

Copy

CORRECTED  
STATUTORY QUITCLAIM DEED

THIS INDENTURE WITNESSETH, That the State of Indiana, by and through the Governor and Auditor of the State and the Director of the Department of Administration, herein called grantor, does hereby RELEASE AND QUITCLAIM to the Department of Park and Recreation, County of Brown, State of Indiana, herein called Grantee for and in consideration of the mutual benefits to be derived from Grantee owning scenic property adjacent to the Brown County Parkway, State Road 135, said devise and conveyance being made pursuant to IC 5-18-1-1, certain real estate located in Brown County, Indiana, more particularly described as follows:

TRACT NO. 307.20

All the East half of the Southeast Quarter of Section Thirty-six (36), Township Ten (10) North, Range Two (2) East, that lies East of the Public Highway leading from Nashville to Georgetown, known as the Ridge road, containing 74 acres, more or less.

✓ Also 2.40 acres in the Southeast corner of the Southeast Quarter of the Northeast Quarter of Section Thirty-six (36), Township Ten (10) North, Range Two (2) East.

Also all the West half of the Southwest Quarter of Section Thirty-one (31), Township Ten (10) North, Range Three (3) East that lies West of the Public Highway leading from Nashville to Georgetown known as the Greasy Creek Road containing fifty (50) acres more or less, all in Brown County, State of Indiana.

Containing in all 126.40 acres, more or less, in Tract No. 370.20.

#5020  
Received For Record  
This 8 day of August  
A.D. 1986 at 8:18 o'clock AM  
and recorded in record 134  
Page 11-17  
RECORDER OF BROWN COUNTY  
Harold J. Olmsted

*Brummett*  
TRACT NO. 307.26A

A parcel of land lying in Section 31, Township 10 North, Range 3 East and more particularly described as follows: Beginning at the northeast corner of the Southwest Quarter of Section 31, Township 10 North, Range 3 East; thence North 28 rods; thence West 40 rods; thence North 5 rods; thence North 66° 40' West 8.29 rods; thence North 81° 47' West 23.28 rods; thence North 22° 11' West 22.59 rods to a point on a line 55 rods East of the West section line of the said Section 31, Township 10 North, Range 3 East; thence South parallel to the said section line to the line dividing the North and South half of the said section said township and range; thence East to the place of beginning. Said parcel of land containing in all 16 acres, more or less.

**DULY ENTERED  
FOR TAXATION**

AUG 07 1986

*Brummett*  
TRACT NO. 307.26B

All the part lying North of the top of the hill between Greasy Creek and Bean Blossom Creek in the East half (E½) of the Southwest Quarter (SW¼) of Section Thirty-one (31), Township Ten (10) North, Range Three (3) East, containing 40 acres, more or less.

Robert J. Melton  
AUDITOR OF BROWN COUNTY

A part of the Southeast Quarter of the Southwest Quarter of Section 31, Township 10 North, Range 3 East of the Second Principal Meridian, Brown County, Indiana described as follows: Commencing at the Northeast corner of said quarter quarter section; thence South 89° 08' West 292.55 feet on the North line of said quarter quarter section to a point in the middle of Freeman Ridge Road; thence South 61° 15' West with said Road 318.91 feet; thence South 63° 13' West, with said Road 74.19 feet to the Place of Beginning of this described tract; thence continuing South 63° 13' West 153.81 feet; thence deflecting 90° 00' right and running Northwesterly 101.55 feet to the Easterly right-of-way line of Indiana State Road No. 135; thence Northeasterly on said right-of-way line 105.70 feet to a right-of-way monument; thence Southeasterly on said right-of-way line 10.00 feet to a right-of-way monument; thence Northeasterly on said right-of-way line 50.10 feet; thence Southeasterly 126.29 feet to the Place of Beginning, containing 0.39 of an acre, more or less. ALSO: A part of the Southeast Quarter of the Southwest Quarter of Section 31, Township 10 North, Range 3 East, of the Second Principal Meridian, Brown County, Indiana described as follows: Commencing at the Northeast corner of said quarter quarter section; thence South 89° 08' West 292.55 feet on the North line of said quarter quarter section to a point in the middle of Freeman Ridge Road; thence South 61° 15' West with said Road 275.91 feet; thence continuing South 61° 15' West with said Road 43.00 feet; thence South 63° 13' West 15.00 feet to the Place of Beginning of this described tract; thence continuing South 63° 13' West 58.19 feet; thence North 27° 04' West 125.2 feet to the Southeasterly right of way line of Indiana State Road No. 135; thence Northeasterly on and along said right of way line 64.04 feet; thence South 27° 04' East 152.24 feet to the Place of Beginning, containing 0.19 of an acre, more or less.

Containing in all 0.58 acres, more or less, in Exception 1.

## EXCEPTION 2

A part of the Southeast Quarter of the Southwest Quarter of Section 31, Township 10 North, Range 3 East of the Second Principal Meridian, Brown County, Indiana, described as follows: Beginning at a point on the North line of said quarter quarter section South 89° 08' West 292.55 feet from the Northeast corner thereof, said point being the middle of Freeman Ridge Road; thence South 61° 15' West with said Road 275.91 feet; thence deflecting 90° 00' right and running Northwesterly 148.46 feet to the North line of said quarter quarter section; thence North 89° 08' East on said North line 315.55 feet to the Place of Beginning, containing 0.47 of an acre, more or less. ALSO: A part of the Southeast Quarter of the Southwest Quarter of Section 31, Township 10 North, Range 3 East of the Second Principal Meridian, described as follows: Commencing at the Northeast corner of said quarter quarter section; thence South 89° 08' West, 292.55 feet on the North line of said quarter quarter section to a point in the middle of Freeman Ridge Road; thence South 61° 15' West 275.91 feet to the Place of Beginning of this described Tract; thence continuing South 61° 15' West with said Road 43.00 feet; thence South 63° 13' West with said Road 15.00 feet; thence North 27° 04' West 152.24 feet to the Southeasterly right-of-way line of Indiana State Road No. 135; thence Northeasterly on said right-of-way line 26.86 feet; thence South 88° 20' East on the North line of said quarter quarter section 32.35 feet; thence South 28° 45' East 148.46 feet to the Place of Beginning, containing 0.20 of an acre, more or less.

Containing in all 0.67 acre, more or less, in Exception 2.

### EXCEPTION 3

A part of the Southeast Quarter of the Southeast Quarter of Section 36, Township 10 North, Range 2 East of the Second Principle Meridian, Brown County, Indiana, and being more particularly described as follows:

Commencing at the Southwest corner of said quarter; thence North 68 degrees 41 minutes 00 seconds East 148.77 feet; thence South 70 degrees 59 minutes 00 seconds East 266.00 feet to a PK nail in the center of S.R. 135 as it now exists; thence North 0 degrees 59 minutes 00 seconds West 462.83 feet along said centerline to a 13 degree 00 minute 00 second curve to the right, the radius point being North 89 degrees 01 minute 00 seconds East 440.74 feet from said point of curvature; thence North 17 degrees 04 minutes 10 seconds East 275.60 feet along a chord of said curve to a point in the centerline of said S.R. 135; thence North 54 degrees 32 minutes 40 seconds West 45.00 feet to the point of beginning of this description which point is on a north-west right of way line of S.R. 135; thence continuing North 54 degrees 32 minutes 40 seconds West 75.00 feet; thence North 17 degrees 45 minutes 37 seconds West 211.06 feet; thence North 76 degrees 33 minutes 31 seconds East 190.99 feet; thence South 35 degrees 39 minutes 13 seconds East 177.18 feet to a point on said 45 foot right of way line; thence southwesterly 220.42 feet along a curve whose chord bears South 48 degrees 27 minutes 20 seconds West 218.53 feet to the point of beginning. Containing 1.094 acres, more or less, in Exception 3.

### EXCEPTION 4

A part of the Southeast Quarter of the Southeast Quarter of Section 36, Township 10 North, Range 2 East, and a part of West Half of Section 31, Township 10 North, Range 3 East, Brown County, Indiana, described as follows: Beginning at a point on the south line of said Section 36 Easterly 360.50 feet from the southwest corner of the Southeast Quarter of the Southeast Quarter of said Section 36, which point of beginning is on the center line of the Old Nashville-Bargersville Road; thence North 15 degrees 25 minutes 43 seconds West 44.10 feet along said center line; thence North 34 degrees 24 minutes 29 seconds West 59.91 feet along said center line; thence North 25 degrees 41 minutes 09 seconds West 55.04 feet along said center line; thence North 3 degrees 35 minutes 26 seconds East 50.16 feet along said center line; thence North 8 degrees 06 minutes 25 seconds East 50.64 feet along said center line; thence North 36 degrees 58 minutes 15 seconds East 63.41 feet along said center line; thence North 24 degrees 39 minutes 28 seconds East 55.46 feet along said center line; thence North 10 degrees 19 minutes 36 seconds East 50.99 feet along said center line; thence North 3 degrees 09 minutes 10 seconds West 50.97 feet along said center line; thence North 7 degrees 44 minutes 30 seconds West 302.04 feet along said center line; thence Northeasterly 46.27 feet along an arc to the right and having a radius of 590.74 feet and subtended by a long chord having a bearing of North 35 degrees 21 minutes 10 seconds East and a length of 46.26 feet to the eastern line of the owner's land; thence South 17 degrees 45 minutes 37 seconds East 36.95 feet along said eastern line to the corner of the owner's land; thence South 54 degrees 32 minutes 40 seconds East 75.00 feet along the northeastern line of the owner's land to a corner of the owner's land; thence along the northwestern line of the owner's land Northeasterly 220.42 feet along an arc to the right and having a radius of 485.74 feet and subtended by a long chord having a bearing of North 48 degrees 27 minutes 20 seconds East and a length

of 218.53 feet to a corner of the owner's land; thence North 35 degrees 39 minutes 13 seconds West 105.67 feet along the southwestern line of the owner's land; thence Northeasterly 281.15 feet along an arc to the right and having a radius of 590.74 feet and subtended by a long chord having a bearing of North 73 degrees 48 minutes 57 seconds East and a length of 278.50 feet; thence North 87 degrees 27 minutes 00 seconds East 713.10 feet; thence Northeasterly 460.70 feet along an arc to the left and having a radius of 1,282.39 feet and subtended by a long chord having a bearing of North 77 degrees 09 minutes 30 seconds East and a length of 458.22 feet; thence North 66 degrees 52 minutes 00 seconds East 295.31 feet to the old centerline of Greasy Creek Road; thence South 49 degrees 18 minutes 55 seconds East 133.72 feet along the old centerline of said road; thence South 34 degrees 26 minutes 36 seconds East 40.79 feet along said centerline; thence North 70 degrees 54 minutes 26 seconds East 14.19 feet to the east line of the southwest quarter of the southwest quarter of said Section 31; thence North 2 degrees 10 minutes 00 seconds West 172.42 feet along said east line; thence North 66 degrees 52 minutes 00 seconds East 125.56 feet; thence Northeasterly 749.64 feet along an arc to the left and having a radius of 422.96 feet and subtended by a long chord having a bearing of North 16 degrees 05 minutes 30 seconds East and a length of 655.30 feet; thence North 34 degrees 41 minutes 00 seconds West 339.17 feet; thence Northwesterly 632.29 feet along an arc to the right and having a radius of 3,014.79 feet and subtended by a long chord having a bearing of North 28 degrees 40 minutes 30 seconds West and a length of 631.13 feet; thence North 22 degrees 40 minutes 00 seconds West 14.46 feet to the West line of the owner's land; thence Northerly 921.47 feet along said West line; thence South 22 degrees 40 minutes 00 seconds East 885.72 feet; thence Southeasterly 569.37 feet along an arc to the left and having a radius of 2,714.79 feet and subtended by a long chord having a bearing of South 28 degrees 40 minutes 30 seconds East and a length 568.33 feet; thence South 34 degrees 41 minutes 00 seconds East 339.17 feet; thence Southerly 801.13 feet along an arc to the right and having a radius of 722.96 feet and subtended by a long chord having a bearing of South 2 degrees 56 minutes 17 seconds East and a length of 760.76 feet to the north line of the southeast quarter of the southwest quarter of said Section 31; thence South 86 degrees 28 minutes 47 seconds West 97.16 feet along said north line to the corner of the owner's land; thence along the southeastern line of the owner's land Southwesterly 141.00 feet along an arc to the right and having a radius of 642.96 feet and subtended by a long chord having a bearing of South 39 degrees 43 minutes 31 seconds West and a length of 140.72 feet to the corner of the owner's land; thence North 43 degrees 59 minutes 32 seconds West 10.00 feet along the southwestern line of the owner's land to the corner of the owner's land; thence along the southeastern line of the owner's land Southwesterly 105.70 feet along an arc to the right and having a radius of 632.96 feet and subtended by a long chord having a bearing of South 50 degrees 47 minutes 30 seconds West and a length of 105.58 feet to the corner of the owner's land; thence South 27 degrees 52 minutes 22 seconds East 60.80 feet along the northeastern line of the owner's land to the corner of the owner's land; thence South 57 degrees 45 minutes 09 seconds West 111.68 feet along the southern line of the owner's land to the corner of the owner's land; thence North 80 degrees 17 minutes 31 seconds West 66.24 feet along the southwestern line of the owner's land to the corner of the owner's land; thence South 81 degrees 09 minutes 09 seconds West 43.30 feet along the southeastern line of the owner's land to the corner of the owner's land; thence South 66 degrees 52 minutes 00 seconds West 138.08 feet along the southeastern line of the owner's




land to the old centerline of Greasy Creek Road; thence South 6 degrees 24 minutes 20 seconds West 103.45 feet along the old centerline of said road; thence South 66 degrees 52 minutes 00 seconds West 294.31 feet; thence Southwesterly 568.47 feet along an arc to the right and having a radius of 1,582.39 feet and subtended by a long chord having a bearing of South 77 degrees 09 minutes 30 seconds West and a length of 565.42 feet; thence South 87 degrees 27 minutes 00 seconds West 713.10 feet; thence Southwesterly 448.74 feet along an arc to the left and having a radius of 290.74 feet and subtended by a long chord having a bearing of South 43 degrees 14 minutes 00 seconds West and a length of 405.50 feet; thence South 0 degrees 59 minutes 00 seconds East 415.53 feet to the south line of said Section 36; thence Westerly 179.03 feet along said south line to the point of beginning and containing 24.238 acres, more or less, in said Section 31 and containing 8.637 acres, more or less, in said Section 36; and containing in all 32.875 acres, more or less, in Exception 4.

Total acreage, after exceptions, to be conveyed to the Brown County Department of Park and Recreation is 147.181 acres, more or less.

It is further consideration of this deed that the Brown County Parkway continue to possess in perpetuity the scenic values which have made the parkway a scenic drive from Bean Blossom to Nashville, Indiana and that the Grantee in order to continue the scenic value shall follow selective forest management procedures by not clear-cutting the land so that the scenic beauty of the property shall be preserved; and further, that any lands in this deed within 300 feet of the centerline of State Road 135 shall not have any timber removed nor manmade developments placed upon said lands.

Grantor devises and quitclaims the real property described herein to Grantee but neither makes nor gives covenants of seizen, right to convey, against encumbrances, warranty or quiet enjoyment with respect to said property; Grantee takes subject to any conditions, covenants, restrictions or encumbrances in prior deeds.

IN WITNESS WHEREOF, the aforesaid Director of the Department of Administration, the Governor and the Auditor of the State of Indiana execute this quitclaim deed and seal this indenture with the Seal of the State of Indiana on the dates last written.


  
ORVAL D. LUNDY  
DEPARTMENT OF ADMINISTRATION

DATE: 6-23-86

STATE OF INDIANA, MARION COUNTY, SS:

Before me, the undersigned Notary Public in and for Marion County, personally appeared Orval D. Lundy, Director of the Department of Administration, an officer of the grantor and acknowledged executing the aforesaid conveyance for the uses and purposes described therein.

Witness my hand and Notarial Seal, this 23 day of June, 1986.

 Peggy J. Renner  
Notary Public  
Peggy J. Renner  
(Print name under signature)

My Commission Expires:

1-1-90

County of Residence:

Shelby

Robert D. Orr

ROBERT D. ORR  
GOVERNOR OF INDIANA

DATE: 7/19/86

STATE OF INDIANA, MARION COUNTY, SS:

Before me, the undersigned Notary Public in and for Marion County, personally appeared Robert D. Orr, Governor of the State of Indiana and acknowledged executing the aforesaid conveyance for the uses and purposes described therein:

Witness my hand and Notarial Seal this 23<sup>rd</sup> day of June, 1986

Jacquelyn S. Hendricks  
Notary Public  
JACQUELYN S. HENDRICKS  
(Print name under signature)



My Commission Expires:

7/10/89

County of Residence:

Marion

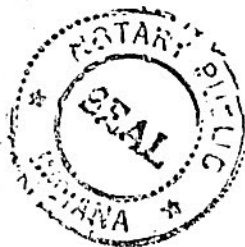
Otis E. Cox  
OTIS E. COX  
AUDITOR OF INDIANA

DATE: July 25, 1986

OF INDIANA, MARION COUNTY, SS:

Before me, the undersigned Notary Public in and for Marion County, personally appeared Otis E. Cox, Auditor of the State of Indiana and acknowledged executing the aforesaid conveyance for the uses and purposes described therein.

Witness my hand and Notarial Seal this 25th day of July, 1986



Teresa M. Ronney  
Notary Public

TERESA M. RONEY  
(Print name under signature)

My Commission Expires:

1-19-87

County of Residence:

MARION

APPROVED AS TO FORM & LEGALITY:

Kay L. Benedicks Deputy  
LINLEY E. PEARSON  
ATTORNEY GENERAL OF INDIANA

DATE: 7-15-86

THIS INSTRUMENT PREPARED BY:

Cynthia Ferguson, Director  
Division of Land Acquisition  
Department of Natural Resources  
601 State Office Building  
Indianapolis, IN 46204