

TEMPORARY HIGHWAY EASEMENT GRANT
(GENERAL)

Form T-3
Revised 12/2021

Project:	<u>1401280</u>
Code:	<u>N/A</u>
Parcel:	<u>13A & 13B</u>
Page:	<u>1 of 3</u>

THIS INDENTURE WITNESSETH, That Natalie M. Stewart, the Grantor(s) of Tippecanoe County, State of Indiana Grant(s) to The Board of Commissioners of Tippecanoe County in the State of Indiana, the Grantee, for and in consideration of the sum of Five hundred ten and 00/100 Dollars (\$510.00) (of which said sum \$0.00 represents land improvements acquired and \$510.00 represents land temporarily encumbered and damages) and other valuable consideration, the receipt of which is hereby acknowledged, a temporary easement to enter upon and have possession of the Real Estate of the Grantor(s) for the purpose of grading, which said work is incidental to the construction of the highway facility known as Morehouse Road and as Project 1401280, which said Real Estate situated in the County of Tippecanoe, State of Indiana, and which is more particularly described in the legal description(s) attached hereto as Exhibit "A" which is incorporated herein by reference, which said temporary easement shall be extinguished, become void and revert to the Grantor(s) and/or the Grantor(s) successor(s) in title upon completion of the said Project. Said extinguishment shall be evidenced by a release document, which shall be executed and recorded by the Grantee, at no cost to the Grantor(s).

Interests in land acquired by The Board of
Commissioners of Tippecanoe County, IN
Grantee mailing address:
20 N. 3rd Street
1st Floor
Lafayette, IN 47901

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Any and all timber, shrubbery, fences, buildings and any other improvements situated within the area of the temporary easement granted herein shall become the property of The Board of Commissioners of Tippecanoe County in the State of Indiana except: *None*

The said Grantor(s) acknowledge(s) that all provisions of this grant of temporary easement are as stated and set forth herein and that no verbal agreements or promises exist with respect thereto.

This temporary conveyance is subject to any and all easements, conditions and restrictions of record. However, the said Grantor(s), for the purpose of inducing The Board of Commissioners of Tippecanoe County in the State of Indiana to accept this grant and to pay the hereinbefore referenced consideration, represent(s) that the Grantor(s) is the owner(s) in fee simple of the Real Estate and that there exist no encumbrances, conditions, restrictions, leases, liens (except current real estate taxes and assessments) of any kind or character which would be inconsistent with the temporary rights granted herein.

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IN WITNESS WHEREOF, the said Grantor(s) has executed this instrument this 18th day of April, 2022.

[Handwritten Signature]
Signature

(Seal) Signature (Seal)

Natalie M. Stewart
Printed Name

Printed Name

Signature (Seal)

Signature (Seal)

Printed Name

Printed Name

STATE OF INDIANA:

SS:

COUNTY OF TIPPECANOE:

Before me, a Notary Public in and for said State and County, personally appeared Natalie M. Stewart, the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be her voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

Witness my hand and Notarial Seal this 18th day of April, 2022.

Signature Arion Denise Honeycutt

Printed Name Arion Denise Honeycutt

My Commission expires 4-13-2023

I am a resident of Carroll County.



This instrument prepared by: Douglas J. Masson #19474-53, Attorney, Hoffman, Luhman, & Masson Attorneys at Law, 200 Ferry Street, Ste. C, Lafayette, IN 47901

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

EXHIBIT "A"

Project: 1401280
Parcel 13A Temporary Right of Way For Grading

Sheet 1 of 2

A part of Lot 29A as shown on the Plat of Colony Pines Section 1, the plat of which is recorded in Instrument 02025962 and Plat Book 11, Page 211 in the Office of the Recorder of Tippecanoe County, described as follows: Commencing at the southeast corner of said Lot, thence South 88 degrees 11 minutes 35 seconds West 7.73 feet along the south line of said Lot to the Point of Beginning of this description; thence continuing South 88 degrees 11 minutes 35 seconds West 10.16 feet along said south line; thence North 01 degree 13 minutes 56 seconds West 10.17 feet; thence South 59 degrees 01 minute 31 seconds East 12.21 feet; thence South 01 degree 31 minutes 41 seconds West 3.56 feet to the Point of Beginning, and containing 71 square feet, more or less.

This description was prepared for the Board of Commissioners of Tippecanoe County by DLZ Indiana, LLC and certified by Alan Brent Cleveland, Indiana Registered Professional Surveyor, License No. LS80880007, on the 25th Day of June, 2020.



Alan Brent Cleveland, P.S
Indiana Registered Professional Surveyor No. LS80880007

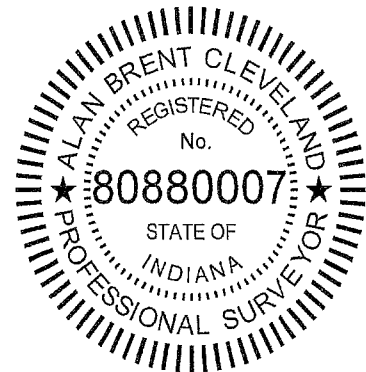


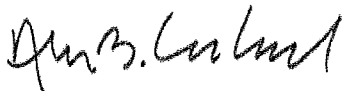
EXHIBIT "A"

Project: 1401280
Parcel 13B Temporary Right of Way For Grading

Sheet 2 of 2

A part of Lot 29A as shown on the Plat of Colony Pines Section 1, the plat of which is recorded in Instrument 02025962 and Plat Book 11, Page 211 in the Office of the Recorder of Tippecanoe County, described as follows: Commencing at the northeast corner of said Lot, thence South 89 degrees 06 minutes 45 seconds West 7.61 feet along the north line of said Lot to the Point of Beginning of this description; thence South 04 degrees 01 minute 02 seconds East 20.68 feet; thence South 85 degree 58 minutes 58 seconds West 10.00 feet; thence North 11 degrees 59 minutes 59 seconds West 21.60 feet to the said north line; thence North 89 degrees 06 minutes 45 seconds East 13.02 feet along said north line to the Point of Beginning, and containing 241 square feet, more or less.

This description was prepared for the Board of Commissioners of Tippecanoe County by DLZ Indiana, LLC and certified by Alan Brent Cleveland, Indiana Registered Professional Surveyor, License No. LS80880007, on the 25th Day of June, 2020.



Alan Brent Cleveland, P.S
Indiana Registered Professional Surveyor No. LS80880007



“This is an exempt transaction and the sales disclosure 46021 (R8/7-08) is not required”

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.



**Stewart W. Kline, P.E., Executive Director
Tippecanoe County Highway Department**

This instrument prepared by: Douglas J. Masson, 8939-79, Hoffman, Luhman, & Mason, PC
200 Ferry Street, Suite C, P.O. Box 99, Lafayette, IN 47902, Telephone (765) 423-5404

The attached **Temporary Highway Easement Grant – Parcel 13 A&B (Morehouse Rd. Project)** is approved and accepted on behalf of the Board of Commissioners of the County of Tippecanoe in the State of Indiana, on this 16 day of May, 2022.

Davis S. Byers, President

Tracy A. Brown, Vice President

Thomas P. Murtaugh, Member

Constituting the Board of Commissioners of the County of Tippecanoe, in the State of Indiana.

Attest: _____
Robert A. Plantenga, Auditor