

Duly Entered for taxation  
Subject to Final Acceptance for Transfer

200801707 WARR DEED \$26.00  
10/02/20 02:06:17P 6 PGS  
Lisa Hobbs  
Madison County Recorder IN  
Recorded as Presented

SEP 30 2008

Kathy Hobbs-Whight  
AUDITOR, MADISON COUNTY

Form WD-1  
Rev. 7-1-07

## WARRANTY DEED

999-93-068

Project: 0500042  
Code: 5171  
Parcel: 2  
Page: 1 of 2

THIS INDENTURE WITNESSETH, That TYX, LLC, an Indiana limited liability company

the Grantor(s), of Madison County, State of Indiana Convey(s) and Warrant(s) to the  
STATE OF INDIANA, the Grantee, for and in consideration of the sum of-----

-----three hundred fifty three thousand six hundred and no/100-----  
Dollars (\$ 353,600.00 ) (of which said sum \$ 353,600.00 represents land and improvements  
acquired and \$ -0- represents damages) and other valuable consideration, the receipt of which is hereby  
acknowledged, certain Real Estate situated in the County of Madison, State of Indiana, and being more  
particularly described in the legal description attached hereto as Exhibit "A" and depicted upon the Right of Way Parcel  
Plat attached hereto as Exhibit "B," both of which exhibits are incorporated herein by reference.

This conveyance is subject to any and all easements, conditions and restrictions of record.

The Grantor(s) hereby specifically acknowledge(s) and agree(s) that the Real Estate conveyed herein is conveyed  
in fee simple and that no reversionary rights whatsoever shall remain with the Grantor(s), or any successors in title to the  
abutting lands of the Grantor(s), notwithstanding any subsequent abandonment, vacation, disuse, nonuse, change of use,  
conveyance, lease and/or transfer by the Grantee or its successors in title, of a portion or all of the said Real Estate or any  
right of way, roadway or roadway appurtenances established thereupon. This acknowledgement and agreement is a  
covenant running with the land and shall be binding upon the Grantor(s) and all successors and assigns.

The undersigned persons executing this deed represent and certify on behalf of the Grantor that he/she has full  
authority to manage the affairs of said limited liability company and sign and execute documents on their behalf, and that  
his/her authority has not been revoked; that he/she is, therefore, fully authorized and empowered to convey to the State of  
Indiana real estate of this limited liability company and to execute all necessary instruments in connection therewith.

The Grantor(s) assumes and agrees to pay the 2007 payable 2008 real estate taxes on the above described real  
estate.

Interests in land acquired by the Indiana  
Department of Transportation  
Grantee mailing address:  
100 North Senate Avenue  
Indianapolis, IN 46204-2219  
I.C. 8-23-7-31

This Instrument Prepared By

see pg. 3  
Attorney at Law

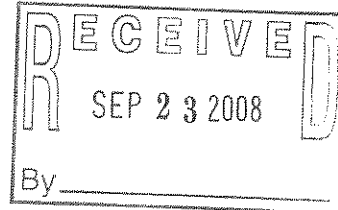
I affirm under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this  
document, unless required by law.

Name (printed)

Tracy Peterson

Signature

Tracy Peterson



Project: 0500042

Code: 5171

Parcel: 2

Page: 2 of 2

IN WITNESS WHEREOF, the said Grantor(s) have ve executed this instrument this 16<sup>th</sup> day of JULY, 2008.

TYX, LLC

By: [Signature]  
Signature

DANIEL M. JOHNSON  
Printed Name PRESIDENT

(Seal) By:

[Signature]  
Signature

BRAD D. SCHILDKNIGHT  
Printed Name VICE - PRESIDENT

(Seal)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

STATE OF INDIANA :  
SS:  
COUNTY OF MARION :

Before me, a Notary Public in and for said State and County, personally appeared \_\_\_\_\_

TYX, LLC, an Indiana limited liability company, by: DANIEL M. JOHNSON AND BRAD D.

SCHILDKNIGHT, MANAGING PARTNERS, PRESIDENT AND VICE PRESIDENT

the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be A voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

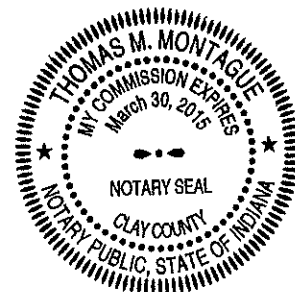
Witness my hand and Notarial Seal this 16<sup>th</sup> day of JULY, 2008.

[Signature]  
Notary Public Signature

THOMAS M. MONTAGUE  
Printed Name

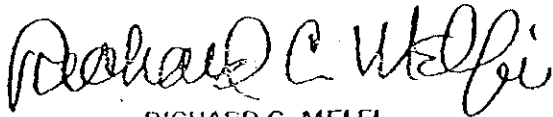
My Commission expires MARCH 30, 2015.

I am a resident of CLAY County.



[Signature] 8/15/08

This instrument was prepared and approved as to form by the undersigned Deputy Attorney General who, under penalties of perjury, affirms that he has redacted, to the extent permitted by law, each Social Security number in this document.



RICHARD C. MELFI

~~DEPUTY ATTORNEY GENERAL~~

Richard C. Melfi, Attorney No. 23425-29

Deputy Attorney General

State of Indiana

Indiana Government Center South, 5<sup>th</sup> Floor

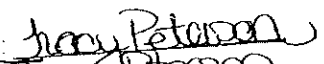
302 West Washington Street

Indianapolis, IN 46204

"I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law."

Signature:

Printed Name:

  
Tony Peterson

## EXHIBIT "A"

Project: 0500042  
Code: 5171  
Parcel: 2 FEE SIMPLE – Total Take  
Form: WD-1 (Rev. 7-01-07)

Sheet 1 of 1

Beginning at a 24-inch diameter concrete post being the point of intersection of the Westerly right-of-way line of State Road No. 9 and the South line of the Northeast quarter of Section 29, Township 18 North, Range 7 East, said point being South 89 degrees, 41 minutes and 45 seconds West (assumed bearing) 1,119.6 feet from the Southeast corner of said Northeast quarter, and running thence south 89 degrees, 41 minutes and 45 seconds West 541.1 feet along said South line to a concrete right-of-way marker on the Southeasterly right-of-way line of State Road No. 67, thence North 47 degrees, 45 minutes and 20 seconds East 155.0 feet along said right-of-way line, thence North 57 degrees, 08 minutes and 20 seconds East 424.9 feet along said right-of-way line, thence South 48 degrees, 37 minutes and 40 seconds East 185.5 feet to said Westerly right-of-way line of State Road No. 9, thence South 18 degrees and 26 minutes West 220.6 feet to the place of beginning.

Being a part of the South-half of the Northeast quarter of Section 29, Township 18 North, Range 7 East and containing 2.619 Acres, more or less.

This description was prepared for the Indiana Department of Transportation by Beam, Longest and Neff, L.L.C.

*Denise K. Anderson*

*5/28/08*

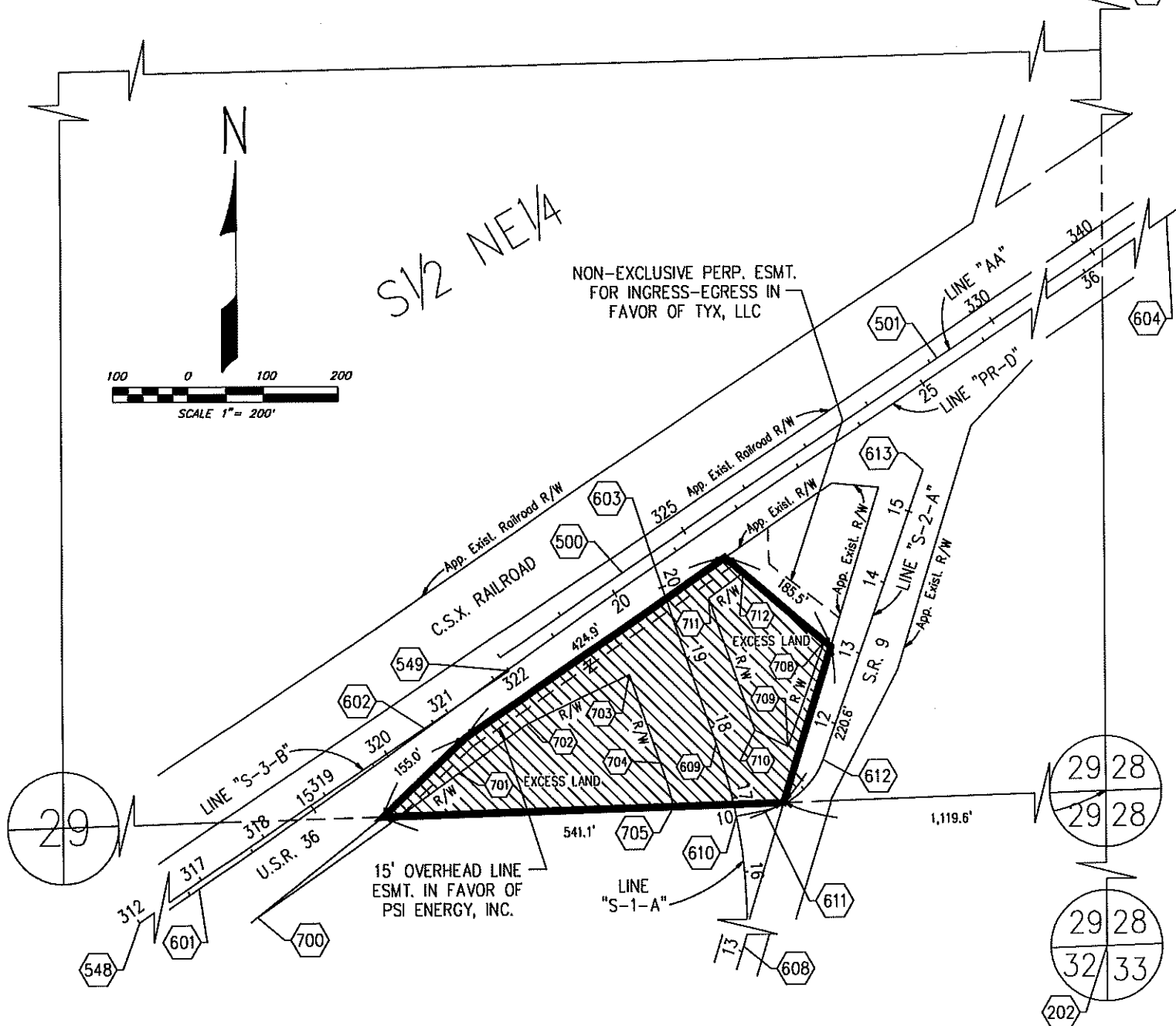
Denise K. Anderson  
Indiana Registered Land Surveyor  
License Number LS29500022

Date



## R/W PARCEL PLAT

Prepared for the Indiana Department of Transportation  
by Beam, Longest & Neff L.L.C. (Job #071037)



HATCHED AREA IS THE APPROXIMATE TAKING

OWNER: TYX, LLC  
PARCEL: 2  
CODE: 5171  
PROJECT: 0500042  
ROAD: U.S.R. 36  
COUNTY: MADISON  
SECTION: 29  
TOWNSHIP: 18 N.  
RANGE: 7 E.

DES. NO.: 0500042

DRAWN BY: E.C. PRICE 5-13-08

CHECKED BY: D.K. ANDERSON 5-20-08

INSTRUMENT #9922923, DATED 8-17-99

Dimensions shown are from the above listed Record Documents.

END OF DOCUMENT

## EXHIBIT "B" (cont.)

SHEET 2 OF 2

| PARCEL COORDINATE CHART (shown in feet) |                                          |               |        |         |              |             |
|-----------------------------------------|------------------------------------------|---------------|--------|---------|--------------|-------------|
| Point                                   | Centerline                               | Station       | Offset | Lt./Rt. | Northing     | Easting     |
| 202,211,500                             | SEE ROUTE SURVEY, INSTRUMENT #2008009412 |               |        |         |              |             |
| 501,548,549                             |                                          |               |        |         |              |             |
| 601                                     | PR-D                                     | PC(13+14.37)  | 0.00   |         | 1723907.2278 | 303127.9448 |
| 602                                     | PR-D                                     | PRC(16+86.26) | 0.00   |         | 1724120.2793 | 303432.7270 |
| 603                                     | PR-D                                     | PT(20+65.10)  | 0.00   |         | 1724337.2101 | 303743.2890 |
| 604                                     | PR-D                                     | PC(43+52.47)  | 0.00   |         | 1725611.2980 | 305642.9538 |
| 608                                     | S-1-A                                    | PC(13+07.27)  | 0.00   |         | 1723635.8042 | 303831.2799 |
| 609                                     | S-1-A                                    | PT(17+77.16)  | 0.00   |         | 1724097.9030 | 303824.9856 |
| 610                                     | S-2-A                                    | POT(10+00.00) | 0.00   |         | 1723999.2681 | 303851.2692 |
| 611                                     | S-2-A                                    | PC(10+38.73)  | 0.00   |         | 1724006.6539 | 303889.2910 |
| 612                                     | S-2-A                                    | PT(11+48.10)  | 0.00   |         | 1724074.9776 | 303968.3521 |
| 613                                     | S-2-A                                    | POT(15+58.99) | 0.00   |         | 1724462.7073 | 304104.3337 |
| 700                                     | PR-D                                     | 13+56.25      | 75.00  | Rt.     | 1723868.5690 | 303204.7402 |
| 701                                     | PR-D                                     | 16+86.26      | 75.00  | Rt.     | 1724059.6184 | 303476.8321 |
| 702                                     | PR-D                                     | 18+00.00      | 75.00  | Rt.     | 1724125.4842 | 303568.5137 |
| 703                                     | S-1-A                                    | 19+04.00      | 80.00  | Lt.     | 1724192.0972 | 303708.2952 |
| 704                                     | S-1-A                                    | PT(17+77.16)  | 80.00  | Lt.     | 1724072.0565 | 303749.2759 |
| 705                                     | S-1-A                                    | 17+08.12      | 80.00  | Lt.     | 1724012.9018 | 303766.4561 |
| 708                                     | S-2-A                                    | 13+00.40      | 50.00  | Lt.     | 1724235.2421 | 303971.5730 |
| 709                                     | S-2-A                                    | 11+50.00      | 50.00  | Lt.     | 1724093.3149 | 303921.7974 |
| 710                                     | S-1-A                                    | PT(17+77.16)  | 55.00  | Rt.     | 1724115.6725 | 303877.0360 |
| 711                                     | S-1-A                                    | 19+65.00      | 55.00  | Rt.     | 1724293.4419 | 303816.3473 |
| 712                                     | PR-D                                     | 21+58.29      | 75.00  | Rt.     | 1724326.8249 | 303862.4517 |

Stations and Offsets are to control over both North and East Coordinates and Bearing and Distances.

Note: Lines "AA" and "S-3-B" are Control Lines and.

Lines "PR-D", "S-1-A" and "S-2-A" are Paper Relocation Lines.

## SURVEYOR'S STATEMENT

To the best of my knowledge and belief, this plat, together with the 'Location Control Route Survey Plat' recorded as Instrument #2008009412, in the Office of the Recorder of Madison 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).

*Denise K. Anderson*

5/28/08

Denise K. Anderson  
Registered Land Surveyor No. LS29500022  
State of Indiana



OWNER: TYX, LLC  
PARCEL: 2  
CODE: 5171  
PROJECT: 0500042  
ROAD: U.S.R. 36  
COUNTY: MADISON  
SECTION: 29  
TOWNSHIP: 18 N.  
RANGE: 7 E.

DES. NO.: 0500042

DRAWN BY: E.C. PRICE 5-13-08

CHECKED BY: D.K. ANDERSON 5-20-08

**BLN**

Beam, Longest and Neff, LLC  
Consulting Engineers and Land Surveyors

8126 Castleton Rd. Indianapolis, Indiana 46250  
Telephone: (317) 849-5832  
www.b-l-n.com

END OF DOCUMENT