

ZONING DESCRIPTION

Perry Crossing Apartments

BLOCK 'B' IN PLAINFIELD COMMONS IV, PHASE I, THE PLAT THEREOF RECORDED IN PLAT CABINET 6, SLIDE 157, PAGES 2A AND B, IN THE OFFICE OF THE RECORDER OF HENDRICKS COUNTY, INDIANA.

TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL:

24.348 ACRES OF THAT 69.69 ACRE TRACT DESCRIBED IN THAT SPECIAL WARRANTY DEED RECORDED AS INSTRUMENT NUMBER 201323782 IN THE OFFICE OF THE RECORDER OF HENDRICKS COUNTY, INDIANA, SAID 24.348 ACRES BEING A PART OF THE EAST HALF OF SECTION 30, TOWNSHIP 15 NORTH, RANGE 2 EAST IN GUILFORD TOWNSHIP, HENDRICKS COUNTY, INDIANA DESCRIBED AS FOLLOWS: BEGINNING AT A THE SOUTHEAST CORNER OF BLOCK 'B' IN PLAINFIELD COMMONS IV, PHASE I, THE PLAT THEREOF RECORDED IN PLAT CABINET 6, SLIDE 157, PAGES 2A AND B, IN SAID OFFICE OF THE RECORDER; THENCE NORTH 10 DEGREES 41 MINUTES 6 SECONDS WEST (BEARINGS PER PLAT) 441.02 FEET ALONG THE EAST LINE OF SAID BLOCK 'B' TO A SOUTHERLY BOUNDARY OF BLOCK 'A' IN SAID PLAINFIELD COMMONS IV, PHASE I; THENCE ALONG THE BOUNDARY OF SAID BLOCK 'A' THE FOLLOWING TWO (2) COURSES: 1) THENCE NORTH 79 DEGREES 48 MINUTES 45 SECONDS EAST 35.24 FEET; THENCE NORTH 10 DEGREES 10 MINUTES 49 SECONDS WEST 146.54 FEET TO THE SOUTHWESTERLY CORNER OF LOT 6 IN SAID PLAINFIELD COMMONS IV, PHASE I; THENCE ALONG THE SOUTHERLY BOUNDARY OF SAID LOT 6 THE FOLLOWING FOUR (4) COURSES: 1) NORTH 62 DEGREES 43 MINUTES 3 SECONDS EAST 311.27 FEET; 2) THENCE SOUTHERLY 37.17 FEET ALONG AN ARC TO THE RIGHT HAVING A RADIUS OF 469.50 FEET AND SUBTENDED BY A LONG CHORD HAVING A BEARING OF SOUTH 14 DEGREES 52 MINUTES 35 SECONDS EAST AND A LENGTH OF 37.17 FEET; 3) NORTH 77 DEGREES 23 MINUTES 31 SECONDS EAST 31.00 FEET; 4) THENCE NORTH 77 DEGREES 17 MINUTES 25 SECONDS EAST 263.28 FEET TO THE SOUTHWEST CORNER OF THAT 0.179 ACRE PARCEL DESCRIBED IN THAT SPECIAL WARRANTY DEED RECORDED AS INSTRUMENT NUMBER 201400641 IN SAID OFFICE OF THE RECORDER; THENCE NORTH 89 DEGREES 4 MINUTES 32 SECONDS EAST 77.80 FEET ALONG THE SOUTH LINE OF SAID 0.179 ACRE PARCEL TO THE EAST LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 30; THENCE SOUTH 0 DEGREES 54 MINUTES 39 SECONDS EAST 1,048.20 FEET ALONG SAID EAST LINE TO THE NORTH LINE OF LOT 1, CABOT AT METROPOLIS, THE PLAT THEREOF RECORDED IN PLAT CABINET 8, SLIDE 49, PAGES 2A AND B, IN SAID OFFICE OF THE RECORDER; THENCE SOUTH 88 DEGREES 15 MINUTES 8 SECONDS WEST 638.47 FEET ALONG THE NORTH LINE OF SAID LOT 1 TO THE NORTHWEST CORNER THEREOF; THENCE SOUTH 01 DEGREE 46 MINUTES 9 SECONDS EAST 1,009.15 FEET ALONG THE WEST LINE OF SAID LOT TO THE NORTH LINE OF LOT 1, ECHO PARK AT PERRY CROSSING, THE PLAT THEREOF RECORDED IN PLAT CABINET 8, SLIDE 196, PAGES 1A AND B, IN SAID OFFICE OF THE RECORDER; THENCE SOUTH 88 DEGREES 17 MINUTES 2 SECONDS WEST 348.67 FEET ALONG SAID NORTH LINE; THENCE NORTH 0 DEGREES 53 MINUTES 57 SECONDS WEST 706.18 FEET TO A SOUTHERLY CORNER OF BLOCK 'A' IN PLAINFIELD COMMONS IV, PHASE II THE PLAT THEREOF RECORDED IN PLAT CABINET 7, SLIDE 7, PAGES 2 IN SAID OFFICE OF THE RECORDER; THENCE ALONG THE BOUNDARY OF SAID BLOCK 'A' THE FOLLOWING SEVEN (7) COURSES: 1) NORTH 89 DEGREES 47 MINUTES 5 SECONDS EAST 31.00 FEET; 2) NORTHEASTERLY 78.54 FEET ALONG AN ARC TO THE RIGHT HAVING A RADIUS OF 49.50 FEET AND SUBTENDED BY A LONG CHORD HAVING A BEARING OF NORTH 44 DEGREES 32 MINUTES 49 SECONDS EAST AND A LENGTH OF 70.55 FEET; 3) NORTH 00 DEGREES 00 MINUTES 00 SECONDS WEST 61.00 FEET; 4) SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST 2.51 FEET; 5) NORTHWESTERLY 76.98 FEET ALONG AN ARC TO THE RIGHT HAVING A RADIUS OF 49.50 FEET AND SUBTENDED BY A LONG CHORD HAVING A BEARING OF NORTH 45 DEGREES 26 MINUTES 58 SECONDS WEST AND A LENGTH OF 69.45 FEET; 6) NORTH 0 DEGREES 53 MINUTES 57 SECONDS WEST 364.02 FEET; 7) NORTHERLY 94.91 FEET ALONG AN ARC TO THE LEFT HAVING A RADIUS OF 1,030.50 FEET AND SUBTENDED BY A LONG CHORD HAVING A BEARING OF NORTH 3 DEGREES 32 MINUTES 16 SECONDS WEST AND A LENGTH OF 94.88 FEET TO THE SOUTHWEST CORNER OF AFOREMENTIONED BLOCK 'B'; THENCE NORTH 89 DEGREES 9 MINUTES 27 SECONDS EAST 355.00 FEET ALONG THE SOUTH LINE OF SAID BLOCK 'B' TO THE POINT OF BEGINNING AND CONTAINING 24.348 ACRES, MORE OR LESS.

COLLECTIVELY THE ABOVE TWO PARCELS CONTAIN 27.648 ACRES, MORE OR LESS.