

Hobb's Station Block "A" – primary plat

Land Description

Part of the southwest quarter of Section 19, Township 15 North, Range 2 East of the Second Principal Meridian in the Town of Plainfield, Hendricks County, Indiana, being a part of that 79.538 acre tract of land shown on the plat of an ALTA/NSPS Land Title Survey of said tract certified by Jonathan D. Polson, PS #LS21500011 as Banning Engineering's project number 20311 (all references to monuments and courses herein are as shown on said plat of survey) described as follows:

BEGINNING at a stone with cut "X" marking the northeast corner of said southwest quarter; thence South 00 degrees 53 minutes 52 seconds East 1,761.68 feet to the beginning of a non-tangent curve to the right having a radius of 466.00 feet and a central angle of 14 degrees 26 minutes 33 seconds, the radius point of which bears North 15 degrees 20 minutes 25 seconds West; thence southwesterly along the arc of said curve 117.46 feet to a point that bears South 00 degrees 53 minutes 52 seconds East from said radius point; thence South 89 degrees 06 minutes 08 seconds West 313.03 feet to the beginning of a tangent curve to the left having a radius of 534.00 feet and a central angle of 17 degrees 41 minutes 12 seconds; thence southwesterly along the arc of said curve 164.84 feet; thence North 00 degrees 53 minutes 52 seconds West 350.27 feet; thence North 88 degrees 59 minutes 45 seconds East 133.94 feet; thence North 00 degrees 52 minutes 33 seconds West 155.17 feet; thence South 89 degrees 06 minutes 08 seconds West 187.28 feet to the beginning of a tangent curve to the left having a radius of 80.00 feet and a central angle of 26 degrees 00 minutes 38 seconds; thence southwesterly along the arc of said curve 36.32 feet; thence South 63 degrees 05 minutes 30 seconds West 66.35 feet; thence North 00 degrees 53 minutes 52 seconds West 446.20 feet; thence South 89 degrees 06 minutes 08 seconds West 507.00 feet to the beginning of a tangent curve to the right having a radius of 15.00 feet and a central angle of 48 degrees 11 minutes 23 seconds; thence northwesterly along the arc of said curve 12.62 feet; thence South 89 degrees 06 minutes 08 seconds West 503.59 feet to the east line of the land of the Town of Plainfield as described in Instrument Number 2010203235 in the Office of the Recorder of Hendricks County, Indiana; thence North 00 degrees 50 minutes 38 seconds West along said east line 507.37 feet to the south line of the land of Bell as described in Instrument Number 200808228 in said recorder's office (the following two (2) calls are along the south and east lines thereof); 1) thence South 88 degrees 32 minutes 55 seconds East 330.76 feet; 2) thence North 00 degrees 45 minutes 58 seconds East 370.08 feet to the north line of said southwest quarter; thence North 88 degrees 22 minutes 02 seconds East along said north line 1,419.67 feet to the POINT OF BEGINNING, containing 45.598 acres, more or less.