

## EXHIBIT "A"

### LAND DESCRIPTION

The 16.50-foot-wide east/west platted alley ("Alley") located between West Osage Street and Pennsy Trail (formerly Rail Road Street) platted in Block No. 6 of Pierson's Addition to the City of Greenfield, Indiana ("Pierson's Plat"), recorded in Plat Book A, Page 8 in said Recorder's Office, more particularly described as follows:

BEGINNING at the northwestern corner of Lot 12 of said Pierson's Plat, being the intersection of the eastern right-of-way line of South Pennsylvania Street and the southern right-of-way line of said Alley; thence North 03 degrees 28 minutes 44 seconds West (Basis of Bearings: Indiana State Plane, East Zone, NAD 83) 16.50 feet along said eastern right-of-way line to the southwestern corner of Lot 2 of said Pierson's Plat and the northern right-of-way line of said Alley; thence North 86 degrees 26 minutes 37 seconds East 266.72 feet along said northern right-of-way line coincident with the southern lines of Lots 2, 3, and 4, of said Pierson's Plat to the southeastern corner of said Lot 4 and the western right-of-way line of the second 16.50-foot-wide north/south platted alley located easterly of South Pennsylvania Street and westerly of South State Street; thence South 03 degrees 19 minutes 12 seconds East 16.50 feet along said western right-of-way line to the northeastern corner of Lot 9 of said Pierson's Plat and the southern right-of-way line of said Alley; thence South 86 degrees 26 minutes 37 seconds West 266.68 feet along said southern right-of-way line coincident with the northern lines of Lots 9, 10, and 12 to the POINT OF BEGINNING, containing 4,400.6 square feet (0.101 acres), more or less.



*Josee L. Mosson-Baum*

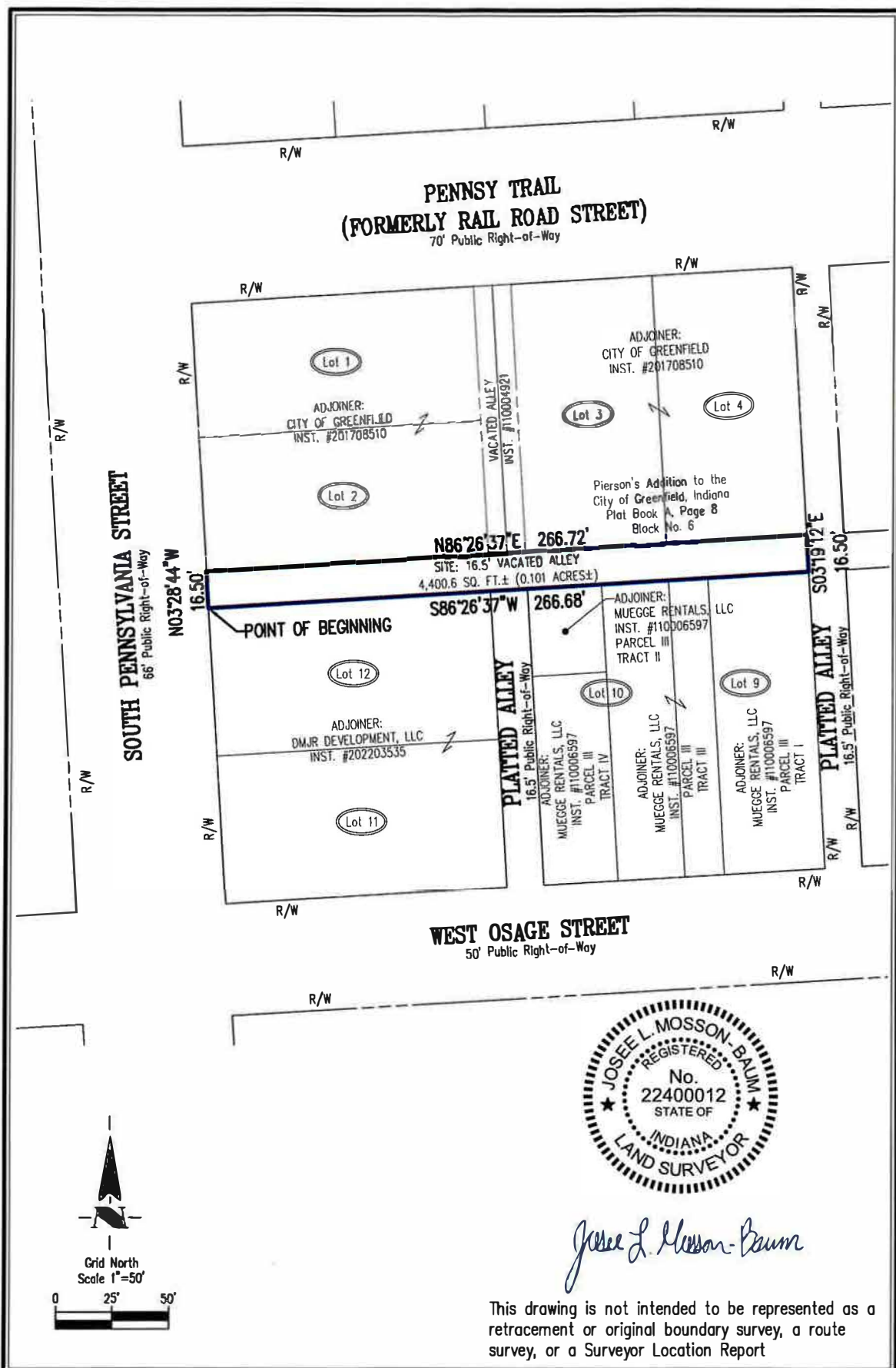
This description was prepared for Kimley-Horn and Associates, Inc. by Josee L. Mosson-Baum, State of Indiana, Professional Surveyor No. 22400012 on the 9th day of June, 2025.



**SCHNEIDER GEOMATICS**  
Historic Fort Harrison  
8901 Otis Avenue  
Indianapolis, IN 46216-1037  
Telephone: 317.826.7100  
Fax: 317.826.7200  
www.schneidergeomatics.com

**ALLEY VACATION**

DATE: 06-09-2025	PROJECT NO.: 2520318
DRAWN BY: JLMB	CHECKED BY: DRM
DRAWING FILES: T:\25K\2520318\CAD\2520318_LDM&E	
Sheet 1 of 2	



 <p><b>Schneider</b></p>	<p><b>SCHNEIDER GEOMATICS</b> Historic Fort Harrison 6901 Otis Avenue Indianapolis, IN 46216-1037 Telephone: 317.828.7100 Fax: 317.828.7200 www.schneidergeomatics.com</p>	<p>DATE: 06-09-2025</p>	<p>PROJECT NO.: 2520318</p>
		<p>DRAWN BY: JLMB</p>	<p>CHECKED BY: DRM</p>
		<p>DRAWING FILES: T:\2520318\CAD\2520318.LD&amp;E</p>	<p>Sheet 1 of 2</p>

## ALLEY VACATION

## EXHIBIT "B"

### LAND DESCRIPTION

The 16.50-foot-wide north/south platted alley ("Alley") located between South Pennsylvania Street and a 16.50-foot-wide north/south platted alley in Block No. 6 of Pierson's Addition to the City of Greenfield, Indiana ("Pierson's Plat"), recorded in Plat Book A, Page 8 in said Recorder's Office, more particularly described as follows:

Commencing at the northwestern corner of Lot 12 of said Pierson's Plat, being the intersection of the eastern right-of-way line of South Pennsylvania Street and the southern right-of-way line of a 16.50-foot-wide east/west platted alley of said Pierson's Plat; thence North 86 degrees 26 minutes 37 seconds East (Basis of Bearings: Indiana State Plane, East Zone, NAD 83) 125.09 feet (7 rods, 9 feet, 6 inches -plat) along said southern right-of-way line to the western right-of-way line of said Alley and the northeastern corner of said Lot 12 and the POINT OF BEGINNING of this description; thence continue North 86 degrees 26 minutes 37 seconds East 16.50 feet along said southern right-of-way line to the eastern right-of-way line of said Alley and the northwestern corner of Lot 10 of said Pierson's Plat; thence South 03 degrees 23 minutes 58 seconds East 131.78 feet (8 rods -plat) along said eastern right-of-way line coincident with the western line of said Lot 10 to the southwestern corner thereof on the northern right-of-way line of West Osage Street; thence South 86 degrees 32 minutes 23 seconds West 16.50 feet along said northern right-of-way line to the western right-of-way line of said Alley and the southeastern corner of Lot 11 of said Pierson's Plat; thence North 03 degrees 23 minutes 58 seconds West 131.75 feet along said western right-of-way line coincident with the eastern lines of Lots 11 and 12 of said Pierson's Plat to the POINT OF BEGINNING containing 2,174.1 square feet (0.050 acres), more or less.



*Josee L. Mosson-Baum*

This description was prepared for Kimley-Horn and Associates, Inc. by Josee L. Mosson-Baum, State of Indiana, Professional Surveyor No. 22400012 on the 9th day of June, 2025.



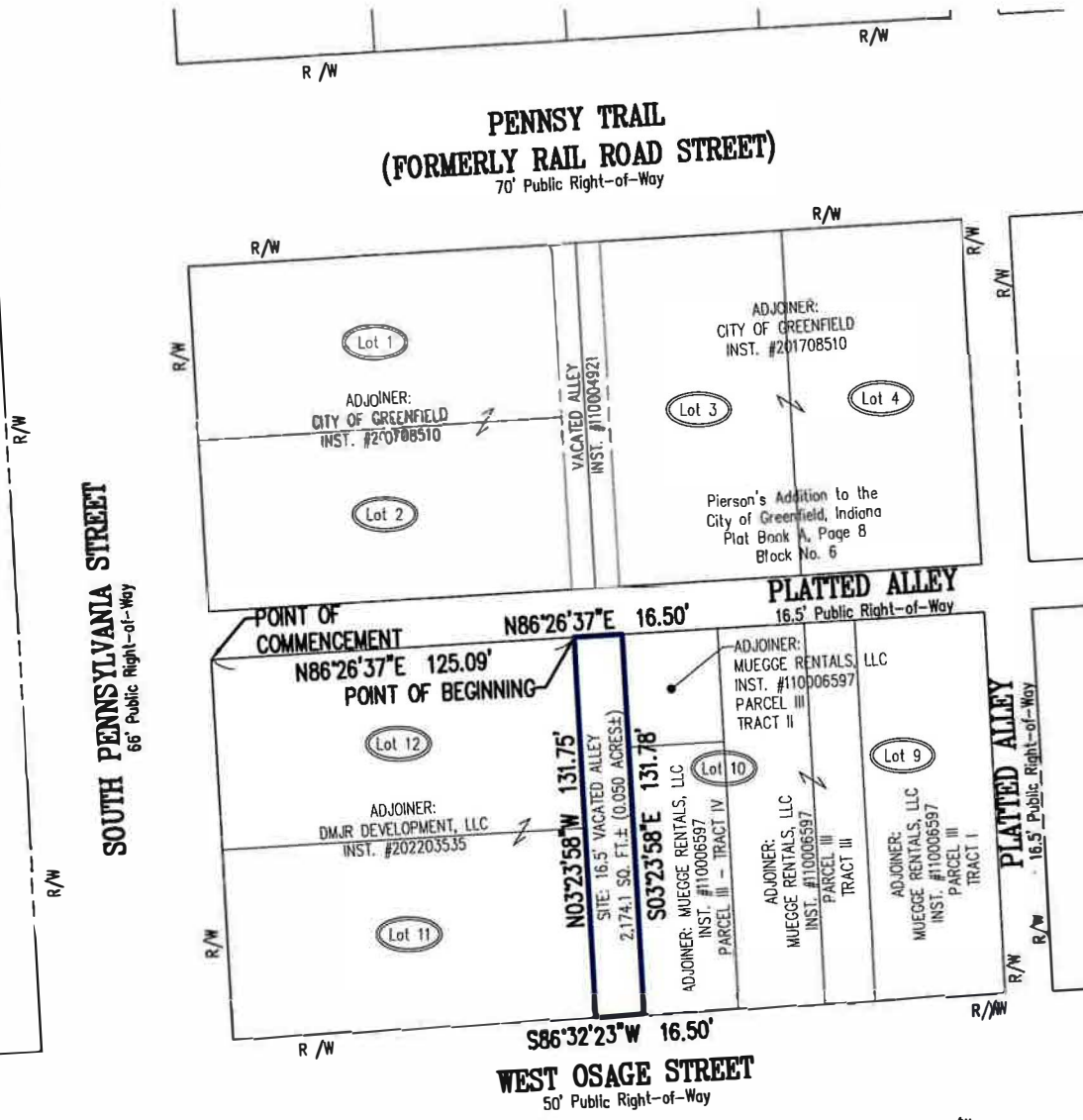
**SCHNEIDER GEOMATICS**  
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**ALLEY VACATION**

DATE: 06-09-2025	PROJECT NO.: 2520318
DRAWN BY: JLMB	CHECKED BY: DRM
DRAWING FILES: F:\25K\2520318\CAD\2520318_LD&E	

Sheet 1 of 2

**PENNSY TRAIL**  
**(FORMERLY RAIL ROAD STREET)**  
 70' Public Right-of-Way



*Jose L. Mosson-Balm*

This drawing is not intended to be represented as a retracement or original boundary survey, a route survey, or a Surveyor Location Report



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**ALLEY VACATION**

DATE: 06-09-2025	PROJECT NO.: 2520318
DRAWN BY: JLMB	CHECKED BY: DRM
DRAWING FILES: T:\2520318\CA0\2520318.LD&E	



## EXHIBIT "C"

### LAND DESCRIPTION

A part of the 16.00-foot-wide east/west platted alley ("Alley") located between West South Street and Pennsy Trail (formerly Rail Road Street), the northern 8 feet of the alley were platted per Wingfield's Reserve of Original Plat of the Town, now City of Greenfield, Indiana ("Wingfield's Plat"), recorded in Plat Book 1, Page 1 in the Office of the Recorder of Hancock County, Indiana, and the southern 8 feet of the alley were platted per Pierson's Addition to the City of Greenfield, Indiana, recorded in Plat Book A, Page 8 in said Recorder's Office, more particularly described as follows:

BEGINNING at the southwestern corner of Lot 107 of said Wingfield's Plat, being the intersection of the eastern right-of-way line of South Pennsylvania Street and a northern right-of-way line of said Alley; thence North 86 degrees 26 minutes 38 seconds East (Basis of Bearings: Indiana State Plane, East Zone, NAD 83) 39.03 feet along the southern line of said Lot 107 coincident with the northern right-of-way line of said Alley; thence South 03 degrees 23 minutes 56 seconds East 16.00 feet to the southern line of said Alley coincident with the northern line of a tract of land granted as Tract II to 121 S Penn, LLC ("Tract II") (recorded as Instrument Number 202404109 in said Recorder's Office); thence South 86 degrees 26 minutes 38 seconds West 39.01 feet along said coincident line to the northwestern corner of said Tract II, being the intersection of the eastern right-of-way line of South Pennsylvania Street and a southern right-of-way line of said Alley; thence North 03 degrees 28 minutes 44 seconds West 16.00 feet to the POINT OF BEGINNING, containing 624.3 square feet (0.014 acres), more or less.



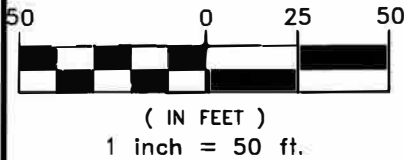
*Josee L. Mosson-Baum*

This description was prepared for Kimley-Horn and Associates, Inc. by Josee L. Mosson-Baum, State of Indiana, Professional Surveyor No. 22400012 on the 15th day of April, 2025.

PREPARED FOR: <b>KIMLEY-HORN AND ASSOCIATES, INC.</b> 500 EAST 96TH STREET, SUITE 300 INDIANAPOLIS, INDIANA 46240	
PREPARED BY: JOSEE L. MOSSON-BAUM <b>CENTRAL STATES CONSULTING, LLC</b> P.O. BOX 4 13 WEST PEARL STREET NORTH SALEM, INDIANA 46165 PHONE: 317-558-8662 FAX: 317-342-2857	
 <b>CENTRAL STATES CSC CONSULTING, LLC</b> SURVEYING & LAND PLANNING	<b>EXHIBIT "A"</b> 121 SOUTH PENNSYLVANIA STREET GREENFIELD, INDIANA 46140
	DATE: 04-15-2025 OWN BY: JLMB CDD BY: DRM SCALE: 1" = 50'
	PROJECT NUMBER <b>24-095</b>
	SHEET <b>1</b> OF <b>2</b>



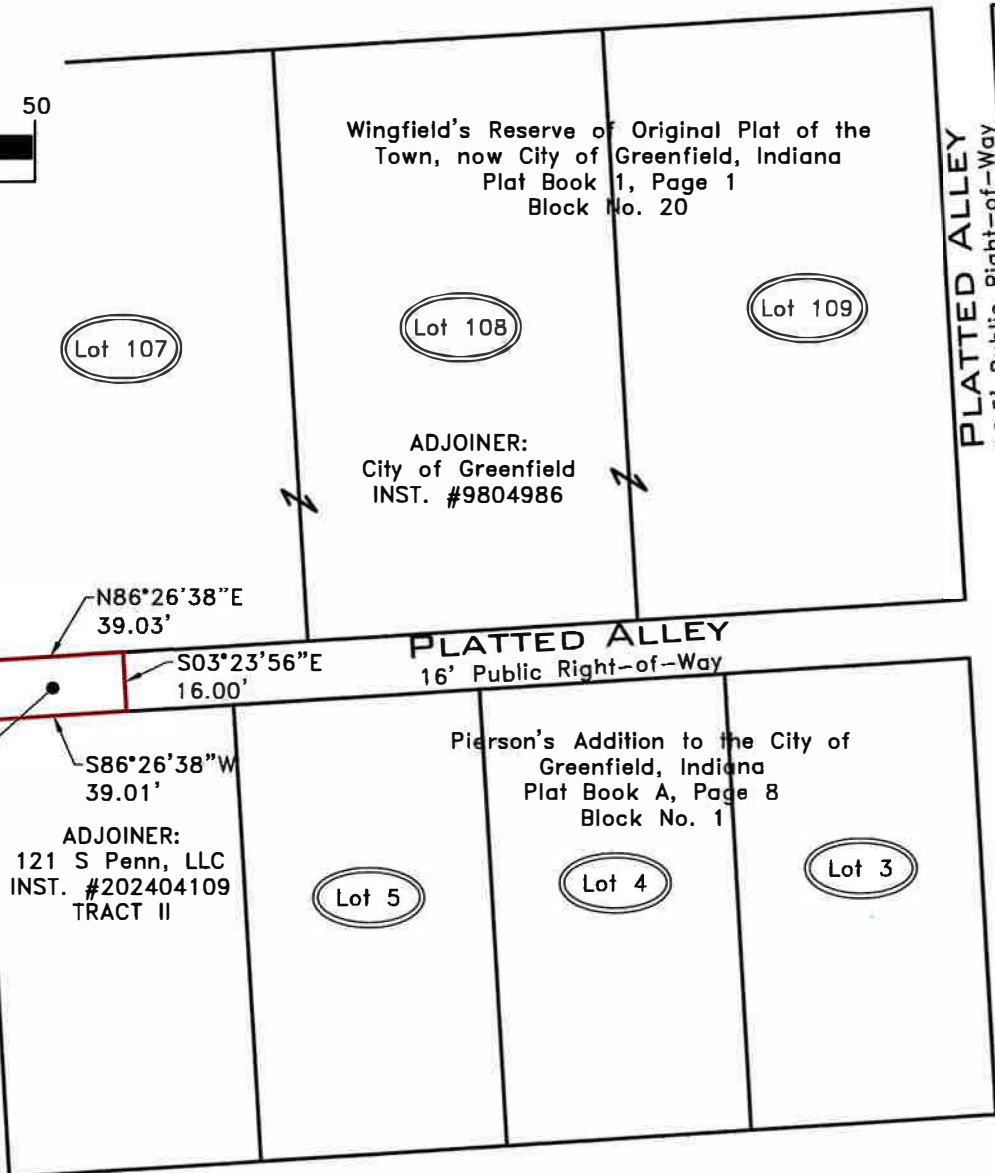
WEST SOUTH STREET  
66' Public Right-of-Way



POINT OF BEGINNING  
N03°28'44"W  
16.00'

SITE:  
624.3 Sq. Ft.±  
0.014 Acres±

SOUTH  
PENNSYLVANIA  
STREET  
66' Public Right-of-Way



*Josee L. Mosson-Baum*

Note: This drawing is not intended to be represented as a retracement or original boundary survey, a route survey, or a Surveyor Location Report.

PENNSY TRAIL  
(FORMERLY RAIL ROAD STREET)  
70' Public Right-of-Way

PREPARED FOR:

KIMLEY-HORN AND ASSOCIATES, INC.  
500 EAST 96TH STREET, SUITE 300  
INDIANAPOLIS, INDIANA 46240

PREPARED BY:

JOSEE L. MOSSON-BAUM  
CENTRAL STATES CONSULTING, LLC  
P.O. BOX 4  
13 WEST PEARL STREET  
NORTH SALEM, INDIANA 46165  
PHONE: 317-858-8662 FAX: 317-342-2857



EXHIBIT  
"B"

121 SOUTH PENNSYLVANIA STREET  
GREENFIELD, INDIANA 46140

DATE: 04-15-2025  
DWN BY: JLMB  
CHKD BY: DRM  
SCALE: 1" = 50'

PROJECT NUMBER  
24-095  
SHEET 2 OF 2

## EXHIBIT "D"

### LAND DESCRIPTION

A part of the 16.00-foot-wide east/west platted alley ("Alley") located between West South Street and Pennsy Trail (formerly Rail Road Street), the northern 8.00 feet of the alley were platted per Wingfield's Reserve of Original Plat of the Town, now City of Greenfield, Indiana ("Wingfield's Plat"), recorded in Plat Book 1, Page 1 in the Office of the Recorder of Hancock County, Indiana, and the southern 8.00 feet of the alley were platted per Pierson's Addition to the City of Greenfield, Indiana ("Pierson's Plat"), recorded in Plat Book A, Page 8 in said Recorder's Office, more particularly described as follows:

Commencing at the southwestern corner of Lot 107 of said Wingfield's Plat, being the intersection of the eastern right-of-way line of South Pennsylvania Street and a northern right-of-way line of said Alley; thence North 86 degrees 26 minutes 38 seconds East (Basis of Bearings: Indiana State Plane, East Zone, NAD 83) 39.03 feet along the southern line of said Lot 107 coincident with the northern right-of-way line of said Alley to the POINT OF BEGINNING of this description; thence continue North 86 degrees 26 minutes 38 seconds East 228.61 feet along the southern lines of Lots 107, 108, and 109 of said Wingfield's Plat, all coincident with the northern right-of-way line of said Alley to the southeastern corner of said Lot 109, being the intersection of said northern right-of-way line and the western right-of-way line of a 16.50-foot-wide north/south platted alley located between South Pennsylvania Street and South State Street; thence South 03 degrees 19 minutes 12 seconds East 16.00 feet to the northeastern corner of Lot 3 of said Pierson's Plat, being the intersection of said western right-of-way line and the southern right-of-way line of said Alley; thence South 86 degrees 26 minutes 38 seconds West 228.59 feet along the northern lines of Lots 3, 4, and 5 of said Pierson's Plat and a portion of the northern line of a tract of land granted as Tract II to 121 S Penn, LLC ("Tract II") (recorded as Instrument Number 202404109 in said Recorder's Office), all coincident with the southern right-of-way line of said Alley to a point lying North 86 degrees 26 minutes 38 seconds East 39.01 feet from the northwestern corner of said Tract II and the eastern right-of-way line of South Pennsylvania Street; thence North 03 degrees 23 minutes 56 seconds West 16.00 feet to the POINT OF BEGINNING, containing 3,657.6 square feet (0.084 acres), more or less.



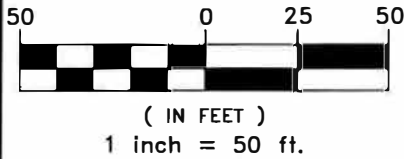
*Josee L. Mosson-Baum*

This description was prepared for Kimley-Horn and Associates, Inc. by Josee L. Mosson-Baum, State of Indiana, Professional Surveyor No. 22400012 on the 15th day of April, 2025.

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 <b>CENTRAL STATES</b> <b>CSC</b> <b>CONSULTING, LLC</b> SURVEYING & LAND PLANNING	<b>EXHIBIT</b> <b>"A"</b> 121 SOUTH PENNSYLVANIA STREET GREENFIELD, INDIANA 46140
	DATE: 04-15-2025 DWN BY: JLMB CHKD BY: DRM SCALE: 1" = 50'
	PROJECT NUMBER 24-095
	SHEET 1 OF 2



**WEST SOUTH STREET**  
66' Public Right-of-Way



**SOUTH STREET**  
66' Public Right-of-Way

POINT OF COMMENCEMENT

N86°26'38"E 39.03'  
N03°23'56"W 16.00'

POINT OF BEGINNING

N86°26'38"E 39.01' 3,657.6 Sq. Ft.±  
0.084 Acres±

ADJOINER:  
121 S Penn, LLC  
INST. #202404109  
TRACT II

Wingfield's Reserve of Original Plat of the  
Town, now City of Greenfield, Indiana  
Plat Book 1, Page 1  
Block No. 20

ADJOINER:  
City of Greenfield  
INST. #9804986

N86°26'38"E 228.61'

**PLATTED ALLEY**  
16' Public Right-of-Way

S86°26'38"W 228.59'

Pierson's Addition to the City of  
Greenfield, Indiana  
Plat Book A, Page 8  
Block No. 1

ADJOINER:  
121 S Penn, LLC  
INST. #202404109  
TRACT I

**PLATTED ALLEY**  
16.5' Public Right-of-Way

S03°19'12"E 16.00'



*Josee L. Mosson-Baum*

Note: This drawing is not intended to be represented as a retracement or original boundary survey, a route survey, or a Surveyor Location Report.

PREPARED FOR:

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**EXHIBIT**  
**"B"**

121 SOUTH PENNSYLVANIA STREET  
GREENFIELD, INDIANA 46140

DATE: 04-15-2025  
OWN BY: JLMB  
CHKD BY: DBM  
SCALE: 1" = 50'

PROJECT NUMBER  
24-095

SHEET 2 OF 2