

#1365

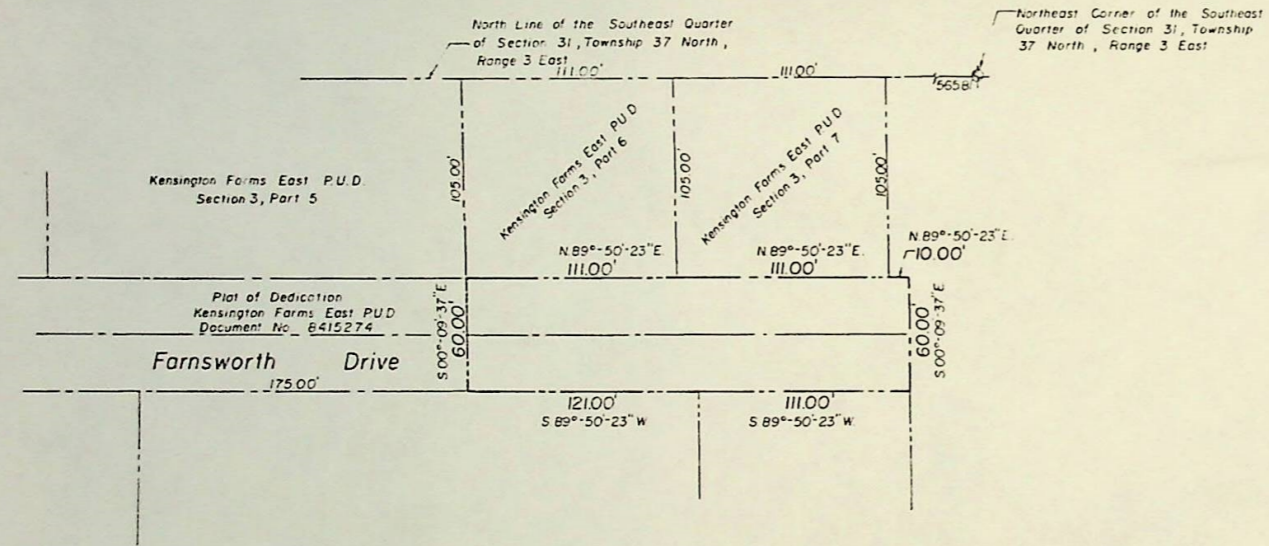
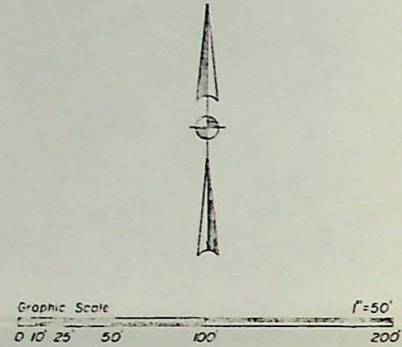
PLAN OF DEDICATION, EASEMENT AND
RIGHT-OF-WAY - KENSINGTON FARMS
EAST C.U.D , SECTION 3, PARTS 0 & 1
FARNSWORTH DRIVE.

#1365

PLAT OF DEDICATION KENSINGTON FARMS EAST P.U.D. SECTION 3, PARTS 6 AND 7 FARNSWORTH DRIVE

In the Southeast Quarter of Section 31, Township 37
North, Range 3 East, City of South Bend, Centre
Township, St. Joseph County, Indiana.

for
Jack Hickey Associates, Inc.
60735 U.S. 31 So.
South Bend, In.



Kensington Farms East P.U.D.
Section 3, Part 3
Plot of Dedication
Document No. 8407921

EASEMENT AND RIGHT OF WAY

In consideration of the sum of _____ Dollars cash in hand paid, receipt whereof is hereby acknowledged, the undersigned hereby grant, bargain, sell, convey, transfer, deliver unto the Civil City of South Bend, a permanent easement and right-of-way, for the following purposes: The right to enter upon the hereinafter described land and grade, level, fill, drain, pave, build, maintain, repair and rebuild roads, streets, highways, together with such bridges, culverts, ramps and cuts as may be necessary on, over and across the ground embraced within the right-of-way hereinafter described, further a permanent easement and right-of-way including the perpetual right thereupon the real estate hereinafter described, at any time that it may see fit, for the purpose of constructing, maintaining and repairing, installing and renewing any water, sewer, and other facilities, whether used in conjunction with general street purposes, or for the sole purpose of constructing, maintaining, installing, repairing and replacing and/or renewing such sewer or other facilities for all purposes whatsoever, including but not by way of limitation, drainage structures for both sanitary and storm sewer ground embraced within the right-of-way hereinafter described, which is located within the boundaries of a tract or parcel of land situated in the County of St. Joseph, State of Indiana, briefly described as follows:

A parcel of land for public roadway purposes in a part of the Southeast Quarter of Section 31, Township 37 North, Range 3 East, in the City of South Bend, Centre Township, St. Joseph County, Indiana and being 30.00 feet by right angle measurement, lying on both sides of the following described centerline:

Commencing at the Northeast corner of said Southeast Quarter; thence South 89°-50'-23" West along the North line of said quarter section, a distance of 555.81 feet; thence South 0°-09'-37" East, at right angles with said last described line, a distance of 135.00 feet to the place of beginning for this description; thence South 89°-50'-23" West, parallel with said North line of the Southeast Quarter, a distance of 232.00 feet to the East line of Farnsworth Drive as dedicated in Instrument number 8415274 as recorded in the office of the Recorder of St. Joseph County Indiana and the point of termination of this description.

To have and to hold the said easement and right-of-way unto the Civil City of South Bend, Indiana and unto its successors and assigns forever.

And the Grantor hereby covenant with the Civil City of South Bend, Indiana that they are lawfully seized and possessed of the afore-described tract or parcel of land; that they have a good and lawful right to sell and convey; that it is free from all encumbrances; and that they will warrant and forever defend the title in quiet possession thereto against the lawful claims of all persons whomsoever.

And as a further consideration for the payment of the purchase price, above stated, the Grantors hereby release all claims for damage, from whatsoever cause, incidental to the exercise of any of the rights herein granted, from the beginning of the world until this date.

It is understood and agreed by the parties hereto, that wherever in the foregoing instrument the singular number is used, it will be read as plural, if and when necessary, and that wherever words of neuter gender are employed, they will likewise apply to the masculine gender, whenever the contract requires.

J. Bernard Feeney
J. Bernard Feeney
Registered Land Surveyor No. S 0309



APPROVED BY
BOARD OF PUBLIC WORKS
DATE 7/22/86
John G. Szapocznik
Kathleen S. Bernard

CORPORATE CERTIFICATION:

I, Rosemary Hickey certify that I am Secretary of the Corporation executing this easement and right-of-way agreement, that A. J. Hickey, who signed this agreement on behalf of the Corporation was then President of said Corporation; that said agreement was duly signed for and on behalf of said Corporation by authority of its governing body and is within the scope of corporate powers.

A. J. Hickey
A. J. Hickey, President
Jack Hickey Associates, Inc.

Attest: *Rosemary Hickey*
Rosemary Hickey, Secretary

STATE OF INDIANA SS:
COUNTY OF ST. JOSEPH



Witness my hand and Notarial Seal this 14 day of October, 1985.
My Commission expires April 11, 1988

Bertha E. Barnes
Notary Public
Resident of St. Joseph County, Indiana

Prepared by
Lang, Feeney & Associates, Inc.
205 W. Jefferson Blvd. - Suite 311
South Bend, Indiana 46601
Phone (219) 233-1841
Land Surveying

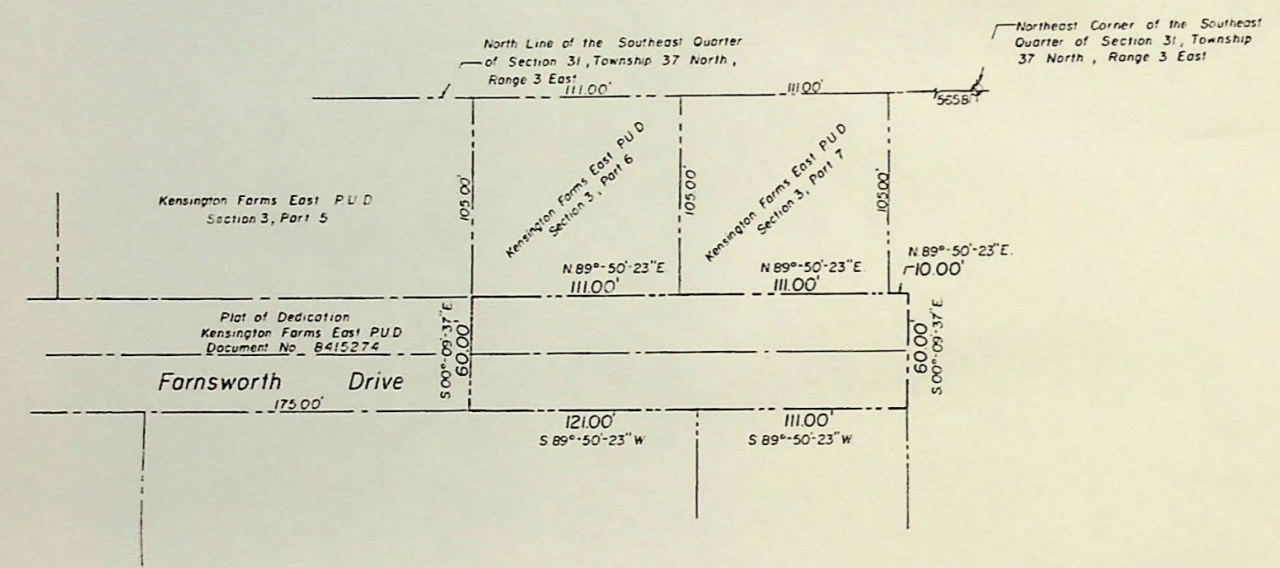
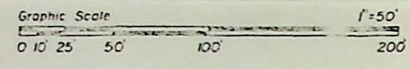
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Date	2-85	Checked	J.B.F.
Rev			Job No
Rev			

#1365

PLAT OF DEDICATION KENSINGTON FARMS EAST P.U.D. SECTION 3, PARTS 6 AND 7 FARNSWORTH DRIVE

In the Southeast Quarter of Section 31, Township 37
North, Range 3 East, City of South Bend, Centre
Township, St. Joseph County, Indiana.

for
Jack Hickey Associates, Inc.
60735 U.S. 31 So.
South Bend, In.



Kensington Farms East P.U.D.
Section 3, Part 3
Plat of Dedication
Document No. 8407921

EASEMENT AND RIGHT OF WAY

In consideration of the sum of _____ Dollars cash in hand paid, receipt whereof is hereby acknowledged, the undersigned hereby grant, bargain, sell, convey, transfer, deliver unto the Civil City of South Bend, a permanent easement and right-of-way, for the following purposes: Namely: The right to enter upon the hereinafter described land and grade, level, fill, drain, pave, build, maintain, repair and rebuild roads, streets, highways, together with such bridges, culverts, ramps and cuts as may be necessary on, over and across the ground embraced within the right-of-way hereinafter described, further a permanent easement and right-of-way including the perpetual right thereupon the real estate hereinafter described, at any time that it may see fit, for the purpose of constructing, maintaining and repairing, installing and renewing any water, sewer, and other facilities, whether used in conjunction with general street purposes, or for the sole purpose of constructing, maintaining, installing, repairing and replacing and/or renewing such sewer or other facilities for all purposes whatsoever, including but not by way of limitation, drainage structures for both sanitary and storm sewer ground embraced within the right-of-way hereinafter described, which is located within the boundaries of a tract or parcel of land situated in the County of St. Joseph, State of Indiana, briefly described as follows:

A parcel of land for public roadway purposes in a part of the Southeast Quarter of Section 31, Township 37 North, Range 3 East, in the City of South Bend, Centre Township, St. Joseph County, Indiana and being 30.00 feet by right angle measurement, lying on both sides of the following described centerline:

Commencing at the Northeast corner of said Southeast Quarter; thence South 89°-50'-23" West along the North line of said quarter section, a distance of 555.81 feet; thence South 0°-09'-37" East, at right angles with said last described line, a distance of 135.00 feet to the place of beginning for this description; thence South 89°-50'-23" West, parallel with said North line of the Southeast Quarter, a distance of 232.00 feet to the East line of Farnsworth Drive as dedicated in Instrument number 8415274 as recorded in the office of the Recorder of St. Joseph County Indiana and the point of termination of this description.

To have and to hold the said easement and right-of-way unto the Civil City of South Bend, Indiana and unto its successors and assigns forever.

And the Grantors hereby covenant with the Civil City of South Bend, Indiana that they are lawfully seized and possessed of the afore-described tract or parcel of land; that they have a good and lawful right to sell and convey; that it is free from all encumbrances; and that they will warrant and forever defend the title in quiet possession thereto against the lawful claims of all persons whomsoever.

And as a further consideration for the payment of the purchase price, above stated, the Grantors hereby release all claims for damage, from whatsoever cause, incidental to the exercise of any of the rights herein granted, from the beginning of the world until this date.

It is understood and agreed by the parties hereto, that wherever in the foregoing instrument the singular number is used, it will be read as plural, if and when necessary, and that wherever words of neuter gender are employed, they will likewise apply to the masculine gender, whenever the contract requires.

J. Bernard Feeney
J. Bernard Feeney
Registered Land Surveyor No. S 0309



APPROVED BY
BOARD OF PUBLIC WORKS
DATE 7/22/86
John G. Szypulski
Kathleen S. Bernard

CORPORATE CERTIFICATION:

I, Rosemary Hickey certify that I am Secretary of the Corporation executing this easement and right-of-way agreement, that A. J. Hickey, who signed this agreement on behalf of the Corporation was then President of said Corporation; that said agreement was duly signed for and on behalf of said Corporation by authority of its governing body and is within the scope of corporate powers.

A. J. Hickey
A. J. Hickey, President
Jack Hickey Associates, Inc.

Attest: *Rosemary Hickey*
Rosemary Hickey, Secretary

STATE OF INDIANA SS:
COUNTY OF ST. JOSEPH

Before me, a Notary Public in and for the aforesaid County and State, personally appeared A. J. Hickey and Rosemary Hickey, known to be President and Secretary, respectively of Jack Hickey Associates, Inc., who on behalf of said Corporation acknowledged the execution of the above and foregoing instrument to be its voluntary act and deed.



Witness my hand and Notarial Seal this 12 day of October, 1985.
My Commission expires April 4, 1988

Bartha E. Barnes
Notary Public
Resident of St. Joseph County, Indiana

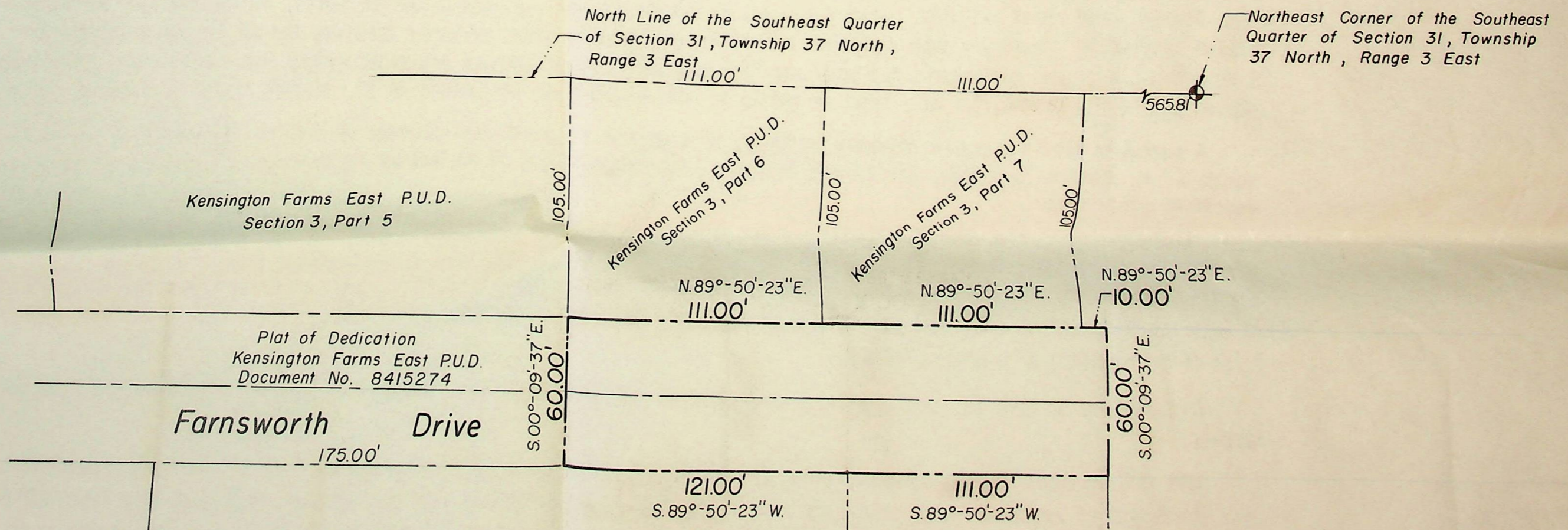
Prepared by
Lang, Feeney & Associates, Inc.
205 W. Jefferson Blvd - Suite 311
South Bend, Indiana 46601
Phone (219) 233-1841
Land Surveying

Scale	As Shown	Drawn	A.G.
Date	2-85	Checked	J.B.F.
Rev			Job No.
Rev			

PLAT OF KENSINGTON SECTION 3 FARNSW

In the Southeast Qu
North, Range 3 East,
Township, St. Joseph

Jack Hic
607
So



Kensington Farms East P.U.D.
Section 3, Part 3
Plat of Dedication
Document No. 8407921

Northeast Corner of the Southeast Quarter of Section 31, Township 37 North, Range 3 East

North Line of the Southeast Quarter of Section 31, Township 37 North, Range 3 East

Kensington Farms East P.U.D.
Section 3, Part 3
Plat of Dedication
Document No. 8407921

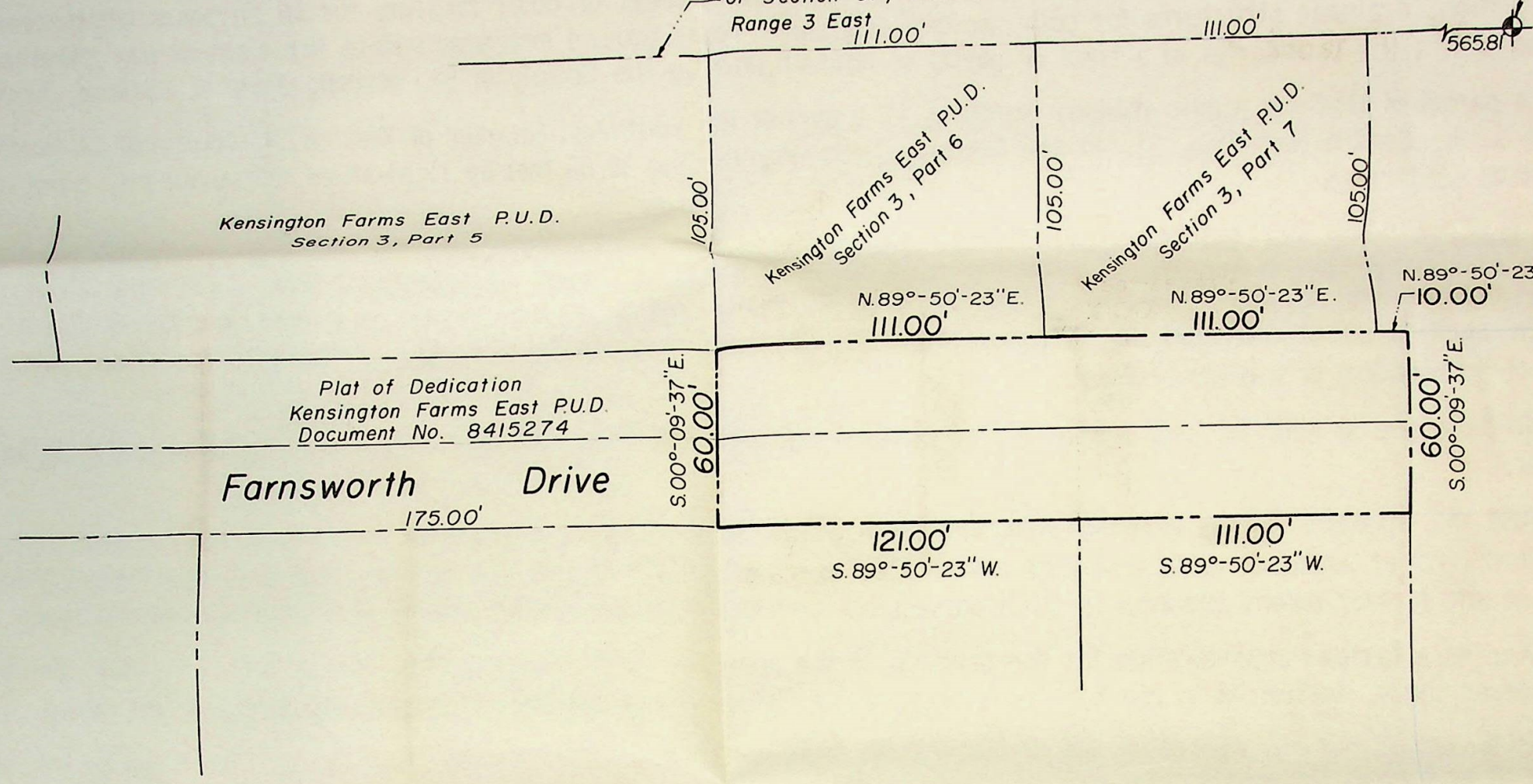
Kensington Farms East P.U.D.
Section 3, Part 5

Kensington Farms East P.U.D.
Section 3, Part 6

Kensington Farms East P.U.D.
Section 3, Part 7

Plat of Dedication
Kensington Farms East P.U.D.
Document No. 8415274

Farnsworth Drive



DULY

ST

APPROVED BY
BOARD OF PUBLIC W

DATE 7/22/86

John D. Szepanski
Kathene B. Savard

#.1365

8618796

ST. JOSEPH CO.
INDIANA
FILED FOR RECORD
JUL 29 8 48 AM '86
FILM NO. _____
WANDA A. HOWAR
RECORDER

DEDICATION ARMS EAST P.U.D. PARTS 6 AND 7 NORTH DRIVE

er of Section 31, Township 37
ity of South Bend, Centre
ounty, Indiana.

for
Associates, Inc.
U.S. 31 So.
Bend, In.

EASEMENT AND RIGHT OF WAY

In consideration of the sum of _____ Dollars cash in hand paid, receipt whereof is hereby acknowledged, the undersigned hereby grant, bargain, sell, convey, transfer, deliver unto the Civil City of South Bend, a permanent easement and right-of-way, for the following purposes Namely: The right to enter upon the hereinafter described land and grade, level, fill, drain, pave, build, maintain, repair and rebuild roads, streets, highways, together with such bridges, culverts, ramps and cuts as may be necessary on, over and across the ground embraced within the right-of-way hereinafter described, further a permanent easement and right-of-way including the perpetual right thereupon the real estate hereinafter described, at any time that it may see fit, for the purpose of constructing, maintaining and repairing, installing and renewing any water, sewer, and other facilities, whether used in conjunction with general street purposes, or for the sole purpose of constructing, maintaining, installing, repairing and replacing and/or renewing such sewer or other facilities for all purposes whatsoever, including but not by way of limitation, drainage structures for both sanitary and storm sewer ground embraced within the right-of-way hereinafter described, which is located within the boundaries of a tract or parcel of land situated in the County of St. Joseph, State of Indiana, briefly described as follows:

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Commencing at the Northeast corner of said Southeast Quarter; thence South 89°-50'-23" West along the North line of said quarter section, a distance of 555.81 feet; thence South 0°-09'-37" East, at right angles with said last described line, a distance of 135.00 feet to the place of beginning for this description; thence South 89°-50'-23" West, parallel with said North line of the Southeast Quarter, a distance of 232.00 feet to the East line of Farnsworth Drive as dedicated in Instrument number 8415274 as recorded in the office of the Recorder of St. Joseph County Indiana and the point of termination of this description.

To have and to hold the said easement and right-of-way unto the Civil City of South Bend, Indiana and unto its successors and assigns forever.

And the Grantors hereby covenant with the Civil City of South Bend, Indiana that they are lawfully seized and possessed of the afore-described tract or parcel of land; that they have a good and lawful right to sell and convey; that it is free from all encumbrances; and that they will

transfer 4147
taxing Unit Centre
7-29-86

of limitation, drainage structures for both sanitary and storm sewer ground embraced within the right-of-way hereinafter described, which is located within the boundaries of a tract or parcel of land situated in the County of St. Joseph, State of Indiana, briefly described as follows:

A parcel of land for public roadway purposes in a part of the Southeast Quarter of Section 31, Township 37 North, Range 3 East, in the City of South Bend, Centre Township, St. Joseph County, Indiana and being 30.00 feet by right angle measurement, lying on both sides of the following described centerline:

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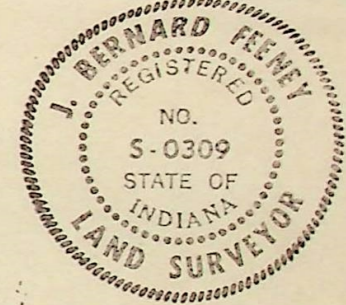
To have and to hold the said easement and right-of-way unto the Civil City of South Bend, Indiana and unto its successors and assigns forever.

And the Grantors hereby covenant with the Civil City of South Bend, Indiana that they are lawfully seized and possessed of the afore-described tract or parcel of land; that they have a good and lawful right to sell and convey; that it is free from all encumbrances; and that they will warrant and forever defend the title in quiet possession thereto against the lawful claims of all persons whomsoever.

And as a further consideration for the payment of the purchase price, above stated, the Grantors hereby release all claims for damage, from whatsoever cause, incidental to the exercise of any of the rights herein granted, from the beginning of the world until this date.

It is understood and agreed by the parties hereto, that wherever in the foregoing instrument the singular number is used, it will be read as plural, if and when necessary, and that wherever words of neuter gender are employed, they will likewise apply to the masculine gender, whenever the contract requires.

J. Bernard Feeney
J. Bernard Feeney
Registered Land Surveyor No. S 0309



CORPORATE CERTIFICATION:

I, Rosemary Hickey certify that I am Secretary of the Corporation executing this easement and right-of-way agreement, that A. J. Hickey, who signed this agreement on behalf of the Corporation was then President of said Corporation; that said agreement was duly signed for and on behalf of said Corporation by authority of its governing body and is within the scope of corporate powers.

A. J. Hickey
A. J. Hickey, President
Jack Hickey Associates, Inc.

Attest: *Rosemary Hickey*
Rosemary Hickey, Secretary

STATE OF INDIANA SS:
COUNTY OF ST. JOSEPH

Before me, a Notary Public in and for the aforesaid County and State, personally appeared A. J. Hickey and Rosemary Hickey, known to be President and Secretary, respectively of Jack Hickey Associates, Inc., who on behalf of said Corporation acknowledged the execution of the above and foregoing instrument to be its voluntary act and deed.



Witness my hand and Notarial Seal this 11th day of October, 1985.
My Commission expires April 11, 1988

Bertha E. Barnes
BERTHA E. BARNES, Notary Public
Resident of St. Joseph County, Indiana

Prepared by:			
Lang, Feeney & Associates, Inc.			
205 W. Jefferson Blvd. - Suite 311			
South Bend, Indiana 46601			
Phone (219) 233-1841			
Land Surveying			
Scale	As Shown	Drawn	A. G.
Date	2 - 85	Checked	J. B. F.
Rev.		Job No.	
Rev.			

Transfer 4147
Taxing Unit Centre
Date 7-29-86
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\$3.00
7-29-86
OFFICER FOR TAXATION
VERLY D. CRONE
AUDITOR
SEPH CO. INDIANA