



DAVID BRENTON'S TEAM

RE/MAX Select, REALTORS

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The covenants provided may or may not include any amendments made due to governing agencies (ie: national, state, city, local and neighborhood agencies). Please contact the Recorder's office for the county where the property is located to receive updated information.

The information is deemed reliable, but not guaranteed.

I THE UNDERSIGNED DO HEREBY CERTIFY THAT I AM A LAND SURVEYOR REGISTERED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA I DO HEREBY FURTHER CERTIFY THAT I HAVE SUBDIVIDED THE FOLLOWING DESCRIBED REAL ESTATE INTO LOTS AS SHOWN ON THE HEREIN DRAWN PLAT AND THAT THIS PLAT TO THE BEST OF MY KNOWLEDGE AND BELIEF CORRECTLY REPRESENTS THE SUBDIVISION OF THE AFOREMENTIONED REAL ESTATE AS SURVEYED BY PROJECTS PLUS

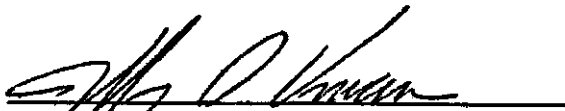
PART OF THE NORTHEAST QUARTER OF SECTION 6 TOWNSHIP 14 NORTH RANGE 5 EAST OF THE SECOND PRINCIPAL MERIDIAN FRANKLIN TOWNSHIP MARION COUNTY INDIANA DESCRIBED AS FOLLOWS

COMMENCING AT THE NORTHEAST CORNER OF SAID QUARTER SECTION THENCE NORTH 89 DEGREES 49 MINUTES 59 SECONDS WEST (ASSUMED BEARING) ALONG THE NORTH LINE OF SAID QUARTER SECTION 160 77 FEET TO THE POINT OF BEGINNING OF THIS DESCRIBED TRACT THENCE PARALLEL WITH THE EAST LINE OF SAID QUARTER SECTION SOUTH 02 DEGREES 33 MINUTES 55 SECONDS WEST 1231 11 FEET THENCE NORTH 88 DEGREES 48 MINUTES 17 SECONDS WEST 245 88 FEET THENCE NORTH 87 DEGREES 18 MINUTES 31 SECONDS WEST 620 01 FEET THENCE NORTH 87 DEGREES 26 MINUTES 03 SECONDS WEST 307 16 FEET THENCE NORTH 02 DEGREES 41 MINUTES 29 SECONDS EAST 1186 60 FEET TO THE NORTH LINE OF SAID QUARTER SECTION THENCE ALONG LAST SAID NORTH LINE SOUTH 89 DEGREES 49 MINUTES 59 SECONDS EAST 1171 39 FEET TO THE POINT OF BEGINNING CONTAINING 32 577 ACRES MORE OR LESS SUBJECT TO ALL RIGHTS-OF-WAY EASEMENTS AND RESTRICTIONS

THIS SUBDIVISION CONTAINS ONE HUNDRED (100) LOTS NUMBERED ONE (1) THROUGH ONE HUNDRED (100) INCLUSIVE TOGETHER WITH STREETS RIGHTS-OF-WAYS AND EASEMENTS AS SHOWN ON THE PLAT HEREWITH AND SIX (6) COMMON AREAS

ALL MONUMENTS SHOWN HEREIN WILL EXIST AND THAT THEIR LOCATION SIZE TYPE AND MATERIAL ARE ACCURATELY SHOWN AND THAT THE COMPUTED ERROR OF CLOSURE OF THE BOUNDARY SURVEY IS NOT MORE THAN ONE FOOT IN TEN THOUSAND AND THAT THIS PLAT COMPLIES WITH THE PROVISIONS OF THE SUBDIVISION ORDINANCE THE SIZE OF LOTS AND WIDTH OF STREETS AND EASEMENTS ARE SHOWN IN FIGURES DENOTING FEET AND DECIMAL PARTS THEREOF

WITNESS MY HAND AND SEAL THIS 4th DAY OF AUGUST 2005


JEFFREY D KNARR
PROFESSIONAL LAND SURVEYOR No 20100069
STATE OF INDIANA





**DEVELOPMENT STANDARDS AND PLAT
RESTRICTIONS AND COVENANTS FOR
THE VILLAGE AT NEW BETHEL – SECTION ONE**

THE UNDERSIGNED STAFFORD DEVELOPMENT INC OWNERS OF THE REAL ESTATE HEREIN DESCRIBED DOES HEREBY LAY OFF PLAT AND SUBDMIDE SAID REAL ESTATE IN ACCORDANCE WITH THE HEREIN SHOWN PLAT AND CERTIFICATE

THIS SUBDIVISION SHALL BE KNOWN AS THE VILLAGE AT NEW BETHEL – SECTION ONE

THE STREETS IF NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED TO CITY OF INDIANAPOLIS MARION COUNTY

THERE ARE STRIPS OF GROUND MARKED SANITARY SEWER DRAINAGE AND UTILITY EASEMENTS (S S D&U E) SANITARY SEWER EASEMENTS (S S E) AND DRAINAGE AND UTILITY EASEMENTS (D & U E) SHOWN ON THE PLAT WHICH ARE HEREBY RESERVED FOR PUBLIC UTILITIES NOT INCLUDING TRANSPORTATION COMPANIES FOR INSTALLATION AND MAINTENANCE OF POLES MAINS SEWERS DRAINS DUCTS LINES AND WIRES PURCHASERS OF LOTS IN THIS SUBDIVISION SHALL TAKE THEIR TITLES SUBJECT TO THE EASEMENTS HEREBY CREATED AND SUBJECT AT ALL RIGHTS OF PROPER AUTHORITIES TO SERVICE THE UTILITIES AND EASEMENTS HEREBY CREATED AND NO PERMANENT STRUCTURE OF ANY KIND AND NO PART THEREOF EXCEPT FENCES AND SIDEWALKS SHALL BE BUILT ERECTED OR MAINTAINED ON SAID EASEMENTS

ALL LOT OWNERS HAVE MANDATORY MEMBERSHIP TO THE VILLAGE AT NEW BETHEL HOMEOWNERS ASSOCIATION

ALL LOTS IN THIS SUBDIVISION AND ALL PRESENT AND FUTURE OWNERS OR OCCUPANTS THEREOF SHALL BE SUBJECT TO THE FOLLOWING DEVELOPMENT STANDARDS CONDITION AND RESTRICTIONS WHICH SHALL RUN WITH THE LAND

- 1 ALL IMPROVEMENTS CONSTRUCTED UPON ANY LOT IN THIS DEVELOPMENT SHALL COMPLY IN ALL RESPECTS WITH THE COMMITMENTS MADE IN CONNECTION WITH REZONING PETITIONS 2003-ZON-802 (AMENDED) INCLUDING THE FOLLOWING
 - A ALL HOMES SHALL CONTAIN LIVABLE SPACE EXCLUSIVE OF GARAGES AND OPEN PORCHES OF NO LESS THAN 1300 SQUARE FEET FOR A 1-STORY HOME AND NO LESS THAN 1500 SQUARE FEET FOR A HOME IN EXCESS OF 1-STORY
- 2 THE INDIVIDUAL SIDE YARD SETBACK FOR EACH LOT WITHIN THE SUBDIVISION WILL NOT BE LESS THAN FOUR FEET (4) AND THE AGGREGATE SIDE YARD SETBACK SHALL NOT BE LESS THAN TEN FEET (10) HOWEVER IN ANY CASE THE RESIDENCE ON LOTS WITH ABUTTING SIDE YARDS SHALL NOT BE LOCATED LESS THAN TEN FEET (10) APART
 - A REAR YARD OF NOT LESS THAN TWENTY FEET (20) WILL BE PROVIDED FOR EACH LOT WITH

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A REAR YARD OF NOT LESS THAN TWENTY FEET (20) WILL BE PROVIDED FOR EACH LOT WITH THE SUBDIVISION

- 3 NO BUILDING SHALL BE ERECTED PLACED OR ALTERED ON ANY LOT UNTIL THE CONSTRUCTION PLANS AND SPECIFICATIONS AND A PLAN SHOWING THE LOCATION OF THE STRUCTURE WITH ALL EXISTING TREES IDENTIFIED AND GROUND FLOOR ELEVATIONS SPECIFIED THEREON HAVE BEEN APPROVED BY THE ARCHITECTURAL CONTROL COMMITTEE AS TO MATERIALS HARMONY OF EXTERNAL DESIGN WITH EXISTING STRUCTURES AND AS TO LOCATION WITH RESPECT TO TOPOGRAPHY AND FINISH GRADE ELEVATIONS AND EXISTING TREES AND FOLIAGE OR ALTERED ON ANY LOT OR WITHIN THE DEVELOPMENT UNLESS PREVIOUSLY APPROVED BY THE ARCHITECTURAL CONTROL COMMITTEE IN WRITING THE OWNER SHALL SUBMIT TO THE ARCHITECTURAL CONTROL COMMITTEE A PLAN FOR PRESERVING EXISTING TREES AND FOLIAGE PRIOR TO THE COMMENCEMENT OF ANY WORK ON THE PROPERTY IT SHALL BE THE LOT OWNER'S RESPONSIBILITY TO COMPLY PRECISELY WITH ALL BUILDING AND SITE FINISH GROUND ELEVATIONS AS FINALLY REQUIRED AND APPROVED BY THE DEPARTMENT OF PUBLIC WORKS (D P W) DRAINAGE SECTION AS EVIDENCED UPON THE FINAL CONSTRUCTION PLANS FOR THE DEVELOPMENT OF THE VILLAGE AT NEW BETHEL

- 4 NOT WITHSTANDING COMPLIANCE WITH ALL MINIMUM DEVELOPMENT STANDARDS AS REQUIRED BY APPLICABLE ORDINANCES AND THE COVENANTS AND RESTRICTIONS OF THIS PLAT NO CONSTRUCTION SHALL COMMENCE UPON ANY LOT IN THIS DEVELOPMENT UNLESS THE ARCHITECTURAL CONTROL COMMITTEE OR ITS DESIGNEE SHALL HAVE FIRST APPROVED IN WRITING THE BUILDING CONTRACTOR SELECTED BY THE LOT OWNER FOR THE CONSTRUCTION
- 5 NO NOXIOUS OR OFFENSIVE ACTIVITY SHALL BE CARRIED ON OR UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME ANY ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD
- 6 NO STRUCTURE OF A TEMPORARY CHARACTER TRAILER BASEMENT TENT SHACK GARAGE BARN OR OTHER OUT-BUILDING SHALL BE PERMITTED TO REMAIN ON ANY LOT OR USED ON ANY LOT AT ANYTIME AS A RESIDENCE EITHER TEMPORARILY OR PERMANENTLY THERE SHALL BE NO OUT-BUILDINGS AND/OR BARNS CONSTRUCTED ON ANY LOT
- 7 NO OIL OR WATER DRILLING OIL DEVELOPMENT OPERATIONS OIL REFINING QUARRIES OR MINING OPERATIONS OF ANY KIND SHALL BE PERMITTED UPON OR IN ANY LOT NOR SHALL OIL WELLS TANKS TUNNELS MINERAL EXCAVATIONS OR SHAFTS BE PERMITTED UPON ANY LOT NO DERRICK OR OTHER STRUCTURE DESIGNED FOR USE IN BORING FOR OIL WATER OR NATURAL GAS SHALL BE ERECTED MAINTAINED OR PERMITTED ON ANY LOT ALL PROPANE TANKS MUST BE CONCEALED
- 8 NO ANIMALS LIVESTOCK OR POULTRY OF ANY KIND SHALL BE RAISED BRED OR KEPT ON ANY LOT EXCEPT THAT DOGS CATS OR OTHER HOUSEHOLD CUSTOMARY PETS MAY BE KEPT PROVIDED THAT THEY ARE NOT KEPT BRED OR MAINTAINED FOR ANY COMMERCIAL PURPOSE AND FURTHER PROVIDED THAT SUCH PETS SHALL NOT BE ALLOWED TO ROAM FREE NOR TO CREATE A NUISANCE (SUCH AS BUT NOT LIMITED TO BARKING DOGS)
- 9 NO LOT SHALL BE USED OR MAINTAINED AS A DUMPING GROUND FOR RUBBISH TRASH OR GARBAGE NO TRASH OR BUILDING MATERIALS MAY BE BURNED OR BURIED ON ANY LOT WITHIN DEVELOPMENT AND ALL LOTS SHALL BE KEPT CLEAN AT ALL TIMES DURING ANY CONSTRUCTION DUMPSTERS SHALL BE USED AND LOCATED ON EACH LOT DURING ANY CONSTRUCTION WITH ALL TRASH AND EXCESS MATERIALS STORED THEREIN AND REMOVED DAILY
- 10 FENCING OF ANY KIND SHALL NOT BE INSTALLED WITHOUT THE WRITTEN APPROVAL BY THE ARCHITECTURAL CONTROL COMMITTEE
- 11 SITE DISTANCE COVENANT

SITE OBSTRUCTION NO FENCE WALL HEDGE OR SHRUB PLANTING WHICH OBSTRUCTS SIGHT LINES AT ELEVATIONS BETWEEN TWO (2) AND NINE (9) FEET ABOVE THE STREET SHALL BE PLACED OR PERMITTED TO REMAIN ON ANY CORNER LOT WITHIN THE TRIANGULAR AREA FORMED BY THE STREET PROPERTY LINES AND A LINE CONNECTING POINTS TWENTY-FIVE (25) FEET FROM THE INTERSECTION OF THE STREET LINES OR IN THE CASE OF A ROUNDED PROPERTY CORNER FROM THE INTERSECTION OF THE STREET LINES EXTENDED THE SAME SIGHT LINE LIMITATIONS SHALL APPLY TO ANY LOT WITHIN TEN (10) FEET FROM THE INTERSECTION OF A STREET LINE WITH THE EDGE OF A DRIVEWAY PAVEMENT OR ALLEY LINE NO TREE SHALL BE PERMITTED TO REMAIN WITHIN SUCH DISTANCES OF SUCH INTERSECTIONS UNLESS THE FOLIAGE IS MAINTAINED AT A SUFFICIENT HEIGHT TO PREVENT OBSTRUCTION OF SUCH SIGHT LINES

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12 ENFORCEMENT COVENANT

METROPOLITAN DEVELOPMENT COMMISSION THE METROPOLITAN DEVELOPMENT COMMISSION ITS SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT POWER OR AUTHORITY TO ENFORCE ANY COVENANTS RESTRICTIONS OR OTHER LIMITATIONS CONTAINED HEREIN OTHER THAN THOSE COVENANTS RESTRICTIONS OR LIMITATIONS THAT EXPRESSLY RUN IN FAVOR OF THE METROPOLITAN DEVELOPMENT COMMISSION PROVIDED THAT NOTHING HEREIN SHALL BE CONSTRUED TO PREVENT THE METROPOLITAN DEVELOPMENT COMMISSION FROM ENFORCING ANY PROVISION OF THIS ARTICLE OR ANY CONDITIONS ATTACHED TO APPROVAL OF THIS PLAT BY THE PLAT COMMITTEE

13 STORM DRAINAGE COVENANT (DRAINAGE AND FLOOD CONTROL)

IT SHALL BE THE RESPONSIBILITY OF THE OWNER OF ANY LOT OR PARCEL OF LAND WITHIN THE AREA OF THIS PLAT TO COMPLY AT ALL TIMES WITH THE PROVISIONS OF THE DRAINAGE PLAN AS APPROVED FOR THIS PLAT BY THE DIVISION OF COMPLIANCE OF THE DEPARTMENT OF METROPOLITAN DEVELOPMENT OF THE CITY OF INDIANAPOLIS AND THE REQUIREMENTS OF ALL DRAINAGE PERMITS FOR THIS PLAT ISSUED BY SUCH DEPARTMENT

14 SANITARY SEWER COVENANT

IT SHALL BE THE RESPONSIBILITY OF THE OWNER OF ANY LOT OR PARCEL OF LAND WITHIN THE AREA OF THIS PLAT TO COMPLY AT ALL TIMES WITH THE PROVISIONS OF THE SANITARY SEWER CONSTRUCTION APPROVED BY THE DIVISION OF COMPLIANCE OF THE DEPARTMENT OF METROPOLITAN DEVELOPMENT AND THE REQUIREMENTS OF ALL SANITARY SEWER CONSTRUCTION PERMITS FOR THIS PLAN ISSUED BY SUCH DIVISION OWNER FURTHER COVENANTS THAT NO BUILDING STRUCTURE TREE OR OTHER OBSTRUCTION SHALL BE ERRECTED MAINTAINED OR ALLOWED TO CONTINUE ON THE PORTION OF THE OWNER'S REAL ESTATE IN WHICH THE EASEMENT AND RIGHT-OF-WAY ARE GRANTED WITHOUT EXPRESS WRITTEN PERMISSION WHEN DULY RECORDED SHALL RUN WITH THE REAL ESTATE THE DIVISION OF COMPLIANCE AND THE DEPARTMENT OF PUBLIC WORKS AND THEIR AGENTS SHALL HAVE THE RIGHT TO INGRESS AND EGRESS FOR TEMPORARY PERIODS ONLY OVER THE OWNER'S REAL ESTATE ADJOINING SUCH EASEMENT AND RIGHT-OF-WAY WHEN NECESSARY TO CONSTRUCT REPAIR OF MAINTAIN SANITARY SEWER FACILITIES

15 EACH LOT SHALL BE KEPT IN A NEAT AND PLEASING MANNER WITH THE GRASS MOWED WHEN NECESSARY TO MAINTAIN A GROWTH OF SIX (6) INCHES OR LESS AT ALL TIMES NO OUTSIDE STORAGE OF ANY KIND MAY NOT BE STORED OR PARKED ON ANY LOT OUTSIDE ANY DWELLING OR GARAGE ALL BASKETBALL BACKBOARDS AND ANY OTHER FIXED GAMES AND PLAY STRUCTURES SHALL BE APPROVED BY THE ARCHITECTURAL CONTROL COMMITTEE PRIOR TO THE LOCATION ON THE PREMISES IT IS THE INTENTION OF THIS RESTRICTION TO ASSURE THAT LOTS AND SURROUNDINGS PRESENT A PARK-LIKE APPEARANCE

16 NO INDIVIDUAL WATER SUPPLY SYSTEM OR SEWAGE DISPOSAL SYSTEM SHALL BE PERMITTED ON ANY LOT WITHOUT PRIOR WRITTEN APPROVAL BY THE ARCHITECTURAL CONTROL COMMITTEE AND MARION COUNTY AND WILL BE LOCATED AND CONSTRUCTED IN ACCORDANCE WITH REQUIREMENTS STANDARDS AND RECOMMENDATIONS OF THE INDIANA STATE BOARD OF HEALTH

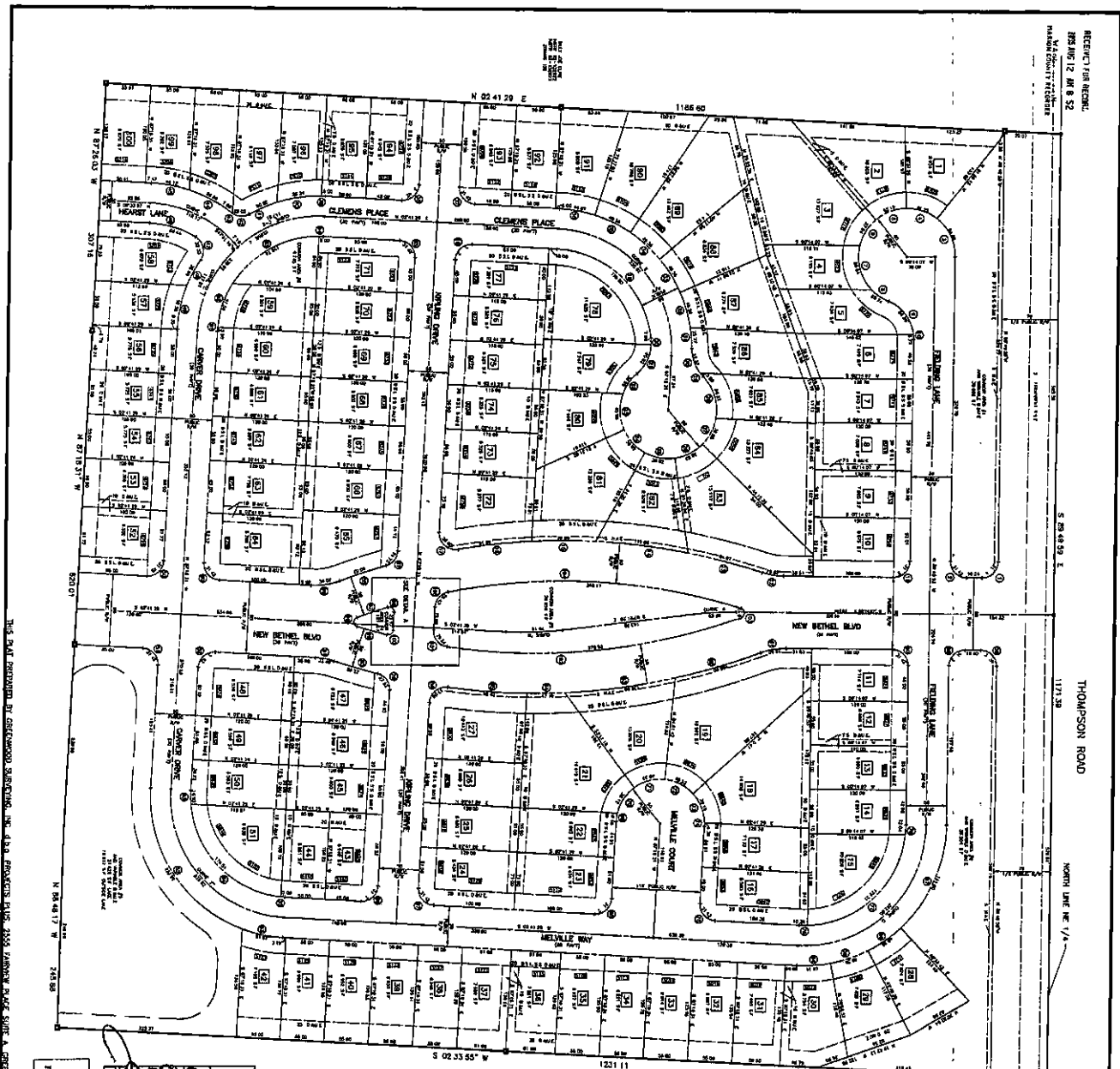
D-P

- 17 ANY FIELD TILE OR UNDERGROUND DRAIN WHICH IS ENCOUNTERED IN CONSTRUCTION OF ANY IMPROVEMENTS WITHIN THIS SUBDIVISION SHALL BE PERPETUATED AND ALL OWNERS OF LOTS IN THIS SUBDIVISION AND THEIR SUCCESSORS SHALL COMPLY WITH THE INDIANA DRAINAGE CODE OF 1965 AND AMENDMENTS THERETO
- 18 ABOVE THE GROUND SWIMMING POOLS SHALL NOT BE PERMITTED OR CONSTRUCTED ON ANY LOT
- 19 THE FINISHED YARD ELEVATIONS AT THE HOUSE SITE ON LOTS IN THIS SUBDIVISION SHALL BE NOT LOWER THAN THE ELEVATIONS SHOWN ON THE GENERAL DEVELOPMENT PLAN AND SHALL BE APPROVED IN WRITING BY THE ARCHITECTURAL CONTROL COMMITTEE PRIOR TO CONSTRUCTION THE LOT OWNER SHALL BE SOLELY RESPONSIBLE FOR MAINTAINING ALL FINISHED GRADE ELEVATIONS IN ACCORDANCE WITH THE APPROVED DEVELOPMENT PLANS AND SHALL BEAR THE COST OF ALL GRADING OR IMPROVEMENTS NECESSARY TO BRING THE LOT INTO COMPLIANCE WITH THESE COVENANTS
- 20 DRAINAGE SWALES (DITCHES) OR DRAINAGE RETENTION AREAS ALONG DEDICATED ROADWAYS AND WITHIN THE RIGHT-OF-WAY OR ON DEDICATED EASEMENTS ARE NOT TO BE ALTERED DUG OUT FILLED IN TILED OR OTHERWISE CHANGED WITHOUT THE WRITTEN PERMISSION OF THE INDIANAPOLIS DEPARTMENT OF PUBLIC WORKS AND THE ARCHITECTURAL CONTROL COMMITTEE PROPERTY OWNERS MUST MAINTAIN THESE SWALES AS SODDED GRASS AREAS OR OTHER NON-ERODING SURFACES WATER FROM ROOFS OR PARKING AREAS MUST BE CONTAINED ON THE PROPERTY LONG ENOUGH SO THAT SAID DRAINAGE SWALES OR DITCHES WILL NOT BE DAMAGED BY SUCH WATER DRIVEWAYS MAY BE CONSTRUCTED OVER THESE SWALES OR DITCHES ONLY WHEN APPROPRIATELY SIZED CULVERTS OR OTHER APPROVED STRUCTURES HAVE BEEN PERMITTED BY THE INDIANAPOLIS DEPARTMENT OF PUBLIC WORKS ANY LOT OWNER ALTERING CHANGING OR DAMAGING SWALES OR DITCHES WILL BE RESPONSIBLE FOR SUCH ACTION AND WILL BE GIVEN 10 DAYS NOTICE BY CERTIFIED MAIL TO REPAIR SAID DAMAGE AFTER WHICH TIME IF THE LOT OWNER DOES NOT UNDERTAKE PROPER REPAIRS SAID REPAIRS WILL BE UNDERTAKEN BY THE INDIANAPOLIS DEPARTMENT OF PUBLIC WORKS OR THE ASSOCIATION AND THE RESPONSIBLE LOT OWNER WILL BE LIABLE FOR THE COST OF THE SAID REPAIRS
- 20 ALL CONSTRUCTION COMMENCED ON ANY LOT WITHIN THE DEVELOPMENT SHALL BE COMPLETED WITHIN ONE HUNDRED EIGHTY (180) DAYS UNLESS CIRCUMSTANCES BEYOND THE REASONABLE CONTROL OF THE LOT OWNER AND/OR BUILDER
- 21 THE AREAS DESIGNATED COMMON AREA AND LANDSCAPE EASEMENT IN EXISTING AND FUTURE SECTIONS SHALL BE DEVOTED TO THE COMMON USE AND ENJOYMENT OF THE OWNERS OF LOTS IN THE VILLAGE AT NEW BETHEL DEVELOPMENT AND ANY ADDITIONS WHICH MAY BE ANNEXED OR ADDED THERETO AT A LATER DATE OWNERSHIP MANAGEMENT AND CONTROL OF THE COMMON AREAS SHALL BE EXCLUSIVELY EXERCISED BY THE VILLAGE OF NEW BETHEL HOMEOWNERS ASSOCIATION INC AN INDIANA NONPROFIT CORPORATION IN ACCORDANCE WITH ITS BYLAWS AND IN ACCORDANCE WITH THAT CERTAIN DECLARATION OF COVENANTS AND RESTRICTIONS REFERENCED IN SECTION 21 BELOW SAID COMMON AREAS MAY ALSO BE USED FOR UTILITIES
- 22 THESE COVENANTS CONDITIONS AND RESTRICTIONS ARE HEREBY DECLARED TO BE COVENANTS RUNNING WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES

RECORDS/FIRM RECORDS
 205 N. W. 12th St. & 8th St.
 MARION COUNTY RECORDS

THOMPSON ROAD
 NORTH LINE 1/4

SECTION 1, T. 17 N., R. 10 E., S. 27
 N. 80° 27' 20" W.
 1177.38

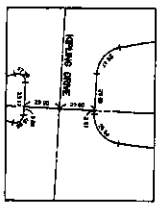
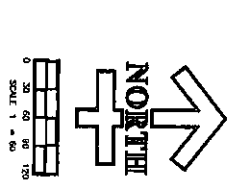


THIS PLAT PREPARED BY GEORGE W. SANDERS, INC. 434 GERRARD ST. S.W. 3355 LAWRENCE, MISSOURI 64605

FINAL PLAT
THE VILLAGE
AT NEW BETHEL
SECTION ONE
FRANKLIN TOWNSHIP,
MARION COUNTY,
INDIANA
ZONING: D-P

2005-0131947

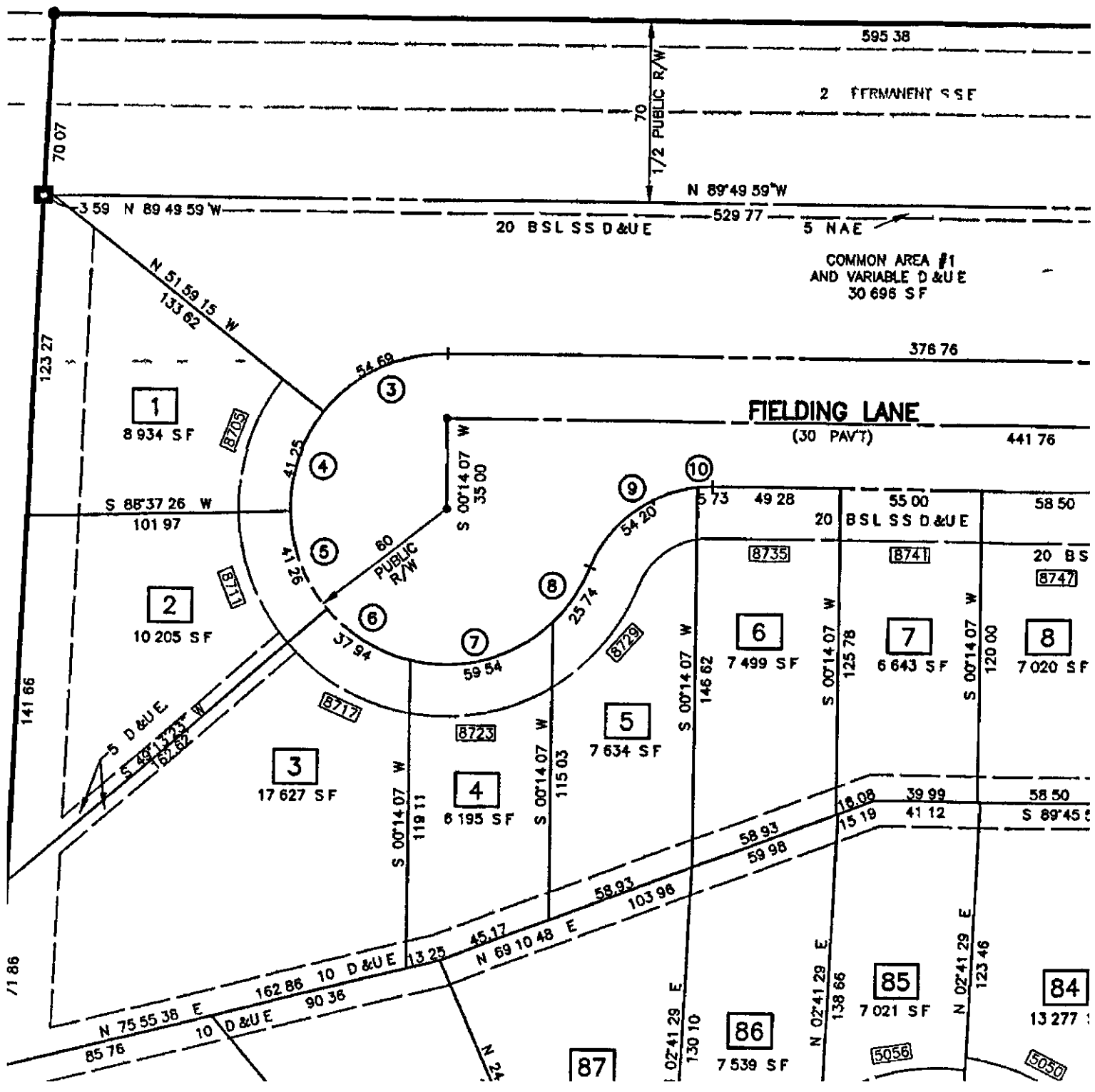
FILED
 APR 11 2005
 MARION COUNTY
 RECORDS



LOT	AREA	PERCENTAGE	REMARKS
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- LEGEND**
- 1. LOT NUMBER
 - 2. LOT AREA
 - 3. PERCENTAGE
 - 4. REMARKS
 - 5. LOT NUMBER
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 - 89. LOT NUMBER
 - 90. LOT AREA
 - 91. PERCENTAGE
 - 92. REMARKS
 - 93. LOT NUMBER
 - 94. LOT AREA
 - 95. PERCENTAGE
 - 96. REMARKS
 - 97. LOT NUMBER
 - 98. LOT AREA
 - 99. PERCENTAGE
 - 100. REMARKS

LOT	AREA	PERCENTAGE	REMARKS
1	0.12	0.12	
2	0.12	0.12	
3	0.12	0.12	
4	0.12	0.12	
5	0.12	0.12	
6	0.12	0.12	
7	0.12	0.12	
8	0.12	0.12	
9	0.12	0.12	
10	0.12	0.12	
11	0.12	0.12	
12	0.12	0.12	
13	0.12	0.12	
14	0.12	0.12	
15	0.12	0.12	
16	0.12	0.12	
17	0.12	0.12	
18	0.12	0.12	
19	0.12	0.12	
20	0.12	0.12	
21	0.12	0.12	
22	0.12	0.12	
23	0.12	0.12	
24	0.12	0.12	
25	0.12	0.12	
26	0.12	0.12	
27	0.12	0.12	
28	0.12	0.12	
29	0.12	0.12	
30	0.12	0.12	
31	0.12	0.12	
32	0.12	0.12	
33	0.12	0.12	
34	0.12	0.12	
35	0.12	0.12	
36	0.12	0.12	
37	0.12	0.12	
38	0.12	0.12	
39	0.12	0.12	
40	0.12	0.12	
41	0.12	0.12	
42	0.12	0.12	
43	0.12	0.12	
44	0.12	0.12	
45	0.12	0.12	
46	0.12	0.12	
47	0.12	0.12	
48	0.12	0.12	
49	0.12	0.12	
50	0.12	0.12	
51	0.12	0.12	
52	0.12	0.12	
53	0.12	0.12	
54	0.12	0.12	
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91	0.12	0.12	
92	0.12	0.12	
93	0.12	0.12	
94	0.12	0.12	
95	0.12	0.12	
96	0.12	0.12	
97	0.12	0.12	
98	0.12	0.12	
99	0.12	0.12	
100	0.12	0.12	



COMMON AREA #1
AND VARIABLE D&U E
30 696 SF

FIELDING LANE

(30 PAVT)

1
8 934 SF

2
10 205 SF

3
17 627 SF

4
6 195 SF

5
7 634 SF

6
7 499 SF

7
6 643 SF

8
7 020 SF

85
7 021 SF

84
13 277 SF

87

86
7 539 SF

5050

595 38

2 PERMANENT S&E

N 89°49'59"W

20 BSL S&S D&U E

5 NAE

376 76

441 76

S 88°37'26" W
101 97

S 00°14'07" W
35 00

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

S 00°14'07" W
119 11

S 00°14'07" W
115 03

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

N 02°41'29" E
123 46

N 02°41'29" E
138 66

N 75°55'38" E
85 76

10 D&U E
90 36

N 69°10'48" E
103 98

S 89°45'00" W
58 50

S 89°45'00" W
58 50

S 89°45'00" W
58 50

N 51°59'15" W
133 62

8 934 SF

10 205 SF

17 627 SF

6 195 SF

7 634 SF

7 499 SF

6 643 SF

7 020 SF

7 021 SF

13 277 SF

87

7 539 SF

5050

595 38

2 PERMANENT S&E

N 89°49'59"W

20 BSL S&S D&U E

5 NAE

376 76

441 76

S 88°37'26" W
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35 00

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S 00°14'07" W
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S 00°14'07" W
120 00

S 00°14'07" W
119 11

S 00°14'07" W
115 03

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

N 02°41'29" E
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N 02°41'29" E
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N 75°55'38" E
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10 D&U E
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N 69°10'48" E
103 98

S 89°45'00" W
58 50

S 89°45'00" W
58 50

S 89°45'00" W
58 50

N 51°59'15" W
133 62

8 934 SF

10 205 SF

17 627 SF

6 195 SF

7 634 SF

7 499 SF

6 643 SF

7 020 SF

7 021 SF

13 277 SF

87

7 539 SF

5050

595 38

2 PERMANENT S&E

N 89°49'59"W

20 BSL S&S D&U E

5 NAE

376 76

441 76

S 88°37'26" W
101 97

S 00°14'07" W
35 00

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

S 00°14'07" W
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115 03

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

N 02°41'29" E
123 46

N 02°41'29" E
138 66

N 75°55'38" E
85 76

10 D&U E
90 36

N 69°10'48" E
103 98

S 89°45'00" W
58 50

S 89°45'00" W
58 50

S 89°45'00" W
58 50

N 51°59'15" W
133 62

8 934 SF

10 205 SF

17 627 SF

6 195 SF

7 634 SF

7 499 SF

6 643 SF

7 020 SF

7 021 SF

13 277 SF

87

7 539 SF

5050

595 38

2 PERMANENT S&E

N 89°49'59"W

20 BSL S&S D&U E

5 NAE

376 76

441 76

S 88°37'26" W
101 97

S 00°14'07" W
35 00

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

S 00°14'07" W
119 11

S 00°14'07" W
115 03

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

N 02°41'29" E
123 46

N 02°41'29" E
138 66

N 75°55'38" E
85 76

10 D&U E
90 36

N 69°10'48" E
103 98

S 89°45'00" W
58 50

S 89°45'00" W
58 50

S 89°45'00" W
58 50

N 51°59'15" W
133 62

8 934 SF

10 205 SF

17 627 SF

6 195 SF

7 634 SF

7 499 SF

6 643 SF

7 020 SF

7 021 SF

13 277 SF

87

7 539 SF

5050

595 38

2 PERMANENT S&E

N 89°49'59"W

20 BSL S&S D&U E

5 NAE

376 76

441 76

S 88°37'26" W
101 97

S 00°14'07" W
35 00

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

S 00°14'07" W
119 11

S 00°14'07" W
115 03

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

N 02°41'29" E
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N 02°41'29" E
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N 75°55'38" E
85 76

10 D&U E
90 36

N 69°10'48" E
103 98

S 89°45'00" W
58 50

S 89°45'00" W
58 50

S 89°45'00" W
58 50

N 51°59'15" W
133 62

8 934 SF

10 205 SF

17 627 SF

6 195 SF

7 634 SF

7 499 SF

6 643 SF

7 020 SF

7 021 SF

13 277 SF

87

7 539 SF

5050

595 38

2 PERMANENT S&E

N 89°49'59"W

20 BSL S&S D&U E

5 NAE

376 76

441 76

S 88°37'26" W
101 97

S 00°14'07" W
35 00

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

S 00°14'07" W
119 11

S 00°14'07" W
115 03

S 00°14'07" W
146 62

S 00°14'07" W
125 78

S 00°14'07" W
120 00

N 02°41'29" E
123 46

N 02°41'29" E
138 66

N 75°55'38" E
85 76

10 D&U E
90 36

N 69°10'48" E
103 98

S 89°45'00" W
58 50

S 89°45'00" W
58 50

S 89°45'00" W
58 50

N 51°59'15" W
133 62

8 934 SF

10 205 SF

17 627 SF

6 195 SF

7 634 SF

7 499 SF

6 643 SF

7 020 SF

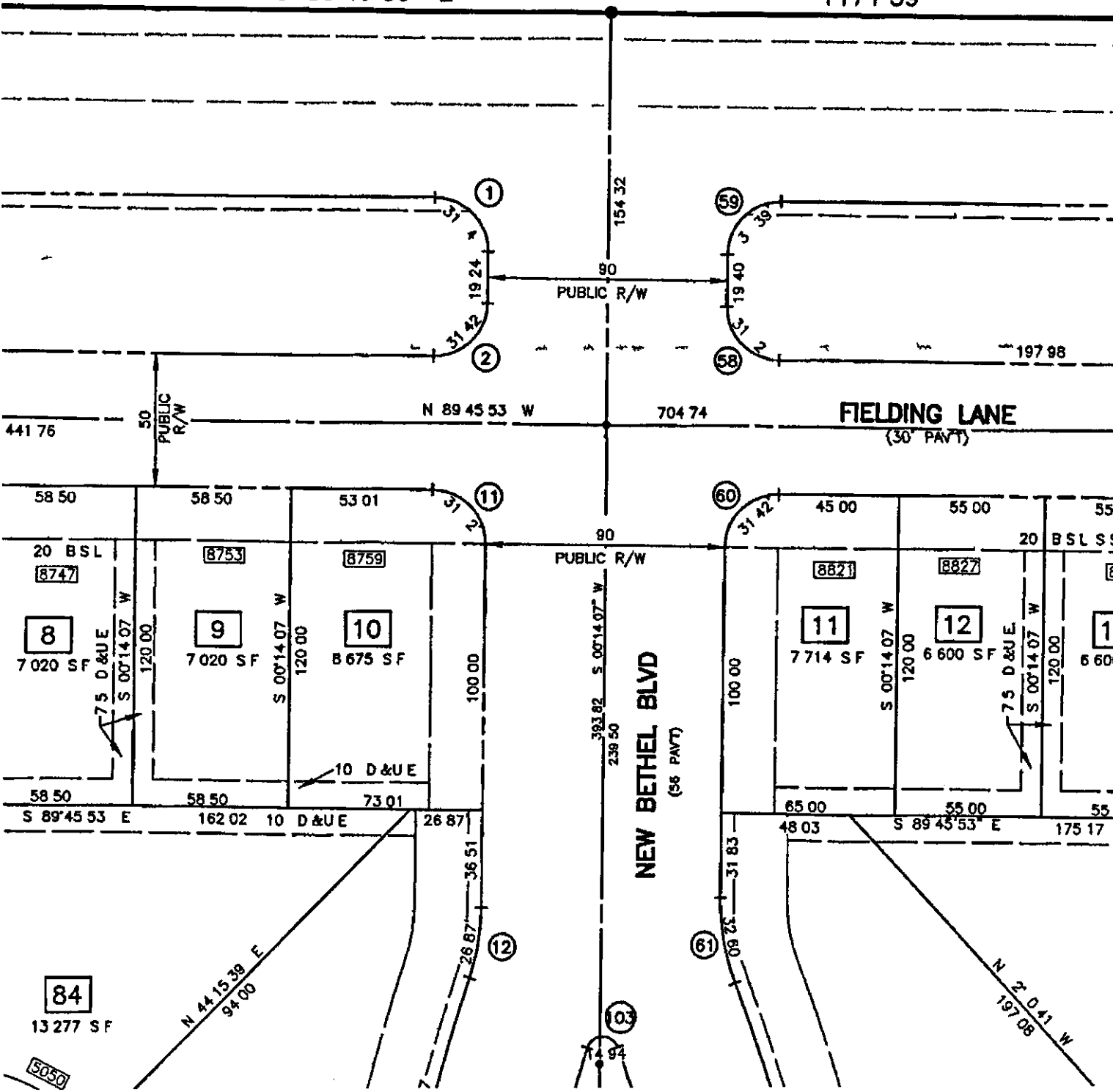
7 021 SF

13 277 SF

THOMPSON ROA

S 89 49 59 E

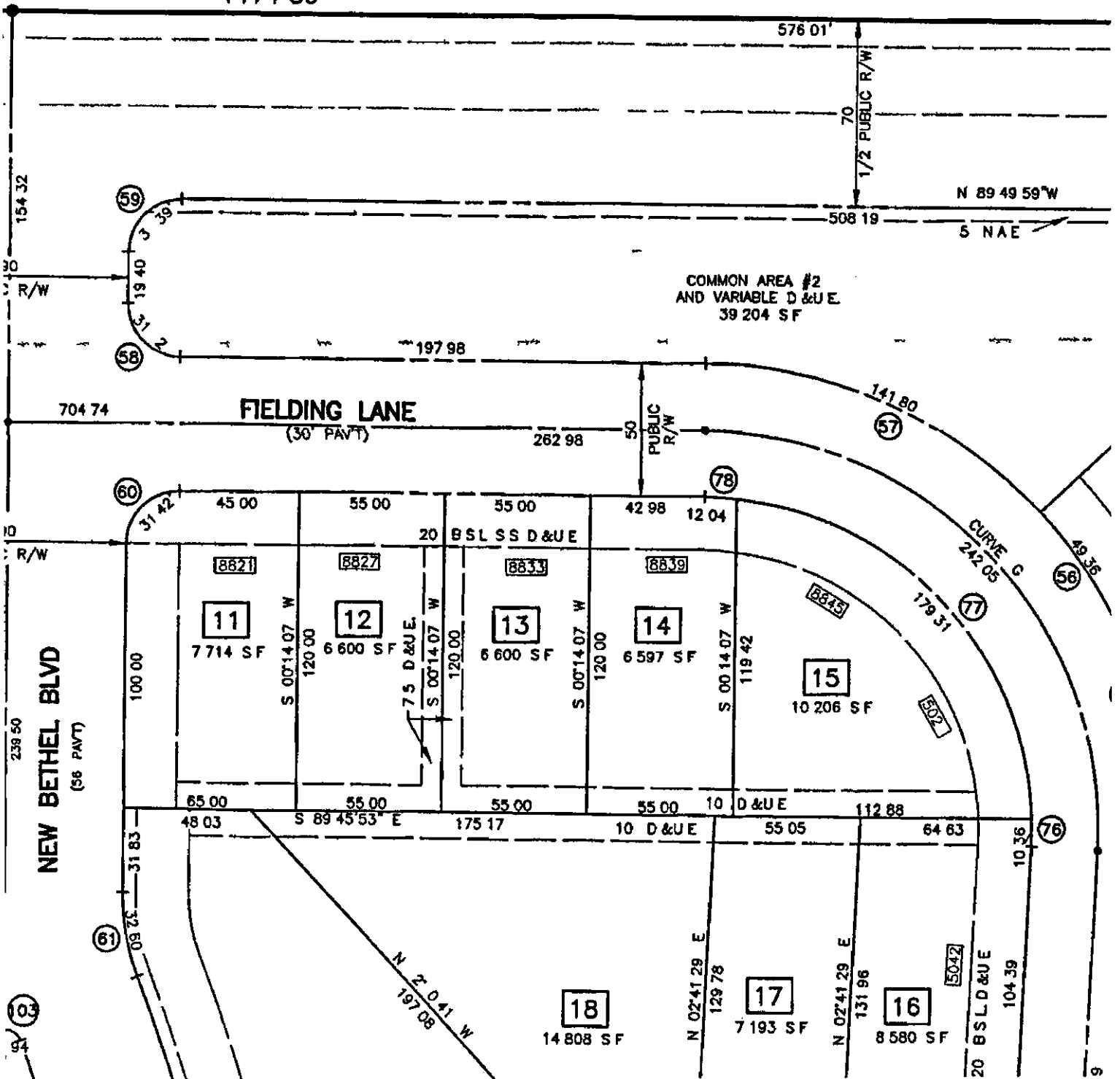
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THOMPSON ROAD

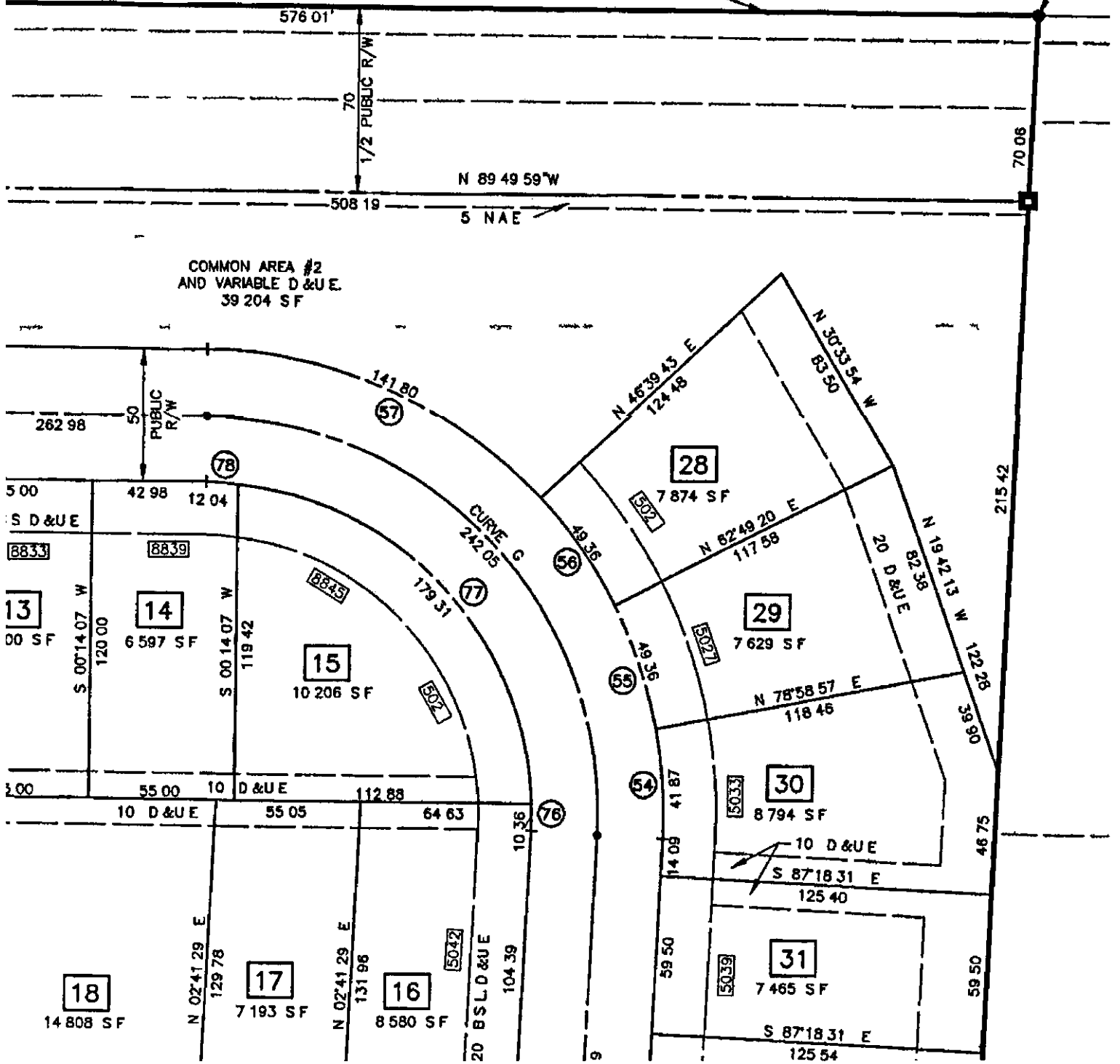
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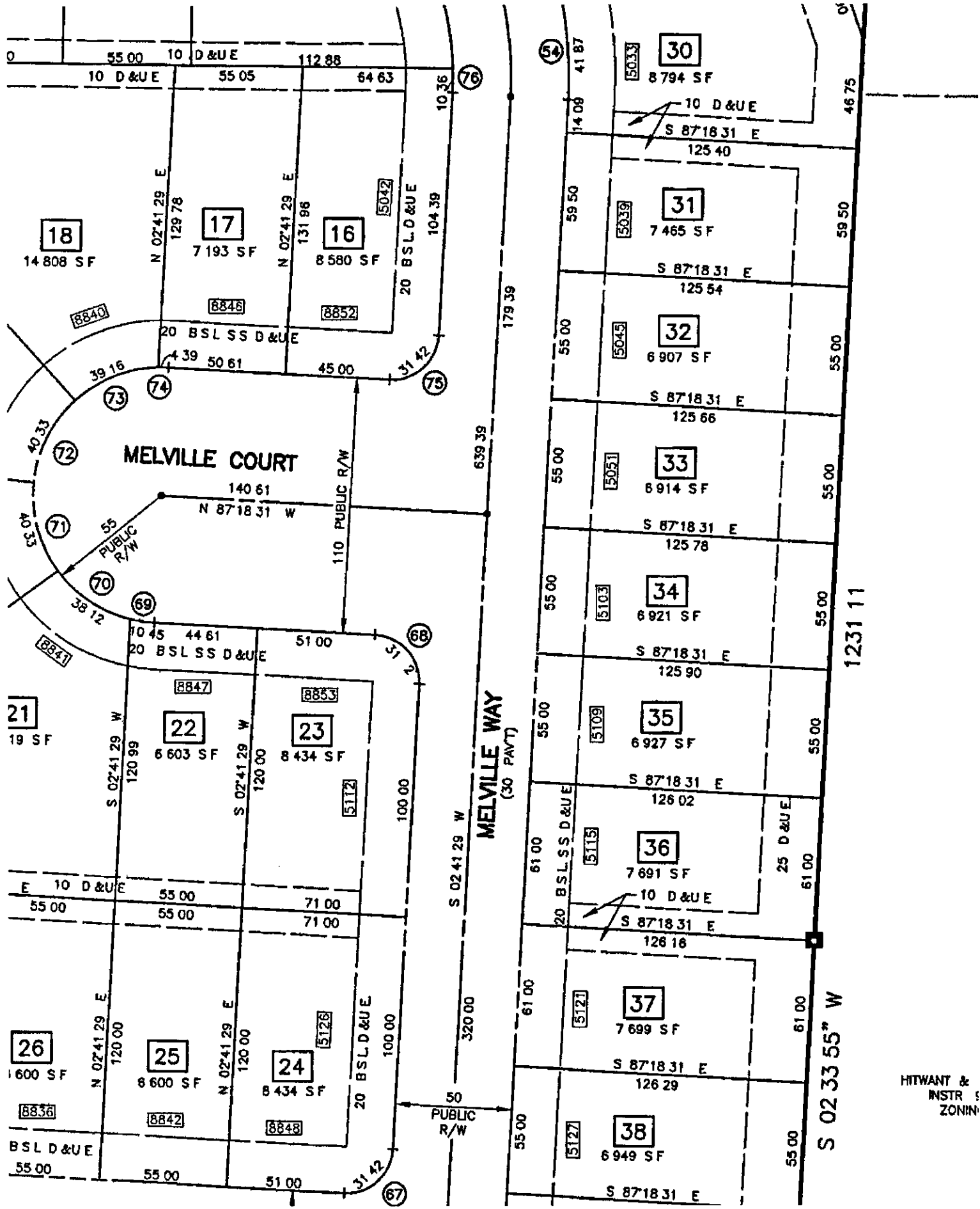
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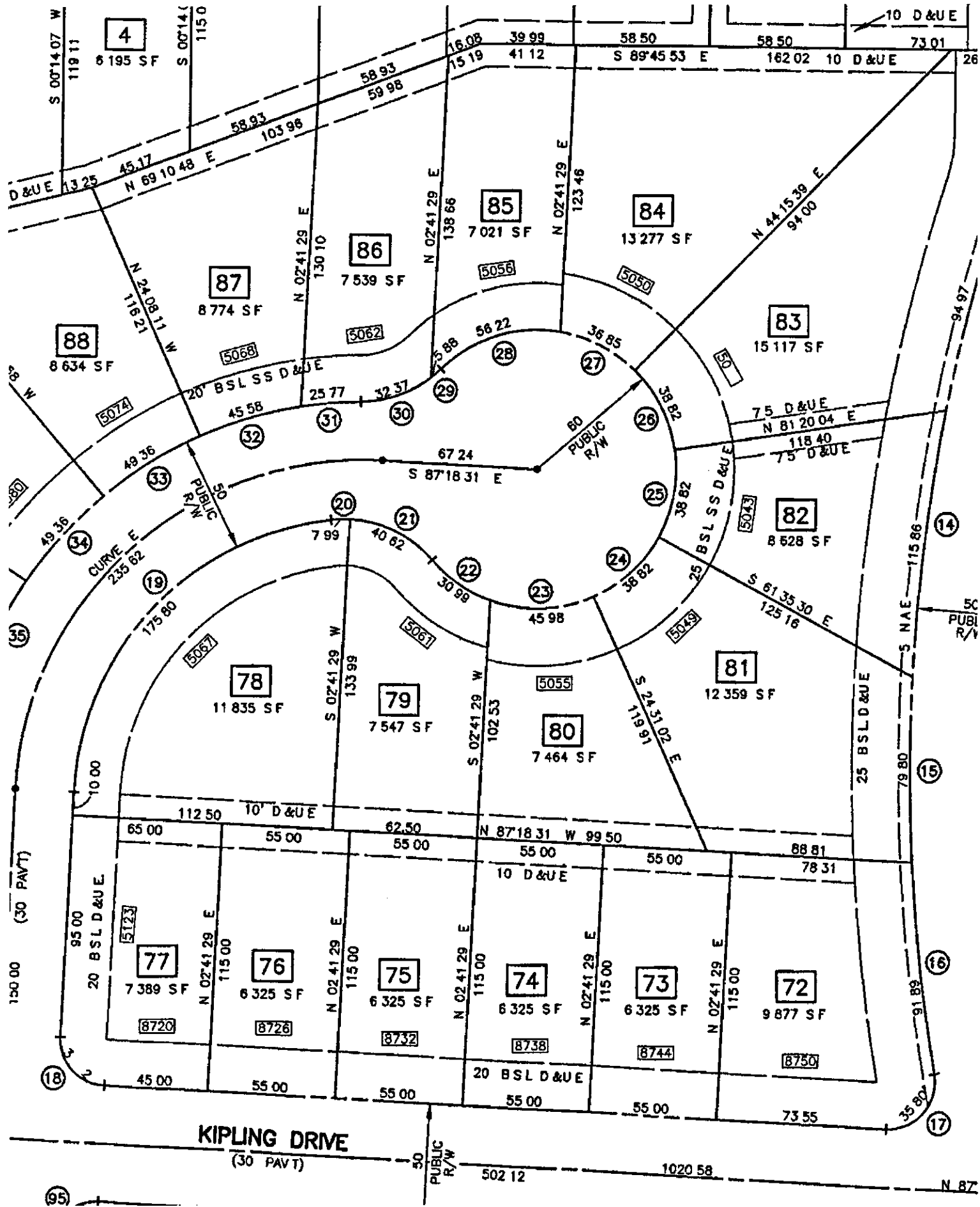
AD

NORTH LINE NE 1/4





HITWANT &
INSTR :
ZONING



4
8 195 SF

85
7 021 SF

84
13 277 SF

86
7 539 SF

87
8 774 SF

83
15 117 SF

88
8 634 SF

82
8 528 SF

78
11 835 SF

79
7 547 SF

80
7 464 SF

81
12 359 SF

77
7 389 SF

76
6 325 SF

75
6 325 SF

74
6 325 SF

73
6 325 SF

72
9 877 SF

KIPLING DRIVE
(30 PAVT)

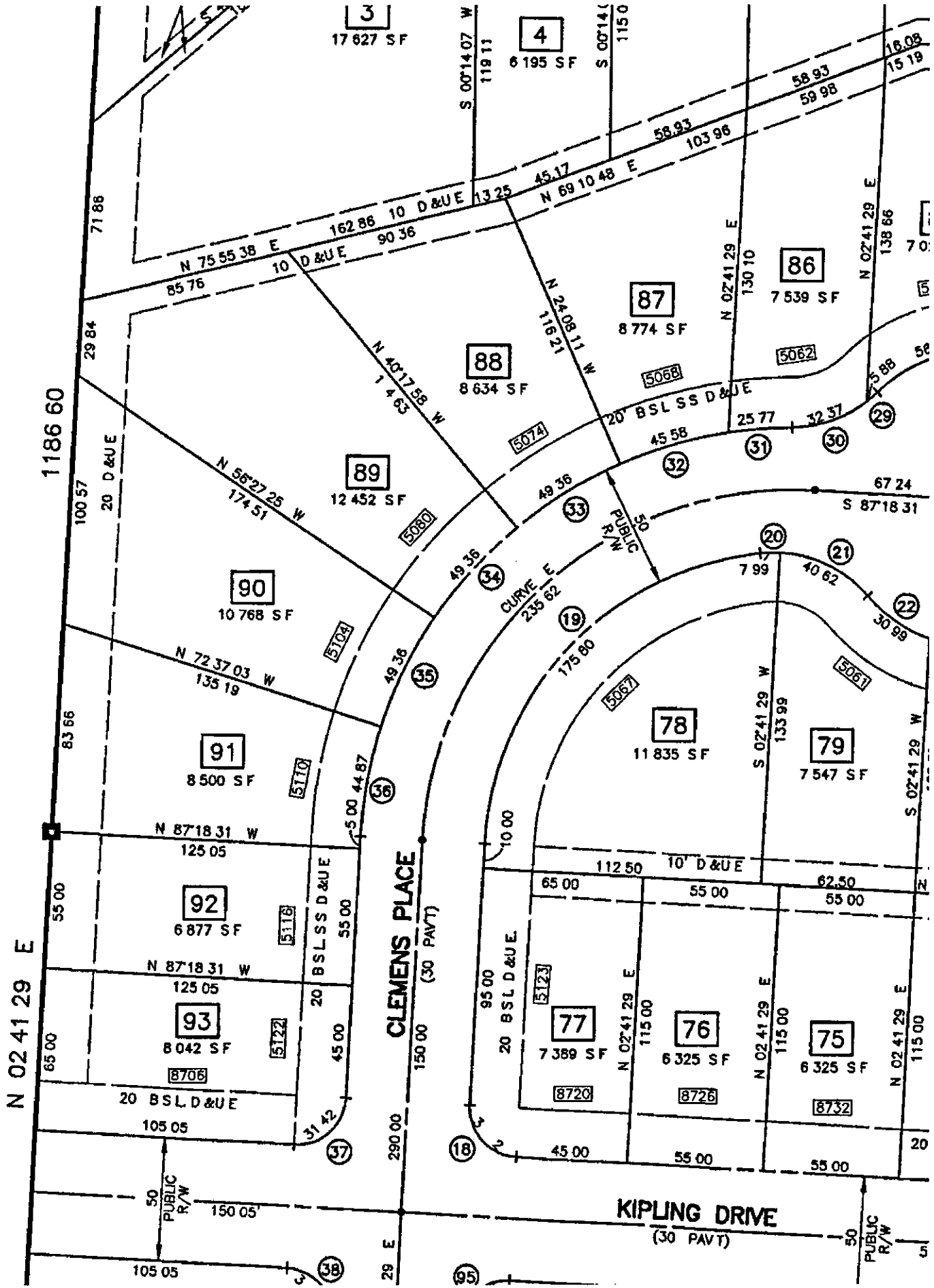
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PUBLIC
R/W

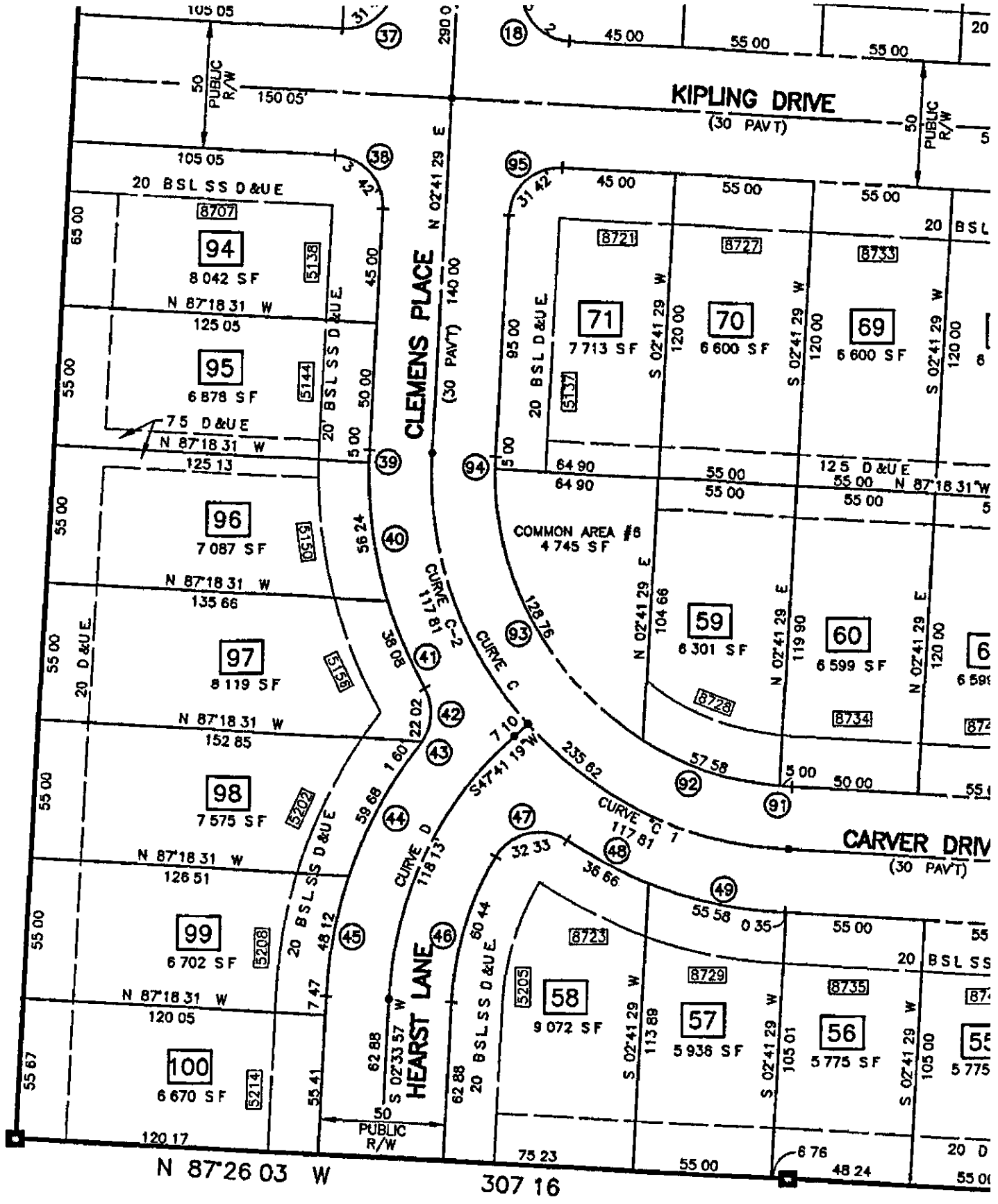
502 12

1020 58

N 87

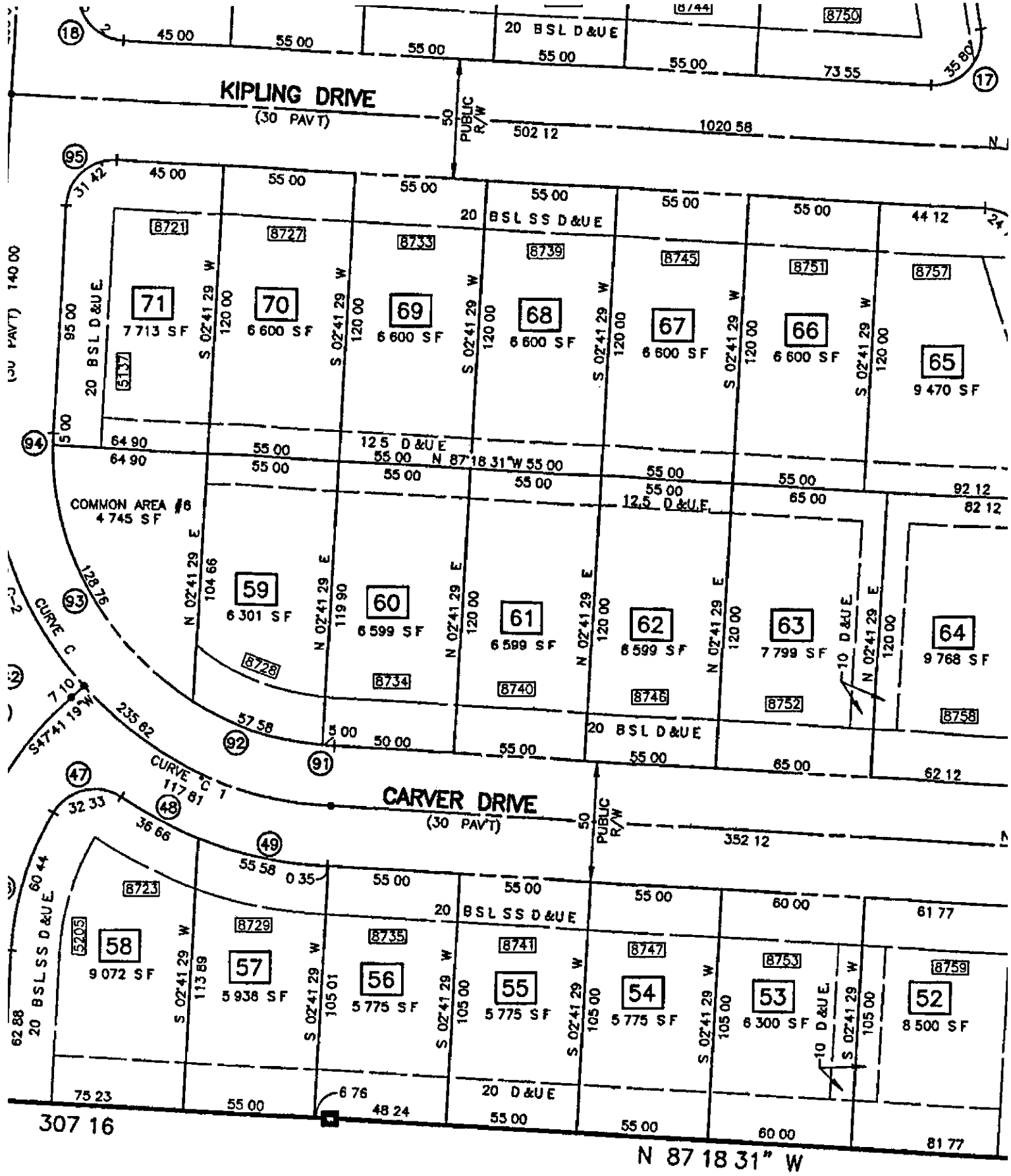
JOE CLINE
12-132922
12-132923
G 125





N 87°26'03" W

307 16



KIPLING DRIVE
(30 PAVT)

CARVER DRIVE
(30 PAVT)

71
7713 SF

70
6600 SF

69
6600 SF

68
6600 SF

67
6600 SF

66
6600 SF

65
9470 SF

59
6301 SF

60
6599 SF

61
6599 SF

62
6599 SF

63
7799 SF

64
9768 SF

58
9072 SF

57
5938 SF

56
5775 SF

55
5775 SF

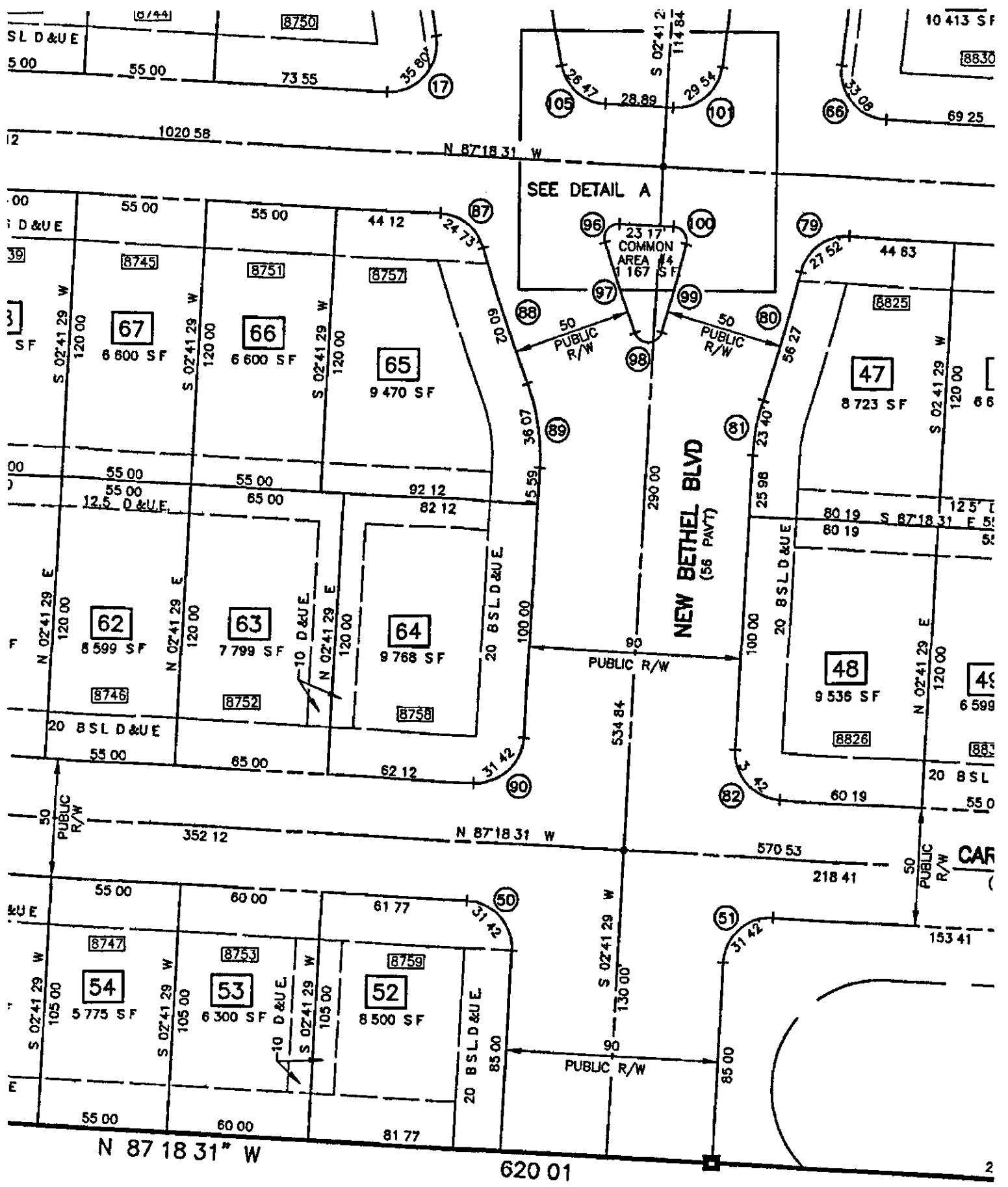
54
5775 SF

53
6300 SF

52
8500 SF

307 16

N 87 18 31" W



SEE DETAIL A

23 17' COMMON AREA #4 1167 SF

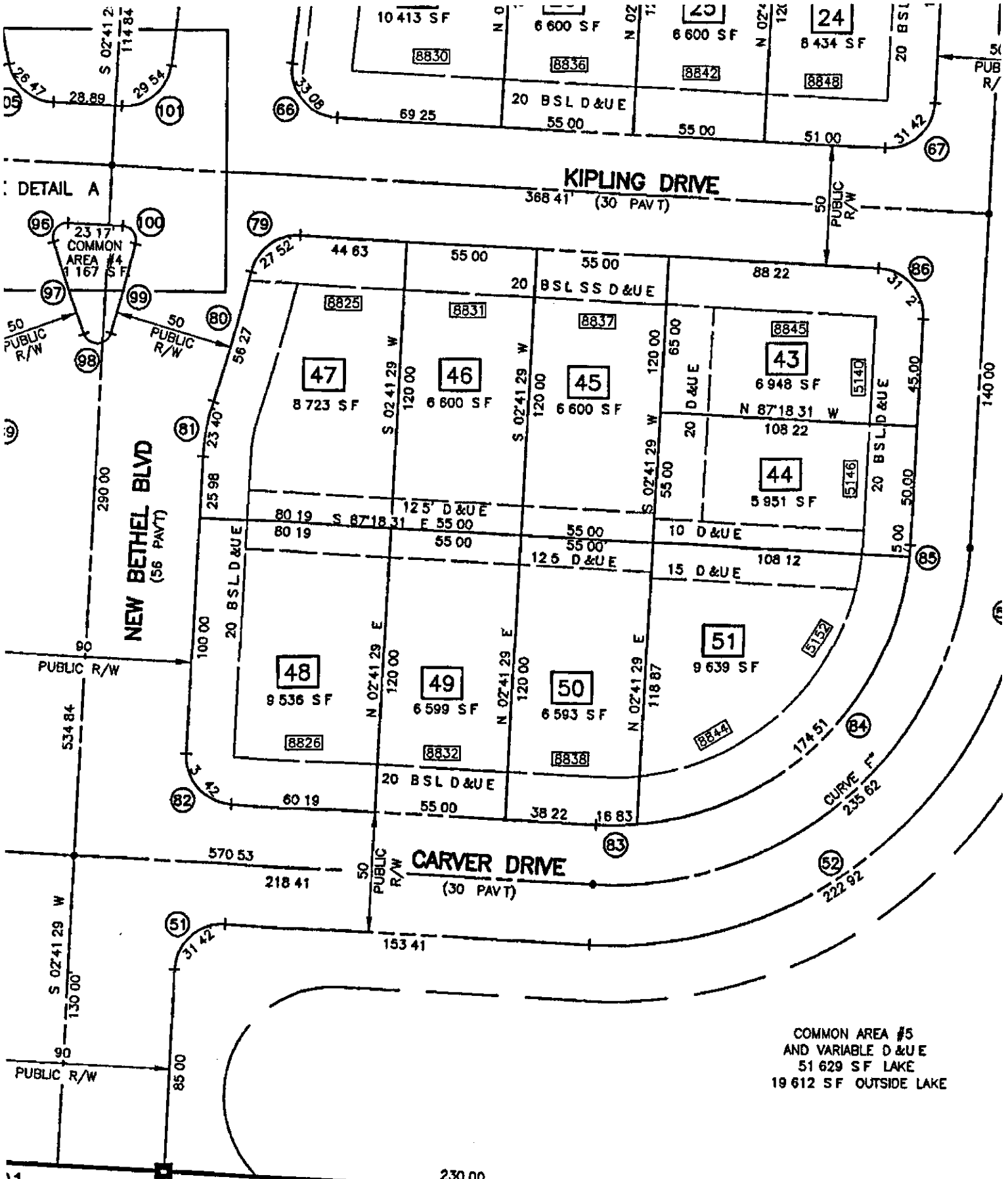
NEW BETHEL BLVD (56 PAVT)

CAR

N 87 18 31" W

620 01

2



COMMON AREA #5
 AND VARIABLE D&UE
 51 629 SF LAKE
 19 612 SF OUTSIDE LAKE

**FINAL PLAT
THE VILLAGES
AT NEW BETHEL
SECTION ONE
FRANKLIN TOWNSHIP,
MARION COUNTY,
INDIANA**

ZONING: D-P

MONUMENTATION AFFIDAVIT

VILLAGE OF NEW BETHEL SECTION ONE

CAN 13.00 PAGES: 2

THE FOLLOWING IS A LIST OF MONUMENTATION FOUND OR SET FOR VILLAGE OF NEW BETHEL SECTION ONE. THE PLAT OF WHICH IS RECORDED AS INSTRUMENT #2005-0131947 IN THE OFFICE OF THE RECORDER OF MARION COUNTY, INDIANA, AND TO THE BEST OF MY KNOWLEDGE AND BELIEF THE INFORMATION CONTAINED IN THE AFFIDAVIT IS TRUE AND CORRECT.

MONUMENTATION OF LOT CORNERS FOR VILLAGE OF NEW BETHEL SECTION ONE BEGAN JANUARY 1, 2006 AND WAS COMPLETED FEBRUARY 3, 2006. UNLESS OTHERWISE NOTED A 5/8" BY 24" REBAR WITH A YELLOW CAP STAMPED "PROJECTS PLUS 0029" WAS PLACED AT ALL LOT CORNERS.

- A 5/8" BY 24" REBAR WITH A PLASTIC CAP STAMPED "BANNING" WAS FOUND SET IN CONCRETE AT THE FOLLOWING LOT CORNERS ON THE BOUNDARY:
 SOUTHEAST CORNER OF LOT 36, SOUTH ANGLE POINT OF LOT 56, SOUTHWEST CORNER OF LOT 100, NORTHWEST CORNER OF LOT 92, NORTHWEST CORNER OF LOT 1.

02/08/06 01:40PM WANDA MARTIN MARION CITY RECORDER

Inst # 2006-0017212

MARTHA A. WOMACKS
 MARION COUNTY AUDITOR
 418195 FEB-8 2006
 DULY RECEIVED FOR TAXATION
 SUBJECT TO FINAL ACCEPTANCE
 FOR TRANSFER

Jeffrey D. Knarr
 JEFFREY D. KNARR
 PROFESSIONAL LAND SURVEYOR
 #20100069
 STATE OF INDIANA



SUBSCRIBED AND SWORN TO
 BEFORE THIS
 7th DAY OF FEBRUARY, 2006

RESIDING COUNTY: HANCOCK
 MY COMMISSION EXPIRES:
 7/20/2009

Myla S. Scott
 NOTARY PUBLIC
 MYLA S. SCOTT



PROJECTS plus

GREENWOOD SURVEYING COMPANY

CIVIL ENGINEERING - LAND SURVEYING
 LAND PLANNING - CONSTRUCTION MANAGEMENT
 2555 Fairview Place Suite A - Greenwood, Indiana 46142
 (317)-882-5003

Declaration

This form is to be signed by the preparer of a document and recorded with each document in accordance with IC 36-2-7.5-5(a).

I, the undersigned preparer of the attached document, in accordance with IC 36-2-7.5, do hereby affirm under the penalties of perjury:

1. I have reviewed the attached document for the purpose of identifying and, to the extent permitted by law, redacting all Social Security numbers;
2. I have redacted, to the extent permitted by law, each Social Security number in the attached document.

I, the undersigned, affirm under the penalties of perjury, that the foregoing declarations are true.


Signature of Declarant

Joanna M. Myers
Printed Name of Declarant