



## STAFF REPORT

### BARTHOLOMEW COUNTY PLAN COMMISSION (August 8, 2012 Meeting)

**Docket No. / Project Title:** MI/P-12-04 (L&D Coy Minor Subdivision)  
**Staff:** Rae-Leigh Stark

**Applicant:** Lillian Coy  
**Property Size:** 10 Acres  
**Current Zoning:** AP (Agriculture Preferred)  
**Location:** 6413 North State Road 9, in Hawcreek Township

#### Background Summary:

The applicant has indicated that the proposed subdivision is for the purpose of creating 1 new lot for a total of 1 lot and a parent tract remainder equaling 10.00 acres. The applicant is also requesting approval of a modification of Subdivision Control Ordinance Section 8-57(a), Table 7-1 to reduce the amount of required right-of-way dedication to 40 feet, 10 feet less than the 50 foot minimum on an arterial road.

#### Key Issue Summary:

The following key issue(s) should be resolved through the consideration of this application: Should the applicant (1) dedicate the entire right-of-way width (50 feet) on their frontage as required by the Subdivision Control Ordinance resulting in a portion of the existing home being in the right-of-way or (2) dedicate a maximum of 50 feet of right-of-way on a portion of their frontage and a minimum of 40 feet of right-of-way on a portion of their frontage?

#### Preliminary Staff Recommendation:

Denial of the requested modification from Subdivision Control Ordinance Section 8-57 (a), Table 7-1. The applicant should dedicate the entire right-of-way width (50 feet) on their frontage as required by the Subdivision Control Ordinance.

#### Plan Commission Options:

In reviewing a request for *minor subdivision approval*, which includes a request for modification(s) the Plan Commission may (1) approve the modification(s) and the subdivision, (2) deny the modification(s) and the subdivision, or (3) continue the review to the next Plan Commission meeting. If more than one modification is requested, the Plan Commission may approve some, all, or none of the requests. The Plan Commission may attach conditions to the approval of the modification(s); however the conditions should be directly related to the circumstances of the modification requested (per Subdivision Control Ordinance Section 8-119(c)).

#### Modification Decision Criteria:

Indiana law and the Bartholomew County Subdivision Control Ordinance require that the Plan Commission approve all subdivisions which meet the applicable requirements. The Plan Commission has delegated the approval authority for Minor Subdivisions to the Plat Committee. This application is being considered by the Plan Commission because the Plat Committee found at least one aspect of the proposal to be inconsistent with the Subdivision Control Ordinance. Section 8-119(a) of the Subdivision Control Ordinance indicates that

the Plan Commission may grant a modification of the requirements of the Ordinance upon the determination that each of the following is true:

1. The modification will not be detrimental to the public, health, safety, and general welfare.
2. Adjacent property will not be adversely affected.
3. The modification is justified because of exceptional topographic or other physical conditions unique to the property involved, as opposed to mere inconvenience or financial disadvantage.
4. The modification is consistent with the intent of the Zoning Ordinance, other applicable ordinances, and the Comprehensive Plan.
5. The condition necessitating the modification was not created by the owner or applicant.
6. The modification will not conflict with the requirements of the Zoning Ordinance including but not limited to lot area, lot frontage, lot width, and setback(s).

**Outstanding Technical Comments:**

All technical comments have been addressed by the applicant.

<b>Current Property Information (entire subdivision site):</b>	
<b>Land Use:</b>	Single-family Residential
<b>Site Features:</b>	Single-family home, driveway, barn, farm field.
<b>Flood Hazards:</b>	No flood hazards exist on the property.
<b>Special Circumstances: (Wellfield Protection Area, etc.)</b>	No special circumstances exist on the property.
<b>Vehicle Access:</b>	State Road 9 (Arterial) County Road 450 North (Collector)

<b>Surrounding Zoning and Land Use (entire subdivision site):</b>		
	<b>Zoning:</b>	<b>Land Use:</b>
<b>North:</b>	AP (Agriculture Preferred)	Agriculture/Single-family Residential
<b>South:</b>	AP (Agriculture Preferred)	Agriculture
<b>East:</b>	AP (Agriculture Preferred)	Agriculture/Single-family Residential
<b>West:</b>	AP (Agriculture Preferred)	Agriculture

<b>Interdepartmental Review:</b>	
<b>County Highway Department:</b>	The right-of-way on State Road 9 is INDOT jurisdiction but the planned right-of-way width is determined by the Bartholomew County Subdivision Control Ordinance.
<b>INDOT:</b>	The 50 foot right-of-way dedication is a requirement in the Bartholomew County Subdivision Control Ordinance. If the applicant dedicated the 50 feet along the entire frontage a portion of the house will be in the ROW. The applicant could have an agreement with INDOT that the house exists in the ROW. If the house is ever torn down the applicant would not be able to rebuild in the ROW. INDOT has other properties like this.  The applicant could also have the option to dedicate a minimum of 40 feet.

**History of this Application:**

The relevant history of this application includes the following: On July 19, 2012, the Plat Committee approved MI/P-12-04 (L&D Coy Minor Subdivision) to create 1 new lot for a total of 1 lot and a parent tract remainder equaling 10.00 acres. The application was forwarded to Plan Commission for approval of a modification of Subdivision Control Ordinance Section 8-57(a), Table 7-1 to reduce the amount of required right-of-way dedication to 40 feet, 10 feet less than the 50 foot minimum on an arterial road. The following technical comments have been addressed by the applicant:

1. Show the dedicated right-of-way width at its most narrow point on the drawing.
2. Under the Primary Approval certificate label the chairman as Zach Ellison and the Secretary as Tom R. Finke.

**Planning Consideration(s):**

The following general site considerations, planning concepts, and other facts should be considered in the review of this application:

1. The applicants would like to subdivide the existing house out of the remaining farm field. The new lot is 1.30 acres, leaving an 8.22 acre parent tract for a total of 10 acres.
2. The Subdivision Control Ordinance requires the half right-of-way along the frontage of the new lot to be dedicated. The applicants are dedicating the required right-of-way along County Road 450 North, which is 25 feet because it is classified as a Local Road. The applicants are dedicating between 40 and 50 feet along State Road 9. State Road 9 is classified as an arterial which requires a minimum of 50 feet of right-of-way dedication.
3. The applicants have proposed only 40 feet for some portions of the frontage because dedicating the entire right-of-way would result in the west side of the house to be inches within the right-of-way. The proposed right-of-way line leaves 6 feet from the house.
4. The applicant does have the option to dedicate the entire required right-of-way and then enter into an agreement with INDOT that their house can remain, but in the future if it is ever torn down the house cannot be rebuilt in the right-of-way. INDOT has stated they have other properties like this.

**Subdivision Control Ordinance Consideration(s):**

The following provisions of the Subdivision Control Ordinance apply to the key issues of this application: Section 8-57 (a) Right-of-way: The owners of property to be subdivided on existing streets shall dedicate any additional right-of-way necessary to comply with the minimum standards of the Thoroughfare Plan. Where topography, design features, or other conditions necessitate additional right-of-way or easements to permit construction of a street to the established standards for such street, the Commission may require dedication of such right-of-way or establishment of such easements.

# L&D COY MINOR SUBDIVISION

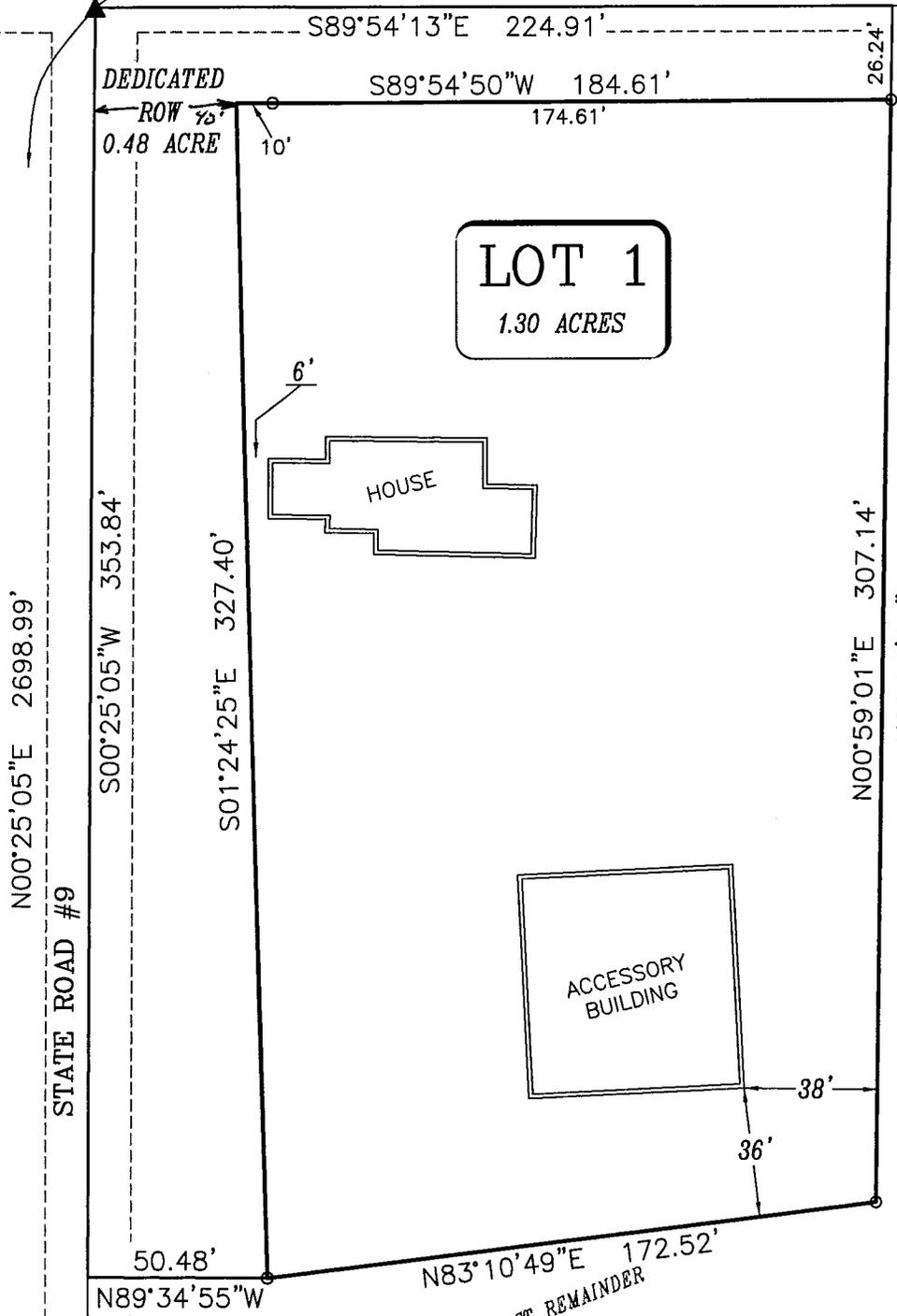
## EXISTING FEATURES MAP

POB  
FND BCS CONC MON  
NW COR. of SE 1/4  
SEC.32,T10N,R7E

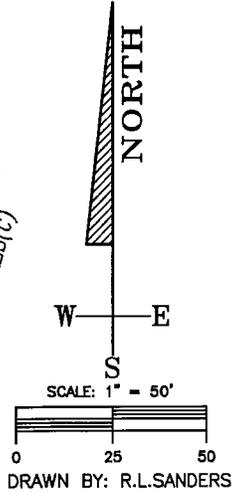
FND 5/8" REBAR  
NE COR. of NW 1/4  
of SE 1/4  
SEC.32,T10N,R7E

(ASSUMED BEARING)  
S89°54'13"E 1337.72'

COUNTY ROAD 450 NORTH



PARENT TRACT REMAINDER  
INSTR. #2001-7015  
8.23 ACRES(C)



### LEGEND

- 5/8"x30" REBAR AND CAP SET THIS SURVEY
- ▲ SECTION CORNER AS LABELED
- R RECORD DIMENSION
- F FIELD MEASUREMENT
- C CALCULATED DIMENSION

### ACREAGE TABLE

LOT 1	1.30 Ac.
DEDICATED ROW	0.48 Ac.
PARENT TRACT REMAINDER	8.22 Ac.(C)
<b>TOTAL</b>	<b>10.00 Ac.(R)</b>

PARENT TRACT REMAINDER  
INSTR. #2001-7015  
8.23 ACRES(C)

CURRENT OWNER OF RECORD:  
LILLIAN J. COY  
INSTRUMENT #2001-7015  
AUD. PARCEL ID:  
#03-07-32-000-000.900-012

FND BCS CONC. MON.  
SW COR. of SE 1/4  
SEC.32,T10N,R7E

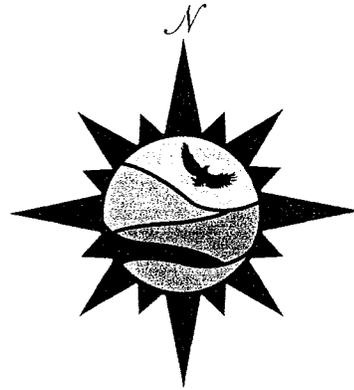
JOB #12223

**E. R. GRAY & ASSOCIATES**  
PROFESSIONAL LAND SURVEYING  
AND CONSULTING



**E. R. GRAY III, L.S.**  
PRESIDENT

P.O. BOX 1357  
COLUMBUS, INDIANA 47202  
BUS. 812-372-7398 FAX 812-372-2175



**E.R. Gray**  
**& Associates**  
LAND SURVEYING

JULY 09, 2012

COLUMBUS / BARTHOLOMEW  
PLANNING DEPARTMENT  
JEFFREY R. BERGMAN, AICP  
PLANNING DIRECTOR  
123 WASHINGTON ST.  
SUITE 8  
COLUMBUS, INDIANA  
47201

**RE: REQUEST FOR MODIFICATION**  
**"L&D COY MINOR SUBDIVISION"**

PLEASE ACCEPT THIS LETTER AS A FORMAL REQUEST TO SEEK MODIFICATION, FROM THE BARTHOLOMEW COUNTY SUBDIVISION CONTROL ORDINANCE, OF AND THROUGH THE BARTHOLOMEW COUNTY PLAN COMMISSION.

WE ARE REQUESTING RELIEF FROM THE REQUIREMENT OF RIGHT OF WAY WIDTH FOR STATE ROAD #9 (50 FEET HALF ROW) ACCORDING TO THE THOROUGHFARE PLAN OF CURRENT ADOPTION. IMPROVEMENTS ON SUBJECT REAL ESTATE WERE ORIGINALLY BUILT IN 1950 AND DID MEET THEN CURRENT REQUIREMENTS. THE EXISTING HOUSE IS LOCATED OUTSIDE OF THE PRESENT RIGHT OF WAY FOR STATE ROAD #9, BUT DEDICATION OF 50 FEET WOULD RUN THROUGH THE HOUSE. A MODIFICATION IS REQUESTED TO ALLEVIATE THIS ISSUE.

IF YOU HAVE ANY QUESTIONS OR NEED ADDITIONAL INFORMATION, PLEASE GIVE ME A CALL.

THANK YOU,

RIK SANDERS  
SENIOR DIRECTOR, SURVEYS

ERG JOB #12223 (COY\_RITZ)

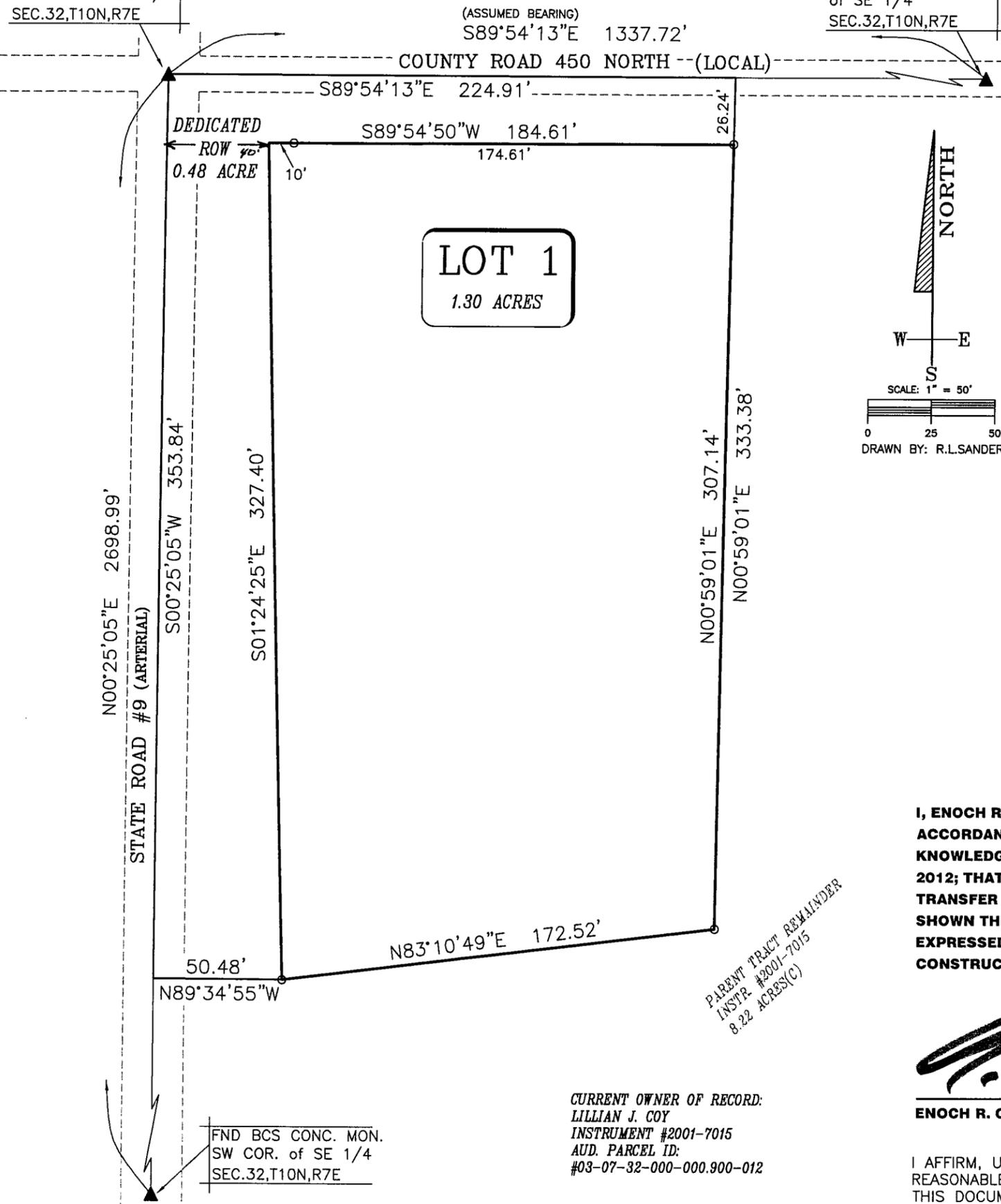
# L&D COY MINOR SUBDIVISION

A PART OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 10 NORTH, RANGE 7 EAST  
SITUATED IN HAWCREEK TOWNSHIP, BARTHOLOMEW COUNTY, INDIANA

PAGE 1 OF 2

POB  
FND BCS CONC MON  
NW COR. of SE 1/4  
SEC.32,T10N,R7E

FND 5/8" REBAR  
NE COR. of NW 1/4  
of SE 1/4  
SEC.32,T10N,R7E



## PROPERTY DESCRIPTION

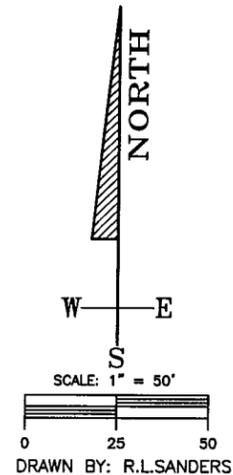
### LOT 1

A PART OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 10 NORTH, RANGE 7 EAST LYING IN HAWCREEK TOWNSHIP, BARTHOLOMEW COUNTY, INDIANA AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 32; THENCE SOUTH 89°-54'-13" EAST (ASSUMED BEARING) ALONG THE NORTH LINE OF SAID QUARTER A DISTANCE OF 224.91 FEET; THENCE SOUTH 00°-59'-01" WEST A DISTANCE OF 333.38 FEET; THENCE SOUTH 83°-10'-49" WEST A DISTANCE OF 172.52 FEET; THENCE NORTH 89°-34'-55" WEST A DISTANCE OF 50.48 FEET TO THE WEST LINE OF SAID QUARTER; THENCE NORTH 00°-25'-05" EAST ALONG SAID WEST LINE A DISTANCE OF 353.84 FEET TO THE POINT OF BEGINNING, CONTAINING 1.78 ACRES MORE OR LESS, AND SUBJECT TO ALL APPLICABLE EASEMENTS AND RIGHTS OF WAY.

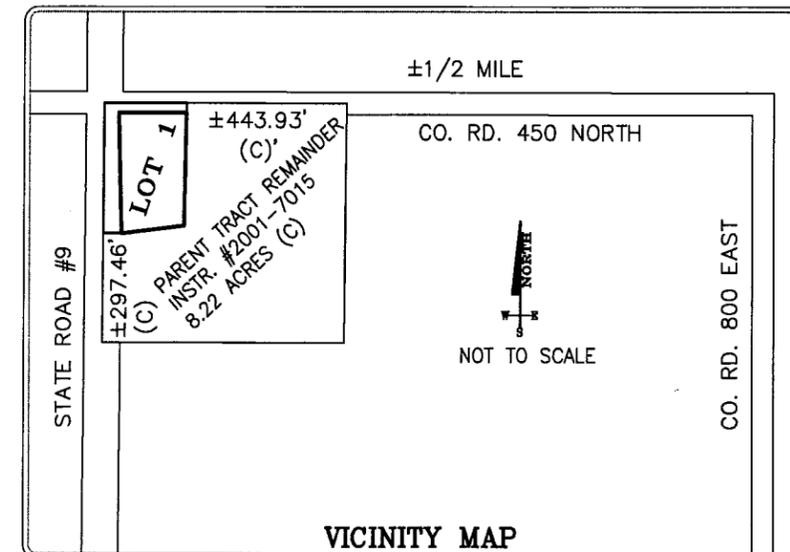
## ACREAGE TABLE

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## LEGEND

- 5/8"x30" REBAR AND CAP SET THIS SURVEY
- ▲ SECTION CORNER AS LABELED
- R RECORD DIMENSION
- F FIELD MEASUREMENT
- C CALCULATED DIMENSION

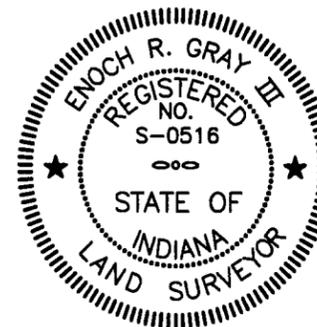


## SURVEYOR'S CERTIFICATE

I, ENOCH R. GRAY, III, HEREBY STATE THAT I AM A PROFESSIONAL SURVEYOR, LICENSED IN ACCORDANCE WITH THE LAWS OF THE STATE OF INDIANA; THAT, TO THE BEST OF MY KNOWLEDGE, THIS PLAT CORRECTLY REPRESENTS A SURVEY COMPLETED BY ME IN JULY OF 2012; THAT ANY CHANGES FROM THE DESCRIPTION APPEARING ON THE LAST RECORD TRANSFER OF THE LAND CONTAINED IN THIS PLAT ARE SO INDICATED; THAT ALL MONUMENTS SHOWN THEREON ACTUALLY EXIST OR WILL BE INSTALLED. I MAKE NO REPRESENTATION, EXPRESSED OR IMPLIED, AS TO THE SUITABILITY OF THIS REAL ESTATE FOR THE CONSTRUCTION OF BASEMENTS.

*E.R.G.* # 7.9.12

ENOCH R. GRAY, III      LS-0516      DATE



JOB #12223

E.R. GRAY & ASSOCIATES  
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PRESIDENT

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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. ENOCH R. GRAY, III

# L&D COY MINOR SUBDIVISION

A PART OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 10 NORTH, RANGE 7 EAST  
SITUATED IN HAWCREEK TOWNSHIP, BARTHOLOMEW COUNTY, INDIANA

PAGE 2 OF 2

## OWNER'S CERTIFICATE

I, THE UNDERSIGNED, BRYAN L. RITZ, ATTORNEY IN FACT FOR LILLIAN J. COY, OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY CERTIFY THAT I LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THIS PLAT.

THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED AS "L&D COY MINOR SUBDIVISION" CONSISTING OF ONE LOT LABELED "LOT 1"; AND DEDICATED RIGHT OF WAY, CONTAINING IN ALL 1.78 ACRES.

CLEAR TITLE TO THE LAND CONTAINED IN THIS SUBDIVISION IS GUARANTEED.

THE SETBACK LINES SHALL BE DETERMINED BY THE REGULATIONS OF THE GOVERNING ENTITY HAVING ZONING JURISDICTION OVER THE PROPERTY SHOWN HEREIN.

THE PUBLIC STREETS AND ALLEYS SHOWN AND DESIGNATED AS SUCH AND NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED TO THE PUBLIC. OTHER PUBLIC LANDS SHOWN AND NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED FOR THE PURPOSES DESIGNATED HEREON.

THE REMAINING FUTURE SUBDIVISION RIGHTS OF THE PARENT TRACT REMAINDER, AS DESCRIBED IN THE BARTHOLOMEW COUNTY ZONING ORDINANCE, EFFECTIVE APRIL 1, 2008 ARE ASSIGNED AS FOLLOWS:

LOT 1 = 0  
PARENT TRACT REMAINDER = 2

WITNESS MY HAND AND SEAL THIS 09<sup>th</sup> DAY OF July, 2012.

*Bryan L. Ritz*  
BRYAN L. RITZ, ATTORNEY IN FACT FOR LILLIAN J. COY

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY AND STATE, PERSONALLY APPEARED BRYAN L. RITZ, ATTORNEY IN FACT FOR LILLIAN J. COY, WHO ACKNOWLEDGE THE EXECUTION OF THE FOREGOING INSTRUMENT AS HER VOLUNTARY ACT AND DEED FOR THE PURPOSES THEREIN EXPRESSED.

WITNESS MY HAND AND NOTARIAL SEAL THIS 09<sup>th</sup> DAY OF July, 2012.

*Rick E. Sanders*  
NOTARY PUBLIC

*Bartholomew*  
COUNTY OF RESIDENCE

May 19, 2017  
MY COMMISSION EXPIRES



## SURVEYOR'S REPORT

PREPARED FOR LILLIAN J. COY, OWNER OF RECORD OF THAT REAL ESTATE DESCRIBED IN INSTRUMENT NUMBER 2001-7015 IN THE OFFICE OF THE BARTHOLOMEW COUNTY RECORDER. SUBJECT PROPERTY IS LOCATED IN THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 10 NORTH, RANGE 7 EAST, SITUATED IN HAWCREEK TOWNSHIP, BARTHOLOMEW COUNTY, INDIANA. THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE A PARCEL OUT OF THE PARENT TRACT.

IN ACCORDANCE WITH THE INDIANA SURVEY STANDARDS AS DEFINED IN INDIANA ADMINISTRATIVE CODE 865 IAC 1-12-1 ("RULE 12"), THE FOLLOWING OBSERVATIONS AND OPINIONS ARE SUBMITTED REGARDING THE VARIOUS UNCERTAINTIES IN THE LOCATIONS OF THE LINES AND CORNERS ESTABLISHED ON THIS SURVEY AS A RESULT OF: VARIANCES IN THE REFERENCE MONUMENTS; DISCREPANCIES IN RECORD DESCRIPTIONS AND PLATS; INCONSISTENCIES IN LINES OF OCCUPATION; AND RANDOM ERRORS IN MEASUREMENT (RELATIVE POSITIONAL ACCURACY).

THERE MAY BE UNWRITTEN RIGHTS ASSOCIATED WITH THESE UNCERTAINTIES. THE BEARING SYSTEM UTILIZED ON THIS SURVEY IS ASSUMED. ALL MONUMENTS SET OR FOUND THIS SURVEY ARE WITHIN 4" OF THE GROUND SURFACE, EXCEPT AS NOTED BELOW. ALL DIMENSIONS ARE FIELD MEASUREMENTS UNLESS OTHERWISE NOTED.

**FINDINGS OF FACT:**  
THE NORTHWEST, NORTHEAST, AND SOUTHWEST CORNERS OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 32 WERE FOUND AS REFERENCED IN THE OFFICE OF THE BARTHOLOMEW COUNTY SURVEYOR. THE PHYSICAL CENTER OF PAVEMENT FOR COUNTY ROAD 450 NORTH AND STATE ROAD 9 WAS FIELD LOCATED. THE PARENT TRACT REMAINDER WAS NOT SURVEYED.

**THEORY OF LOCATION:**  
THE NORTH AND WEST LINES ARE ESTABLISHED ALONG THE NORTH AND WEST LINES OF SAID HALF QUARTER. THE DEDICATED RIGHT OF WAY LINE ALONG THE SOUTH SIDE OF COUNTY ROAD 450 NORTH (BEING THE NORTH LINE OF LOT 1) IS ESTABLISHED 25 FEET SOUTH PERPENDICULAR TO AND PARALLEL WITH THE CENTER OF SAID COUNTY ROAD. THE DEDICATED RIGHT OF WAY LINE ALONG THE EAST SIDE OF STATE ROAD 9 (BEING THE WEST LINE OF LOT 1) IS ESTABLISHED AT A POINT ON THE SOUTH END BEING 50 FEET EAST OF THE CENTER OF SAID STATE ROAD, AND RUNNING THENCE NORTH TO A POINT 40 FEET EAST OF THE CENTER OF SAID STATE ROAD WHERE IT INTERSECTS THE SOUTH RIGHT OF WAY LINE FOR COUNTY ROAD 450 SOUTH. THE REMAINING LINES ARE ESTABLISHED AS DETERMINED AND REQUESTED BY THE OWNER.

**SUMMARY:**  
AS A RESULT OF THE ABOVE OBSERVATIONS, IT IS MY OPINION THAT THE UNCERTAINTIES IN THE LOCATIONS OF LINES AND CORNERS ESTABLISHED ON THIS SURVEY ARE AS FOLLOWS:  
**DUE TO VARIANCES IN AVAILABILITY AND CONDITION OF REFERENCE MONUMENTS:** WITHIN TOLERANCES OF A "SUBURBAN" SURVEY.  
**DUE TO DISCREPANCIES IN THE RECORD PLATS AND DESCRIPTIONS:** NONE OBSERVED.  
**DUE TO INCONSISTENCIES IN LINES OF OCCUPATION:** NONE OBSERVED.

THE RELATIVE POSITIONAL ACCURACY OF THE CORNERS OF THE SUBJECT TRACT ESTABLISHED THIS SURVEY IS WITHIN THE SPECIFICATIONS FOR A "SUBURBAN" SURVEY (PLUS OR MINUS 0.13-FOOT PLUS 100 PARTS PER MILLION) AS DEFINED IN I.A.C. 865.

A SEARCH FOR EASEMENTS OF RECORD IS NOT TO BE IMPLIED BY THIS SURVEY. UNLESS OTHERWISE STATED, UTILITIES AND IMPROVEMENTS WERE NOT LOCATED BY THIS SURVEY. ZONING COMPLIANCE IS NOT EXPRESSED OR GUARANTEED BY THIS SURVEY. **THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH.**

NOTICE TO SUBJECT LAND OWNERS: THE ADJOINING LAND OWNER MAY HAVE UNWRITTEN RIGHTS TO THAT LAND OUTSIDE OF ANY FENCE OR OCCUPATION LINES, NEAR THE PERIMETER OF YOUR LAND, THAT YOU MAY OR MAY NOT BE OCCUPYING. BEFORE REMOVING ANY FENCES, I RECOMMEND THAT YOU CONSULT WITH AN ATTORNEY. ADDITIONALLY, I RECOMMEND THAT YOU CONSULT WITH AN ATTORNEY IN REGARDS TO THE UNCERTAINTIES NOTED IN THIS REPORT. CONTACT THIS OFFICE IF YOU HAVE ANY QUESTION.

## PRIMARY APPROVAL

UNDER AUTHORITY PROVIDED BY IC 36-7-4-700, SUBDIVISION CONTROL, AND ANY AMENDMENTS THERETO, THIS PLAT WAS GIVEN PRIMARY APPROVAL BY BARTHOLOMEW COUNTY, INDIANA AS FOLLOWS:

APPROVED BY THE COUNTY PLAN COMMISSION AT A MEETING HELD AUGUST 08, 2012.

CHAIRMAN - ZACH ELLISON

SECRETARY - TOM R. FINKE

VOID UNLESS SECONDARY APPROVAL IS RECEIVED BY: \_\_\_\_\_, 20\_\_\_\_.

## SECONDARY APPROVAL

ALL CONDITIONS OF PRIMARY APPROVAL HAVE BEEN MET AND THIS PLAT IS GRANTED SECONDARY APPROVAL. APPROVED BY THE PLANNING DEPARTMENT ON

\_\_\_\_\_, 20\_\_\_\_.

JEFFREY R. BERGMAN, AICP, PLANNING DIRECTOR

VOID UNLESS RECORDED BY \_\_\_\_\_, 20\_\_\_\_.

## AUDITOR'S CERTIFICATE

THE REAL PROPERTY HAS BEEN DULY ENTERED FOR TAXATION AND TRANSFERRED ON THE RECORDS OF THE AUDITOR OF BARTHOLOMEW COUNTY

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

BARBARA J. HACKMAN, BARTHOLOMEW COUNTY AUDITOR

## RECORDING CERTIFICATE

RECORDED IN PLAT BOOK " \_\_\_\_\_ ", PAGE \_\_\_\_\_, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_,

\_\_\_\_\_, 2012 AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M.

INSTRUMENT NO. \_\_\_\_\_ FEE PAID \_\_\_\_\_

ANITA L. HOLE, BARTHOLOMEW COUNTY RECORDER

JOB #12223

E.R. GRAY & ASSOCIATES  
PROFESSIONAL LAND SURVEYING AND CONSULTING



E.R. GRAY III, L.S.  
PRESIDENT

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