

Pen Law

GENERAL ORDINANCE NO. 3 - 78
REZONING ROANN, INDIANA

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, BEING GENERAL ORDINANCE NO. 1, 1966, AS AMENDED, BY CHANGING SAME AS HEREINAFTER SET OUT AND SPECIFIED.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

1. That all residential areas within the corporate limits of the Town of Roann, Wabash County, Indiana, are re-zoned from Residence 3 Classification Districts to Residence 2 Classification Districts.

2. Part II, Existing Use of Land Maps - Zone Maps, of said Ordinance in the form of the "Legend" of Roann, Indiana, is hereby amended and changed to reflect the re-zoning from R3--Residence Districts to R2-Residence Districts.

This Ordinance shall be in full force and effect from and after its passage by the Board of County Commissioners of Wabash County, Indiana.

PASSED by the Board of County Commissioners of Wabash County, Indiana, this 6th day of Nov., 1978.

Eugene Schenkel
Glen A. Beery
Dean Eppley

Board of County Commissioners, Wabash County, Indiana

ATTEST:


Lloyd Miller,
Lloyd Miller, Auditor, Wabash County, Indiana

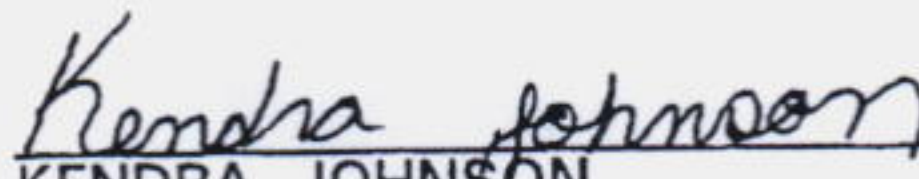
iron pipe set on the easterly right of way of State Highway Numbered 15, said point being 40 feet at perpendicular measurement easterly of the center line; thence north 33 degrees 33 minutes 26 seconds west along said easterly right of way of said State Highway, 273.19 feet to an iron pipe found on the north line of the aforesaid southwest quarter; thence south 88 degrees 44 minutes 28 seconds east along said north line 228.53 feet to the place of beginning.

Containing herein 1.75 acres, more or less.

By this conveyance, the undersigned grantors do release, remise and relinquish to the grantee, all of grantors' right, title and interest in and to the aforescribed real estate by reason of a certain contract, dated March 1, 2001.

Signed this 13th day of October, 2004.

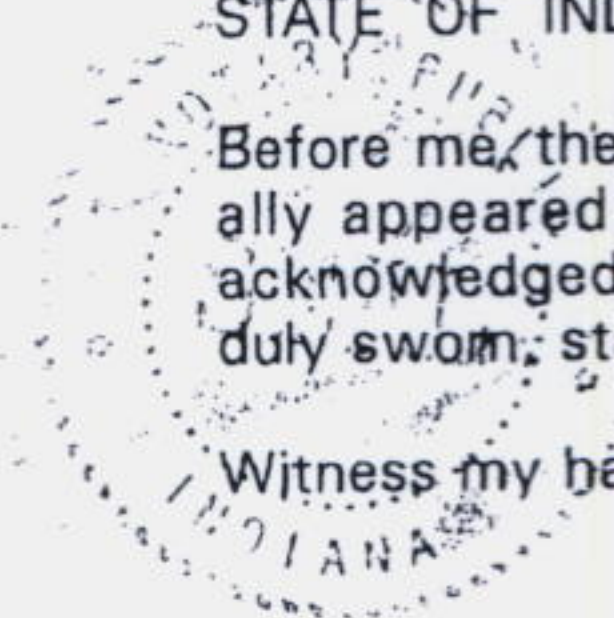

ERICK JOHNSON

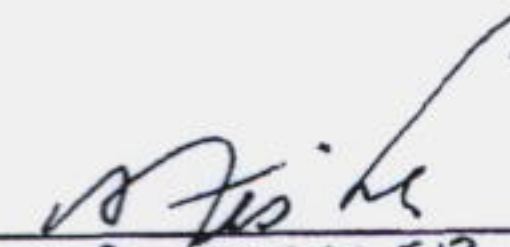

KENDRA JOHNSON

STATE OF INDIANA; COUNTY OF WABASH; SS:

Before me, the undersigned, a Notary Public residing in said County and State, personally appeared ERICK JOHNSON and KENDRA JOHNSON, husband and wife, who acknowledged the execution of the foregoing Quitclaim Deed, and who having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 13th day of October, 2004.




R.P. FISHER
Notary Public, residing in
Wabash County, IN

My Commission Expires: 3-3-09

This Instrument Was Prepared By

LARRY C. THRUSH
Attorney at Law
One North Wabash
Wabash, Indiana 46992

FOUNTAIN VUE ESTATES

GENERAL ORDINANCE NO. 1-1978

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO. 1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Agriculture TO Residential 3

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate herein-after described is changed from agriculture to residential 3 such real estate described as follows, to-wit:

Part of the southwest quarter of Section number twenty-two (22) in Township number twenty-six (26) north, Range number seven (7) east of the second principal meridian in the County of Wabash, State of Indiana.

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 30 day of May, 1978

Sequid (Beery)
Sequid (Egley)

BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

Lloyd R. Miller
AUDITOR, WABASH COUNTY, INDIANA

*Lucy N
Dec 13 N*

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO. 1, 1966 as amended) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM A AGRICULTURE TO I INDUSTRIAL

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from A Agriculture to I Industrial, such real estate described as follows, to-wit:

Part of the Northwest fractional quarter of Section Number Six (6), in Township Number Twenty-eight (28) north, of range Number Seven (7) East, bounded and described as follows, to-wit:

Beginning at the southwest corner of said fractional northwest quarter, thence north along the west line thereof five hundred forty-two and two tenths (542.2) feet; thence north seventy-six (76) degrees twenty (20) minutes east seventy-six (76) feet to a concrete corner post; thence north thirty-five (35) degrees east two hundred (200) feet; thence north thirty (30) degrees forty (40) minutes east one hundred ninety-nine and five tenths (199.5) feet to an I beam post; thence north forty-two (42) degrees forty-eight (48) minutes east four hundred ninety-six (496) feet to an I beam post in the west line of the New York Central Railroad; thence south no (0) degrees eleven (11) minutes west along said right-of-way one thousand two hundred thirty-seven and six tenths (1237.6) feet to a point in the south line of said northwest fractional quarter; thence south eighty-eight (88) degrees west along said south line six hundred twenty-three and seventy-five hundredths (623.75) feet to the place of beginning. Containing twelve and six tenths (12.6) acres, more or less.

SECTION 2. This ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 11th day of December, 1978.

BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

Eugene Schenkel

Glen A. Beery

Dean Eppley

ATTEST:

Lloyd R. Miller
Auditor, Wabash County, Indiana

Rowland

GENERAL ORDINANCE NO. 1-80

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Industrial Reserve TO Residential 3.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from Industrial Reserve to Residential 3 such real estate described as follows, to wit:

33.1 acres South of SR 16 and West of West Street, Roann, Indiana.
(Description)

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 7th day of July, 1980

Blair H. Berry
[Signature]
[Signature]
BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

Lloyd R Miller
AUDITOR, WABASH COUNTY, INDIANA

1-80

ORDINANCE NO 2 - 2004

Ordinance Annexing Real Estate

THIS MATTER involves the annexation of contiguous real estate into the corporate Town of Roann, Indiana.

WHEREAS, the real estate to be annexed is contiguous to the corporate boundaries of the Town of Roann, Indiana; and

WHEREAS, the Board of Directors of the Town of Roann has considered the same, has conducted public hearing hereon and is duly advised in the premises.

NOW, THEREFORE, BE IT HEREBY ORDAINED, that the following described real estate located in Wabash County, Indiana, to-wit:

See attached Exhibit A in two parts

consisting of 32.57 acres, more or less, is hereby annexed to the Town of Roann, Indiana.

BE IT FURTHER ORDAINED that the municipal property taxes imposed on the annexed territory be impounded in a special fund after the annexation takes effect and used to meet the basic services of the annexed property for a period of three (3) years.

a. Basic services include those as are set out in Indiana Code 36-4-3-13(d)(4) which shall include fire protection, street and road maintenance and other non-capital services as normally provided within the corporate limits within one (1) year; and

b. Basic services as described in Indiana Code 36-4-3-13(d)(5) which shall include street construction, street lighting, sewage and water facilities and storm water drainage facilities as normally provided within the corporate limits within three (3) years.

BE IT FURTHER ORDAINED that all property taxes impounded in the fund created by this ordinance shall be expended for the necessary capital and non-capital improvements and maintenance no later than five (5) years after the effective date of this annexation.

*No description of the 33.1 AC could be found.
used this annexation of 28.54 .*

DULY ENTERED FOR TAXATION

JUL 25 2005

Jan E. Ridgeway

ROANN

DESCRIPTION: Part of the Fractional Northeast Quarter of Section number 2, Township 28 North, Range 5 East, Wabash County, Indiana, being more particularly described as follows:

Commencing at the southeast corner of said Fractional Northeast Quarter, marked by a Wabash County section corner monument; thence North 00 degrees 00 minutes 00 seconds East (assumed bearing), along the east line of said Fractional Northeast Quarter, a distance of 1475.61 feet; thence South 90 degrees 00 minutes 00 seconds West, 33.16 feet to the westerly right of way line of Chippewa Street and the POINT OF BEGINNING; thence continuing South 90 degrees 00 minutes 00 seconds West, 216.83 feet to the westerly boundary of a tract of land now (or formerly) owned by John C. Coppler and Ruby J. Coppler as recorded on page 361 of deed record 276 in the records of the office of the Wabash County, Indiana Recorder; thence North 00 degrees 00 minutes 00 seconds East, 94.59 feet; thence South 89 degrees 41 minutes 45 seconds West, 1058.13 feet to the southeasterly right of way line of the former Vandalia Railroad; thence South 54 degrees 27 minutes 51 seconds West, along said right of way line, 167.86 feet; thence North 35 degrees 36 minutes 02 seconds West, 100.00 feet to the northwesterly right of way line of said railroad; thence South 54 degrees 27 minutes 51 seconds West, along said right of way line, 174.24 feet to the southwesterly corner of Lot 5 in Pine Ridge Estates as recorded on pages 503-508 of Plat Book 7 in the records of said Recorder's Office; thence North 35 degrees 36 minutes 02 seconds West, along the westerly line of said Lot 5, a distance of 250.00 feet to the southerly line of Adams Street extended southwesterly; thence South 54 degrees 27 minutes 51 seconds West, along said right of way extension, 10.76 feet; thence North 35 degrees 36 minutes 02 seconds West, 50.00 feet to the northerly line of Adams Street extended southwesterly; thence North 54 degrees 27 minutes 51 seconds East, along said right of way extension, 390.00 feet to the southwesterly corner of Lot 6 in Wheatfield Estates as recorded on pages 193-194 of Plat Book 7 in said Recorder's Office; thence North 35 degrees 35 minutes 59 seconds West, along the westerly line of said Lot 6, a distance of 135.00 feet to the northwest corner thereof; thence North 00 degrees 00 minutes 00 seconds East, 788.96 feet; thence South 89 degrees 52 minutes 20 seconds East, 294.22 feet to the southwest corner of Lot 4 in said Pine Ridge Estates; thence North 00 degrees 48 minutes 27 seconds West, along the westerly line of said Lot 4, a distance of 200.56 feet; thence North 00 degrees 28 minutes 14 seconds West, 192.02 feet; thence North 00 degrees 02 minutes 12 seconds East, 296.00 feet to the north line of said Fractional Northeast Quarter; thence South 89 degrees 35 minutes 02 seconds East, along said north line, 296.00 feet to the westerly right of way line of West Street extended northerly; thence South 00 degrees 02 minutes 12 seconds West, along said westerly right of way line, 967.57 feet to the northerly line of Adams Street; thence South 00 degrees 00 minutes 00 seconds East, along said westerly right of way line, 623.60 feet to the northwesterly right of way line of the former Vandalia Railroad; thence North 54 degrees 27 minutes 51 seconds East, along said northwesterly right of way line, 36.86 feet; thence South 00 degrees 00 minutes 00 seconds East, along the easterly line of West Street extended southerly, a distance of 144.53 feet; thence North 90 degrees 00 minutes 00 seconds East, 268.78 feet; thence North 00 degrees 00 minutes 00 seconds East, 54.00 feet; thence North 90 degrees 00 minutes 00 seconds East, 528.00 feet; thence South 00 degrees 00 minutes 00 seconds East, 54.00 feet; thence North 90 degrees 00 minutes 00 seconds East, 12.00 feet; thence South 00 degrees 00 minutes 00 seconds East, 66.00 feet; thence North 90 degrees 00 minutes 00 seconds East, 132.00 feet to the westerly right of way line of Chippewa Street; thence South 00 degrees 00 minutes 00 seconds East, 240.00 feet to the POINT OF BEGINNING.

Containing 28.54 acres, more or less.

EXHIBIT A

Liberty

LAFONTAINE ARMS APARTMENTS
GENERAL ORDINANCE NO. 2-A-80

AN ORDINANCE AMENDING THE MASTER PLAN OF
THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1,
1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFI-
CATION OF CERTAIN REAL ESTATE FROM R 1
TO R 3.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY,
INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County,
Indiana, the same being General Ordinance No. 1, 1966 as amended, is
hereby further amended, and the classification of the real estate herein-
after described is changed from R 1 to R 3
such real estate described as follows, towit:

(Description) See Attached Exhibit "A"

SECTION 2. This Ordinance shall be in full force and effect from
and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana
this 14 day of April, 1980

Glen A. Berry
James J. Pappas
Tommy A. Berry
BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

Lloyd R. Miller
AUDITOR, WABASH COUNTY, INDIANA

A parcel located in the northwest quarter of Section number Twenty-Seven (27), Township Twenty-Six (26) north, Range Seven (7) east, Two Hundred (200) feet square situated on the west side of Rennaker Street in the Town of LaFontaine, Indiana, south of and immediately adjacent to The Shangri-La Nursing Home.

Lagro

DOUGLAS CLAY

GENERAL ORDINANCE NO. 3-80

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Industrial TO General Business.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate herein-after described is changed from Industrial to General Business such real estate described as follows, to wit:

Pt. NE $\frac{1}{4}$ Sec. 33, Twp. 28N, R7E, Lagro Twp.
(Description)

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 9th day of June, 1980

Don Eppley
Glen A. Berry
Mike Caldwell
BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

Lloyd R Miller
AUDITOR, WABASH COUNTY, INDIANA

Liberty

WILLIAM P. LINES

GENERAL ORDINANCE NO. 4-80

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Agricultural TO General Business

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from Agricultural to General Business such real estate described as follows, to-wit:

(Description)

Pt. SW 1/4 Sec. 15. T26N R7E in Liberty Township

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 10th day of November, 1980

Glen A. Beard
W. Earl Eppley
Chas. Overfield
BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

Lloyd R. Miller
AUDITOR, WABASH COUNTY, INDIANA

Can law

CLIFTON D. CORDES

GENERAL ORDINANCE NO. 1-A-81

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM (R2) Residential TO (A) Agricultural.

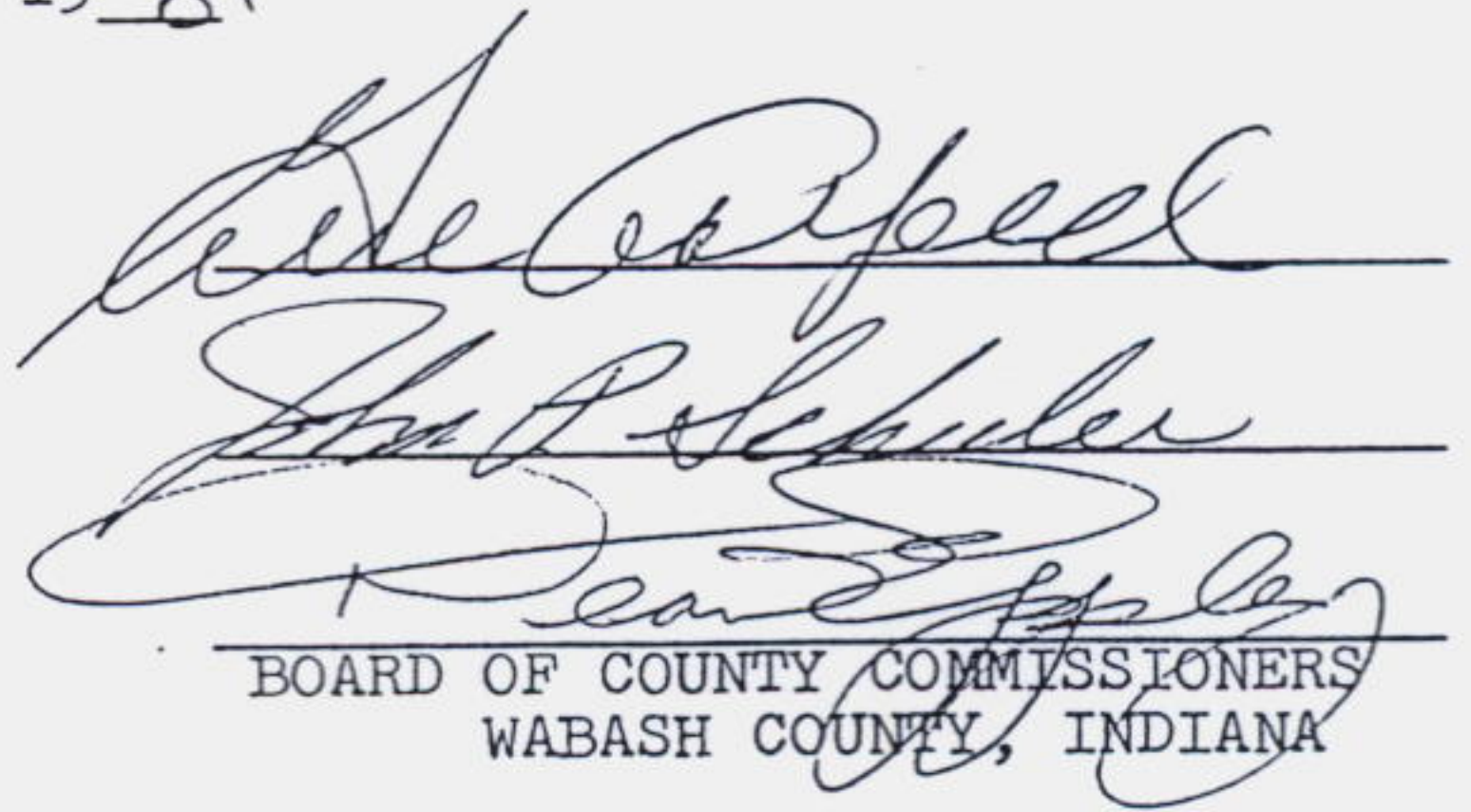
BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from R-2 Residential to Agricultural such real estate described as follows, to-wit:

(Description)

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 9th day of November, 1981


BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

AUDITOR, WABASH COUNTY, INDIANA

(description)

Part of the west fraction of the southeast quarter of Section 36, Twp. 29 N., Range 5 East, bounded and described as follows:

Beginning at a point on the south line of Section 36, distant twelve hundred nineteen and seventy-five hundredths (1219.75) feet west of the southwest corner of the east $\frac{1}{2}$ of the southeast $\frac{1}{4}$ of said section; thence north three hundred and thirty (330) feet; thence east four hundred sixty-three and seventy-five hundredths (463.75) feet; thence south three hundred thirty (330) feet to the south line of said section; thence west four hundred sixty-three and seventy-five hundredths (463.75) feet to the point of origin.

Containing three and fifty-one hundredths (3.51) acres.

Henry A. Becker

GENERAL ORDINANCE NO. 2-81

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Local Business TO General Business

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from Local Business to General Business such real estate described as follows, to wit:

(Description)

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 9th day of November, 1981

[Handwritten signatures of three commissioners]

BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

AUDITOR, WABASH COUNTY, INDIANA

A parcel of land being a part of the west half of the fractional N.W. $\frac{1}{4}$ of Section #5-Twp. 29N-R6E in Pleasant Township, Wabash County, State of Indiana and more particularly described as follows:

Starting at the N.W. Corner of Section #5-Twp. 29N-R6E- thence S 1-42'E 48.5 ft. to a point, thence S 1-03'E-1296.38 ft. to a wood stake, and the place of beginning, thence S85-48'E-556.46 ft to a nail in the center of State Road #15, thence S 0-33 $\frac{1}{2}$ E- 705.35 ft. along the center line to a nail in the center of the road, thence S89-27'W- 548 ft. to a point, thence N 1-03'W- 751.62 ft. to the place of beginning containing 9.217 acres of land D.M.D. calculated.

RICHARD HARVEY

RE-ZONING ORDINANCE NO. 1 - 82

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Residential (R2) TO General Business.

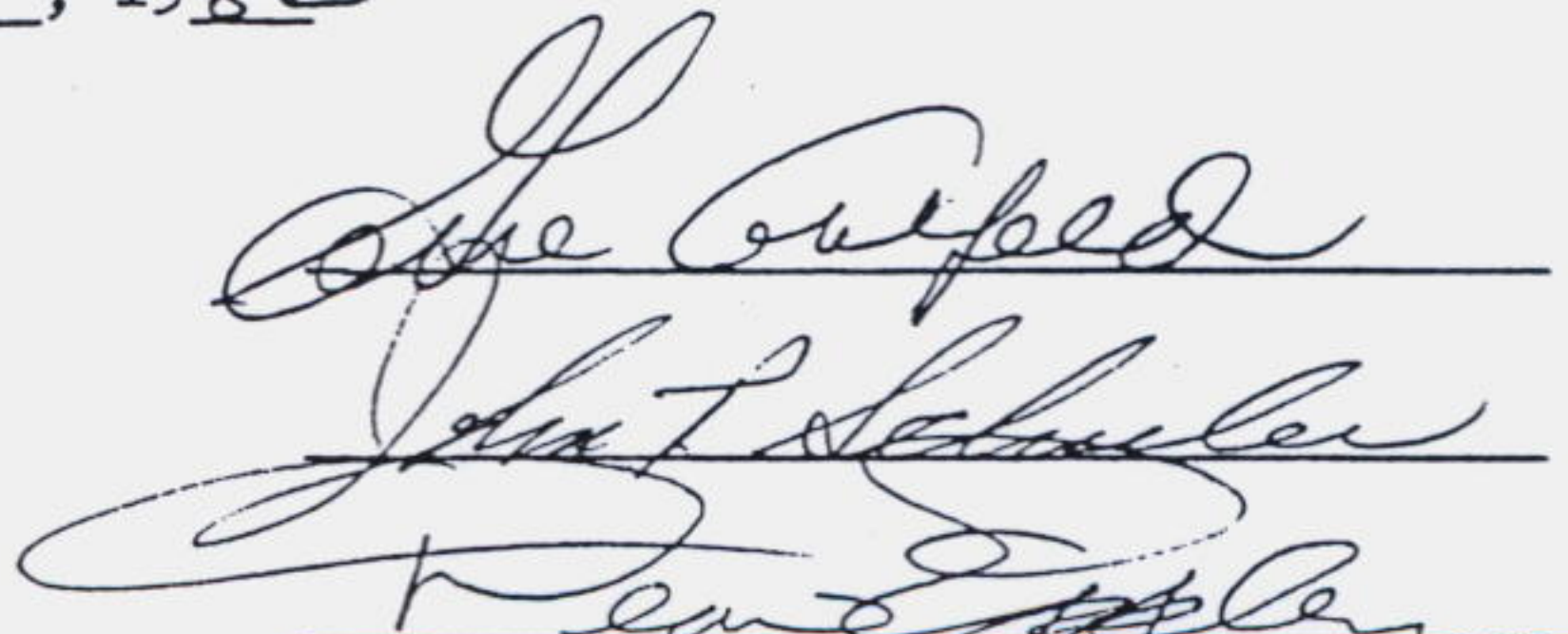
BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from Residential (R2) to General Business such real estate described as follows, to-wit:

(Description) See attached sheet

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 5th day of April, 1982


BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

AUDITOR, WABASH COUNTY, INDIANA

PART of Section Number Ten (10), in Township Number Twenty-nine (29) North of Range Number six (6) east, bounded and described as follows:

Beginning at the northeast corner of the northwest quarter ($\frac{1}{4}$) of the southeast quarter ($\frac{1}{4}$) of said Section Number ten (10); thence south no (0) degrees seven (7) minutes east one hundred thirty-two and seven tenths (132.7) feet, thence north eighty-nine (89) degrees twenty (20) minutes west five hundred twenty-seven and ninety-five hundredths (527.95) feet; thence south no (0) degrees one (1) minute west four hundred eleven and four tenths (411.4) feet to a point in the center of an east and west public road named ~~WOODRING~~ Road; thence South eighty-nine (89) degrees thirty seven (37) minutes east along the center of said public road five hundred nine (509) feet to a point where the center line of a north and south public road ^{NAMED FIFTH AVE.} intersects the same; thence south one (1) degree fifty-one (51) minutes west along the center of said north and south road six hundred two and three tenths (602.3) feet; thence north eighty-nine (89) degrees twenty-one (21) minutes west six hundred sixty-three and twelve hundredths (663.12) feet; thence north zero (0) degrees seventeen (17) minutes west five hundred ninety-nine and six hundredths (599.06) feet to a point in the center of said Woodering Road; thence South eighty-nine (89) degrees thirty seven (37) minutes east on and along the center of Woodering Road one hundred seventy-six and five tenths (176.5) feet to the point of beginning.

Containing nine and three tenths (9.3) acres.

Kellams

GENERAL ORDINANCE NO. 2-82

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Residential #1 TO General Business.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

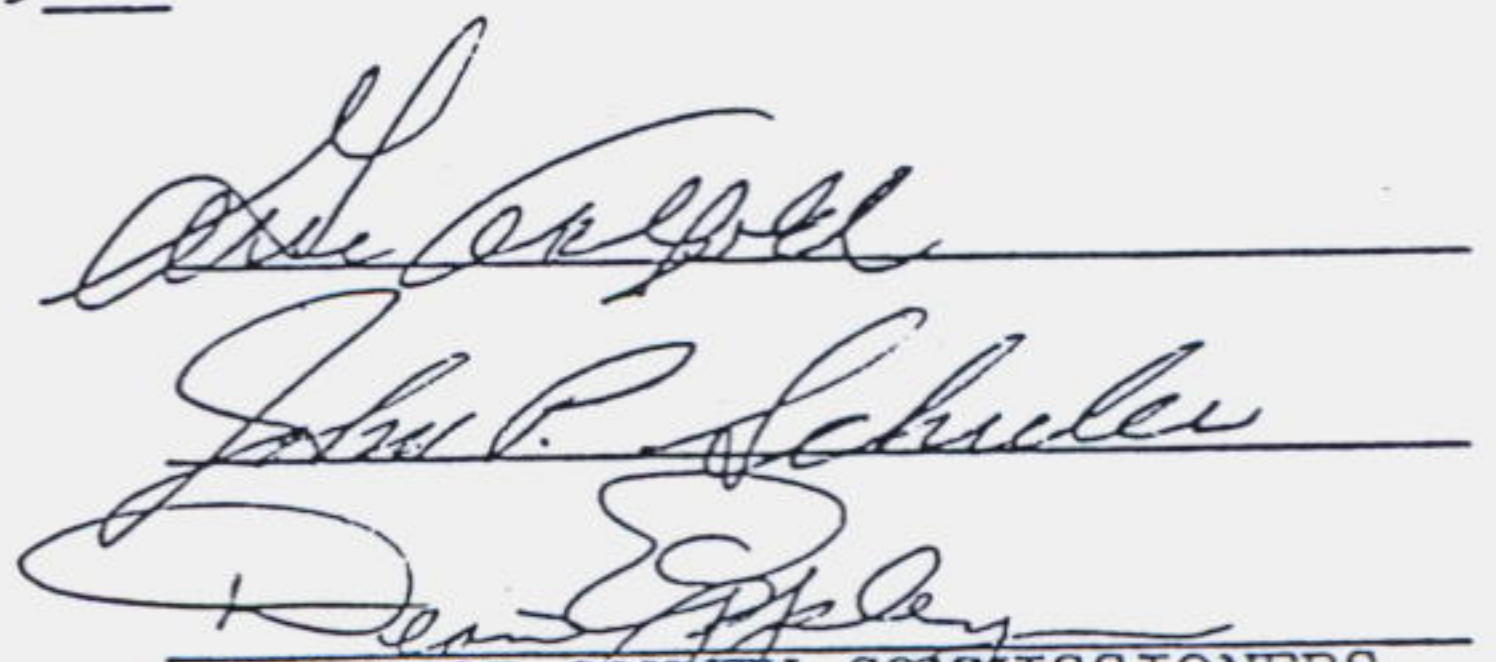
SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate herein-after described is changed from Residential #1 to General Business such real estate described as follows, towit:

(Description)

NW 1/4 Sec. 36 T28N R6E NOBLE TOWNSHIP

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 7 day of June, 1982



BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:



AUDITOR, WABASH COUNTY, INDIANA

LEGAL DESCRIPTION: A part of the Northwest Quarter of Section 36, Township 28 North, Range 6 East, in Noble Township, Wabash County, Indiana, more particularly bounded and described as follows:

Commencing at a concrete monument found this survey at the southeast corner of said Northwest Quarter of Section 36; thence North 00 degrees 00 minutes 00 seconds (assumed bearing) along the east line of said Northwest Quarter a distance of 14.25 feet to a 1" diameter x 26" iron pipe set this survey on the northerly right of way line of U.S. Highway number 24 By-Pass, said point being the point of beginning. Thence Southwesterly along said northerly right of way line a distance of 205.76 feet along an arc to the left and having a radius of 7726.44 feet and subtended by a chord having a bearing of South 86 degrees 17 minutes 02 seconds West and a length of 205.76 feet to a 1" diameter x 26" iron pipe set this survey on the south line of said Northwest Quarter; thence North 89 degrees 44 minutes 42 seconds West along the south line of said Northwest Quarter a distance of 437.71 feet; thence North 00 degrees 00 minutes 00 seconds parallel with the east line of said Northwest Quarter a distance of 341.40 feet; thence South 89 degrees 44 minutes 42 seconds East parallel with the south line of said Northwest Quarter a distance of 643.04 feet to a 1" diameter x 26" iron pipe set this survey on the east line of said Northwest Quarter; thence South 00 degrees 00 minutes 00 seconds along said east line a distance of 327.15 feet to the point of beginning.

Containing therein 5.00 acres, more or less.

Subject to the right of way of County Road 50 North off the entire south line.

Surveyed for:

Mr. Jeffery R. Kellam
Kellam Excavating, Inc.
R.R. # 3 Box 162
Wabash, Indiana

Date: June 23, 1982



Certified:

Darrell G. Smith

Darrell G. Smith
Registered Land Surveyor
Indiana Reg. # S-0111

GENERAL ORDINANCE NUMBER 3-1982

An Ordinance amending the Master Plan of the County of Wabash, (General Ordinance Number 1, 1966 as amended) by changing the zone classification of certain real estate from agriculture to general business.

WHEREAS, Gaunt & Son Asphalt, Inc. has petitioned the, Wabash County Plan Commission to rezone certain real estate from agriculture to general business, and;

WHEREAS, the Wabash County Plan Commission has, after its public hearing as required by law, has determined that the proposed rezoning would meet the requirements of Indiana Code 36-7-4-918(F), provided, however, that the petitioner satisfies certain requirements.

NOW, THEREFORE, be it ordained by the Board of Commissioners of Wabash County, Indiana that the Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance Number 1, 1966 as amended, is hereby further amended, and the classification of the real estate described in Exhibit A attached hereto is changed from agriculture to general business, on the following conditions:

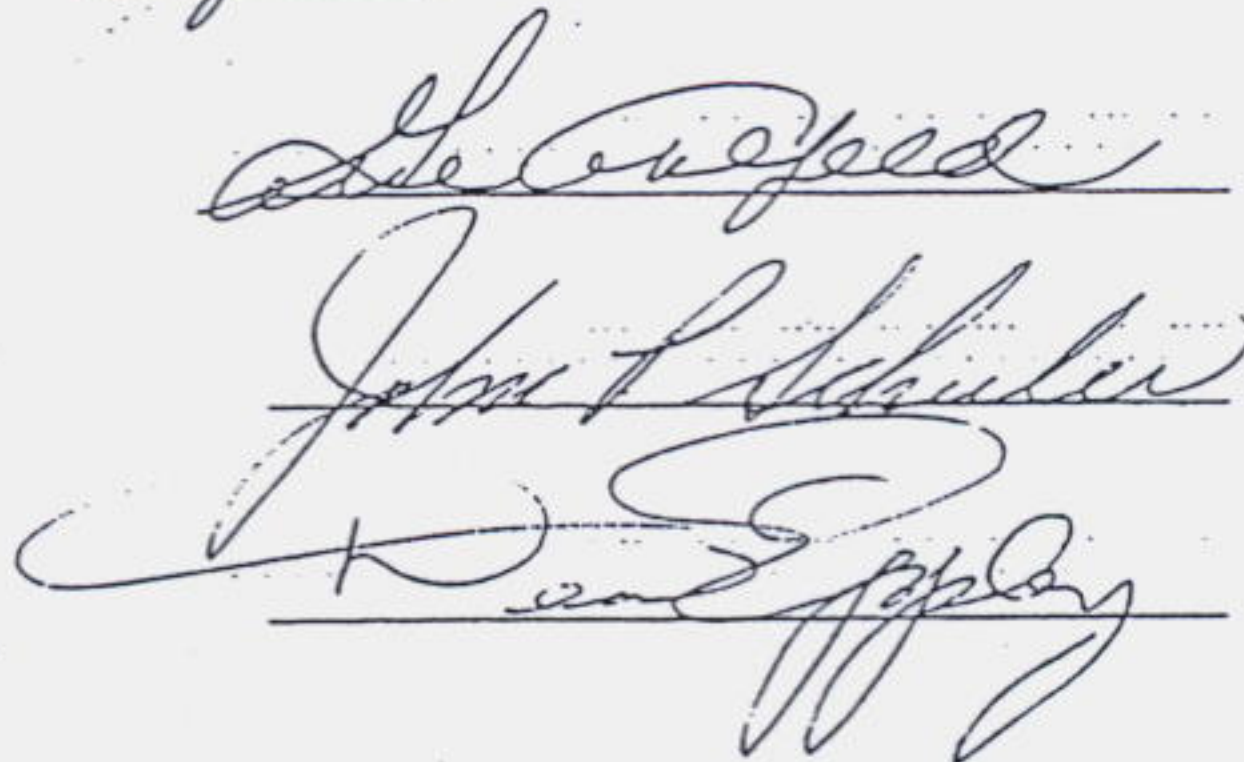
1. Neither the petitioner, Gaunt & Son Asphalt, Inc. nor any of its successors or assigns shall use any driveway except that driveway along the east property line as shown by the plans submitted with the application for such rezoning.
2. Gaunt & Son Asphalt, Inc. shall, within thirty (30) days after the signing of this Ordinance, construct a solid fence at least seven (7) feet in height, and of reasonable quality along the west line of its property and beginning at a point parallel to the front of the dwelling house presently owned by Leroy Wyatt and continuing southwardly to a point on petitioner's land parallel to a point ten (10) feet south of the swimming

pool situated on the said property of Leroy Wyatt.

Such rezoning is further conditioned upon the petitioner's planting and maintaining a single row of pine trees running parallel and six (6) feet east of the aforementioned fence, which pine trees shall be planted twelve (12) feet apart, and continue the full length of said fence.

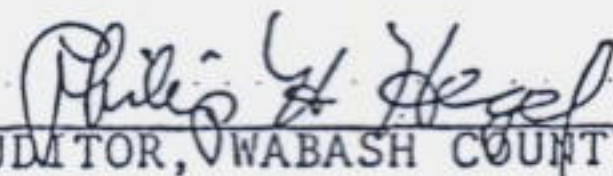
This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

Passed by the Board of Commissioners of Wabash County, Indiana this 9th day of August, 1982.



BOARD OF COMMISSIONERS OF
WABASH COUNTY, INDIANA

ATTEST:


AUDITOR, WABASH COUNTY, INDIANA

A PART of the Fractional Northwest Quarter of Section Numbered Eighteen (18), in Township Twenty-seven (27) North, of Range Six (6) East, bounded and described as follows, to-wit:

BEGINNING at a point in the North line of said Fractional Northwest quarter One Hundred Twenty and Thirty-seven Hundredths (120.37) feet West from the Northeast corner thereof; thence South parallel with the East line of said Fractional Northwest quarter Five Hundred One (501) feet; thence West Three Hundred One and Twenty Hundredths (301.20) feet; thence North One Hundred Sixty-seven and Five Tenths (167.5) feet to the Southeast corner of a tract of land deeded to Finley S. & Gladys L. Davis, found of record in book #179, page 378 of the Deed Records of Wabash County, Indiana; thence North along the East line of said Davis tract Three Hundred Thirty and Seven Tenths (330.7) feet to a point in said North line; thence East Two Hundred Ninety-nine and Ninety-three Hundredths (299.93) feet to the place of beginning.

CONTAINING Three and Forty-five Hundredths (3.45) acres, more or less.

SUBJECT to the right-of-way of State Road #24.

- (1) Applicant shall provide a screen from the cover of his new building to his old barn.
- (2) Any motor vehicle on applicants real estate for a period exceeding two weeks, shall be kept behind said screen out of the public view.

MICHAEL RUCKER

GENERAL ORDINANCE NO. 4-1982

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO.1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Agriculture TO General Business.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

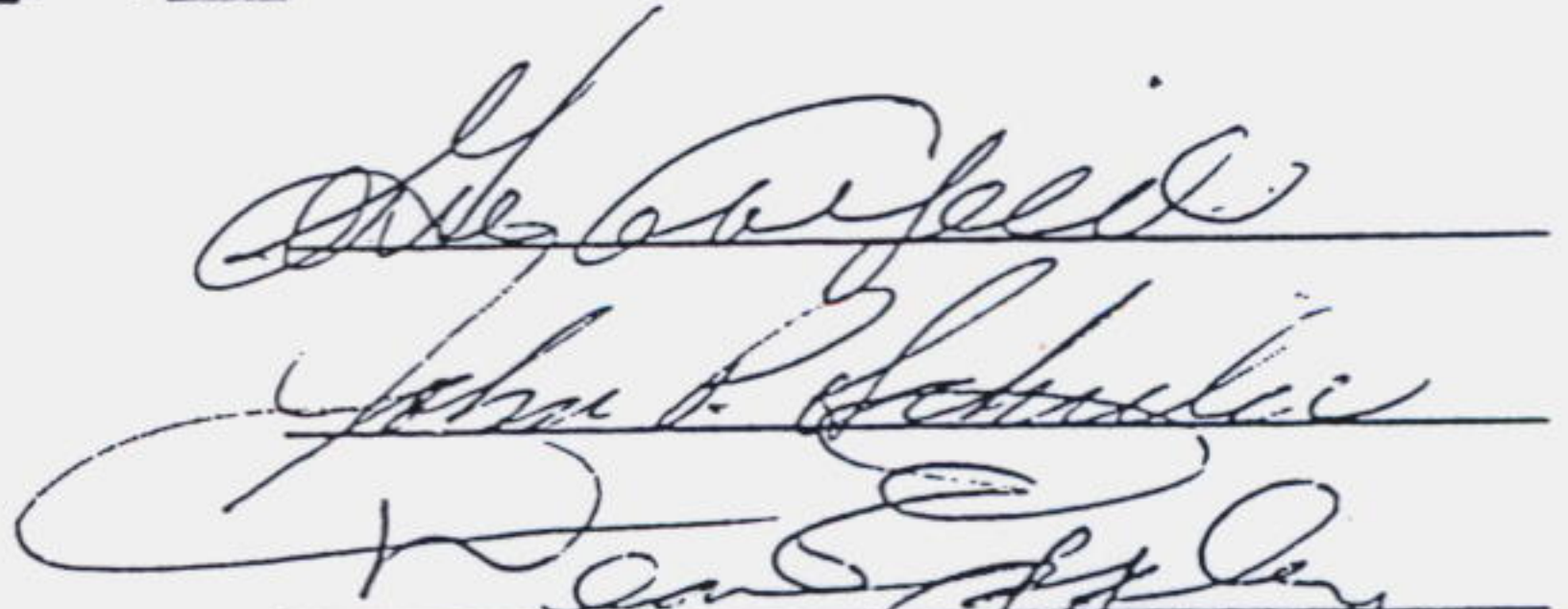
SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate herein-after described is changed from Agriculture to General Business such real estate described as follows, towit:

(Description)

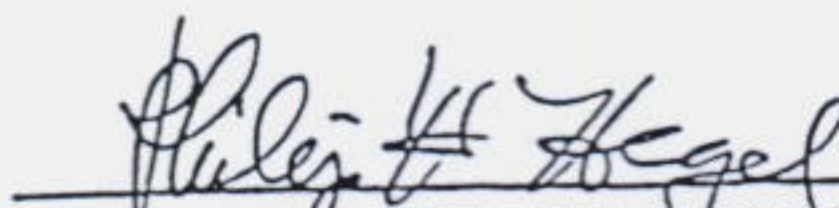
Pt. W $\frac{1}{2}$ Sec. 30 T28N R8E (Lagro)
upon the terms and conditions on the reverse side hereby

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 9th day of August, 1982


BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:


AUDITOR, WABASH COUNTY, INDIANA

GENERAL ORDINANCE NO. / - 1983

AN ORDINANCE AMENDING THE MASTER PLAN

OF WABASH COUNTY, INDIANA, BEING

GENERAL ORDINANCE NO. 1 - 1966, AS AMENDED

BE IT ORDAINED by the Board of Commissioners of Wabash County, Indiana that Section 4.3(d) of the Zoning Ordinance of Wabash County, Indiana and all amendments thereto, are hereby amended to comply with the requirements of Indiana Code 36-7-4-1106 as follows: Section 4.3 is amended by adding the following:

Section 4.3(e) Nothing in this Ordinance shall totally preclude all manufactured homes constructed after January 1, 1981, and that exceed 950 square feet of occupied space, from being installed as a permanent residence on any lot on which any other type of dwelling unit may be placed. The terms preassembled structure and manufactured home mean a dwelling unit, designed and built in a factory, which bears a seal certifying that it was built in compliance with the Federal Manufactured Housing Construction and Safety Standards law of 1974 (42 U.S.C. 5401 et seq.). Such manufactured home shall be placed on a permanent foundation; utilize a permanent perimeter enclosure; be anchored to the ground, in accordance with the one and two family dwelling code and the manufacturer's specifications; have wheels, axles and hitch mechanisms removed; have utilities connected, in accordance with the one and two family dwelling code and manufacturer's specifications; have siding and roofing materials of a type customarily used for residences installed according to manufacturer's design and specifications, and approved by the building inspector; and have a minimum uniform width of 23 feet.

Those manufactured homes designated in the zoning ordinance as requiring a permanent perimeter enclosure must be set into an excavated area with foundations, footings and crawl space or basement walls constructed in accordance with the terms of the one and two family dwelling code. The space between the floor joists of the home and the excavated underfloor grade shall be completely enclosed by the permanent perimeter enclosure except for required openings.

GENERAL ORDINANCE NO. 83-3

An Ordinance amending the Master Plan of the County of Wabash, Indiana by changing the zone classification of certain real estate from residential-1 to residential-2.

BE IT ORDAINED by the Board of Commissioners of Wabash County, Indiana:

Section 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance #1, 1966 as amended, is hereby further amended, and the classification of Ijamsville is changed from residential-1 to residential-2.

Section 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of Commissioners of Wabash County, Indiana, this 9th day of May, 1983.

Philip P. Wagner Jr.
Dean J. Jolley
John F. Schuler

ATTEST:

Philip H. Hegel
AUDITOR, WABASH COUNTY, INDIANA

ADV. 2 TIMES: MAY 12 AND MAY 19, 1983

SPECIAL ORDINANCE NO. 1-84, 1984

AN ORDINANCE DETERMINING THE DURATION TO COMMENCE AND COMPLETE CONSTRUCTION OF IMPROVEMENT LOCATION PERMITS ISSUED TO WABASH COUNTY FARM BUREAU COOPERATIVE ASSOCIATION, INC.

WHEREAS, on the 23rd day of February and the 22nd day of November, 1983, the Wabash County Board of Zoning Appeals approved certain application of Wabash County Farm Bureau Cooperative Association, Inc. by authorizing certain variances and special exceptions for the construction of a warehouse, liquid fertilizer storage and distribution, bottle gas storage and distribution, farm equipment sales and service, petroleum tank farm and warehouse (grain elevator) to be constructed in part of the northwest quarter of Section 30 Township 29 North Range 7 East in Wabash County, Indiana; and

WHEREAS, the Wabash County Plan Commission and Board of Zoning Appeals have indicated there is no definite time limit under the zoning ordinances for construction to be commenced and completed, and have recommended that for this project only a special ordinance be adopted declaring the permits for the various phases of the improvements be valid for a period of ten (10) years from the date of this ordinance in which to commence construction, and thereafter construction be completed within three (3) years;

NOW, THEREFORE, BE IT HEREBY ORDAINED that the improvement location permits issued by the Wabash County Plan Commission to Wabash County Farm Bureau Cooperative Association, Inc. on the 23rd day of February and the 22nd day of November, 1983, shall be continued for a duration of ten (10) years from the date of this Ordinance to commence construction, and thereafter for an additional period of three (3) years to complete construction.

BE IT FURTHER ORDAINED, that nothing in this Ordinance shall prevent the Wabash County Plan Commission from further extending the date of construction or the date of completion of construction upon application therefor and good cause shown.

All of which is ordained and adopted this 9th day of Jan.,
1984.

Philip Wagner

Dean [unclear]

John F. Schuler

GENERAL ORDINANCE NO. 2-84

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO. 1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Residential 1 TO General Business.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1: The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from Residential 1 to General Business such real estate described as follows, to-wit:

East Parts of Lots Nos. 5 and 6 in Keller's Northeastern Addition to the town of Rich ^(Description) ~~valley~~

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 16th day of January, 1984

Philip H. Stegel
Richard J. ...
John T. ...
BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

Philip H. Stegel
AUDITOR, WABASH COUNTY, INDIANA

2-84-
Richvalley

LEGAL DESCRIPTION Record Deed Record 237, Page 80

A part of Lots Number Five (5), Six (6) and Seven (7) in Keller's Northeastern Addition to the Town of Richvalley, Wabash County, Indiana, bounded and described as follows, to-wit:

Beginning at the southwest corner of said lot number seven (7), thence northwesterly along the west line thereof ninety-four (94) feet; thence northeasterly perpendicular to said west line and parallel with the north line of McClellan Street one hundred ninety-eight (198) feet to a point in the east line of said lot numbered five (5); thence southeasterly along said east line ninety-four (94) feet to the southeast corner of said Lot numbered five (5), thence southwesterly along said north line of said McClellan Street one hundred ninety-eight (198) feet to the place of beginning, in Wabash County, Indiana.

LEGAL DESCRIPTION Record Deed Record 240, Page 458

Lot Number Ten (10) and the North Forty (40) feet of Lot Number Eight (8) in Northeastern Addition (recorded on pages 258-259 of Plat Book #2 in the office of the Recorder of Wabash County, Indiana) to the Town of Richvalley.

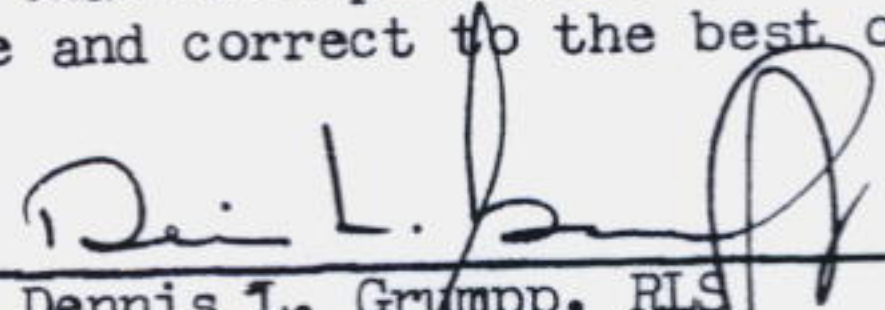
A L S O

Part of Lot Number Nine (9) in the Northeastern Addition (recorded on pages 258-259 of Plat Book #2 in the office of the Recorder of Wabash County, Indiana) to the Town of Richvalley, more particularly described as follows:

Commencing at a point Seventy-two (72) feet North of the Southwest Corner of said lot on the west line thereof; thence East to the East of said lot; thence North to Northeast corner of said lot; thence West to the Northwest corner of said lot; thence South to the place of beginning, in Wabash County, Indiana.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY: That the above parcel of land was recently surveyed under my direct supervision and control and that iron pins were set or found as indicated and that said survey is true and correct to the best of my knowledge and belief.


Dennis L. Grumpp, RLS
Registered Land Surveyor #S0303
State of Indiana



JACK SCHULER
GENERAL ORDINANCE NO. 84-8

AN ORDINANCE AMENDING THE MASTER PLAN OF THE COUNTY OF WABASH, (GENERAL ORDINANCE NO. 1, 1966 AS AMENDED) BY CHANGING THE ZONE CLASSIFICATION OF CERTAIN REAL ESTATE FROM Agriculture TO General Business.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA:

SECTION 1. The Master Plan and Zoning Ordinance of Wabash County, Indiana, the same being General Ordinance No. 1, 1966 as amended, is hereby further amended, and the classification of the real estate hereinafter described is changed from Agriculture to General Business such real estate described as follows, to-wit:

(Description) *NW 1/4 of SW 1/4 Sec 5 T29N R6E in Pleasant Twp.*

see attached sheet

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED by the Board of County Commissioners of Wabash County, Indiana this 1 day of November, 1984

[Handwritten signatures of Board of County Commissioners]

BOARD OF COUNTY COMMISSIONERS
WABASH COUNTY, INDIANA

ATTEST:

[Handwritten signature: Philip H. Hegel]

AUDITOR, WABASH COUNTY, INDIANA

#-84-8
J. C. Schulz

A part of the southwest quarter of Section # 5 in township 29 north, range 6 east, Wabash County, Indiana, bounded and described as follows, to wit:

Beginning at a point in the west line of said southwest quarter 710.4 feet north from the southwest corner thereof; thence north along said west line 1,523.8 feet; thence east to a point in the westerly right of way line of state road 15; thence southwesterly along said westerly right of way line to a right of way marker set at the point where said westerly right of way line intersects the east right of way line of a county road thence west 18 feet to the place of beginning containing 8 acres, more or less.

A part of the southwest quarter of Section # 5 in township 29 north, range 6 east, Wabash County, Indiana, bounded and described as follows, to wit:

Beginning at a point in the west line of said southwest quarter 710.4 feet north from the southwest corner thereof; thence north along said west line 1,523.8 feet; thence east to a point in the westerly right of way line of state road 15; thence southwesterly along said westerly right of way line to a right of way marker set at the point where said westerly right of way line intersects the east right of way line of a county road thence west 18 feet to the place of beginning containing 8 acres, more or less.