BOULEVARD TERRACE

An Addition to the City of Indianapolis

We, the undersigned, do hereby certify that the within plat is [illegible] and correct and represents a subdivision, surveyed and staked by us, into streets, lots and blocks of a part of the West ½ of the [illegible] Section 33, Township 16 North, Range 3 East of the 2nd Principal Meridian, in Marion County, Indiana, being more particularly [illegible] as follows:— Beginning on the East Line of Said W½ of the NW¼ at a point 624.0 feet South of the N.E. Cor. of Said West ½ of the NW¼; Thence West 1334.00 feet to the West Line of Said West ½ of the NW¼; Thence South along Said West Line 588.00 feet to a point; Thence East 1335.10 feet to the East Line of Said West ½ of the NW¼; Thence North along Said East Line 588.00 feet to the [illegible] Beginning, containing 18.015 acres.

This subdivision consists of Block "A", containing 10 lots numbered from 1 to 10, both inclusive; Block "B", and Block "A" [illegible] lots numbered from 1 to 8, both inclusive. The size of lots and width of streets are shown on the within plat in [illegible] feet and decimal parts thereof.

Witness my hand and seal this 19th day of January, 1946.

Henry B. Steeg & Associates, Engineers

By: Henry B. Steeg

Registered Engineer No. 1484, Indiana

The undersigned owner hereby certifies that it does hereby lay off, plat and subdivide into streets, blocks and lots, in accordance with the within plat, the real estate described in the foregoing Engineer's Certificate.

This subdivision shall be known and designated as "Boulevard Terrace", an addition to the City of Indianapolis, Indiana.

There are strips of ground four (4) feet in width as shown on the within plat reserved for the use of public utility companies for the installation and maintenance of poles, wires, guys and mains. No structures shall be erected or maintained on such utility easements by the owners of lots in this subdivision.

The undersigned owner hereby establishes building lines as shown on the within plat, between which lines and the street [illegible] building or structure other than one story, unenclosed porches and fences shall be erected or maintained.

Prior to the time that this subdivision is annexed to the City of Indianapolis and zoned by said City, no building shall be erected or maintained on any lot in Block "A" which building shall accommodate or make provision for more than one (1) family for each 4800 square feet area of such lot; nor shall any building be erected or maintained on any lot in Block "A" which shall accommodate or make provision for more than one (1) family for each 2400 square feet area of such lot; nor shall Block "B" be re-subdivided into lots having an area of less than 4800 square feet or a width of less than 50 feet; nor shall any lot or block be used for business purposes.

In witness whereof we have hereunto set our hands and seal this 19th day of January, 1946.

Mutual Realty Corporation

By: C B Durham, President — By: Frank Wright, Secretary

State of Indiana } ss:
County of Marion }

Before me, a notary public in and for said County and State, personally appeared Mutual Realty Corporation, an Indiana Corporation, by C. B. Durham, President, and Frank Wright, Secretary, who separately and [illegible] acknowledged the execution of the foregoing instrument.

Witness my hand and notarial seal this 19th day of January, 1946.

My Commission Expires Sept. 17-1947

M. M. Burgess, Notary Public

DULY ENTERED FOR TAXATION
MAR 6 1946
Robert S. Moore
County Auditor

Approved January 28, 1946
[illegible]
[illegible]
[illegible]
Board of Park Commissioners
City of Indianapolis

Approved this 21st day of January 1946
City Plan Commission
City of Indianapolis
[illegible] President
[illegible] Secretary

Approved January 28 1946
[illegible]
[illegible]
[illegible]
[illegible]
Board of Public Works and Services

Approved this 16th day of March 1946
[illegible]
Marion County Draftsman

Registered at 2:30 [illegible]
Mar 6 1946