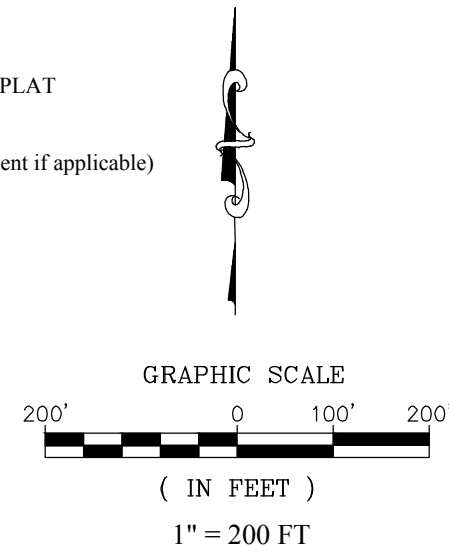


THIS INSTRUMENT PREPARED BY:  
 DENNIS D. OLMSTEAD, PLS  
 STOEPPELWERTH & ASSOCIATES, INC.  
 7965 E. 106TH STREET  
 FISHERS, INDIANA 46038  
 PHONE: (317) 849-5935

OWNER/SUBDIVIDER:  
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 9210 NORTH MERIDIAN STREET  
 INDIANAPOLIS, INDIANA 46260  
 PHONE: (317) 844-0433  
 CONTACT PERSON: BRIAN GRAY

SOURCE OF TITLE  
 GENERAL WARRANTY DEED INSTR. NO. 202118244

ZONING "RM" RESIDENTIAL  
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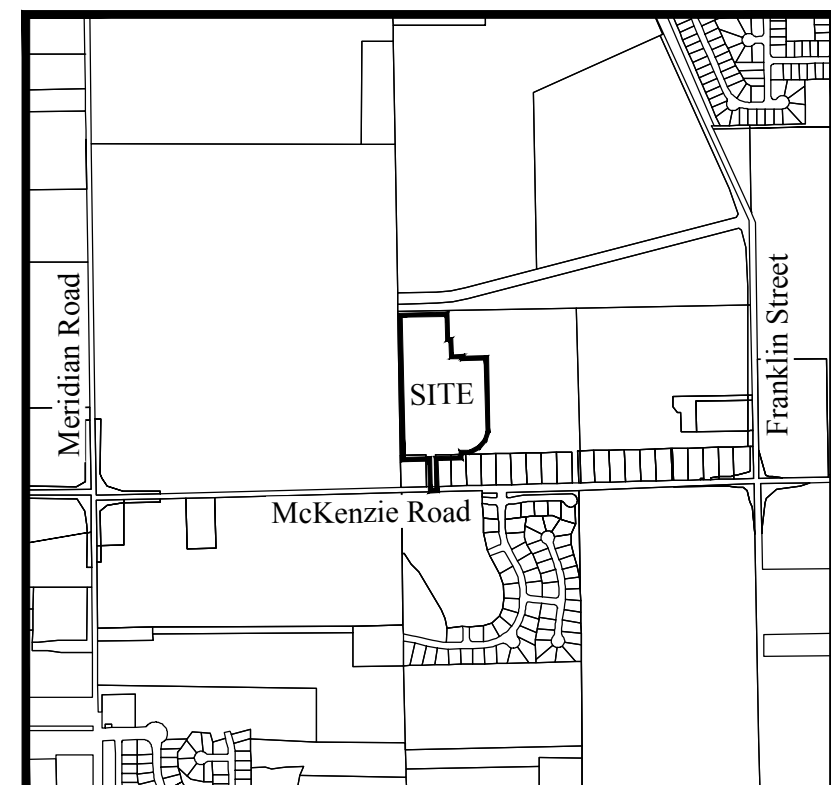


# BRUNSON'S LANDING

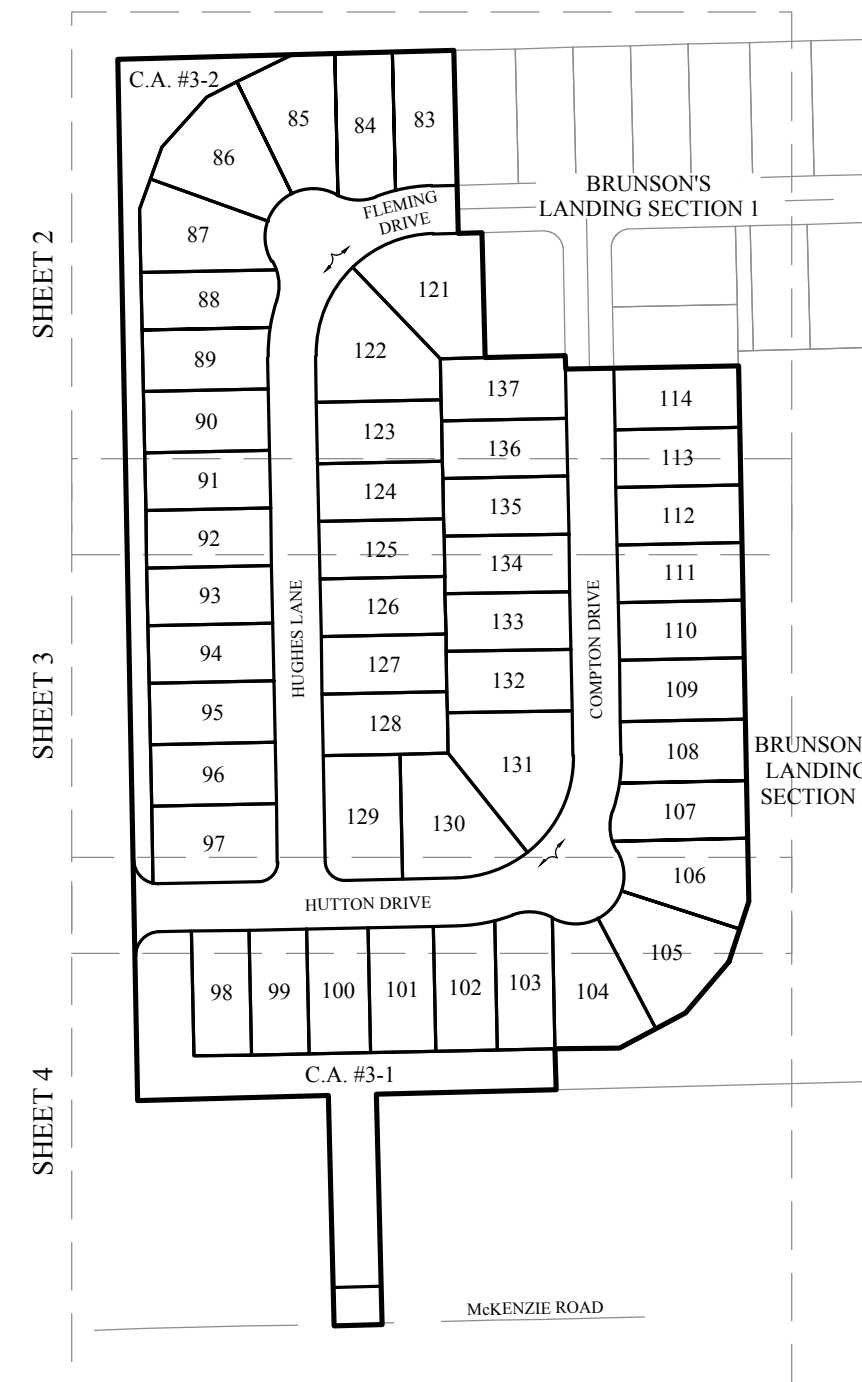
## SECTION 3 SECONDARY PLAT

(PART OF THE SOUTHEAST QUARTER OF SECTION 30, T16N-R7E,  
 CENTER TOWNSHIP, HANCOCK COUNTY INDIANA)

SUBDIVISION MONUMENTATION	
PER INDIANA ADMINISTRATIVE CODE (IAC), TITLE 865 IAC 1-12-18, AN AFFIDAVIT, CROSS-REFERENCED TO THIS PLAT, WILL BE RECORDED AFTER THE SUBDIVISION MONUMENTATION HAS BEEN COMPLETED AND MAY BE DELAYED FOR UP TO TWO YEARS FROM THE DATE OF RECORDATION OF THIS PLAT.	
MONUMENTS SET OR TO BE SET INCLUDE SUBDIVISION PERIMETER CORNERS, CENTERLINE INTERSECTIONS, CENTERLINE POINTS OF CURVATURE, CENTERLINE POINTS OF TANGENCY AND INTERIOR LOT/PARCEL CORNERS (INCLUDING BEGINNING AND ENDS OF CURVES AND THE INTERSECTION OF LOT/PARCEL LINES).	
○	DENOTES A 5/8" DIAMETER X 24" LONG REINFORCING BAR (REBAR) WITH CAP STAMPED "S&A FIRM #0008" SET FLUSH WITH THE FINISH GRADE
●	DENOTES A STREET CENTERLINE MONUMENT--A COPPERWELD MONUMENT, A 5/8" DIAMETER STEEL ROD WITH A BRASS CAP HAVING A CUT "X" IN THE TOP, AN ALUMINUM MONUMENT HAVING A "DIMPLE" IN THE TOP, A HARRISON MONUMENT OR A MAG NAIL (THE TYPE BEING DEPENDENT UPON JURISDICTIONAL REQUIREMENTS AND ALL BEING SET FLUSH WITH THE SURFACE OF THE PAVEMENT)



LOCATION MAP  
 NTS



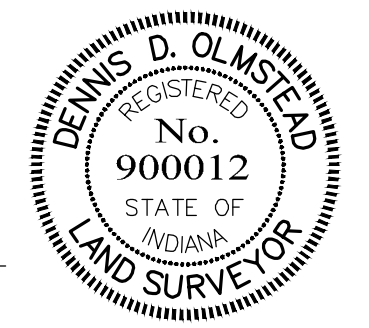
- LEGEND**
- 25 LOT NUMBER
  - D.U.&S.S.E. DRAINAGE, UTILITY & SANITARY SEWER EASEMENT
  - D.&U.E. DRAINAGE & UTILITY EASEMENT
  - D.E. DRAINAGE EASEMENT
  - D.U.&L.M.A.E. DRAINAGE, UTILITY & LANDSCAPE MAINTENANCE EASEMENT
  - B.L. BUILDING LINE
  - VAR. VARIABLE WIDTH
  - △ SECTION CORNER

OVERALL AREA	13.471 Acres
R/W AREA	2.263 Acres
NET AREA	11.208 Acres

Curve Table: Alignments						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING	DELTA
C1	150.00'	117.33'	61.85'	114.36'	S66°06'34"W	44°48'57"
C2	150.00'	117.33'	61.85'	114.36'	S21°17'37"W	44°48'57"
C3	150.00'	117.81'	62.13'	114.81'	S21°23'09"W	45°00'00"
C4	150.00'	117.81'	62.13'	114.81'	S66°23'09"W	45°00'00"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING	DELTA
C5	175.00'	37.39'	18.77'	37.32'	S82°23'47"W	12°14'31"
C6	175.00'	22.14'	11.09'	22.13'	S72°39'01"W	7°15'01"
C7	50.00'	39.82'	21.04'	38.78'	N88°09'30"W	45°38'00"
C8	50.00'	2.86'	1.43'	2.86'	N63°42'08"W	3°16'43"
C9	50.00'	47.24'	25.55'	45.50'	N89°07'42"W	54°07'51"
C10	50.00'	38.60'	20.32'	37.65'	S41°41'22"W	44°14'02"
C11	50.00'	43.73'	23.37'	42.35'	S5°28'51"E	50°06'23"
C12	50.00'	9.43'	4.73'	9.42'	S25°07'49"E	10°48'27"
C13	50.00'	33.25'	17.27'	32.64'	S0°40'27"E	38°06'17"
C14	175.00'	28.33'	14.20'	28.30'	S13°44'23"W	9°16'37"
C15	175.00'	31.20'	15.64'	31.16'	S3°59'37"W	10°12'56"
C16	20.00'	31.42'	20.00'	28.28'	S43°53'09"W	90°00'00"
C17	25.00'	5.03'	2.53'	5.03'	N85°20'44"W	11°32'13"
C18	25.00'	34.24'	20.41'	31.62'	S40°20'44"W	78°27'47"
C19	25.00'	39.27'	25.00'	35.36'	N43°53'09"E	90°00'00"
C20	175.00'	40.65'	20.42'	40.56'	N82°13'53"E	13°18'32"
C21	175.00'	19.29'	9.66'	19.28'	N72°25'07"E	6°18'59"
C22	50.00'	42.98'	22.92'	41.67'	S86°06'55"E	49°14'55"
C23	50.00'	49.05'	26.70'	47.11'	S89°35'36"E	56°12'18"
C24	50.00'	38.60'	20.32'	37.65'	N40°11'13"E	44°14'02"
C25	50.00'	42.59'	22.68'	41.32'	N6°20'01"W	48°48'27"
C26	50.00'	11.54'	5.80'	11.52'	N24°07'23"W	13°13'43"
C27	50.00'	31.43'	16.26'	30.92'	N0°30'05"E	36°01'12"
C28	175.00'	30.12'	15.09'	30.08'	N13°34'53"E	9°51'35"
C29	175.00'	29.83'	14.95'	29.79'	N3°46'07"E	9°45'56"
C30	125.00'	92.05'	48.23'	89.99'	N67°25'12"E	42°11'40"
C31	125.00'	103.49'	54.92'	100.56'	N22°36'15"E	47°26'13"
C32	20.00'	31.42'	20.00'	28.28'	N46°06'51"W	90°00'00"
C33	125.00'	81.17'	42.07'	79.75'	S70°17'00"W	37°12'19"
C34	125.00'	115.18'	62.04'	111.15'	S25°17'00"W	52°47'41"

Dennis D. Olmstead  
 Professional Land Surveyor  
 No. 900012



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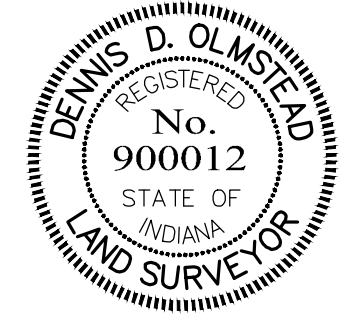
SOURCE OF TITLE  
 GENERAL WARRANTY DEED INSTR. NO. 202118244

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# BRUNSON'S LANDING

## SECTION 3 SECONDARY PLAT

(PART OF THE SOUTHEAST QUARTER OF SECTION 30, T16N-R7E,  
 CENTER TOWNSHIP, HANCOCK COUNTY INDIANA)



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NOTE: PLEASE REFER TO SHEET ONE FOR GENERAL  
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Greenfield Middle School Subdivision  
 Inst. No. 080004844 P.C. C, Slide 269

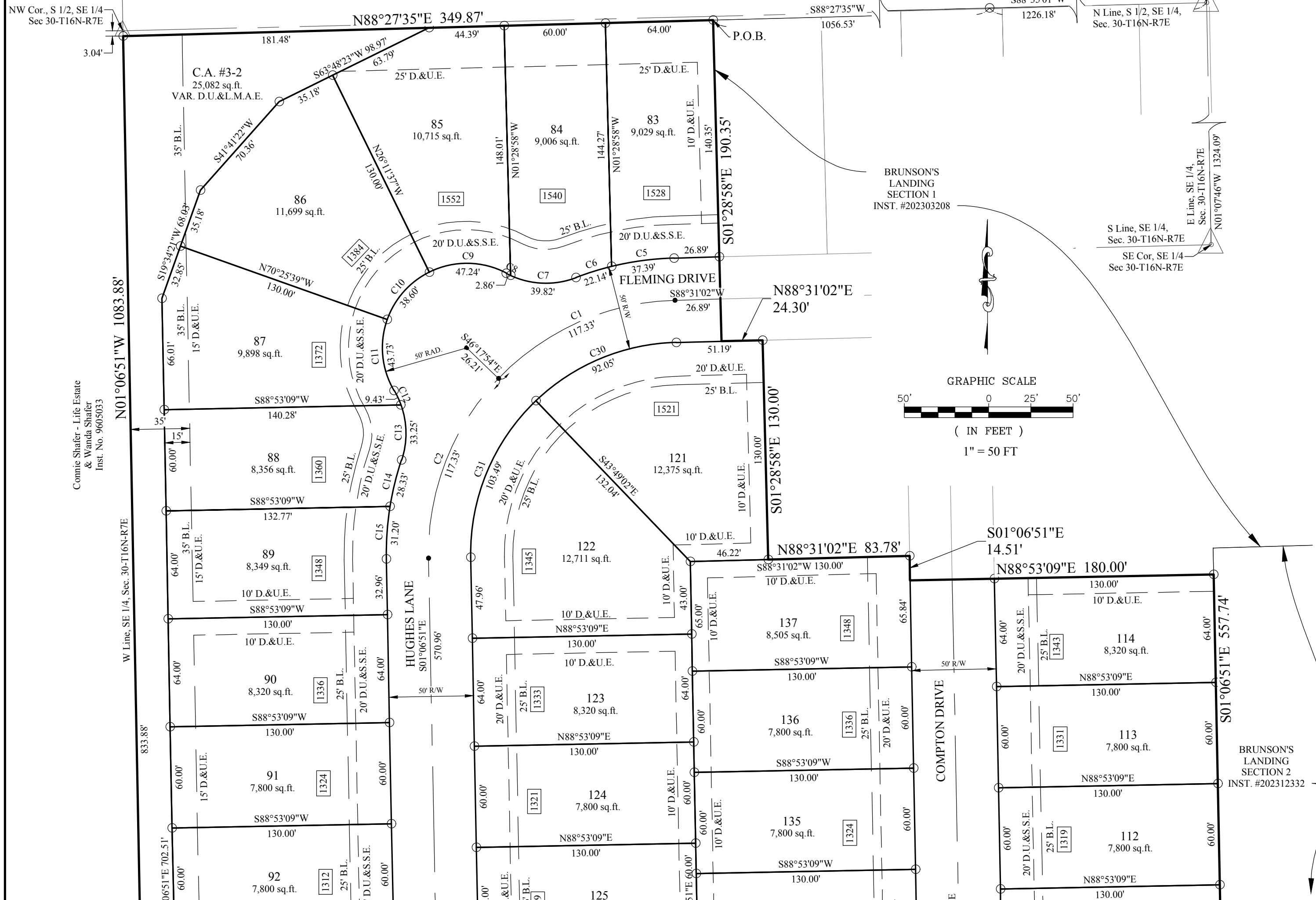
Greenfield Middle School Subdivision  
 Inst. No. 080004844 P.C. "C", Slide 269

NE Cor., S 1/2, SE 1/4  
 Sec. 30-T16N-R7E  
 N Line, S 1/2, SE 1/4,  
 Sec. 30-T16N-R7E

BRUNSON'S  
 LANDING  
 SECTION 1  
 INST. #202303208

E Line, SE 1/4,  
 Sec. 30-T16N-R7E  
 S Line, SE 1/4,  
 Sec. 30-T16N-R7E  
 SE Cor, SE 1/4  
 Sec 30-T16N-R7E

NW Cor., S 1/2, SE 1/4  
 Sec 30-T16N-R7E



Connie Shafer - Life Estate  
 & Wanda Shafer  
 Inst. No. 9605033

N01°06'51"W 1083.88'  
 W Line, SE 1/4, Sec. 30-T16N-R7E  
 833.88'

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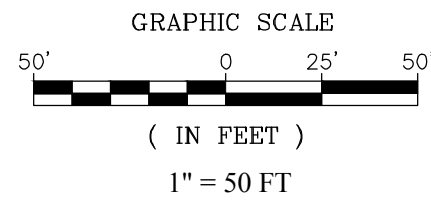
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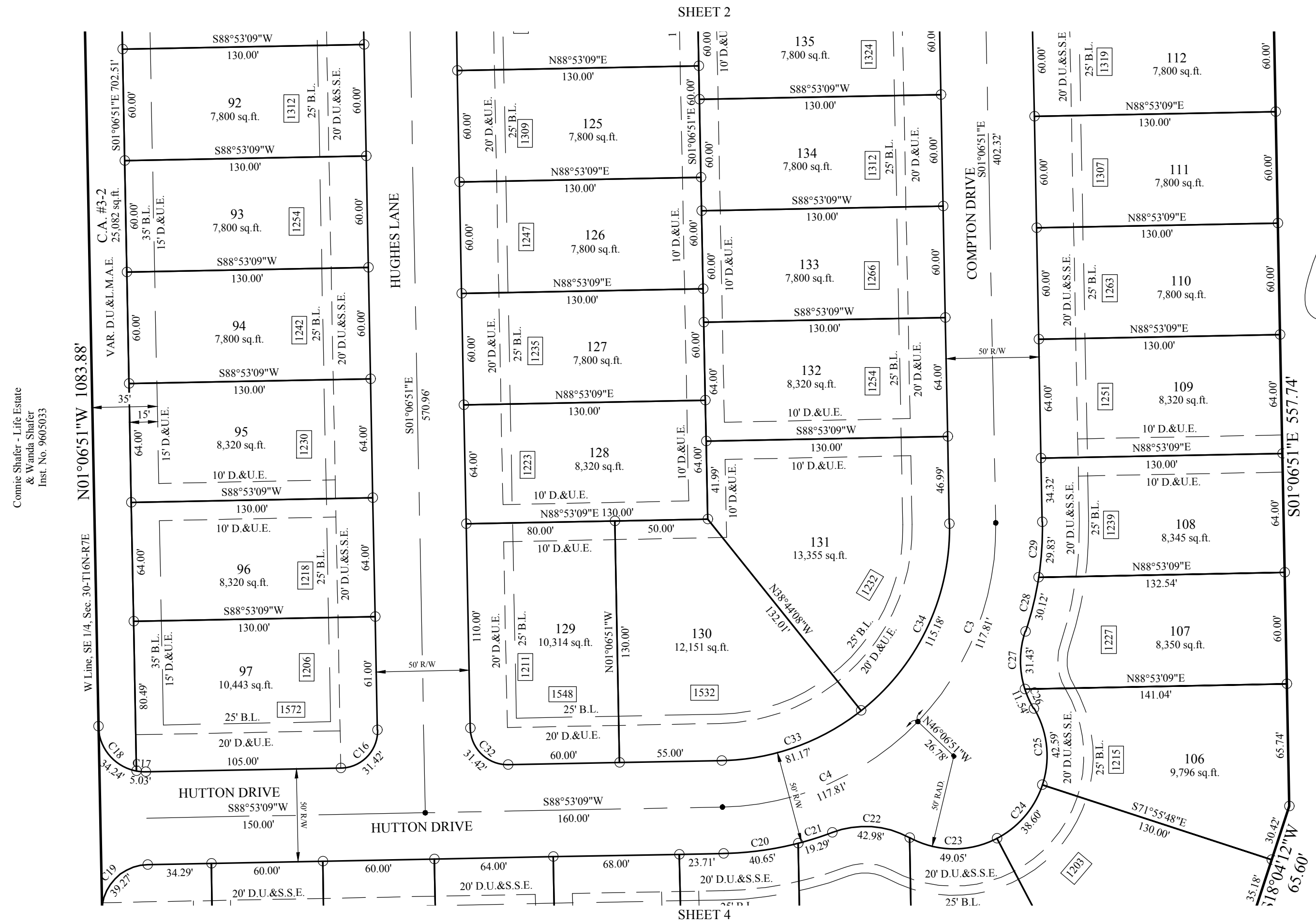
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Dennis D. Olmstead  
 Professional Land Surveyor  
 No. 900012



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BRUNSON'S  
 LANDING  
 SECTION 2  
 INST. #202312332

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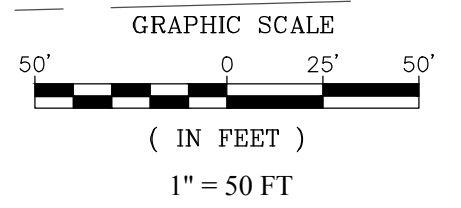
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## SECTION 3 SECONDARY PLAT

(PART OF THE SOUTHEAST QUARTER OF SECTION 30, T16N-R7E,  
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### (A) Surveyor's Certificate

Engineer's certificate:

I, Dennis D. Olmstead, hereby certify I am a Professional Land Surveyor licensed in compliance with the laws of the State of Indiana. I have inspected the as-builts following construction and installation of improvements required for this subdivision, designated specifically for Brunson's Landing Section 3 and such required improvements and installations have been made and installed in accordance with the specifications heretofore approved therefore to the best of my knowledge and belief.

\_\_\_\_\_  
Dennis D. Olmstead  
Professional Land Surveyor  
No. 900012



### Registered Land Surveyor's Certificate -

I, Dennis D. Olmstead, hereby certify I am a Professional Land Surveyor licensed in compliance with the laws of the State of Indiana:

This plat correctly represents a survey completed by Stoepelwerth & Associates, Inc. on June 1, 2021. All monuments shown hereon actually exist or bond has been posted to cover the later installation of these monuments, and that all other requirements specified herein, done by me, have been met.

\_\_\_\_\_  
Dennis D. Olmstead  
Professional Land Surveyor  
No. 900012



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.

Dennis D. Olmstead

### (B) Plan Commission certificate for primary approval

Under authority provided by the Indiana Advisory Planning Law, IC 36-7-4, enacted by the General Assembly of the state, and all acts amendatory thereto, and an ordinance adopted by the City Council, this plat was given primary approval by the City Plan Commission as follows:

Approved by the Greenfield City Plan Commission at a meeting held: August 9, 2021

GREENFIELD ADVISORY PLAN COMMISSION

\_\_\_\_\_  
Becky Riley, President

(C) Board of Public Works and Safety certificate,  
(the following certificate shall be used for subdivisions that require improvements or installations.)  
This plat was given primary approval by the Board of Public Works and Safety of the City of Greenfield, Indiana, at a meeting held on the \_\_\_\_ day of \_\_\_\_.

\_\_\_\_\_  
, (Chairperson)

\_\_\_\_\_  
, (Recording Secretary)

### (D) Plan Commission certificate for secondary approval,

Under authority provided by the Indiana Advisory Planning Law, IC 36-7-4, enacted by the General Assembly of the state, and all acts amendatory thereto, and under authority provided by Chapter 155.072 of the Greenfield Unified Development Ordinance, this plat was given secondary approval by the City Plan Commission's Administrative Staff:

Approved by the Greenfield City Plan Commission Administrative Staff on \_\_\_\_\_ or by the Greenfield City Plan Commission at a meeting held \_\_\_\_\_.

GREENFIELD CITY PLAN COMMISSION

Greenfield City Plan Commission President \_\_\_\_\_  
OR  
Planning Director of Greenfield, Indiana

Date: \_\_\_\_\_

### (E) Planning Director Certificate

The Greenfield City Plan Commission staff has reviewed the application for this plat for technical conformity with the standards fixed in the subdivision control code, in accordance with the provisions of the Indiana Advisory Planning Law, IC 36-7-4-706, and hereby certifies that this plat meets all of the minimum requirements in the code of ordinances of Greenfield, Indiana.

GREENFIELD CITY PLAN COMMISSION STAFF

\_\_\_\_\_  
Joan Fitzwater, Planning Director of Greenfield, Indiana

Date: \_\_\_\_\_