

TERMINUS AT HOBBS STATION PRIMARY PLAT

Land Description

Part of the southeast quarter of fractional Section 19, Township 15 North, Range 2 East of the Second Principal Meridian in the Town of Plainfield, Hendricks County, Indiana, being that 38.894 acre tract of land shown on the plat of survey of an ALTA/NSPS Land Title Survey of said tract certified by Jonathan D. Polson, PS #LS21500011 on September 3, 2021 (all references to monuments and courses herein are as shown on said plat of survey) described as follows:

BEGINNING at a boulder with cut "X" marking the northwest corner of said southeast quarter; thence North 88 degrees 04 minutes 17 seconds East along the north line thereof 973.05 feet; thence South 02 degrees 59 minutes 53 seconds East 499.46 feet; thence South 87 degrees 31 minutes 16 seconds West 13.65 feet; thence South 01 degrees 58 minutes 32 seconds East 260.91 feet; thence North 88 degrees 38 minutes 57 seconds East 18.43 feet; thence South 03 degrees 19 minutes 38 seconds East 779.38 feet to the former north right-of-way line of the Pennsylvania Railroad Company; thence South 72 degrees 00 minutes 00 seconds West along said former north right-of-way line 1,081.76 feet to the east line of the land of Adesa Indianapolis, Inc. as described in Instrument Number 200619846 in the Office of the Recorder of Hendricks County, Indiana; thence North 00 degrees 53 minutes 52 seconds West along said east line 1,839.51 feet to the POINT OF BEGINNING, containing 38.894 acres, more or less.