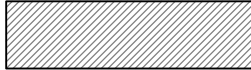
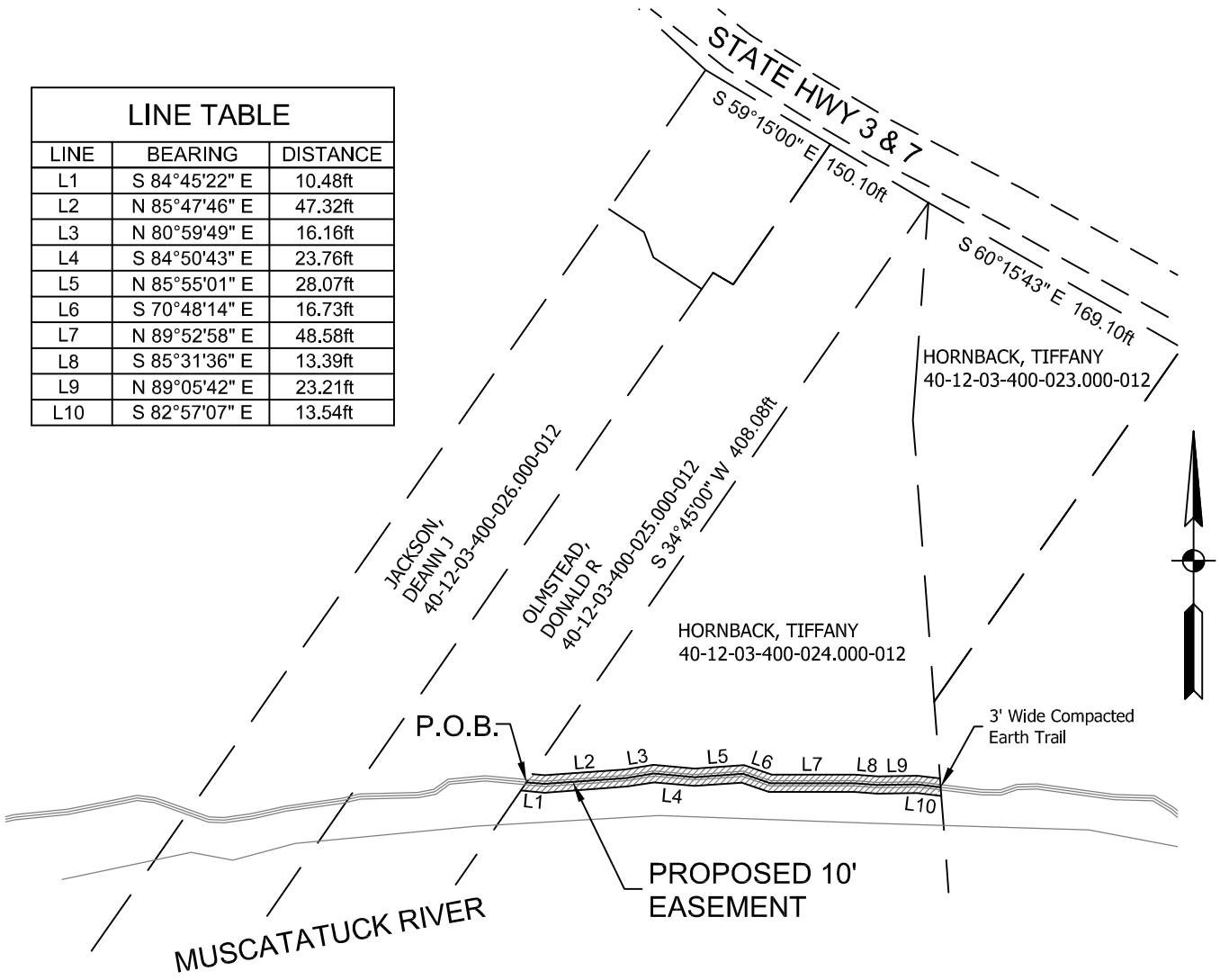


Parcel: 3 Owner: Hornback, Tiffany Drawn By: CRE
 Project: Vernon Trail Instrument Number: 2017003563 Checked By: ARC
 Road: n/a Tax Bill ID: 40-12-03-400-024.000-012 Scale: 1" = 100'
 County: JENNINGS Dated: October 31, 2017
 Section: 3  Hatched area is the approximate acquisition.
 Township: 6N
 Range: 8E

This plat was prepared from information obtained from the recorder's office and other sources which were not necessarily checked by a field survey.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 84°45'22" E	10.48ft
L2	N 85°47'46" E	47.32ft
L3	N 80°59'49" E	16.16ft
L4	S 84°50'43" E	23.76ft
L5	N 85°55'01" E	28.07ft
L6	S 70°48'14" E	16.73ft
L7	N 89°52'58" E	48.58ft
L8	S 85°31'36" E	13.39ft
L9	N 89°05'42" E	23.21ft
L10	S 82°57'07" E	13.54ft



Prepared By:

File Number: 23-12939
 Date: JUNE 9, 2023
 Sheet: 1 of 2



FPBH, Inc.
 Engineers • Surveyors • Planners • Inspectors
 72 Henry Street, PO Box 47, North Vernon, Indiana 47265
 P: (812) 346-2045 F: (812) 346-8045
 Toll Free: 1-866-ENG-FPBH
www.fpbhonline.com

6-9-2023



EXHIBIT "A"

PARCEL NO. 3 EASEMENT

Page 2 of 2

TAX ID: 40-12-03-400-024.000-012

OWNER: HORNBACK, TIFFANY – Instrument Number 2017003563

PART of the Southeast Quarter of Section 3, Township 6 North, Range 8 East, Center Township, Jennings County, Indiana, and more particularly described as follows:

COMMENCING at the Center Corner of said Section 3; thence North 90 degrees 00 minutes 00 seconds East 1020.00 feet to a point 15 feet West of the center line of State Highways 3 and 7; thence along a line 15 feet West of said centerline the following six (6) calls: 1) South 11 degrees 00 minutes 00 seconds East 300.00 feet; 2) South 14 degrees 00 minutes 00 seconds East 194.20 feet; 3) South 25 degrees 00 minutes 00 seconds East 186.00 feet; 4) South 36 degrees 00 minutes 00 seconds East 124.50 feet; 5) South 47 degrees 30 minutes 00 seconds East 191.50 feet; 6) South 59 degrees 15 minutes 00 seconds East 150.10 feet to the Northwest Corner of the Grantor's land; thence South 34 degrees 45 minutes 00 seconds West 408.08 feet along the West line of Grantor's land to the center of a trail and the POINT OF BEGINNING of this easement; thence 5.00 feet of even width on each side of the following ten (10) calls along the center of the trail as constructed, improved and maintained: 1) South 84 degrees 45 minutes 22 seconds East 10.48 feet; 2) North 85 degrees 47 minutes 46 seconds East 47.32 feet; 3) North 80 degrees 59 minutes 49 seconds East 16.16 feet; 4) South 84 degrees 50 minutes 43 seconds East 23.76 feet; 5) North 85 degrees 55 minutes 01 seconds East 28.07 feet; 6) South 70 degrees 48 minutes 14 seconds East 16.73 feet; 7) North 89 degrees 52 minutes 58 seconds East 48.58 feet; 8) South 85 degrees 31 minutes 36 seconds East 13.39 feet; 9) North 89 degrees 05 minutes 42 seconds East 23.21 feet; 10) South 82 degrees 57 minutes 07 seconds East 13.54 feet to the East line of the Grantor's land and the point of terminus of this easement, the side lines to be shortened or lengthened as needed to form a closed geometric figure.

This description was prepared for the Town of Vernon, Indiana by Charles R. Ebinger, Indiana Registered Land Surveyor, License Number 20400024, on the 9th day of June, 2023.

Charles R. Ebinger

6/9/2023

