

E²NW⁺34-14-1W BYRON WILSON
(3441WA)

1399

LAW OFFICES

HOWARD, LAWSON & LOWRY

110 S. WASHINGTON STREET
DANVILLE, INDIANA 46122

JOHN M. HOWARD, JR.
DAVID E. LAWSON
JAMES L. LOWRY

TELEPHONE: 745-6471
AREA CODE 317

GARY L. WOOD

June 7, 1985

Mr. Stanley M. Shartle
R. R. 1, Box 33
Stilesville, IN 46180

Re: Byron E. Wilson, et al - Survey

Dear Stanley:

I enclose herewith my trust account check payable to you in the sum of \$488.50 representing payment to you for the survey work that you completed on the Byron Wilson property. I appreciate your good help as always and thank you for helping me.

Kindest regards as always,

HOWARD, LAWSON & LOWRY

By: John M. Howard, Jr.

JMH/dm

Enclosure

cc: Byron E. Wilson

Buyer: Jas. T. Stevens
R.R. 2, Box 304
Clayton

⑥

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1 ***
12 [ 1010.1662 ***
    3596.6344 ***
2 ***
4 ***

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15.6960 ***

5. 3. 3.

3598.2953 ***

22.50383 ~~—————~~

4.0555 ***

4 33

179.40110 本本本

2.0000 本本本

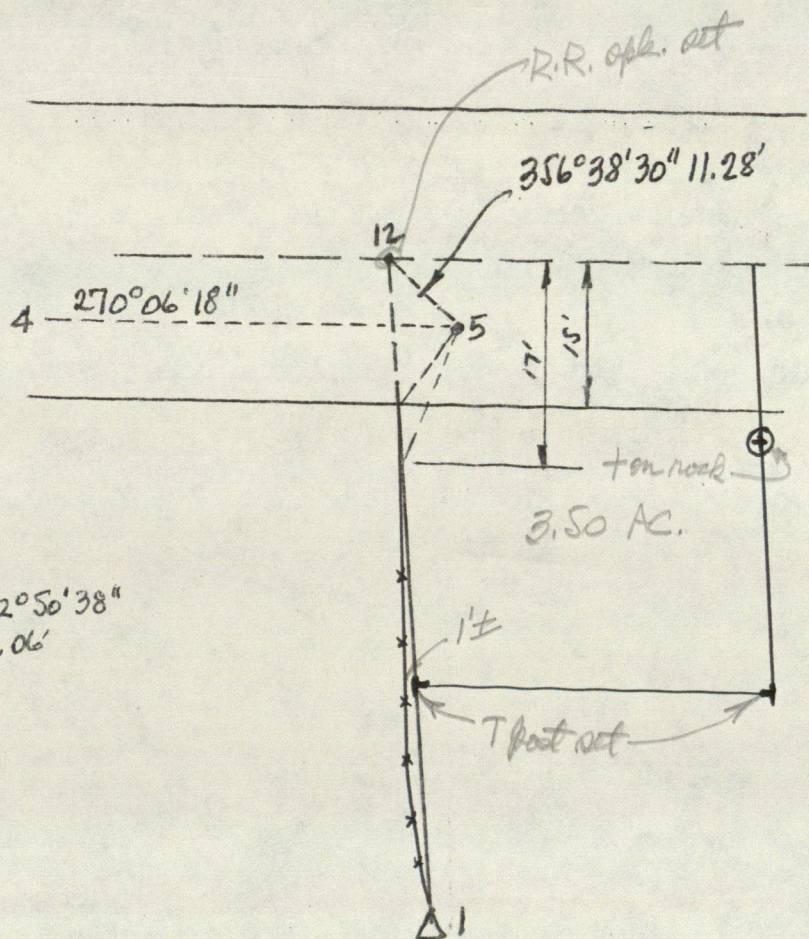
3596.7324 ***

5 ***

3598.2953 米米米

15.14173 ~~***~~

5.9465 本本本



STAKING SHEET 4-29-85

(5)

START

11 S.S. NA 294 51 29.30	789.14400	11	668.26517	3,716.03090
11 S.S. NA 278 21 27.23	117.77465	4	1,000.00000	3,000.00000
11 S.S. NA 87 13 22.22	353.31296	15	685.38375	3,599.50698
		14	685.38375	4,068.92891

R.O. 300°12'47" Rt. edge nail box

START

5 S.S. NA 270 06 17.90	598.29630	5	998.90386	3,598.29530
5 INV NA 356 38 29.73	11.28171	4	1,000.00000	3,000.00000
		12	1,010.16619	3,597.63439

START

8 INV NA 270 00 00.06	857.32850	8	1,010.16594	4,924.38482
		13	1,010.16619	4,067.05632 entry

OFFSETS FROM A LINE

3	1,010.16619	2,270.88397
---	-------------	-------------

BASE BRG NA 90 00 00.02

PT	BASE DIST	OFFSET
4	729.11603	10.16612
12	1326.75042	-0.00013
5	1327.41133	11.26221
6	1796.30631	23.23390
13	1796.17235	-0.00017
7	2535.19383	-9.53959
8	2653.50085	0.00000
9	3973.83465	-4.12661
10	5301.17599	-5.57589

OFFSETS FROM A LINE

8	1,010.16594	4,924.38482
---	-------------	-------------

BASE BRG NA 89 52 45.64

PT	BASE DIST	OFFSET
9	1320.33956	-1.34604
10	2647.68102	0.00000

START

START	0	0.00000	0.00000
1 TRAV NE 0 00 00.00	0.00000	1	-1,654.27140
		0	-1,654.27140

LOT SUMMARY

13	NW	90 00 00.00	469.42193	13	1,010.16619	4,067.05632
12	SE	0 19 49.24	324.78784	12	1,010.16619	3,597.63439
15	SE	90 00 00.00	469.42193	15	685.38375	3,599.50698
14	NW	0 19 49.24	324.78784	14	685.38375	4,068.92891
				13	1,010.16619	4,067.05632
				13	1,010.16619	4,067.05632

NE 0 00 00.00

0.00000 CLOSING LINE

1,588.420 DIST TRAV

PERFECT CLOSURE

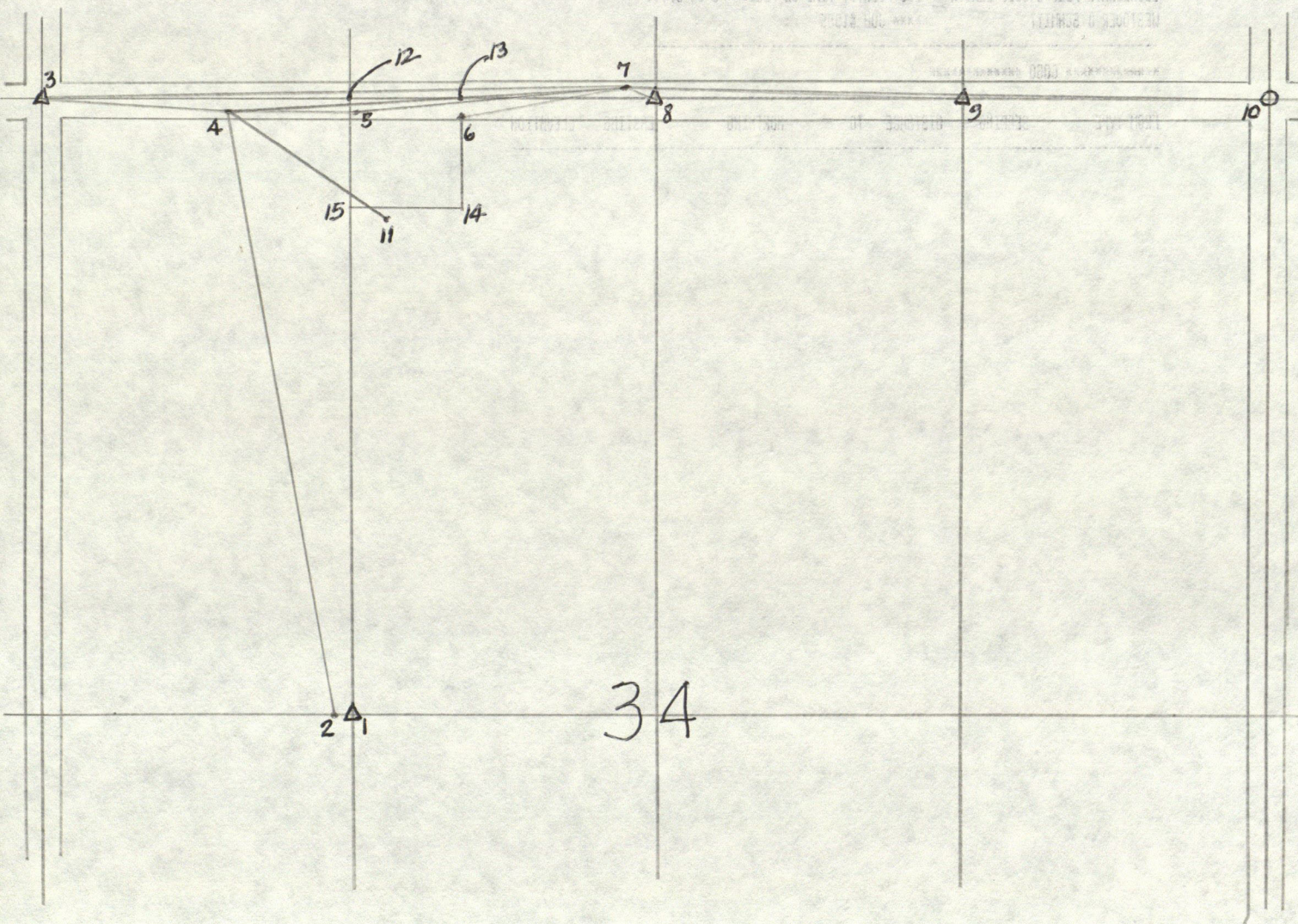
AREA 152460.00 SF 3.5000 ACRES

Description

TIME FOR THIS RUN:
COORDINATES STORED

0 22 53.52; TOTAL TIME ON FILE: 0 22 53.52

Byron Wilson et al.



Byron Wilson et al.

- 1 stone 6x8x10 at Cen. S. NW⁴ 34-14-1W (old wit. stone found S 64° E 12.54')
- 2 temp. point 100' W. of 1
- 3 I.P. found above stone at NW cor. Sec. 34
- 4 temp. point (rail at S. edge pavement)
- 5 " " (" " " " ")
- 6 + on stone on E 3.50-ac. parcel near E Co. Rd. 1000 S.
- 7 temp. point (unmarked)
- 8 N² mi. Stone 34-14-1W found 16 1/2" deep with + (R.R. app. set above)
- 9 stone Cen. N. NE⁴ 34 (my R.R. set above road)
- 10 punch mark in steel pin in conc. at NE cor. 34
- 11 temp. point (unmarked)
- 12 Cen. N. NW⁴ 34 (R.R. app. to be set)
- 13 NE cor. 3.50 ac.
- 14 SE " " "
- 15 SW " " "

STANLEY M. SHARTLE

REGISTERED PROFESSIONAL ENGINEER
REGISTERED LAND SURVEYOR

R. R. 1, BOX 33
STILESVILLE, IND. 46180

PHONE 317-539-6225

BYRON E. WILSON ET AL. TO JAMES T. STEVENS, JR.

A part of the East Half of the Northwest Quarter of Section 34, Township 14 North, Range 1 West, Hendricks County, Indiana, described as follows: Beginning on the north line of said half-quarter section North 90 degrees 00 minutes 00 seconds West (assumed bearing) 857.33 feet from a railroad spike set above a cross on a stone at the northeast corner of said half-quarter section; thence North 90 degrees 00 minutes 00 seconds West along said north line 469.42 feet to a railroad spike at the northwest corner of said half-quarter section; thence South 0 degrees 19 minutes 49 seconds East along the west line of said half-quarter section 324.79 feet; thence North 90 degrees 00 minutes 00 seconds East parallel with said north line 469.42 feet; thence North 0 degrees 19 minutes 49 seconds West parallel with said west line 324.79 feet to the point of beginning; containing 3.50 acres, more or less. Subject to all legal highways, rights of way, and easements.

Given under my hand and seal this 29th day of April 1985:



Stanley M. Shartle
Stanley M. Shartle, Registered Land
Surveyor No. 3431, State of Indiana

STANLEY M. SHARTLE

REGISTERED PROFESSIONAL ENGINEER
REGISTERED LAND SURVEYOR

R. R. 1, BOX 33
STILESVILLE, IND. 46180

PHONE 317-539-6225

BYRON E. WILSON ET AL. LAND AFTER CONVEYING 3.50 ACRES TO JAMES T. STEVENS, JR.

The North Twelve (12) Acres of the East Half of the Southwest Quarter of Section 34, Township 14 North, Range 1 West, Hendricks County, Indiana.

ALSO, the East Half of the Northwest Quarter of Section 34, Township 14 North, Range 1 West, Hendricks County, Indiana, containing 80 acres, more or less, EXCEPTING THEREFROM the following-described real estate: A part of the East Half of the Northwest Quarter of Section 34, Township 14 North, Range 1 West, Hendricks County, Indiana, described as follows: Beginning on the north line of said half-quarter section North 90 degrees 00 minutes 00 seconds West (assumed bearing) 857.33 feet from a railroad spike set above a cross on a stone at the northeast corner of said half-quarter section; thence North 90 degrees 00 minutes 00 seconds West along said north line 469.42 feet to a railroad spike at the northwest corner of said half-quarter section; thence South 0 degrees 19 minutes 49 seconds East along the west line of said half-quarter section 324.79 feet; thence North 90 degrees 00 minutes 00 seconds East parallel with said north line 469.42 feet; thence North 0 degrees 19 minutes 49 seconds West parallel with said west line 324.79 feet to the point of beginning; containing 3.50 acres, more or less.

Containing in all, after said exception, 88.50 acres, more or less. Subject to all legal highways, rights of way, and easements.

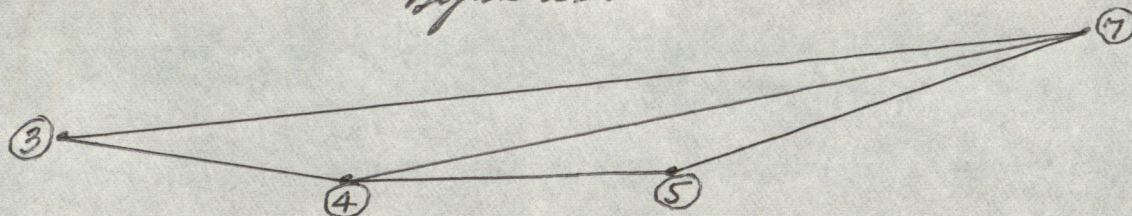
Given under my hand and seal this 29th day of April 1985:

Stanley M. Shartle
Stanley M. Shartle, Registered Land
Surveyor No. 3431, State of Indiana



(file 3441WA)
Byron Wilson

(1)



Assume (4)-(5) = $\text{by } 90^{\circ}00'00''$ and (4) = 1000.0000, 3000.0000'

It will suffice to adj.
each triangle by compass
rule and then take the
mean of the adjusted coords.
of 7 & readjust 3 and 5

P 6 PRELIM.
AZIMUTHS

at 4 { 5 90.000000 ***
2 166.5439 ***
3 270.4135 ***
7 89.1608 ***
11 114.4510 ***

at 7 { 4 269.160800 ***
5 268.5430 ***
6 267.2117 ***
8 94.3016 ***
9 90.0636 ***
10 89.583550 ***

4 { 1000.0000 ***
3000.0000 ***

2 ***
4 ***

89.16080 ***
1806.1920 ***

7 { 1023.0469 ***
4806.0450 ***

268.54300 ***
1207.9690 ***

5 { 1000.0327 ***
3598.2952 ***

270.00000 ***
598.3000 ***

closure on 4 { 1000.0327 ***
2999.9952 ***

2 ***
5 ***

4 { 1000.0000 ***
3000.0000 ***

error of closure { 171.39194 ***
0.0330 ***

$$\Sigma D = 3612.461$$

$$\frac{1}{109,469}$$

$$\begin{cases} 0.0327' N \\ 0.0048' W \end{cases}$$

3 { N ADJ=1,008.8229
E ADJ=2,270.8645

first Δ

7 { N ADJ=1,023.0403
E ADJ=4,806.0294

4 { N ADJ=1,000.0000
E ADJ=3,000.0000

7 { N ADJ=1,023.0306
E ADJ=4,806.0474

5 { N ADJ=1,000.0054
E ADJ=3,598.2992

4 { N ADJ=1,000.0000
E ADJ=3,000.0000

second Δ

mean of 7 =

$$1023.0354, 4806.0384$$

P 1

1 ***
4 { 1000.0000 ***
3000.0000 ***

2 ***
4 ***

270.41350 ***
729.1950 ***

3 { 1008.8202 ***
2270.0583 ***

89.40440 ***
2535.1830 ***

7 { 1023.0284 ***
4806.0015 ***

269.16080 ***
1806.1920 ***

closure on 4 { 999.9815 ***
2999.9566 ***

2 ***
5 ***

4 { 1000.0000 ***
3000.0000 ***

error of closure { 66.54469 ***
0.0472 ***

$$\Sigma D = 5070.570$$

$$\frac{1}{107,427}$$

$$\begin{cases} 0.0185' S. \\ 0.0434' W \end{cases}$$

3 [N ADJ=1,008.8218
E ADJ=2,270.8665

7 [N ADJ=1,023.0354
E ADJ=4,806.0384

7 [1023.0354 ***
4806.0384 ***

2 ***
4 ***

268.54300 ***

1207.9690 ***

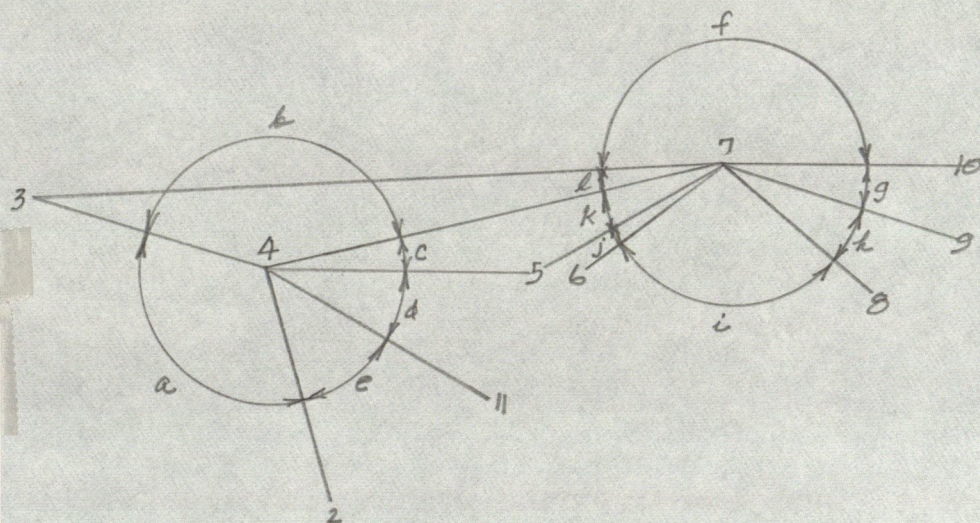
5 [1000.0211 ***
3598.2887 ***

270.00000 ***

598.3000 ***

closure on 4 [1000.0211 ***
2999.9887 ***

3 ***
5 ***
3 [1008.8218 ***
2270.8665 ***
7-3 [269.40436 ***
2535.2117 ***
5 [1000.0211 ***
3598.2887 ***
7-5 [268.54300 ***
1207.9690 ***



5 [N ADJ=1,000.0070
E ADJ=3,598.2963

4 [N ADJ=1,000.0000
E ADJ=3,000.0000

P 1

4 [1000.0000 ***
3000.0000 ***

3 ***

4 ***

5 ***

3 [1008.8218 ***
2270.8665 ***

4-3 [270.41355 ***
729.1869 ***

5 [1000.0070 ***
3598.2963 ***

4-5 [89.59576 ***
598.2963 ***

2 ***

5 ***

7 [1023.0354 ***
4806.0384 ***

4-7 [89.16093 ***
1806.1853 ***

	observed	correction	adjusted
a	103°46'56"	+01.5	103°46'57.5
b	178 34 33	+00.8	178 34 33.8
c	0 43 52	-03.7	0 43 48.3
d	24 45 10	+01.4	24 45 11.4
e	52 09 29	00.0	52 09 29.0
f	180 17 51.5	+00.2	180 17 51.7
g	0 08 00.5	0.00	0 08 00.5
h	4 23 40	0.00	4 23 40.0
i	172 51 01	0.00	172 51 01.0
j	1 33 13	+00.2	1 33 13.2
k	0 21 38	+01.3	0 21 39.3
l	0 24 36	-01.7	0 24 34.3

adjusted directions at 4

2	0° 00' 00".0
3	103 46 57.5
5	283 05 19.6
7	282 21 31.3
11	307 50 31.0

adjusted directions at 7

3	0° 00' 00".0
4	359 35 25.7
5	359 13 46.4
6	357 40 33.2
8	184 49 32.2
9	180 25 52.2
10	180 17 51.7

PRELIM.
AZIMUTHS

P 6		
at 4	2	166.543800 ***
	3	270.413550 ***
	5	89.595760 ***
	7	89.160930 ***
	11	114.450900 ***
at 7	3	269.404360 ***
	4	269.160930 ***
	5	268.543000 ***
	6	267.211680 ***
	8	94.301580 ***
	9	90.063580 ***
	10	89.583530 ***

P 1

	1	***
7	1023.0354	***
	4806.0384	***
	2	***
	4	***
	94.30158	***
	118.6910	***
8	1013.7139	***
	4924.3628	***
	2	***
	5	***
3	1008.8218	***
	2270.8665	***
8-3	269.53397	***
	2653.5008	***

**FINAL AZ. BELOW ORANGE
LINE**

FINAL
AZIMUTHS

P 6		
at 4	2	167.005830 ***
	3	270.475580 ***
	5	90.061790 ***
	7	89.222960 ***
	11	114.512930 ***
at 7	3	269.470390 ***
	4	269.222960 ***
	5	269.005030 ***
	6	267.273710 ***
	8	94.363610 ***
	9	90.125610 ***
	10	90.045560 ***

8-3 = N NW 1/4
rotate q. to make
270° 00' 00"
(0° 06' 20".3 CW)

**** COORDINATE FILE SYSTEM ****

FILE CREATED:

COORDINATE FILE: 3441WA LENGTH= 32 POINTS; TIME ON FILE: 0 00 00.00
BYRON WILSON ***** JOB #1985

COORDINATE FILE: 3441WA LENGTH = 32 POINTS; TIME ON FILE: 0 00 00.00
BYRON WILSON ***** JOB #1985

***** COGO *****

FROM TYPE	BEARING	DISTANCE	TO	NORTHING	EASTING
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ENTER & ASSIGN

			4	1,000.00000	3,000.00000
START			4	1,000.00000	3,000.00000
START			4	1,000.00000	3,000.00000
4 S.S. NA 270 47 55.80	729.18690	3	1,010.16619	2,270.88397	
4 S.S. NA 90 06 17.90	598.29630	5	998.90386	3,598.29530	
4 S.S. NA 167 00 58.30	2723.91200	2	-1,654.27140	3,611.99668	
4 S.S. NA 114 51 29.30	789.14400	11	668.26517	3,716.03090	
4 TRAV NA 89 22 29.60	1806.18530	7	1,019.70554	4,806.07780	
7 S.S. NA 269 47 03.88	2535.21178	3	1,010.16619	2,270.88397	
7 S.S. NA 269 00 47.85	1207.96163	5	998.90386	3,598.29530	
7 S.S. NA 94 36 36.10	118.69100	8	1,010.16594	4,924.38482	
7 S.S. NA 90 12 56.10	1438.65100	9	1,014.29243	6,244.71862	
7 S.S. NA 90 04 55.60	2765.98500	10	1,015.74158	7,572.05996	
7 TRAV NA 267 27 37.10	739.61400	6	986.93212	4,067.19028	
START		3	1,010.16619	2,270.88397	
3 S.S. NA 90 00 00.02	2653.50085	8	1,010.16594	4,924.38482	
3 TRAV NA 90 00 00.00	1326.75042	12	1,010.16619	3,597.63439	
START		2	-1,654.27140	3,611.99668	
2 TRAV NA 90 00 00.00	1.00000	1	-1,654.27140	3,612.99668	
1 INV NA 359 40 10.76	2664.48188	12	1,010.16619	3,597.63439	
START		6	986.93212	4,067.19028	
6 B-B NA 359 40 10.76	23.23446	13	1,010.16619	4,067.05632	
13 B-B NA 270 00 00.00	469.42193	12	1,010.16619	3,597.63439	
PREDETERMINED AREA-SLIDE		12	1,010.16619	3,597.63439	
12 NA 90 00 00.00	469.42193	13	1,010.16619	4,067.05632	
13 NA 179 40 10.76	324.78784	14	685.38375	4,068.92891	
14 NA 270 00 00.00	469.42193	15	685.38375	3,599.50698	
15 NA 359 40 10.76	324.78784	12	1,010.16619	3,597.63439	

AREA 152460.00 SF 3.5000 ACRES

5

START				11	668.26517	3,716.03090
11 S.S. NA 294 51 29.30	789.14400	4	1,000.00000		3,000.00000	
11 S.S. NA 278 21 27.23	117.77465	15	685.38375		3,599.50698	
11 S.S. NA 87 13 22.22	353.31296	14	685.38375		4,068.92891	

START				5	998.90386	3,598.29530
5 S.S. NA 270 06 17.90	598.29630	4	1,000.00000		3,000.00000	
5 INV NA 356 38 29.73	11.28171	12	1,010.16619		3,597.63439	

START				8	1,010.16594	4,924.38482
8 INV NA 270 00 00.06	857.32850	13	1,010.16619		4,067.05632	entry

OFFSETS FROM A LINE

				3	1,010.16619	2,270.88397
--	--	--	--	---	-------------	-------------

BASE BRG NA 90 00 00.02

PT	BASE DIST	OFFSET
4	729.11603	10.16612
12	1326.75042	-0.00013
5	1327.41133	11.26221
6	1796.30631	23.23390
13	1796.17235	-0.00017
7	2535.19383	-9.53959
8	2653.50085	0.00000
9	3973.83465	-4.12661
10	5301.17599	-5.57589

OFFSETS FROM A LINE

				8	1,010.16594	4,924.38482
--	--	--	--	---	-------------	-------------

BASE BRG NA 89 52 45.64

PT	BASE DIST	OFFSET
9	1320.33956	-1.34604
10	2647.68102	0.00000

START				0	0.00000	0.00000
START				1	-1,654.27140	3,612.99668
1 TRAV NE 0 00 00.00	0.00000	0	-1,654.27140		3,612.99668	

LOT SUMMARY

13	NW 90 00 00.00	469.42193	13	1,010.16619	4,067.05632
12	SE 0 19 49.24	324.78784	12	1,010.16619	3,597.63439
15	SE 90 00 00.00	469.42193	15	685.38375	3,599.50698
14	NW 0 19 49.24	324.78784	14	685.38375	4,068.92891
			13	1,010.16619	4,067.05632
			13	1,010.16619	4,067.05632

NE 0 00 00.00

0.00000 CLOSING LINE

1,588.420 DIST TRAV

PERFECT CLOSURE

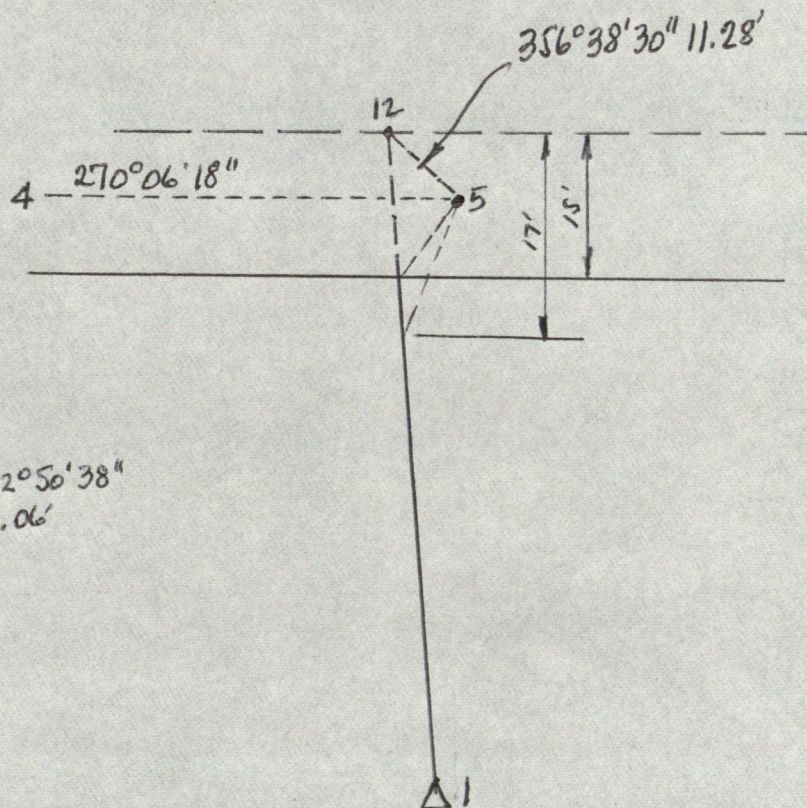
AREA 152460.00 SF 3.5000 ACRES

Description

TIME FOR THIS RUN: 0 22 53.52; TOTAL TIME ON FILE: 0 22 53.52
COORDINATES STORED

P 1

	1	***
12	[1010.1662	***
	3596.6344	***
	2	***
	4	***
	179.40110	***
	15.0000	***
2' road @	[995.1664	***
W farm	3596.7209	***
	3	***
	5	***
5	[998.9039	***
	3598.2953	***
	22.50383	***
	4.0555	***
	2	***
	4	***
	179.40110	***
	2.0000	***
2' S of 1st	[993.1665	***
@ W farm	3596.7324	***
	2	***
	5	***
5	[998.9039	***
	3598.2953	***
	15.14173	***
	5.9465	***



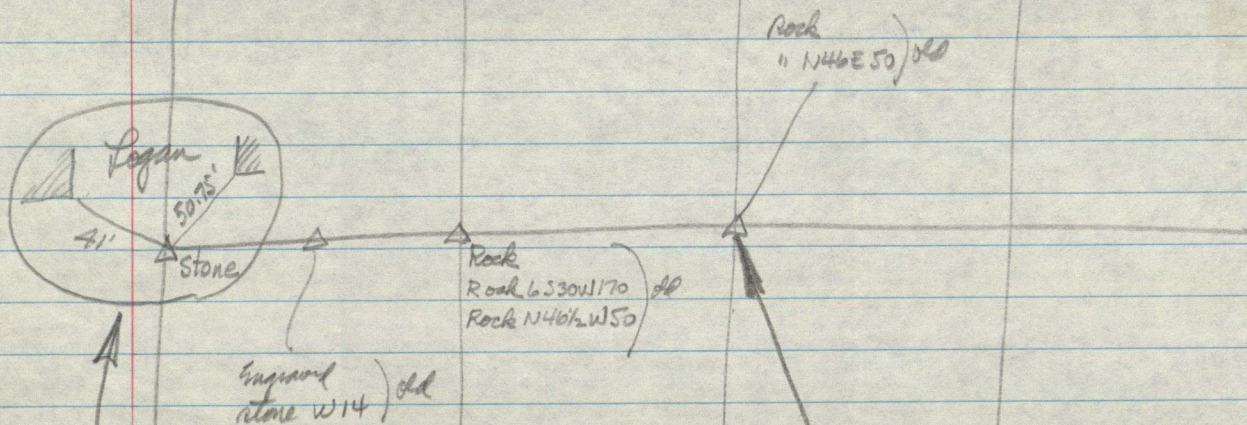
SHEET 1 OF 1

Temp. _____

[illegible]

112/45

27
14-1W



ingraved
stone W14) old

Rock

Rock 6.530W170

Rock N46 1/2 W50

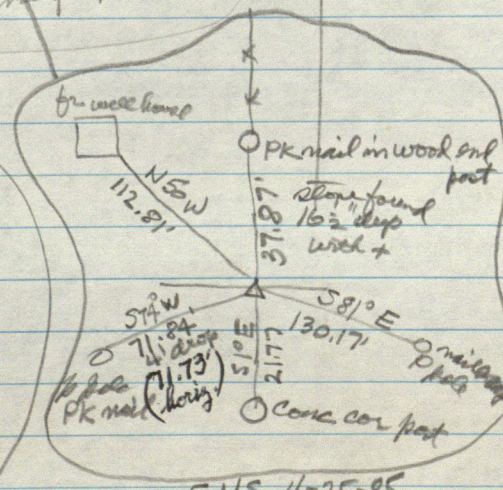
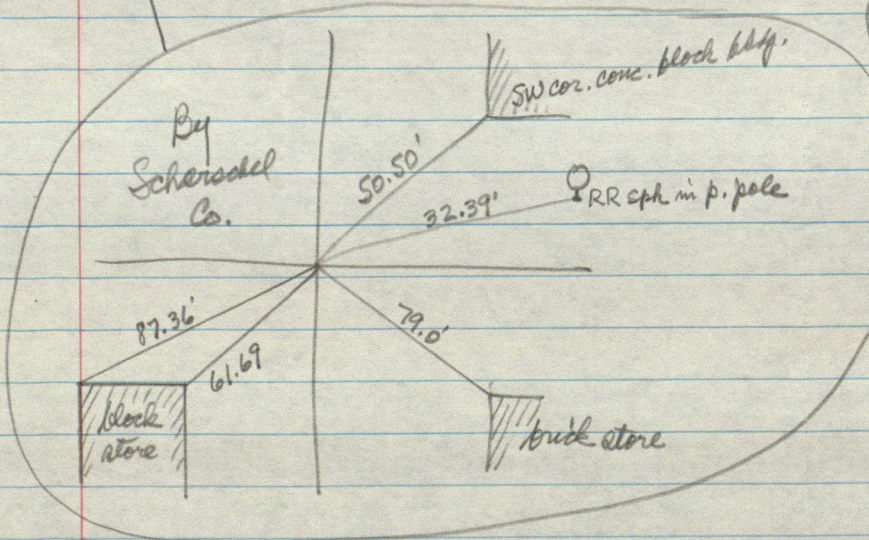
Stone

Stone S64E19

Bench 20 S53W22

Before 1870

6x8x10
not 14' from unit stone
against receipt post 1985



S.M.S. 4-25-85

2		0	0	0	8	11	13
		M	M	M	M		

Lawyers Title Insurance Corporation

National Headquarters
Richmond, Virginia

COMMITMENT FOR TITLE INSURANCE SCHEDULE A

Effective Date **July 8, 1983 4:00 P.M.**

Case No. **UNDETERMINED**

Policy or policies to be issued:

- (a)
☒ ALTA Owner's Policy—Form B-1970 (Rev. 10-17-70)
☐ ALTA Residential Title Insurance Policy—1979

Proposed insured:

UNDETERMINED

Amount \$ **UNDETERMINED**

- (b) ALTA Loan Policy, 1970 (Rev. 10-17-70)

Proposed insured:

Amount \$ _____

- (c)
Proposed insured:

Amount \$ _____

Title to the **fee simple** estate or interest in the land described or referred to in this Commitment is at the effective date hereof vested in:

Byron E. Wilson, Mary Flora Hanscom, Troy E. Wilson and Wilma K. Brown, as tenants in common, each owning an undivided one-fourth (1/4th) interest

The land referred to in this Commitment is described as follows:

The East Half of the Northwest Quarter and Twelve (12) acres off of the North end of the East Half of the Southwest Quarter of Section 34, Township 14 North of Range 1 West in Hendricks County, Indiana, estimated to contain in all 92 acres be the same more or less.

Countersigned at **Danville, IN**
The Abstract & Title Guaranty Co., Inc.
 By: *[Signature]* **mt**
 Authorized Officer or Agent

Commitment No. **BD 306998**
 Schedule A—Page 1

Lawyers Title Insurance Corporation

National Headquarters

Richmond, Virginia

SCHEDULE B—Section 1

Requirements

The following are the requirements to be complied with:

Item (a) Payment to or for the account of the grantors or mortgagors of the full consideration for the estate or interest to be insured.

Item (b) Proper instrument(s) creating the estate or interest to be insured must be executed and duly filed for record, to-wit:

Item b-1. Deed from Byron E. Wilson, adult, Mary Flora Hanscom, adult, Troy E. Wilson, adult and Wilma K. Brown, adult, as tenants in common, each owning an undivided one-fourth (1/4) interest vesting fee simple title in UNDETERMINED.

Item b-2. Execution of a vendor's affidavit.