

## EXHIBIT "A"

PROJECT: 0710784

CODE: 4651

Sheet 1 of 1

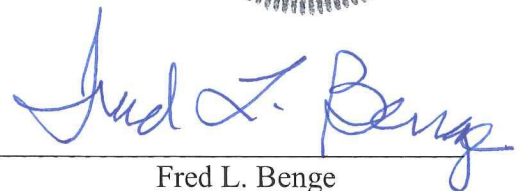
PARCEL NO.: 6-Excess Land

A part of Lots 1 and 2 in Ritter's Plat of Dixie Gardens, a subdivision in the Northwest Quarter of Section 36, Township 37 North, Range 2 East, the plat of which subdivision is recorded in Plat Book 11, Page 81, in the Office of the Recorder of St. Joseph County, Indiana, and being the land lying within the lines depicted on the attached Parcel Plat, marked **Exhibit "B"**, described as follows: Beginning on the south line of said Lot 2 South 89 degrees 48 minutes 58 seconds West 100.40 feet from the southeast corner of said Lot 2; thence continuing South 89 degrees 48 minutes 58 seconds West 235.74 feet along said line to the southwest corner of said Lot 2; thence North 4 degrees 48 minutes 02 seconds East 99.50 feet along the western line of said lots to the northwest corner of said Lot 1; thence North 89 degrees 46 minutes 38 seconds East 235.99 feet along the north line of said Lot 1 to the west boundary of U. S. 31; thence South 4 degrees 56 minutes 12 seconds West 99.68 feet along said boundary to the point of beginning and containing 23,398 square feet, more or less.

TOGETHER with the permanent extinguishment of all rights and easements of ingress and egress to, from, and across the limited access facility (to be known as U.S. 31 and as Project 0710754, to and from the grantor's abutting lands, along the line described as follows: The 99.68-foot course described above. This restriction shall be a covenant running with the land and shall be binding on all successors in title to the said abutting lands.



This description was prepared for the Indiana Department of Transportation, by Fred L. Bengé, Indiana Registered Land Surveyor, License Number LS80040408, on the 14th day of February, 2017

  
Fred L. Bengé

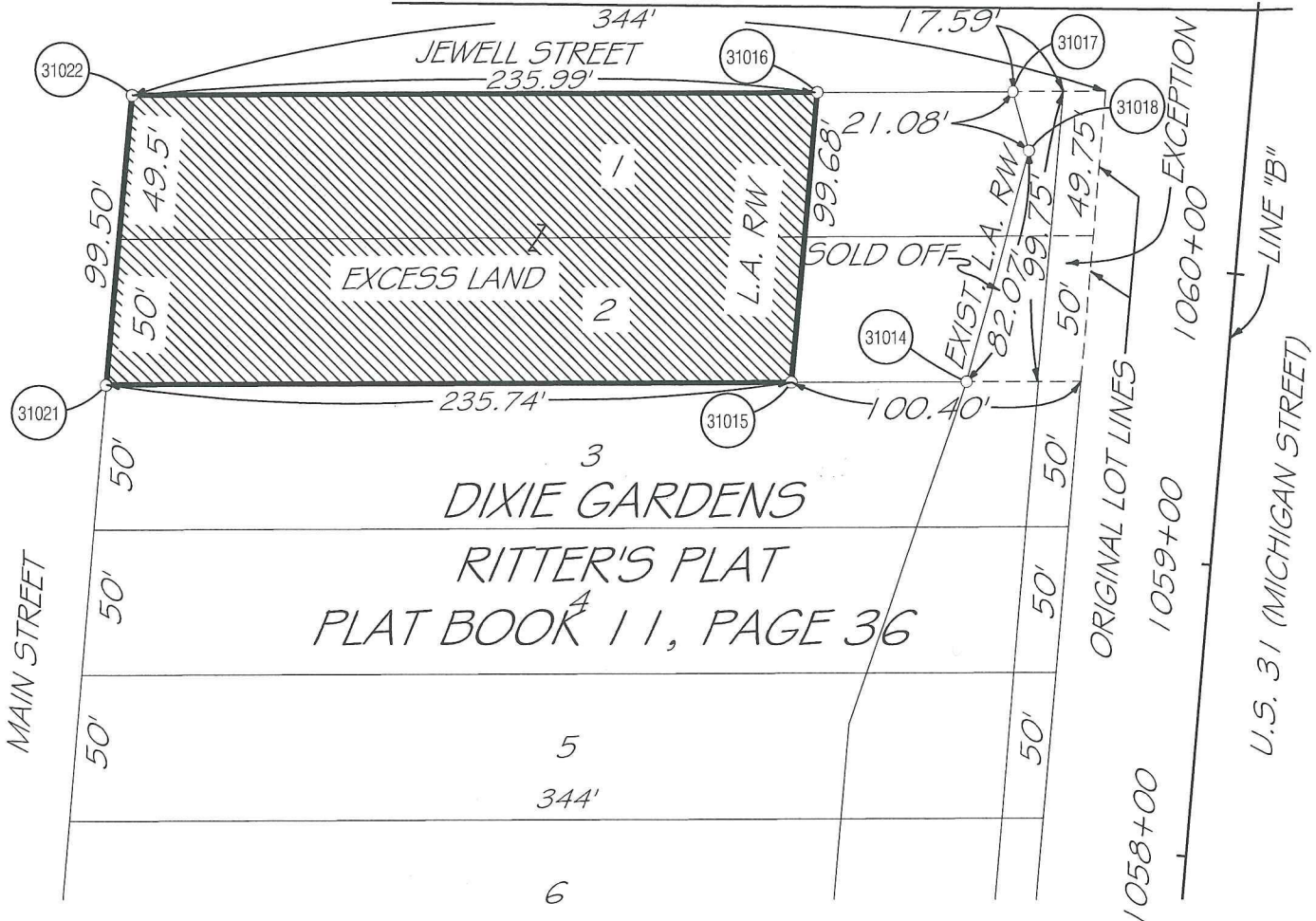
# EXHIBIT "B"

## PARCEL PLAT

PREPARED BY CHA CONSULTING, INC.  
FOR THE INDIANA DEPARTMENT OF TRANSPORTATION

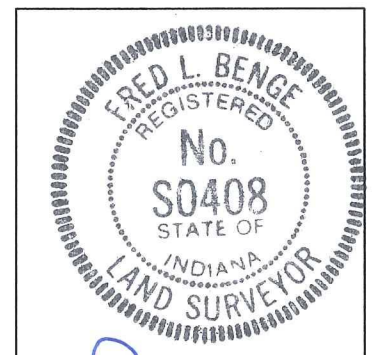
SHEET 1 OF 1

0 30 60  
SCALE: 1" = 60'



COORDINATE CHART (FEET)

POINT	NORTHING	EASTING	STATION	OFFSET	SIDE	LINE
31014	101703.0193	63952.8406	1059+55.25	89.99	LEFT	"B"
31015	101702.8259	63892.5903	1059+49.87	150.00	LEFT	"B"
31021	101702.0690	63656.8537	1059+28.83	384.80	LEFT	"B"
31022	101801.2200	63665.1804	1060+28.33	385.03	LEFT	"B"
31016	101802.1377	63901.1683	1060+49.55	150.00	LEFT	"B"
31017	101802.4012	63968.9236	1060+55.64	82.52	LEFT	"B"
31018	101782.1263	63974.6938	1060+35.94	75.03	LEFT	"B"



### SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT, TOGETHER WITH THE "LOCATION CONTROL ROUTE SURVEY" RECORDED AS INSTRUMENT NO. 0654538 IN THE OFFICE OF THE RECORDER OF ST. JOSEPH COUNTY, INDIANA, (INCORPORATED AND MADE A PART HEREOF BY REFERENCE) COMPRISE A ROUTE SURVEY EXECUTED IN ACCORDANCE WITH INDIANA ADMINISTRATIVE CODE 865 IAC 1-12, ("RULE 12").

FRED L. BENGE DATE  
REG. LAND SURVEYOR No. LS0408

OWNER: STATE OF INDIANA

PARCEL: 6

ROAD: U.S. 31

COUNTY: ST. JOSEPH

SECTION: 36

PROJECT: 0710784

TOWNSHIP: 37 N.

DES. No.: 0710784

RANGE: 2 E.

CODE: 4651



HATCHED AREA IS  
THE APPROXIMATE  
EXCESS LAND

DRAWN BY: A. LITTLEPAGE

DATE: 02-14-17

CHECKED BY: F. BENGE

DATE: 02-14-17