

TEMPORARY HIGHWAY EASEMENT GRANT
(General)

Form T-3
Revised 07/2014

Project:	<u>1401281; Yeager Road</u>
Parcel:	<u>5A & 5B</u>
Page:	<u>1 of 3</u>

Reference: Instr. # 02031965

THIS INDENTURE WITNESSETH, That Chafica H. Rogers, the Grantor, of Tippecanoe County, State of Indiana Grants to the **Board of Commissioners of Tippecanoe County, Indiana**, the Grantee, for and in consideration of Nine and No/00 Dollars (\$900.00) (of which said sum \$0.00 represents land improvements acquired and \$900.00 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 for the purpose of grading and/or other road related improvements servicing to the Grantor's property to and from that highway facility known as 1401281; Yeager Road, 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 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.

Interests in land acquired by
The Board of Commissioners of Tippecanoe County
Grantee mailing address:
20 N. 3rd Street, 1st Floor
Lafayette, Indiana 47901
I.C. 8-23-7-31

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Des. No.: 1401281; Yeager Road
Project: 5A & 5B
Page: 2 of 3

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, Indiana, except:

The said Grantor acknowledges 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, for the purpose of inducing the Board of Commissioners of Tippecanoe County, Indiana, to accept this grant and to pay the hereinbefore referenced consideration, represent that the Grantor is the owner 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.

IN WITNESS WHEREOF, the said Grantor has executed this instrument this 4 day of May, 2022

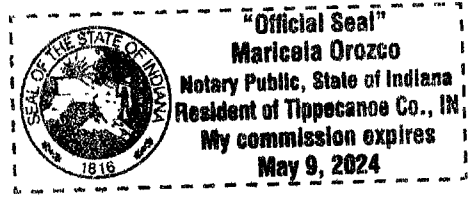
Chafica H. Rogers
Signature: Chafica H. Rogers

STATE OF: Indiana :
COUNTY OF Tippecanoe : SS:

Before me, a Notary Public in and for said State and County, personally appeared Chafica H. Rogers, the Grantor 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 4 day of May, 2022

Signature Maricela Orozco
Printed Name Maricela Orozco
My Commission Number May 9, 2024
My Commission expires 682544
I am a resident of Tippecanoe County.



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. Douglas J. Masson, Attorney at Law

This instrument was prepared by Douglas J. Masson, Attorney at Law, Attorney #19474-53, HOFFMAN, LUHMAN & MASSON, PC, 200 Ferry Street, Suite C, Lafayette, IN 47902

Exhibit "A"

Sheet 1 of 1

Project: 1401281
Parcel: 5A Temporary Right-of-Way for Grading
Tax Id. No. 79-02-36-200-011.000-023

Cross Reference: Inst. No. 02031965

A part of the South Half of the North Half of the Northeast Quarter of Quarter of Section 36, Township 24 North, Range 5 West in Tippecanoe County, Indiana, described as follows: Commencing at the Northwest Corner of said Quarter Section; thence South 00 degrees 24 minutes 05 seconds East a distance of 664.15 feet, along the West Line of said Quarter Section, to the Northwest Corner of a 40 acre tract as recorded in Deed Record 269, Page 229 in the Office of the Recorder of said County; thence South 89 degrees 48 minutes 37 seconds East a distance of 368.45 feet, along the North Line of said 40 acre tract, thence South 44 degrees 15 minutes 28 seconds West a distance of 99.94 feet to the point of beginning; thence South 31 degrees 13 minutes 04 seconds East a distance of 623.57 feet; thence South 58 degrees 46 minutes 56 seconds West a distance of 15.00 feet; thence North 31 degrees 13 minutes 04 seconds West a distance of 619.69 feet; thence North 44 degrees 15 minutes 28 seconds East a distance of 15.50 feet to the point of beginning and containing 0.214 acres, more or less.

All bearings in this description which are not quoted from previous instruments are based on the bearing system of the Location Control Route Survey recorded as Instrument Number 202121019828 in the Office of the Recorder of Tippecanoe County, Indiana.

This description was prepared for the Tippecanoe County by Trent E. Newport, Indiana Registered Land Surveyor, License Number 29600021, on the 25th day of August, 2021.



A handwritten signature in black ink, appearing to read "Trent E. Newport", written over a horizontal line.

Trent E. Newport
Indiana Land Surveyor
No. LS 29600021

Exhibit "A"

Sheet 1 of 1

Project: 1401281
Parcel: 5B Temporary Right-of-Way for Grading
Tax Id. No. 79-02-36-200-011.000-023

Cross Reference: Inst. No. 02031965

A part of the South Half of the North Half of the Northeast Quarter of Quarter of Section 36, Township 24 North, Range 5 West in Tippecanoe County, Indiana, described as follows: Commencing at the Northwest Corner of said Quarter Section; thence South 00 degrees 24 minutes 05 seconds East a distance of 664.15 feet, along the West Line of said Quarter Section, to the Northwest Corner of a 40 acre tract as recorded in Deed Record 269, Page 229 in the Office of the Recorder of said County; thence South 89 degrees 48 minutes 37 seconds East a distance of 368.45 feet, along the North Line of said 40 acre tract, thence South 44 degrees 15 minutes 28 seconds West a distance of 187.75 feet to the point of beginning; thence South 31 degrees 13 minutes 04 seconds East a distance of 615.35 feet; thence North 89 degrees 43 minutes 42 seconds West a distance of 29.32 feet; thence North 31 degrees 13 minutes 04 seconds West a distance of 530.22 feet; thence North 29 degrees 02 minutes 19 seconds West a distance of 64.01 feet; thence North 44 degrees 15 minutes 28 seconds East a distance of 23.31 feet to the point of beginning and containing 0.345 acres, more or less.

All bearings in this description which are not quoted from previous instruments are based on the bearing system of the Location Control Route Survey recorded as Instrument Number 202121019828 in the Office of the Recorder of Tippecanoe County, Indiana.

This description was prepared for the Tippecanoe County by Trent E. Newport, Indiana Registered Land Surveyor, License Number 29600021, on the 25th day of August, 2021.



A handwritten signature in black ink, appearing to read "Trent E. Newport", written over a horizontal line.

Trent E. Newport
Indiana Land Surveyor
No. LS 29600021

The above Temporary Highway Easement Grant – (Yeager Road – Parcels 5A & 5B – Chafica H. Rogers) approved and accepted on behalf of the Board of Commissioners of the County of Tippecanoe in the State of Indiana, on this 21 day of June, 2022.

David 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