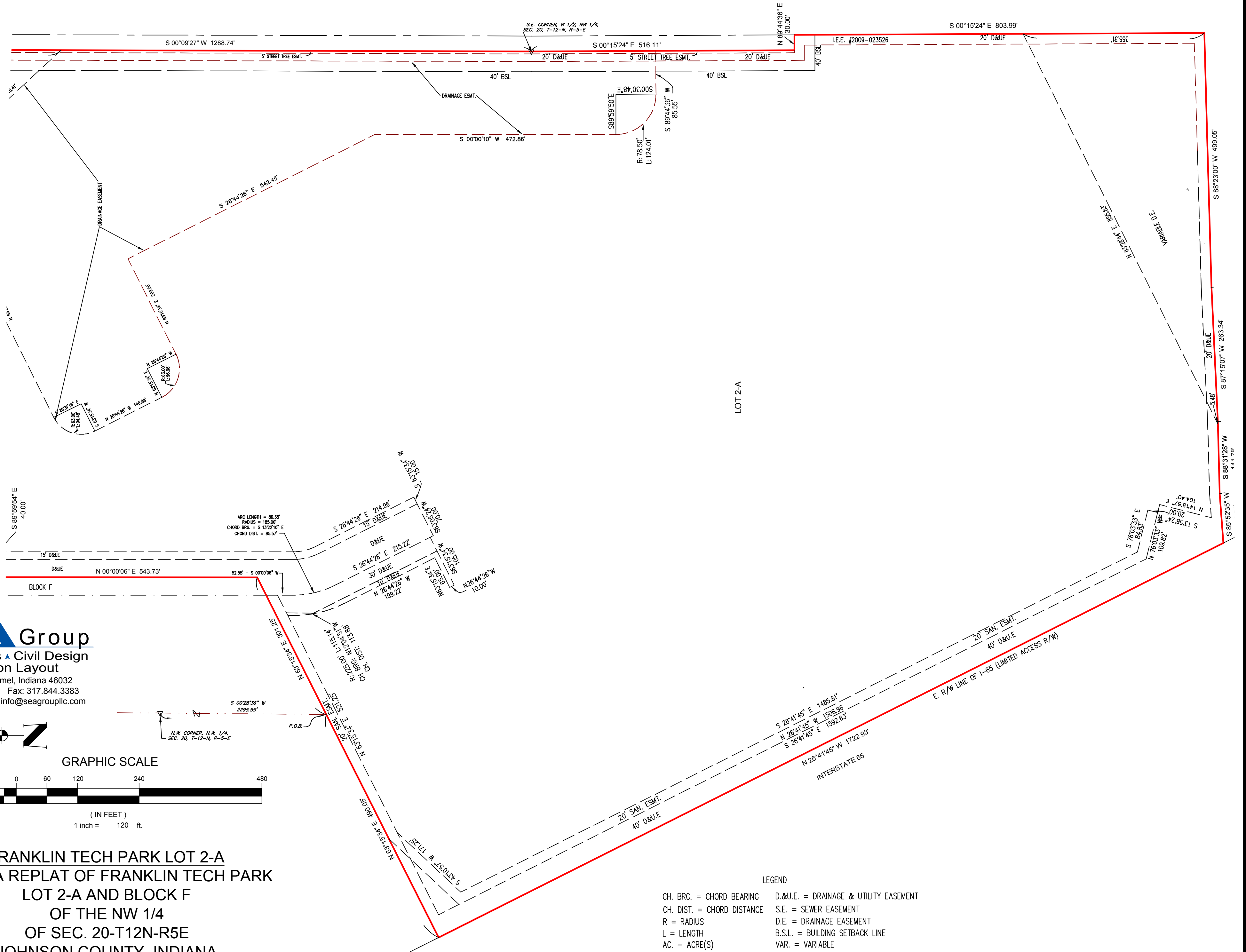
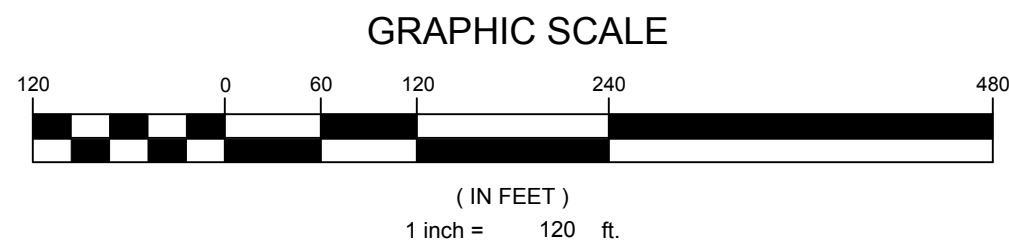
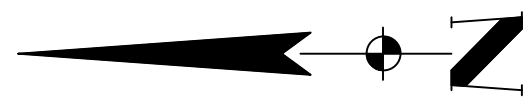


FOR CONTINUATION SEE SHEET 2 OF 2



**SEA Group**  
Land Surveyors & Civil Design  
Construction Layout  
494 Gradle Drive Carmel, Indiana 46032  
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www.seagroupplc.com info@seagroupplc.com



FRANKLIN TECH PARK LOT 2-A  
BEING A REPLAT OF FRANKLIN TECH PARK  
LOT 2-A AND BLOCK F  
OF THE NW 1/4  
OF SEC. 20-T12N-R5E  
JOHNSON COUNTY, INDIANA

LEGEND  
CH. BRG. = CHORD BEARING  
CH. DIST. = CHORD DISTANCE  
R = RADIUS  
L = LENGTH  
AC. = ACRE(S)  
ESMT. = EASEMENT  
CAB. = CABINET  
D.&U.E. = DRAINAGE & UTILITY EASEMENT  
S.E. = SEWER EASEMENT  
D.E. = DRAINAGE EASEMENT  
B.S.L. = BUILDING SETBACK LINE  
VAR. = VARIABLE  
ESMT. = EASEMENT

**SURVEYOR'S CERTIFICATE  
LAND DESCRIPTION**

Lot 2-A in Franklin Tech Park Lot 2-A and Block F, a replat of Amended Lot 2 and Block E of Franklin Tech Park, as recorded in Instrument No. \_\_\_\_\_, on \_\_\_\_\_ in the office of the Recorder of Johnson County, Indina

THIS SUBDIVISION CONSISTS OF 1 LOT, NUMBERED 2-A, TOGETHER WITH EASEMENTS AS SHOWN HEREON.

CROSS-REFERENCE IS HEREBY MADE TO THE PRIOR RECORDED PLATS FROM WHICH THE WITHIN RE-PLAT WAS DERIVED. THE PLATS WERE RECORDED AS INSTRUMENT NO. 2005-019745 AND INSTRUMENT NO. 2009-026716 IN THE OFFICE OF THE RECORDER OF JOHNSON COUNTY, INDIANA.

I, THE UNDERSIGNED, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA AND THAT THE WITHIN PLAT REPRESENTS A SUBDIVISION OF THE LAND SURVEYED WITHIN THE CROSS-REFERENCED SURVEY PLAT, AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THERE HAS BEEN NO CHANGE FROM THE MATTERS OF SURVEY REVEALED BY THE CROSS-REFERENCED SURVEY ON ANY LINES THERE ARE COMMON WITH THE NEW SUBDIVISION. I FURTHER CERTIFY THAT THE SAID SUBDIVISION WAS PLATTED UNDER MY DIRECT SUPERVISION AND CONTROL AND IS TRUE AND CORRECT OT THE BEST OF MY KNOWLEDGE AND BELIEF. I FURTHER CERTIFY THAT THIS PLAT REPRESENTS A SURVEY COMPLETED BY ME ON \_\_\_\_\_; THAT THE COMPUTED ERROR CLOSURE OF THE BOUNDARY SURVEY IS NOT MORE THAN ONE (1) FOOT IN TEN THOUSAND (10,000) FEET; AND THIS PLAT COMPLIES WITH THE PROVISIONS OF THE SUBDIVISION ORDINACE.

\_\_\_\_\_  
Brian C. Rismiller  
Registered Land Surveyor of the State of Indiana  
Registration Number LS20200083

STATE OF INDIANA )  
COUNTY OF \_\_\_\_\_ ) SS

Before me, the undersigned Notary Public, personally appeared Steven W. Reeves, and acknowledge execution of the foregoing instrument as his/her voluntary act and deed, for the purpose expressed herein.

WITNESS MY HAND AND NOTARY SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2019.

\_\_\_\_\_  
Notary Public (Notary name – typed or printed)

My Commission expires: \_\_\_\_\_ County of residence \_\_\_\_\_

**CERTIFICATE OF APPROVAL**

Under authority provided by Chapter 138, Acts 1957, enacted by the General Assembly of the State of Indiana, and all acts supplemental and amendatory thereof, this plat was given primary approval by a majority of the members of the City of Franklin Plan Commission as provided for in Section 3.3 of the Subdivision Control Ordinance for the City of Franklin at a meeting held on the \_\_\_\_\_ day of \_\_\_\_\_

\_\_\_\_\_  
CITY OF FRANKLIN PLAN COMMISSION

BY: \_\_\_\_\_  
PRINTED: MIKE AUGER, Chairman

ATTEST:

PRINTED: CHRIS PHILLIPS, Secretary

This plat is recommended for approval by the Franklin Plan Commission:

PRINTED: KRISTA LINKE, Plan Director

BE IT RESOLVED by the Board of Public Works and Safety, City of Franklin, Johnson County, Indiana, that the dedications shown on this plat are hereby approved and accepted this \_\_\_\_\_ day of \_\_\_\_\_

\_\_\_\_\_  
Jeffrey A. Colvin, Member

\_\_\_\_\_  
Clarence S Rutherford, Member

\_\_\_\_\_  
Kevin A. Hoover, Member

\_\_\_\_\_  
Amanda Leach, Clerk, BPWS

**CERTIFICATE OF APPROVAL**

Copy recieved by County Assessor

\_\_\_\_\_  
Mark Alexander, County Assessor

Duly entered for taxation – subject to final acceptance, this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
Pamela J. Burton, Auditor, Johnson County, Indiana

Recieved for record this \_\_\_\_\_ day of \_\_\_\_\_, 2018 at \_\_\_\_\_ and recorded in \_\_\_\_\_

as Instrument Number \_\_\_\_\_

\_\_\_\_\_  
Jill Jackson, Recorder, Johnson County, Indiana

**DEDICATION CERTIFICATE**

The strips of or areas of land marked D.E., U.E. or Sanitary Sewer Easement (S.E.) or any combination thereof not heretofore dedicated and shown on this plat are here by dedicated and shall be reserved for the use, installation and maintenance of public utilities and drainage facilities subject at all times to the proper authorities. Within Drainage Easement and Sanitary Sewer Easements, no structures, plantings or other material shall be placed or permitted to remain which may damage or change the direction of flow of drainage channels in the easements of which may obstruct or retard the flow of water through drainage channels in the easements. Except for those improvements for which a public utility is responsible, the Drainage Easements of each lot an all improvements in the Drainage Easement, including the slope and drainage pattern, shall be continuously maintained as a yard area by the owner of the land.

The herein described real estate shall also be subject to the provisions set forth in the DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS recorded as Instrument No. 2004-030454 by the Recorder of Johnson County, Indiana.

Invalidation of any one of the foregoing plat covenants by judgement or court order shall in no way affect any of the other plat covenants which shall remain in full force and effect.

The right to enforce these covenants by injuction, together with the right to cause the removal by due process of law of any structure or part thereof erected or maintained in violation hereof, is hereby dedicated to the public and reserved to the several owners of the several lots in Franklin Tech Park and their heirs and/or assigns.

**DEDICATION**

The undersigned, TIPPMANN REALTY PARTNERS, LLC, successor by merger to Tippman Realty Partners, LLP, as Owner of the withint described Lot 2-A real estate, do hereby lay off, lot and subdivide the same into lot in accordance with the within plat. The within plat shall be known and designated as FRANKLIN TECH PARK LOT 2-A, an Addition to the City of Franklin, Johnson County, Indiana.

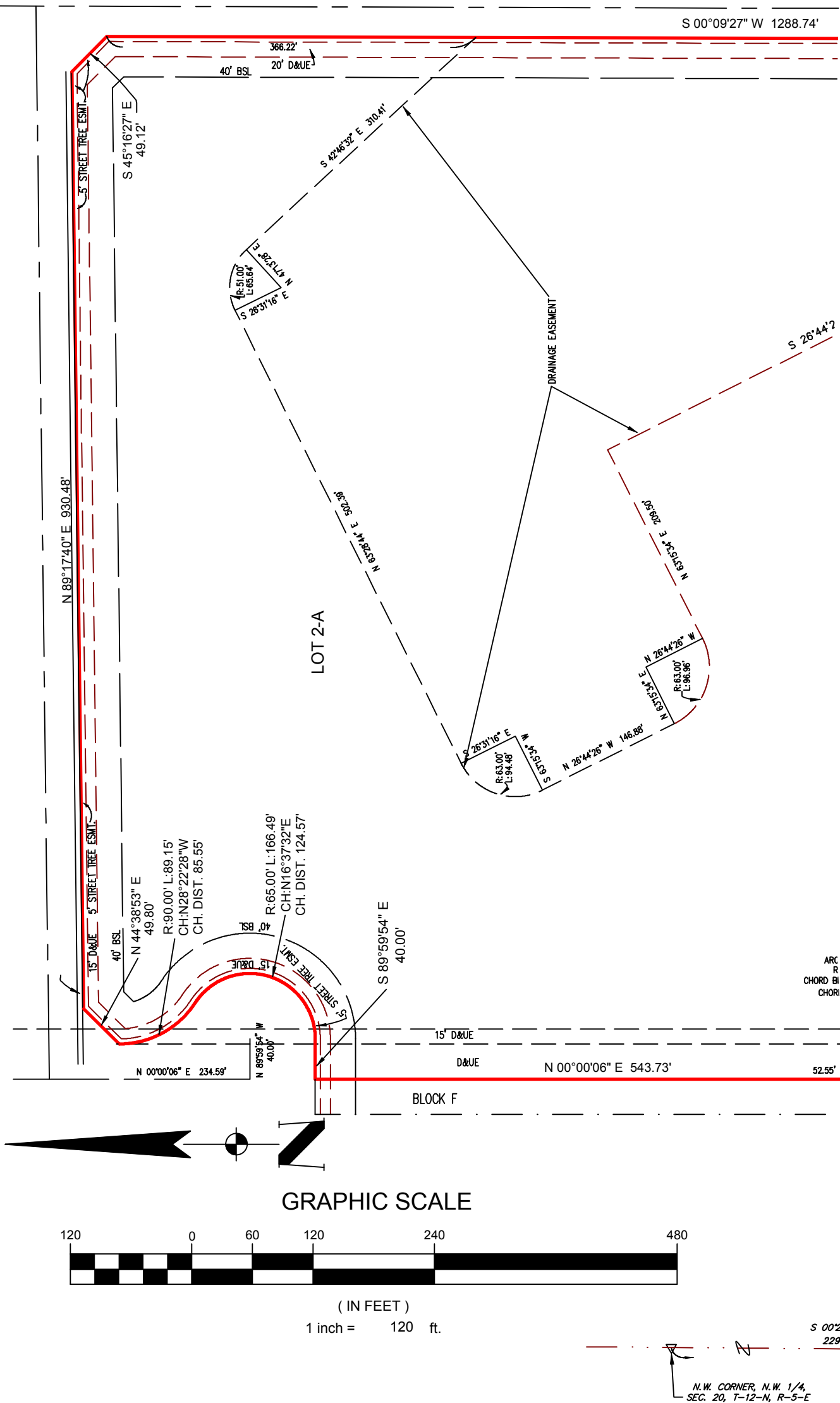
STATE OF INDIANA )  
COUNTY OF \_\_\_\_\_ ) SS

Before me, the undersigned Notary Public, personally appeared Steven W. Reeves, and acknowledge execution of the foregoing instrument as his/her voluntary act and deed, for the purpose expressed herein.

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