

SECTION CORNER RECORD

BOONE COUNTY SURVEYOR'S OFFICE

NE 100-100

State Plane grid coordinates NAD83 (CORS96):

North: 1750906.16 East: 3129844.97 (U.S. survey feet)

Type of monument: Harrison, 4" disk 'Section Corner'

Depth: One inch below adjacent road surface

Indiana tie card references:

IN02_T19NR1E30_80 IN02_T19NR1E29_72

IN02_T19NR1E31_08 IN02_T19NR1E32_00

CORNER WITNESS DETAIL

SCALE 1" = 40'

- A - Boone County witness mark, flush, 28.54'
- B - Mag nail found in W. side, wood corner post, 3 in. a.g., 34.65'
- C - Mag nail found in N. side power pole, 4 in. a.g., 15.20'
- D - Mag spike found in E. side power pole, 14 in. a.g., 12.10'

Boone County witness mark is a 3/8" diameter x 2' long rebar bearing a metal cap stamped "Boone County Witness Point."

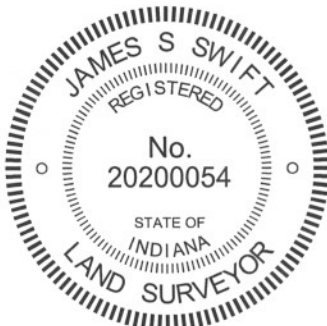
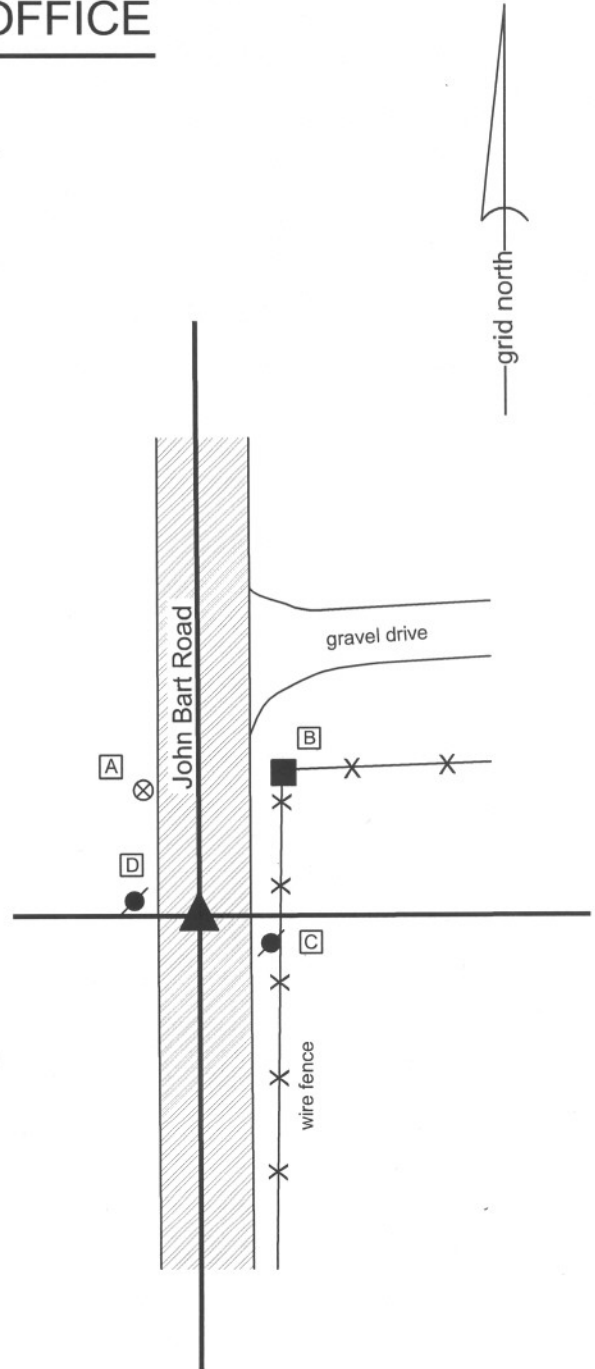
The harrison monument was found in place.

No specific descriptions of this corner were found in the BCS Surveyor's Record. An undated tie card believed to date from the late 1960s (most likely from 1968) shows the corner as a stone found, R.R. rail set, with attribution to the crew of "Ken and J.R." A tie card dated August 2, 2005 shows the corner as a harrison monument with no documentation of source.

It is known that it was common practice for crews in the late 1960s and early 1970s to remove a corner stone, if found, and replace it with a railroad rail set vertically. The 2005 tie card does not document the monument found or replaced when the harrison monument was set, but the distance ties generally agree with the ties from the earlier tie card.

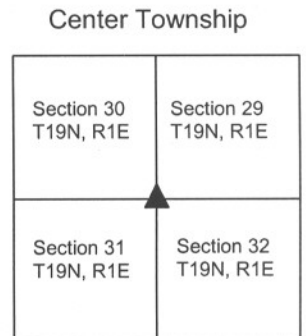
No excavation was performed at this corner. The harrison monument appears to be stable and is believed to be in the same position as the stone found previously. The harrison monument was held as marking the corner.

This corner was originally established as a wood post in June, 1822.



Kenneth E. Hedge
 Kenneth E. Hedge, County Surveyor

James S. Swift
 James S. Swift, IN LS 20200054
 January 15, 2013



SECTION CORNER RECORD

NE 150-000

BOONE COUNTY SURVEYOR'S OFFICE

State Plane grid coordinates NAD83 (2011):

Corner 1: North: 1753516.78 East: 3124836.73 (U.S. survey feet)

Corner 2: North: 1753550.08 East: 3124836.71 (U.S. survey feet)

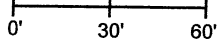
Monument: 5/8" diameter rebar, 24" long, with aluminum cap stamped 'Boone County Surveyor', flush with adjacent ground

Indiana tie card references:

IN02_T19NR1W25_44 IN02_T19NR1E30_36

CORNER WITNESS DETAIL

SCALE 1" = 60'



A - West edge pole post, fence north and south, 1' a.g.,

29.3' to Corner 1, 10.2' to Corner 2

B - N.W. edge pole post, fence north and southwest, 1' a.g.,

52.7' to Corner 1, 85.7' to Corner 2

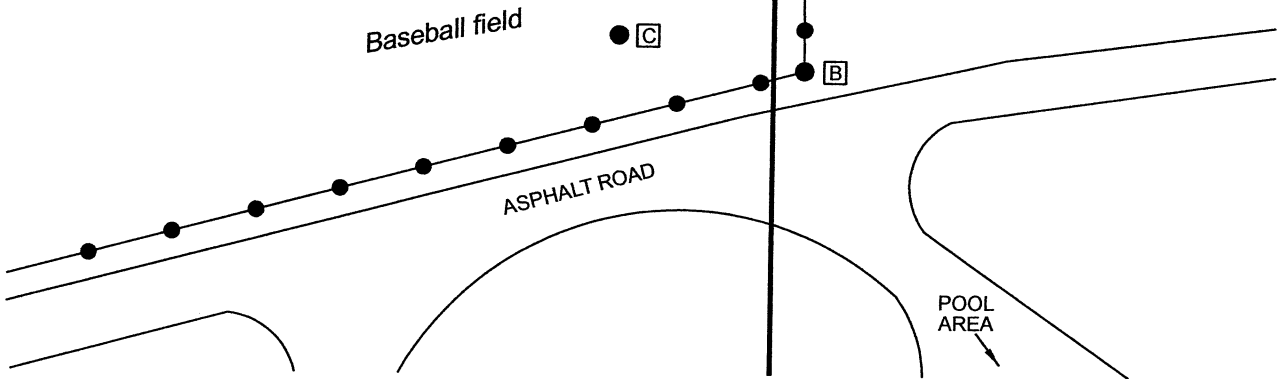
C - South edge pole post, end of outfield fence

63.3' to Corner 1, 88.5' to Corner 2

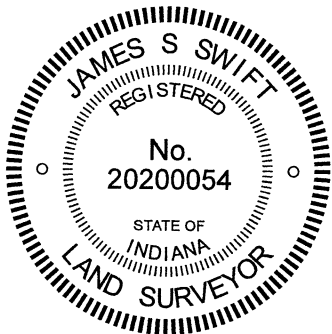
D - S.W. corner concrete pad, batting cage

65.9' to Corner 1, 40.9' to Corner 2

- chainlink fence



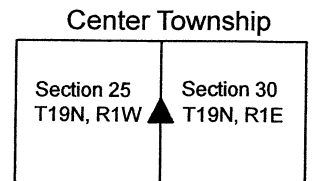
SEE PAGE 2 FOR WRITTEN REPORT



Kenneth E. Hedge
Kenneth E. Hedge, County Surveyor

James S. Swift
James S. Swift, IN LS 20200054

December 9, 2020 Page 1 of 2



SECTION CORNER RECORD

NE 150-000

BOONE COUNTY SURVEYOR'S OFFICE

State Plane grid coordinates NAD83 (2011):

Corner 1: North: 1753516.78 East: 3124836.73 (U.S. survey feet)

Corner 2: North: 1753550.08 East: 3124836.71 (U.S. survey feet)

Monument: 5/8" diameter rebar, 24" long, with aluminum cap stamped 'Boone County Surveyor', flush with adjacent ground

Indiana tie card references:

IN02_T19NR1W25_44 IN02_T19NR1E30_36

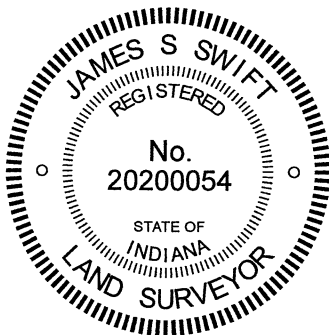
The rebar at Corner 2 was set in place of a 5/8-inch diameter rebar found 9 inches below grade. The rebar at Corner 1 was set at a calculated position.

Corner 1 represents an original corner of the PLSS, set on the Second Principal Meridian in 1819. Corner 2 is not an original corner of the PLSS. The computed average offset between the two corners, per the original federal field notes, is 57.5 links or 37.95 feet.

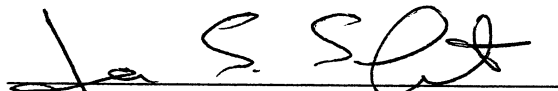
A 5/8-inch diameter rebar with orange plastic cap stamped 'section corner' was found at 9 inches below grade, west of a north-south chain link fence and in-line with a fence to the east providing evidence of occupation between Lebanon Memorial Park and the Ulen Country Club. The rebar is shown as having been set on a survey by Cary B. Dodge, Indiana LS No S0288, dated June 24, 2004 which is recorded as the final three pages of the deed for the Cowan to Winteregg property, recorded as Instrument 040806 in the Office of the Boone County Recorder. Notably, the plat of the Sunny Brook Addition to Lebanon, recorded in Plat Book 2, page 152B and certified by Frank S. Howard, Indiana Registered Engineer No. 3667 on October 11, 1954, is tied to this corner. Sunny Brook is located entirely in Section 25, T19N, R1W but is described from the southwest corner of the northwest quarter of Section 30, T19N, R1E. No reference is made to the southeast corner of the northeast quarter of Section 25. The position of the found, capped rebar fits precisely with monuments found marking lot corners on the east side of Sunny Brook and it appears that Mr. Dodge established the position of the corner with respect to the Sunny Brook Addition. The Winteregg and Cowan properties are also in Section 25. Hence, it is noted that the deeds for nearby properties and the nearby subdivision in Section 25 are all tied to the west quarter corner of Section 30, rather than the east quarter corner of Section 25. Furthermore, the deed for the adjoining part of the Lebanon Memorial Park, as described in Deed Record 129, page 422, dated June 7, 1935, is also in Section 25, but tied to the southwest corner of the northwest quarter of Section 30. Clearly, the west quarter corner of Section 30 has been treated as the dominant corner for a long time. The found rebar was accepted as marking this corner. No excavation was performed due to the presence of underground utilities in the immediate vicinity of the corner.

Though not called out in the deeds of the adjoining and nearby properties, the east quarter corner of Section 25 is nonetheless important, as it represents the easterly terminus of the line between numerous properties west of State Road 39. Most of these properties are platted as part of several different additions of the 'Northfield Village.' The first plat of this series is recorded in Plat Book 2, page 140 in the Recorder's Office, certified by Frank S. Howard, the same engineer who laid out the Sunny Brook Addition. The plat does not show the east quarter corner of Section 25, but is referenced to it. Additional Northfield Village plats also do not show this corner, but are clearly tied to the line between the northeast and southeast quarters of Section 25. The commercial properties immediately west of State Road 39 which adjoin this line (see R.J.L Properties LLC, Instrument 2006001571, Parkview Center LLC, Instrument 2014004070 and Goodrich Quality Theaters, Instrument 20200010438) are all referenced to the northwest corner of the northeast quarter of the southeast quarter of section 25 and call for the quarter section line. A 5/8-inch diameter rebar with a metal cap stamped 'Carl Anderson' (former Boone County Surveyor) was found marking the position clearly held as said northwest corner, northeast quarter, southeast quarter. This monument fit well with other monuments and relevant calls tied to the corner. For the purpose of establishing the east quarter corner of Section 25, the Anderson capped rebar was held as marking the quarter-quarter corner and the east quarter corner was established at the easterly prolongation of a line defined by several rebars found (Hause and Dodge caps) and an iron pipe found at the west edge of S.R. 39. The specific position of the corner was established at the intersection of this line with the southerly prolongation of the line connecting the northeast corner of Section 25 (see BCS Corner NW 200-000) and the rebar found marking Corner 2, as discussed above. It is noted that, although the plat of Northfield Village appears to treat the east-west line as a common, straight line, monuments found both east and west of the aforementioned Carl Anderson rebar indicate that the line has been treated bending slightly at the quarter-quarter corner.

The rebar found and held as marking Corner 2 was replaced with a new rebar, set in concrete, with metal cap stamped 'Boone County Surveyor' set flush with the adjoining ground on November 20, 2020. On the same day, a rebar with identical cap was set in concrete at the computed position of Corner 1. Rebars were set rather than Harrison monuments due to the presence of underground utilities. It is noted that the separation between the corners is 33.30 feet, 4.6 feet less than the computed average offset. The found monumentation is held as superior evidence to the computed offset.

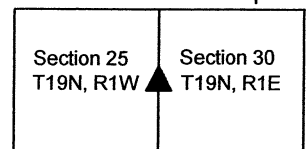



Kenneth E. Hedge, County Surveyor


James S. Swift, IN LS 20200054

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Center Township



SECTION CORNER RECORD

NE 150-100


BOONE COUNTY SURVEYOR'S OFFICE

State Plane grid coordinates NAD83 (CORS96):
North: 1753540.24 East: 3129831.70 (U.S. survey feet)

Type of monument: Harrison, 4" disk 'Section Corner'
Depth: One inch below adjacent road surface

Indiana tie card references:
IN02_T19NR1E29_36
IN02_T19NR1E30_44

CORNER WITNESS DETAIL

SCALE 1" = 40' 

- A - Mag nail set in N.E. side power pole, 1' a.g., 20.57'
- B - Boone County witness mark, flush, 30.20'
- C - Mag nail set in W. side power pole, 1' a.g., 73.10'
- D - Boone County witness mark, flush, 40.74'

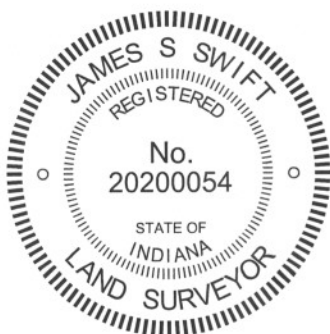
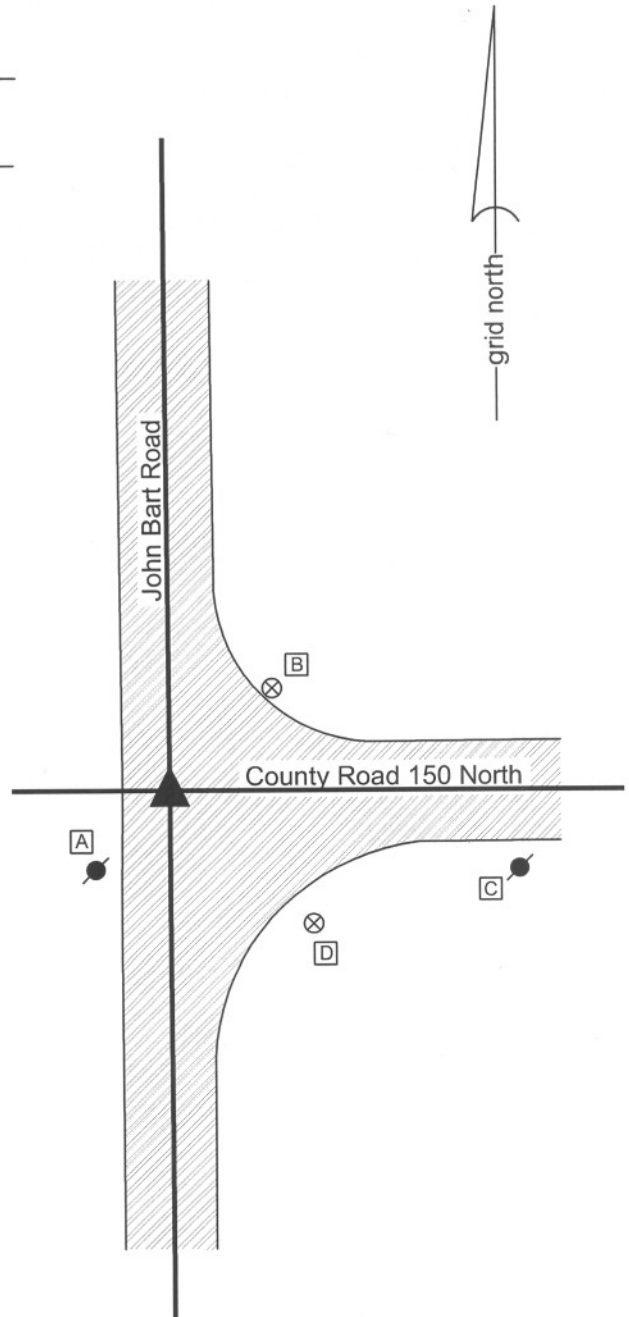
Boone County witness mark is a 3/8" diameter x 2' long rebar bearing a metal cap stamped "Boone County Witness Point."

The harrison monument was set in place of a harrison monument found. A BCS record dated October 1, 1870 states "Reestablished from stumps. Rock 25.12.1." A BCS tie card dated August 2, 2005 shows the corner as a harrison monument with no documentation of source.

This corner was excavated on June 26, 2012. Prior to excavation, a harrison monument was found at 2 inches below grade, in conformity with the 2005 distance ties.

Excavation revealed a railroad rail found at 14 inches deep, directly below the harrison monument. Excavation of a 5 foot N-S by 5 foot E-W area centered on the harrison revealed no further evidence of the corner. Excavation was performed to a depth of 30 inches. The bottom of the road bed was found at approximately 26 inches deep.

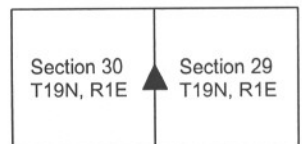
A new harrison monument was set in place of the found monument. This corner was originally established as a wood post in June, 1822.



Kenneth E. Hedge
Kenneth E. Hedge, County Surveyor

James S. Swift
James S. Swift, IN LS 20200054
January 15, 2013

Center Township



SECTION CORNER RECORD

NE 200-000

BOONE COUNTY SURVEYOR'S OFFICE

State Plane grid coordinates NAD83 (2011):

Corner 1: North: 1756158.94 East: 3124834.89 (U.S. survey feet)

Corner 2: North: 1756201.95 East: 3124834.87 (U.S. survey feet)

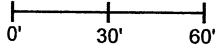
Monument: 5/8" diameter rebar, 30" long, with aluminum cap stamped 'Boone County Surveyor', 1 inch up (Corner 1), flush (Corner 2)

Indiana tie card references:

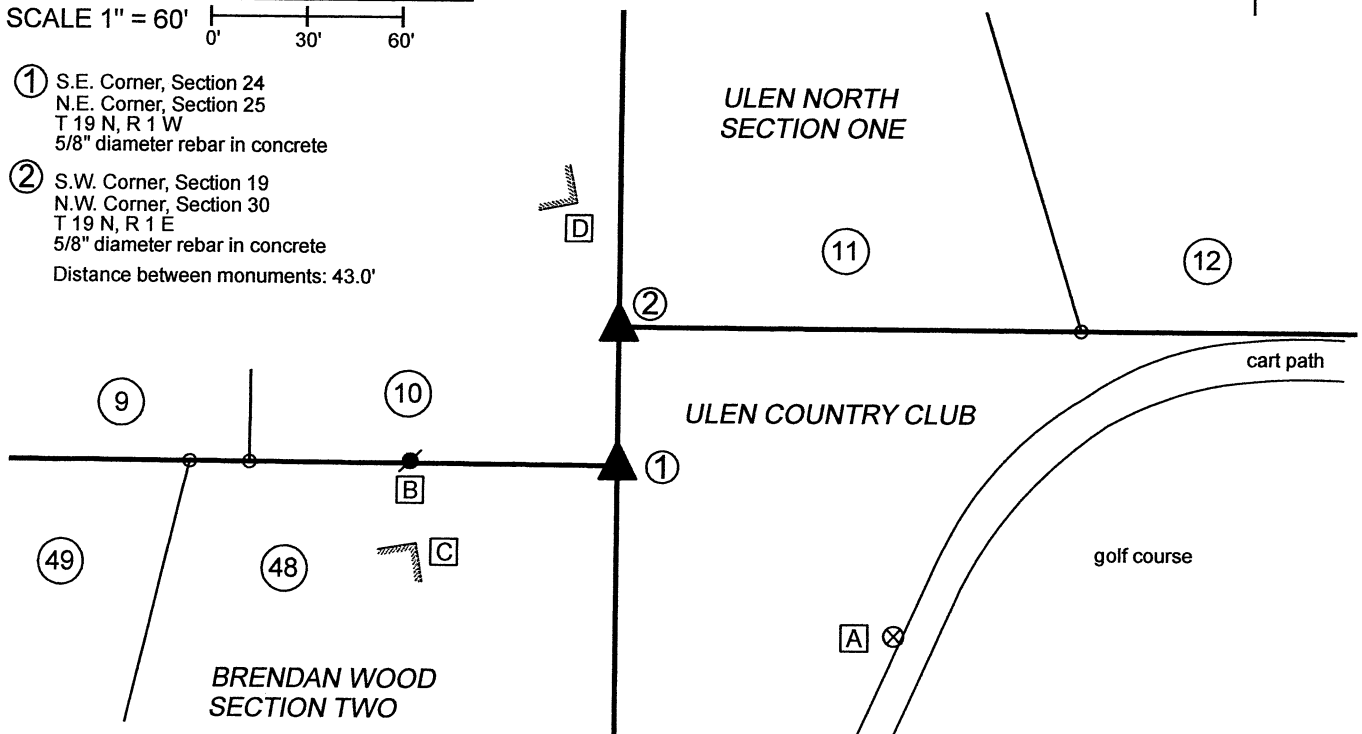
IN02_T19NR1E19_72 IN02_T19NR1W24_80

IN02_T19NR1W25_08 IN02_T19NR1E30_00

CORNER WITNESS DETAIL

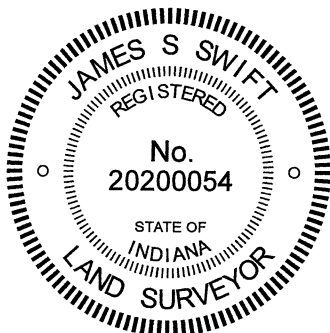
SCALE 1" = 60' 

- ① S.E. Corner, Section 24
N.E. Corner, Section 25
T 19 N, R 1 W
5/8" diameter rebar in concrete
- ② S.W. Corner, Section 19
N.W. Corner, Section 30
T 19 N, R 1 E
5/8" diameter rebar in concrete
Distance between monuments: 43.0'



SEE PAGE 2 FOR WRITTEN REPORT

- A - Boone County witness mark, flush, 101.4' to corner 1, 129.1' to corner 2
- B - Mag nail set in N. side power pole, 2' a.g., 64.7' to corner 1, 77.1' to corner 2
- C - N.E. corner brick house, 2' a.g., 67.3' to corner 1, 92.3' to corner 2
- D - S.E. corner brick house, 2' a.g., 82.9' to corner 1, 41.1' to corner 2



Kenneth E. Hedge
Kenneth E. Hedge, County Surveyor

James S. Swift
James S. Swift, IN LS 20200054

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Center Township

Section 24 T19N, R1W	Section 19 T19N, R1E
Section 25 T19N, R1W	Section 30 T19N, R1E

SECTION CORNER RECORD

NE 200-000

BOONE COUNTY SURVEYOR'S OFFICE

State Plane grid coordinates NAD83 (2011):

Corner 1: North: 1756158.94 East: 3124834.89 (U.S. survey feet)

Corner 2: North: 1756201.95 East: 3124834.87 (U.S. survey feet)

Monument: 5/8" diameter rebar, 30" long, with aluminum cap stamped 'Boone County Surveyor', 1 inch up (Corner 1), flush (Corner 2)

Indiana tie card references:

IN02_T19NR1E19_72 IN02_T19NR1W24_80

IN02_T19NR1W25_08 IN02_T19NR1E30_00

The rebars with metal caps at both corners were set with respect to other monuments and evidence found, as shown on the plats of the Brendan Wood and Ulen North subdivisions.

At Corner 1, two different monuments were found ostensibly marking the corner. The obvious monument, visible and above-ground, was a 5/8-inch rebar with a yellow plastic cap, markings illegible, protruding 4 inches out of the ground. The other monument was a 1/2-inch diameter rebar found 7 inches below grade. The 1/2 inch rebar was located 1.7 feet south on 0.4 feet west of the 5/8 inch rebar. At Corner 2, a 1/2-inch diameter rebar was found 4 inches below grade.

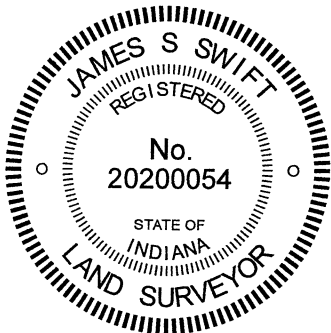
Corner 1 represents the northeast corner of Brendan Wood Second Section, as recorded in Plat Book 3, page 142 in the Office of the Boone County Recorder. This plat was certified by Robert Scherschel, Indiana LS No. 3907 on November 20, 1963. The adjoining plat to the north is Ulen North, Section 1, recorded in Plat Book 6, page 24 and certified by Gus G. Schulz, Indiana LS No. 10292 on August 24, 1977.

Corner 1 represents the southeast corner of Lot 10 in Ulen North and Corner 2 represents the southwest corner of Lot 11, being on the east line of Lot 10. It is noted that Ulen North straddles the section line and Second Principal Meridian, while Brendan Wood Second Addition is entirely in Section 25, T19N, R1W. The Ulen North plat shows both section corners, with Corner 2 shown as being 44.08 feet north of Corner 1. The found 1/2-inch diameter rebars are believed to mark the corners as they were set when Ulen North Section One was laid out or at the time of the re-plot of Lots 1 and 18, certified by Robert Hutchison, Indiana LS No. 10057 on June 4, 1979, as recorded in Plat Book 6, page 39. However, based on retracement of lot corners in both subdivisions, it appears Ulen North overlapped slightly onto the existing Brendan Wood lots. As retraced with respect to monuments found marking numerous lot corners, it also appears that the existing, visible 5/8-inch rebar with broken plastic cap was slightly north of the northeast corner of Brendan Wood Section 2 as originally laid out. Overall, approximately 0.4 foot uncertainty in all directions may be attributed to retraced position of the northeast corner of Brendan Wood Section 2. But no monuments found marking lot corners to the west indicated a position quite as far north as the existing, visible, 5/8-inch rebar. This monument is believed not to be original and also appears that it may have been moved at some point in the past. The cap appeared to have been smashed down onto the shaft of the rebar and the rebar was quite loose in the ground, being easily pulled by hand. The rebar was 20 inches long and had been protruding out of the ground. This was anything but a permanent monument, firmly fixed to the ground.

Based on the relative positions of other found monuments, the position of Corner 1 was established at platted distance (286.65 feet) north of a rebar with metal cap at the southeast corner of Lot 47, Brendan Wood Second addition, at the same easting as the found 5/8 inch rebar and 0.6 foot south of the position of the found 5/8-inch rebar. The east dimension of this position is slightly east of that which was computed with respect to monuments found marking lot corners to the west but slightly west of that which was computed with respect to monuments found marking lot corners to the south. As noted above, uncertainties of 0.4 foot in all directions may be attributed to the computed position. The 5/8-inch rebar was removed and a 30-inch length of 5/8-inch rebar was set in concrete at the computed position for the corner. The 1/2-inch diameter rebar was left in place, 0.4 foot west and 1.1 feet south of the corner.

The position of Corner 2 was established on the meridian line as defined by Corner 1 and a Harrison monument marking the east quarter corner of Section 24, T19N, R1W (seek BCS Corner NW-250-000), at the same northing as the found 1/2-inch rebar. This position falls 0.6 foot east of the 1/2-inch rebar. A 30-inch length of 5/8-inch rebar was set in concrete at this position. Both corners were set on November 20, 2020. Due to the presence of numerous underground utilities in the immediate vicinity of the corners, no substantial excavation was performed and Harrison monuments were not set.

It is noted that the closing offset distance reported by the original federal notes for T19N, R1E was 63 links or 41.58 feet. The offset shown on the plat of Ulen North Section 1 is 44.08 feet. The separation of the two corners as established herein is 43.0 feet.



Kenneth E. Hedge
Kenneth E. Hedge, County Surveyor

James S. Swift
James S. Swift, IN LS 20200054

December 9, 2020 Page 2 of 2

Center Township

Section 24 T19N, R1W	Section 19 T19N, R1E
Section 25 T19N, R1W	Section 30 T19N, R1E

SECTION CORNER RECORD

BOONE COUNTY SURVEYOR'S OFFICE

NE 200-100

State Plane grid coordinates NAD83 (CORS96):

North: 1756190.19 East: 3129814.17 (U.S. survey feet)

Type of monument: Harrison, 4" disk 'Section Corner'

Depth: One inch below adjacent road surface

Indiana tie card references:

IN02_T19NR1E19_80 IN02_T19NR1E20_72

IN02_T19NR1E30_08 IN02_T19NR1E29_00

CORNER WITNESS DETAIL

SCALE 1" = 40'

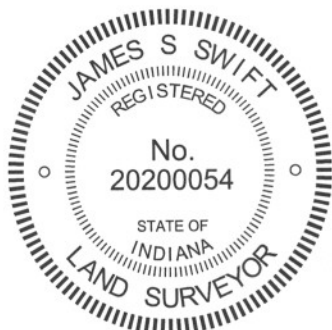
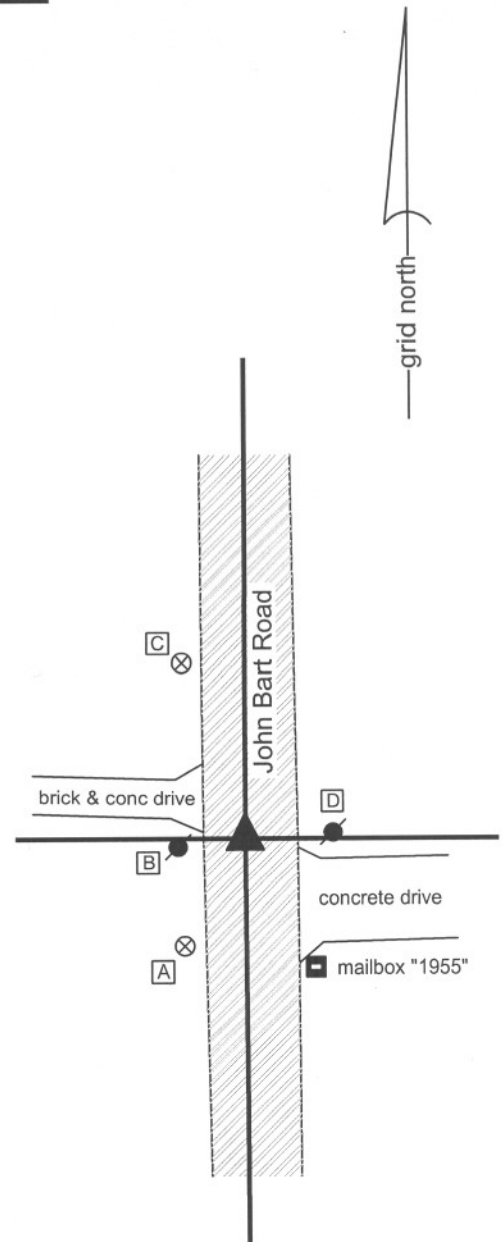
- A - Boone County witness mark, flush, 25.63'
- B - Mag nail found in S. side power pole, 3 in. a.g., 14.47'
- C - Boone County witness mark, flush, 38.88'
- D - Mag nail found in W. side power pole, 1' a.g., 16.59'

Boone County witness mark is a 3/8" diameter x 2' long rebar bearing a metal cap stamped "Boone County Witness Point."

The harrison monument was set in place of a harrison monument found. No specific descriptions of this corner were found in the BCS Surveyor's Record. A BCS tie card dated January 30, 1968 states "no stone found." A BCS tie card dated August 2, 2005 shows the corner as a harrison monument with no documentation of source.

This corner was excavated on June 26, 2012. Prior to excavation, a harrison monument was found at 2 inches below grade. Excavation revealed a vertical section of railroad rail found at 11 inches deep. The harrison monument had been 2 inches west of the position of the top of the rail. Excavation of an area extending 2.5 feet N, 2.5 feet S, 3 feet E and 2 feet W of the harrison/rail revealed no further evidence of the corner. Excavation was performed to a minimum of 17 inches, at least 3 inches into the clay layer found below the road bed. The top of the rail, as found, was held as marking the corner. The rail was removed during excavation and was replaced with a harrison monument in the same position.

This corner was originally established as a wood post in June, 1822.



Kenneth E. Hedge
 Kenneth E. Hedge, County Surveyor

James S. Swift
 James S. Swift, IN LS 20200054
 January 15, 2013

Center Township

Section 19 T19N, R1E	Section 20 T19N, R1E
Section 30 T19N, R1E	Section 29 T19N, R1E