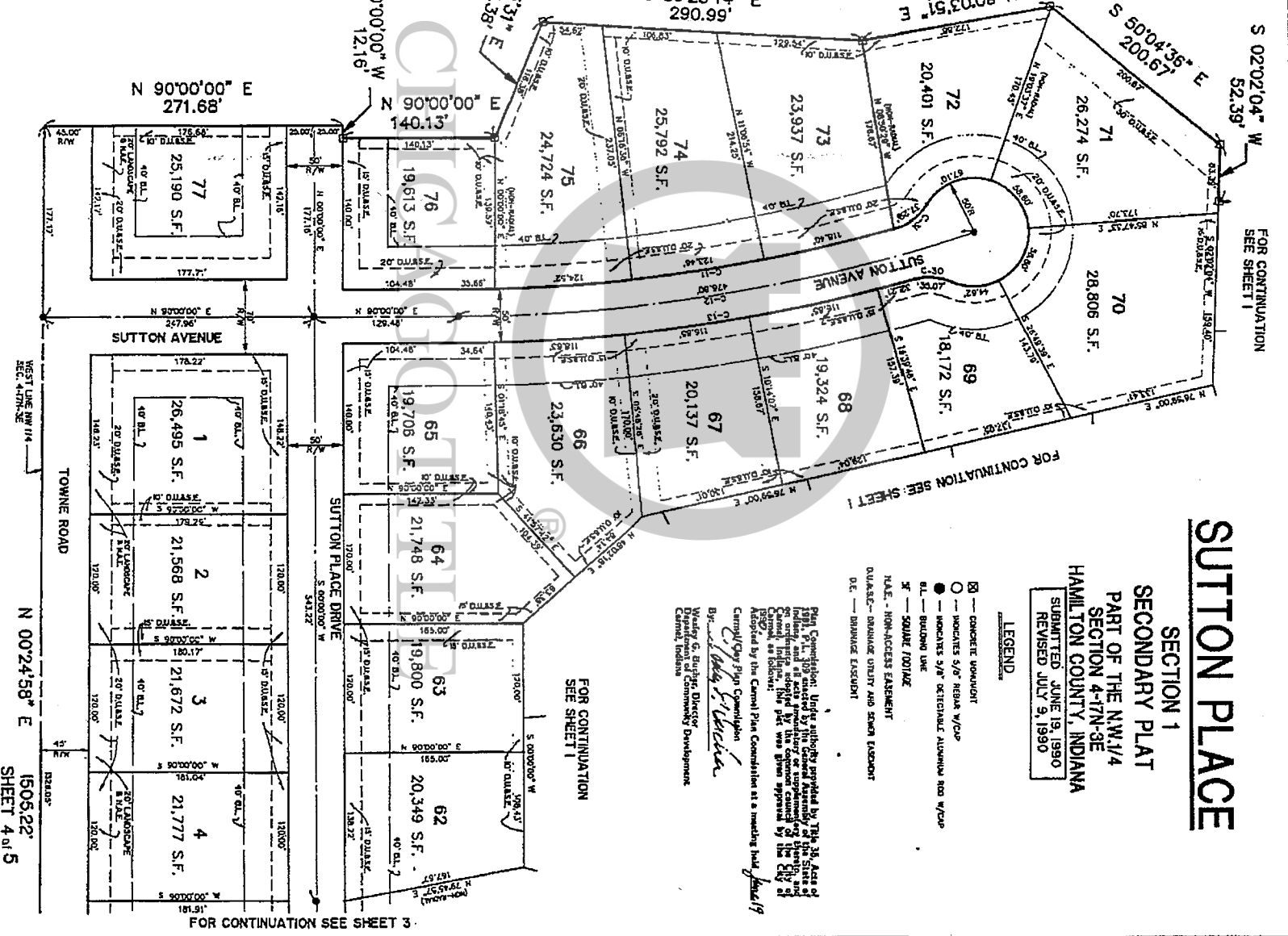
I, EDWARD D. GIACOLETTI, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA THAT THE SURVEY PLAT REPRESENTS A SURVEY COMPLETED BY ME OR THE SURVEYOR UNDER MY SUPERVISION, THAT ALL THE MONUMENTS SHOWN ARE TO BE SET AND THAT THE LOCATION, SIZE, TYPE AND MATERIAL OF SAID MONUMENTS ARE ACCURATE.

Edward D. Giacoletti
 EDWARD D. GIACOLETTI
 REGISTERED LAND SURVEYOR
 INDIANA - #80560
 7/19/90

FOR LAND DESCRIPTION
 SEE SHEET 5



(ASSUMED NORTH)
 SCALE: 1"=60'



SUTTON PLACE

SECTION 1
SECONDARY PLAT
 PART OF THE NW 1/4
 SECTION 4-TN-3E
 HAMILTON COUNTY, INDIANA
 SUBMITTED JUNE 19, 1990
 REVISED JULY 9, 1990

- LEGEND**
- ☐ CONCRETE MONUMENT
 - MONUMENTS 5/8" IRON W/ COP
 - MONUMENTS 3/8" METALLIC ALUMINUM ROD W/ COP
 - BL — BULLOCK LINE
 - SF — SQUARE FOOTAGE
 - H.A.E. — NON-ACCESS EASEMENT
 - D.A.E. — DRAINAGE EASEMENT
 - D.E. — DRAINAGE EASEMENT

Plan Commission: Under authority granted by Title 36, Article 18, Section 109, passed by the General Assembly of the State of Indiana, and all acts amendatory or supplementary thereto, and the laws of the State of Indiana, the following plat was approved by the Board of Commissioners of Hamilton County, Indiana, on July 9, 1990, and is hereby adopted by the Central Plan Commission as a meeting held June 19, 1990.

Central Plan Commission
 By: *Charles S. Stricker*
 Charles S. Stricker, Director
 Department of Community Development
 Carmel, Indiana

THIS INSTRUMENT MAY BE REPRODUCED
 IN FORMER OR OLDER EDITIONS
 REGISTERED ARCHITECTURAL CORPORATION
 1102 NORTH HOPE ROAD
 INDIANAPOLIS, INDIANA 46202
 TELEPHONE (317) 546-1329

SUTTON PLACE

SECTION 1
 SECONDARY PLAT
 PART OF THE N.W. 1/4
 SECTION 4-17N-3E
 HAMILTON COUNTY, INDIANA

SUBMITTED JUNE 19, 1990
 REVISED JULY 9, 1990

DEVELOPER:
 LAND INNOVATORS
 234 SOUTH FRANKLIN ROAD
 INDIANAPOLIS, INDIANA 46219
 PHONE: (317) 356-2451

LAND DESCRIPTION

I HEREBY CERTIFY THAT THE WITHIN PLAT IS A REPRESENTATION OF THE LANDS SURVEYED, SUBDIVIDED AND PLATTED UNDER MY DIRECT SUPERVISION AND CONTROL, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Part of the Northeast Quarter of Section 4, Township 17 North, Range 3 East in Hamilton County, Indiana, were previously described as follows:

Commence at the Northwest corner of the Northeast Quarter of said Section 4 (old corner bears North 89 degrees 48 minutes 24 seconds East (a true magnetic bearing) 2478.29 feet from the Southwest corner of the Southeast Quarter of Section 32, Township 18 North, Range 3 East) and run along the North line of the Northeast Quarter of said Section 4 a distance of 118.41 feet East along the North line of the Northeast Quarter of said Section 28; thence South 89 degrees 58 minutes 07 seconds East a distance of 118.41 feet to the Northwest corner of said Section 4 a distance of 1392.40 feet to the West line of Cooked Stick Station, Section Two, the plat of which is recorded in Book 5, Pages 153-154 in the Office of the Recorder of Hamilton County, Indiana (old point bears North 39 degrees 59 minutes 31 seconds East 446.02 feet from the Southeast corner of the Southeast Quarter of Section 31, recorded in Book 14, Page 127 in the Office of the Recorder of Hamilton County, Indiana); thence South 00 degrees 00 minutes 00 seconds West along the West line of said plat a distance of 2115.63 feet to the beginning point; thence continuing South 00 degrees 24 minutes 58 seconds West along the West line of said plat a distance of 1474.29 feet to the Southeast corner of the Southeast Quarter of said Section 31, recorded in Book 14, Page 127 in the Office of the Recorder of Hamilton County, Indiana; thence North 89 degrees 50 minutes 00 seconds East a distance of 1895.22 feet; thence North 39 degrees 50 minutes 00 seconds East a distance of 2116.69 feet; thence South 00 degrees 00 minutes 00 seconds East a distance of 116.33 feet; thence South 86 degrees 21 minutes 22 seconds East a distance of 116.33 feet; thence North 86 degrees 43 minutes 51 seconds East a distance of 200.67 feet; thence South 02 degrees 32 minutes 04 seconds West a distance of 32.29 feet; thence North 90 degrees 00 minutes 00 seconds East a distance of 211.90 feet; thence South 00 degrees 00 seconds West a distance of 62.50 feet; thence North 90 degrees 00 minutes 00 seconds East a distance of 103.51 feet to the beginning point, containing 511.06 acres, more or less.

This subdivision consists of 77 lots, numbered 1 through 77, together with streets, common areas, easements and public ways as shown on the within plat.

The lot of lot and common areas and widths of streets and easements are shown in figures describing the said subdivision plat hereto.

WITNESS MY SIGNATURE THIS 9TH DAY OF JULY 1990.

Edward D. Giacofetti
 EDWARD D. GIACOFETTI
 REGISTERED LAND SURVEYOR
 INDIANA - 850545



STATE OF INDIANA)
 COUNTY OF HAMILTON) ss

Before me, a Notary Public in and for said County and State, personally appeared James H. Franco, Thomas J. Spahn and C. Layton Elliott, all of whom are the persons named in the foregoing plat, and declared to me that they are the persons named therein and that they executed the same for the purposes therein expressed.

WITNESS MY SIGNATURE this 25th day of April 1991.

Signature: *James H. Franco*
 Notary Public residing in HAMILTON County, Indiana.

My Commission Expires April 8, 1994

10-2



By: *James H. Franco*
 JAMES H. FRANCO
 General Partner
 By: *Thomas J. Spahn*
 THOMAS J. SPAHN
 General Partner
 By: *C. Layton Elliott*
 C. LAYTON ELLIOTT
 General Partner

Plan Commission: Under authority provided by Title 36, Acts of 1981, P.L. 309 enacted by the General Assembly of the State of Indiana, and on or after the date of the filing of this plat, the Board of Commissioners of Hamilton County, Indiana, has approved this plat and all acts necessary or proper to carry out the purposes of this plat, and the Board of Commissioners of Hamilton County, Indiana, at a meeting held on July 9, 1990.

Approved by the Cernal Plan Commission at a meeting held June 19, 1990
 Cernal/Clay Plan Commission

By: *Wesley G. Butler*
 Wesley G. Butler, Director
 Development Community Development
 Cernal, Indiana

Under authority provided by Title 36, Acts of 1981, P.L. 309 enacted by the General Assembly of the State of Indiana, and all acts necessary or proper to carry out the purposes of this plat, and the Board of Commissioners of Hamilton County, Indiana, at a meeting held on July 9, 1990.

BOARD OF COMMISSIONERS OF COUNTY OF HAMILTON

By: *William R. Rens*
 William R. Rens
 Board Member

By: *Steve Dillinger*
 Steve Dillinger
 Board Member

Attest: *Folly France*
 Folly France, County Auditor

CHICAGO TITLE

DEDICATION OF PLAT

The undersigned, E. F. B. PARTNERSHIP, an Indiana partnership is owner of the Real Estate described in the plat of Section Place Section 1, deas heretofore by off, plat and undivided the same in accordance with the plat and description, section Place Section 1 consist of 77 lots, numbered 1 thru 77, both inclusive, together with streets, easements and public ways shown on the within plat.

IN WITNESS WHEREOF, all of the partners of E. F. B. PARTNERSHIP have subscribed their names on the 25th day of April 1991.

E. F. B. PARTNERSHIP

By: *James H. Franco*
 JAMES H. FRANCO
 General Partner
 By: *Thomas J. Spahn*
 THOMAS J. SPAHN
 General Partner
 By: *C. Layton Elliott*
 C. LAYTON ELLIOTT
 General Partner