

#1410

DEED OF DEDICATION - VIRIDIAN DRIVE

6730201
 SEP 24 9 25 AM '87
 FILED IN
 WANDA A. N. WEAVER
 RECORDS

#1410

LEGAL DESCRIPTION
 AIRPORT INDUSTRIAL PARK - PHASE III
 PART OF BLOCK 11

A part of the Southeast Quarter of Section 28, Township 38 North, Range 2 East, St. Joseph County, Indiana, described as follows:

Commencing at the southeast corner of said quarter section; thence West 40.00 feet to the west boundary of Bendix Drive; thence North 00 degrees 02 minutes 06 seconds West and parallel with the east line of said quarter section 588.12 feet to the point of beginning; thence northwesterly 90.13 feet along an arc to the left and having a radius of 65.00 feet and subtended by a long chord having a bearing of North 39 degrees 45 minutes 35 seconds West and a length of 83.08 feet; thence northwesterly 123.15 feet along an arc to the right and having a radius of 290.00 feet and subtended by a long chord having a bearing of North 67 degrees 19 minutes 08 seconds West and a length of 308.34 feet along an arc to the left and having a radius of 506.97 feet and subtended by a long chord having a bearing of North 72 degrees 34 minutes 35 seconds West and a length of 303.61 feet; thence West 457.01 feet; thence northwesterly 376.93 feet along an arc to the right and having a radius of 480.00 feet and subtended by a long chord having a bearing of North 67 degrees 32 minutes 20 seconds West and a length of 367.32 feet; thence North 00 degrees 21 minutes 33 seconds West 65.14 feet; thence North 45 degrees 11 seconds 33 minutes East 226.80 feet; thence South 00 degrees 21 minutes 33 seconds West 34.28 feet; thence southeasterly 166.44 feet along an arc to the left and having a radius of 210.00 feet and subtended by a long chord having a bearing of South 22 degrees 20 minutes 47 seconds East and a length of 162.12 feet; thence southeasterly 314.04 feet along an arc to the left and having a radius of 400.00 feet and subtended by a long chord having a bearing of South 67 degrees 32 minutes 42 seconds East and a length of 306.11 feet; thence East 457.01 feet; thence southeasterly 356.99 feet along an arc to the right and having a radius of 586.97 feet and subtended by a long chord having a bearing of South 72 degrees 34 minutes 35 seconds East and a length of 351.52 feet; thence southeasterly 77.97 feet along an arc to the left and having a radius of 210.00 feet and subtended by a long chord having a bearing of South 65 degrees 47 minutes 22 seconds East and a length of 77.52 feet; thence northwesterly 72.33 feet along an arc to the left and having a radius of 40.00 feet and subtended by a long chord having a bearing of North 51 degrees 46 minutes 10 seconds East and a length of 62.87 feet; thence South 00 degrees 02 minutes 06 seconds East 183.77 feet to the point of beginning, containing 2.7082 acres more or less.

Said tract of land is subject to sanitary sewer and storm drainage easements of record.

DEED OF DEDICATION

We the undersigned, Howard Bessire (Executive Director of the Industrial Foundation, Inc.) and Donald Funk (President of Intra Comp, Inc.), owners of Lots 2 and 1 of Pointe Viridian, respectively, (formerly a part of Block 11, Airport Industrial Park, Phase III), do hereby dedicate the real estate shown hereon for public uses. The streets, rights-of-way, alleys, and future roadway easements not heretofore dedicated, now are hereby dedicated to the Public for the uses of the public and public utilities. The real estate shall be used for roadways, drainage, water supply, sanitary sewage, electrical service, gas service, and such other public utilities having a need to serve the adjacent property in the Pointe Viridian area. No permanent or other structures are to be erected or maintained upon said easements or rights-of-way.

OWNER'S CERTIFICATION

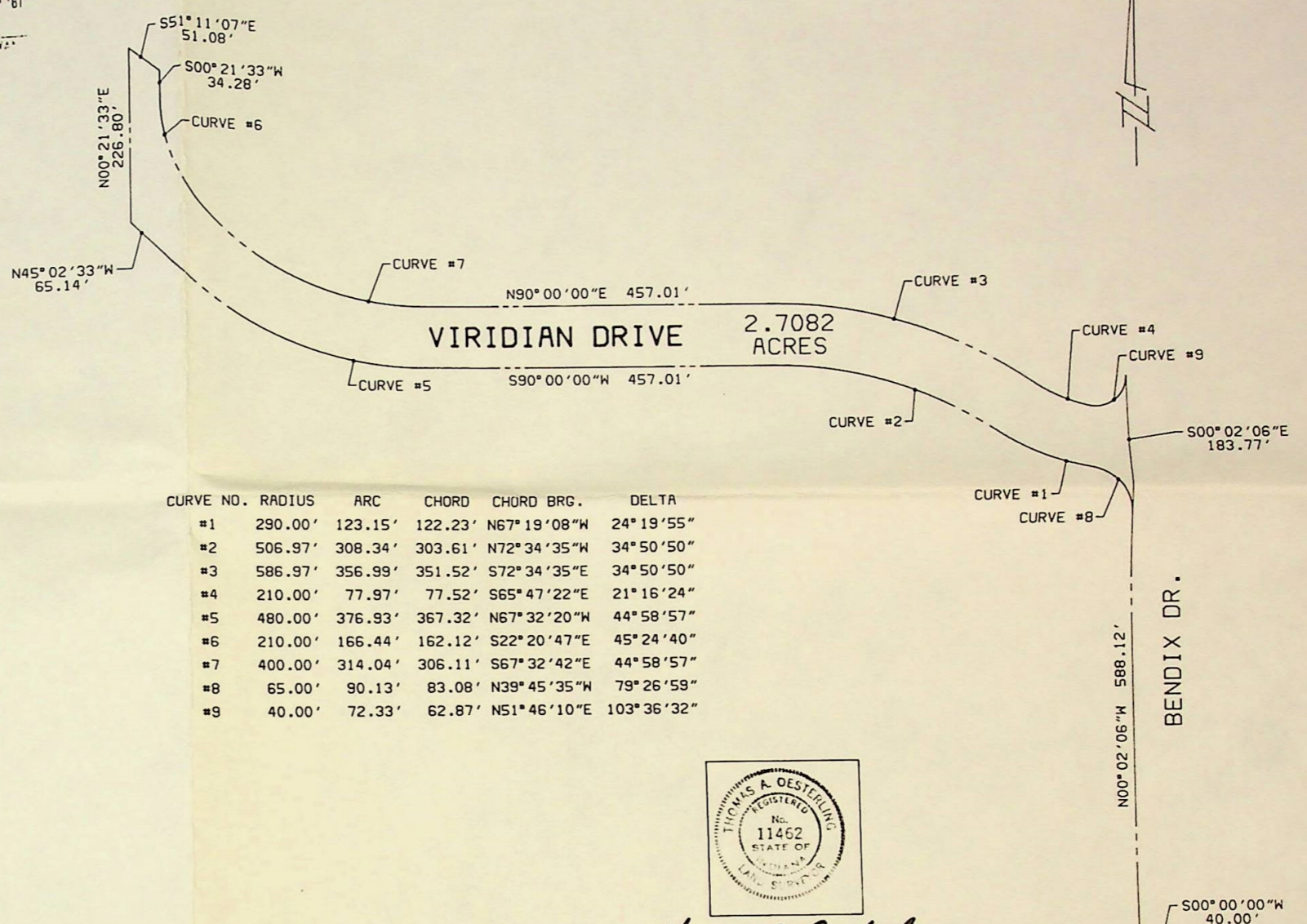
This is to certify that the undersigned is the owner of the land described in the plat herein as Lot 1 of Pointe Viridian, and that he has caused the same to be surveyed as indicated thereon for the uses and purposes therein set forth, and does hereby acknowledge and adopt the plat under the style and title thereon indicated.

Donald Funk
 Donald Funk, President
 Intra Comp, Inc.

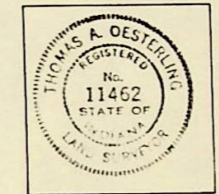
OWNER'S CERTIFICATION

This is to certify that the undersigned is the owner of the land described in the plat herein as Lot 2 of Pointe Viridian, and that he has caused the same to be surveyed as indicated thereon for the uses and purposes therein set forth, and does hereby acknowledge and adopt the plat under the style and title thereon indicated.

Howard Bessire
 Howard Bessire
 Executive Director
 Industrial Foundation, Inc.



CURVE NO.	RADIUS	ARC	CHORD	CHORD BRG.	DELTA
#1	290.00'	123.15'	122.23'	N67°19'08"W	24°19'55"
#2	506.97'	308.34'	303.61'	N72°34'35"W	34°50'50"
#3	586.97'	356.99'	351.52'	S72°34'35"E	34°50'50"
#4	210.00'	77.97'	77.52'	S65°47'22"E	21°16'24"
#5	480.00'	376.93'	367.32'	N67°32'20"W	44°58'57"
#6	210.00'	166.44'	162.12'	S22°20'47"E	45°24'40"
#7	400.00'	314.04'	306.11'	S67°32'42"E	44°58'57"
#8	65.00'	90.13'	83.08'	N39°45'35"W	79°26'59"
#9	40.00'	72.33'	62.87'	N51°46'10"E	103°36'32"



Thomas A. Oesterling

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE TRACT OF LAND DESCRIBED.

APPROVED BY
 CITY OF SOUTH BEND, INDIANA
 BOARD OF PUBLIC WORKS

John E. Leszczynski PRESIDENT
Patricia E. Declercq MEMBER
Michael L. Vance MEMBER

DEPARTMENT OF PUBLIC WORKS

Michael P. Meeks ADMINISTRATION and DESIGN
Bob Allen CONSTRUCTION

8049
 Berman
 9-24-87
 426
 83.00
 9-24-87

BOOK:	DESIGN:	DATE:
PAGE:	J.M.E.	9/87
DRAWN:	T.M.B.	
CHECKED:	T.A.O.	
REVIEWED:		
ADD. RADIUS AT BENDIX DR.		
REVISION		
SYMBOL		
JOB NO. 87-315.0		
SCALE 1"=100'		
DATE 9/18/87		

CITY OF SOUTH BEND, INDIANA
 VIRIDIAN DRIVE RIGHT OF WAY SEGMENT THRU
 LOT 1 & LOT 2 OF POINTE VIRIDIAN
 PART OF BLOCK 11, AIRPORT INDUSTRIAL PARK, PHASE III

CEWA
 CLYDE E. WILLIAMS & ASSOC., INC.
 PROFESSIONAL ENGINEERS - COMMUNITY PLANNERS - PHOTOGRAMMETRY
 SOUTH BEND, INDIANA / APOLIS, INDIANA
 WORTHINGTON, OHIO

DRAWING NO.