

distance of 210.83 feet); thence North $10^{\circ}02'42''$ West with said right-of-way, for a distance of 1511.63 feet to the section line; thence South $89^{\circ}39'13''$ East, with said section line, for a distance of 848.83 feet to the point of beginning, containing 47.8433 Acres, more or less; subject to a 30 foot easement for a pipe line on and across the easement for the Small Reynolds open drain, on and along the entire southernmost boundary, and also subject to an easement for the McCann Tile drain across the northwestern portion of the tract; and also subject to a 30 foot drainage easement, said easement being 15 feet on either side of a centerline which is described as follows: From the southern most point of the aforesaid tract, proceed thence North $86^{\circ}21'23''$ West for a distance of 15.43 feet to the point of beginning. From said point of beginning, proceed thence North $09^{\circ}56'53''$ West for a distance of 1027.15 feet; thence North $80^{\circ}03'07''$ East for a distance of 251.10 feet. All dimensions computed from electronic measurements.

which real estate is owned in fee simple by Plaza 36, Inc., which real estate is that described in the Petition by George Stevens and Plaza 36, Inc. for annexation, and which Petition for Annexation has been dedicated and acknowledged by George Stevens and Plaza 36, Inc., as contract purchaser of said real estate from Plaza 36, Inc., which petition, dedication and acknowledgment is for the uses of residential, multi-family and commercial purposes and also includes a certain utility easement over and across said real estate.

That said real estate is described in a survey prepared by Anderson & Associates, Engineers, said real estate being adjoining and being contiguous with the present boundary lines of the City of Lebanon, Indiana.

That said real estate as described aforesaid is hereby declared by action of the Common Council of the City of Lebanon, Indiana, to be annexed to and declared to be a part of said City of Lebanon, Indiana.

Be it further declared by action of the Common Council of the City of Lebanon, Indiana, that the annexation, declaration and acknowledgment of said real estate with the uses, purposes and easements pertaining thereto as tendered by George Stevens and Plaza 36, Inc., be declared accepted and the same is hereby declared to be a part of the incorporated City of Lebanon, Indiana, but subject to the following conditions:

- (a) That the real estate herein annexed and first described aforesaid, is hereby declared annexed for development as a residential, multi-family use, pursuant to Charters 1 through 4 of the Zoning Ordinance of Lebanon, Boone County, Indiana, Provided, however, that a portion thereof, hereinafter described, shall be declared annexed for general business use, pursuant to Chart 7 of the Zoning Ordinance of the City of Lebanon, Boone County, Indiana, to-wit:

A part of the northeast quarter of Section 25, Township 19 North, Range 1 West, situated in Center Township, Boone County, Indiana; and being more particularly described, as follows, to-wit:

From a stone at the northwest corner of the aforesaid tract, proceed thence South $89^{\circ}21'53''$ East (an assumed bearing) along the section line, for a distance of 290.51 feet; thence South $09^{\circ}56'53''$ East for a distance of 800.00 feet to the point of beginning. From said point of beginning, proceed thence North $80^{\circ}03'07''$ East for a distance of 565.89 feet; thence South $09^{\circ}56'57''$ East for a distance of 368.12 feet; thence South $80^{\circ}03'07''$ West for a distance of 801.99 feet; thence North $09^{\circ}56'57''$ West for a distance of 368.12 feet, thence North $80^{\circ}03'07''$ East 236.18 feet to the point of beginning, containing 6.766 Acres, more or less. All dimensions computed from electronic measurements

- (b) That Petitioner, George Stevens and/or Plaza 36, Inc., shall install its own water and sewer systems in accordance with the existing Indiana State Board of Health Code.
- (c) That the real estate herein annexed is hereby declared annexed for the specific uses as set forth above, which uses shall be a covenant running with the land which is being annexed herein.


Robert M. Campbell Mayor

Attest:

Ann Garoffolo, Clerk-Treasurer of
the City of Lebanon, Indiana.

*See Minute
Book page
335*