

No. 10369 ✓ MECHANIC'S LIEN

October 31, 1955

To CECIL GARRETT & JOYCE MARIE HURIN and all others concerned.

YOU ARE HEREBY NOTIFIED, That Leech Lumber & Coal Company intend to hold a Mechanic's Lien on Pt. S.E.- S. W - Section 2, Township 15, Range 1 East located in Washington Township

as well as upon the house recently erected thereon by _____ for the sum of Ninety dollars eighty cents (90.80) DOLLARS, for work and labor done and materials furnished by _____ in the erection and construction of said house, which work and labor done, and materials furnished, was done and furnished by _____ at your special instance and request, and within the last sixty days.

LEECH LUMBER & COAL CO.
H.W.Leech

Entered for Record October 31, 1955 at 1:59 P.M. *Maudie E. Pyenson* R.H.C.

No. 10371 CERTIFICATE OF DEDICATION & RESTRICTIONS

We, the undersigned, FRED W. HINIZE and ARDITH HINIZE, husband and wife, owners of the real estate described in the engineer's certificate on the plat of First Section Clermont Heights Subdivision, Hendricks County, Indiana, hereby certify that we do, by this instrument, lay off plat and subdivide said real estate into lots and streets in accordance with the accompanying plat.

This addition shall be known as First Section Clermont Heights, Hendricks County, Indiana. All streets not heretofore dedicated, are hereby and by this instrument dedicated to public use as such, according to full dimensions as shown on said plat. The addition consists of Fourteen (14) Lots with dimensions as shown on the plat. These lots are intended for residential use only.

No structure shall be erected within twenty-five (25) feet of any street line, nor within five (5) feet of any side property line.

No residence shall be permitted which contains less than six hundred and sixty (660) square feet of floor space, exclusive of open porches. The floor space area shall not include that of carport, garage, either attached or detached. No garage larger than a two car garage is permitted. No trailer, basement, shack, tent, barn or other out-buildings, shall be erected at any time as a residence, temporary or permanent, nor shall any structure of a temporary character be used as a residence.

No fence over 30" high permitted between front property line and building setback line.

Easements for installation and maintenance of utilities and drainage facilities are reserved as shown on the recorded plat.

No noxious or offensive activity shall be carried on upon any lot nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.

No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept provided that they are not kept, bred or maintained for any commercial purpose.

No lot shall be used or maintained as a dumping grounds for rubbish. Trash, garbage or other wastes shall not be kept except in sanitary containers.

No septic tank or tanks or disposal field or part of the disposal field shall be

No. 2628 Danville, Ind. *June 27 1954*
This Mortgage has been fully paid and satisfied and the same is hereby released
Leech Lumber & Coal Co
June 27 1954 11:48 AM
Maudie E. Pyenson
R.H.C.

Covers Sec 1-5

10201-740.7-1700
For amendment to this Certificate of Dedication & restrictions see, Miscel, 34 page - 590. Maudie E. Pyenson R.H.C.

For amendment to this Certificate of Dedication & Restrictions see miscel p. 852-3. Maudie E. Pyenson R

These covenants are to run with the land and shall be binding on all parties and all persons claiming under them for a period of twenty-five (25) years from the date these covenants are recorded, after which time said covenants shall be automatically extended for successive periods of 10 years unless an instrument signed by a majority of the then owners of the lots has been recorded, agreeing to change said covenants in whole or in part.

Enforcement shall be by proceedings at law or in equity against any person or persons violating or attempting to violate any covenant either to restrain violation or to recover damages.

Invalidation of any one of these covenants by judgment or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

WITNESS our hands and seals this 19th day of September, 1955.

Fred W. Hintz (Seal)
Ardith Hintz (Seal)

STATE OF ILLINOIS) SS
COUNTY OF WILL)

I, Betty L. Stone, a Notary Public in and for the said County, in the State aforesaid, do hereby certify that Fred W. Hintze and Ardith Hintze, husband and wife, not in tenancy in common, but in joint tenancy, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument at their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 19th day of September, 1955.

(SEAL)

Betty L. Stone, Notary Public

Entered for Record October 31, 1955 at 2:01 P.M. *Mead E. Ryan* P.F.C.

No. 10381 ✓ UNITED STATES CERTIFICATE RELEASING ESTATE TAX LIEN

District of INDIANA Date of death January 26, 1955 Estate of JOEL V. HUFFORD
Residence at time of death BROWNSBURG, INDIANA

By direction of the Commissioner of Internal Revenue, and in accordance with the provisions of the laws applicable to the collection of internal revenue, I do hereby certify that the estate tax with respect to the above-named estate, has been fully discharged or duly provided for, wherefore and by reason whereof, I do hereby issue this certificate releasing the lien of the United States imposed by Section 6324 of the Internal Revenue Code of 1954 on the following described property:

A part of the South East quarter and a part of the South Half of the North East quarter of Section 22, Township 16 North, Range 1 East, described as follows, to-wit:
From the North East corner of the South East quarter of said section 22 running thence North on and along the East line of the North East quarter of said Section 16.2 feet to a point in Southerly right-of-way line of the B & O Railroad, running thence North 74.06 degrees West in and along said right-of-way line 527.2 feet to the beginning point of this description. From said beginning point continuing thence North 74.06 degrees West along said right-of-way line (Old deed say North 73 degrees West, and 56 minutes) 31.81 chains to the center of Big White Lick Creek; thence running South 39 degrees and 54 minutes West in the center of said stream, a distance of 3.79 chains to the West line of the South half of the North East quarter of said Section; thence running South along the West line of said South half quarter and continuing South along the West line of the South East quarter of said Section a distance of 24.95 chains to the center of the W. B. Graham free gravel road; thence running South 80 degrees and 29 minutes East in the center of said road a distance of 4.21 chains to an iron pin; thence running South 76 degrees and 49 minutes East in the center of said road a distance of 0.40 chains to a tree pin; thence running South 87 degrees and 04

No. 12351 ✓ AMENDMENT TO CERTIFICATE OF DEDICATION AND RESTRICTIONS

We, the undersigned, being the sole owners and proprietors of the following described real estate, to-wit:

Lots Number One (1) to Fourteen (14) inclusive in Section 1, Clermont Heights, Lincoln Township, Hendricks County, Indiana as per plat thereof recorded October 31, 1955 in Plat Book 4 page 93 in the office of the Recorder of Hendricks County, State of Indiana,

do hereby declare the certificate of dedication and Restrictions dated September 19, 1955 and recorded October 31, 1955 in Miscellaneous Record 34 page 481 to be amended, in part, to read as follows:

"No septic tank or tanks or disposal field or part of the disposal field shall be located or installed within a radius of 50 feet from any well or wells."

IN WITNESS WHEREOF, the said parties, as sole owners and proprietors of the above described real estate, have hereunto set their hands and seals this 31st day of January, 1956.

Fred W. Hintze (Seal)
(Fred W. Hintze)
Ardith Hintze (Seal)
(Ardith Hintze)

STATE OF ILLINOIS)
COUNTY OF WILL) SS:

Personally appeared before me, the undersigned Notary Public in and for said County and State Fred W. Hintze and Ardith Hintze as sole owners and proprietors of the aforementioned real estate, and acknowledged the execution of the foregoing Amendment to Certificate of Dedication and Restrictions, to be their voluntary act and deed.

Witness my hand and Notarial Seal this 31st day of January, 1956.

(SEAL) MY commission expires:
January 18, 1959.

Marion O'Brien, Notary Public

Entered for Record February 9, 1956 at 9:01 A.M. *Maude E. Rynear* R.H.C.

No. 12389

AFFIDAVIT

STATE OF INDIANA)
HENDRICKS COUNTY)

Comes now Edith M. Allen being first duly sworn upon her oath deposes and says.

1. That she is the widow and sole heir of Frank Allen now deceased.
2. That she and the said Frank Allen were the grantees in a certain warranty deed to lot number 4 in Block number 1 in the Western Addition to the town of Clayton, Indiana, given one Revilla J. Reitzel, deceased on the 7 day of September, 1939. Said deed being recorded in deed record 146 at page 504 in recorder's office of Hendricks County.

3. That at the time of this conveyance the said Revilla J. Reitzel was unmarried and was the widow of one David A. Reitzel.

4. Your affiant further says that as a part of the consideration of the above mentioned conveyance she and her husband Frank Allen agreed to provide a home for Revilla J. Reitzel and to provide her with clothing, medical attention and a decent burial. Affiant states that the said Revilla J. Reitzel is now deceased and that all bills and accounts incurred by her have been paid in full and that she was given a proper burial and that this expense, has been paid that all of the terms and conditions set forth in the above mentioned conveyance have been fully complied with.

Edith M. Allen

Gradison and W. P. Jennings, being all of the incorporators referred to in Article XI of the foregoing Articles of Incorporation, personally appeared before me; acknowledged the execution thereof; and swore to the truth of the facts therein stated.

WITNESS my hand and Notarial Seal this 30th day of April, 1956.

SEAL
C. B. Dutton
(C. Ben Dutton) Notary Public

My commission expires September 17, 1959

Entered for record September 13, 1956 at 10:04 A.M. *Maudie S. Pymon* R.H.C.

NO. 4155 ✓ DECLARATION OF PAID IN CAPITAL

Declaration of paid in capital of Brownsburg Development Corp.

The undersigned directors of Brownsburg Development Corp. (hereinafter referred to as the "Corporation"), which exists pursuant to the provisions of The Indiana General Corporation Act, as amended, desiring to perform all conditions precedent required by the Act to entitle the Corporation to transact business and incur indebtedness, certify the following facts:

1. The undersigned constitute not less than a majority of the four members of the Board of Directors of the Corporation.

2. Article VIII of the Articles of Incorporation of the Corporation provides that the amount of Paid In Capital with which the Corporation is beginning business is \$5,000.00.

3. Such amount of capital has been fully paid in.

IN WITNESS WHEREOF, the undersigned directors execute this Declaration of Paid-In Capital and certify to the truth of the facts herein stated, this day of 1956.

John B. Lookabill
(John B. Lookabill)

Wolford T. Gradison
(Wolford T. Gradison)

W. P. Jennings
(W. P. Jennings)

STATE OF INDIANA) SS:
COUNTY OF MARION)

I, the undersigned, a Notary Public duly commissioned to take acknowledgments and administer oaths in the State of Indiana, certify that John B. Lookabille, Wolford T. Gradison and W. P. Jennings, a majority of the directors executing the foregoing Declaration of Paid-In Capital, personally appeared before me; acknowledged the execution thereof; and swore to the truth of the facts therein stated.

WITNESS my hand and Notarial Seal this 1st day of May, 1956.

SEAL
C. B. Dutton
(C. Ben Dutton) Notary Public

My commission expires September 17, 1959

Entered for record September 13, 1956 at 10:05 A.M. *Maudie S. Pymon* R.H.C.

NO. 41761 ✓ AMENDMENT TO CERTIFICATE OF DEDICATION AND RESTRICTIONS

We, the undersigned, being the sole owners and proprietors of the following described Real Estate in Hendricks County, State of Indiana to-wit:

Lots Numbered One (1) to Fourteen (14) inclusive in Section 1 Clermont Heights, Lincoln Township, Hendricks County, Indiana, as per plat thereof recorded October 31, 1955 in Plat Book 4 page 93 in the office of the Recorder of Hendricks County, State of Indiana;

"No structure shall be erected within twenty-five (25) feet of any street line, nor within five (5) feet of any side property line, except that detached garages placed at least 85 feet from the street line may be placed with 2, 1/2 feet of any side property line.

IN WITNESS WHEREOF, the said parties, as sole owners and proprietors of the above described real estate, have hereunto set their hands and seals this 27 day of August, 1956.

Fred W. Hintze
(Fred W. Hintze) Ardith Hintze
 (Ardith Hintze)
Charles T. Brown (3) to Fourteen (14) inclusive).
(Charles T. Brown) (Geneva E. Brown)
 (Geneva E. Brown)
Norman L. Haus Ruth E. Haus
(Norman L. Haus) (Ruth E. Haus)
STATE OF ILLINOIS (Owners of Lot Numbered One (1)).
 (Owners of Lot Numbered Two (2)).

SS:

COUNTY OF WILL

Personally appeared before me, the undersigned Notary Public in and for said County and State, Fred W. Hintze and Ardith Hintze, as owner and proprietors of the foregoing numbered Lots, and acknowledged the execution of the foregoing Amendment to Certificate of Dedication and Restrictions, to be their voluntary act and deed.

Witness my hand and Notarial Seal this 27th day of August, 1956.

SEAL

Betty L. Stone
Notary Public

My commission expires: June 29, 1957

STATE OF INDIANA

SS:

HENDRICKS COUNTY

Personally appeared before me, the undersigned Notary Public in and for said County and State Chas. T. Brown and Geneve E. Brown, husband and wife, as owner of Lot Numbered 1, and acknowledged the execution of the foregoing Amendment to Certificate of Dedication and Restrictions to be their voluntary act and deed.

Witness my hand and Notarial Seal this 10 day of September, 1956.

SEAL

Dave C. Deufer
Notary Public

My commission expires: 2/25/57

STATE OF INDIANA

SS:

HENDRICKS COUNTY

Personally appeared before me, the undersigned Notary Public in and for said County and State Norman L. Haus and Ruth E. Haus, husband and wife, as owner of Lot Numbered 2, and acknowledged the execution of the foregoing Amendment to Certificate of Dedication and Restrictions to be their voluntary act and deed.

Witness my hand and Notarial Seal this 10 day of Sept., 1956.

SEAL

Dave C. Deufer
(Notary Public)

My commission expires: 2/25/57

Entered for record September 14, 1956 at 8:36 A.M. *Maude E. Pynn* R.H.C.