

KEY NOS.: 164-02800-1710  
164-02800-1720  
164-02800-1786

STATE. ID. NOS. 79 07-19-403 018.000-026  
79 07-19-403 019.000-026  
79 07-19-403 020.000-026

PROJECT: Harrison Street  
PARCEL NO.: 03 & 3A  
COUNTY: TIPPECANOE  
OWNER: Purdue Research Foundation

## **WARRANTY DEED**

**THIS INDENTURE WITNESSETH**, That **PURDUE RESEARCH FOUNDATION** (“Grantor”), an Indiana corporation (formed and existing under the Indiana Foundation or Holding Companies Act, Acts of 1921, ch. 246) of Tippecanoe County in the State of Indiana, conveys and warrants to the **CITY OF WEST LAFAYETTE** (“Grantee”) of the State of Indiana, for and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, certain Real Estate in Tippecanoe County in the State of Indiana, to-wit,

**PARCEL: 03 & 03A**

**PROJECT: Purdue Perimeter Parkway – Phase 1**

(the “Real Estate”), being more particularly described in the legal description(s) attached hereto as Exhibit “A” and depicted upon the Right of Way Parcel Plat attached hereto as Exhibit “B”, both of which exhibits are incorporated herein by reference.

This conveyance is subject to any and all existing easements, rights-of-way, and other restrictions of record.

It is understood between the parties hereto, and their successors in title, and made a covenant herein which shall run with the land, that all lands hereinbefore (excepting any parcels specifically designated as easements or temporary rights of way) are conveyed in fee simple and not merely for right of way purposes, and that no reversionary rights whatsoever are intended to remain in the Grantor.

The undersigned persons executing this deed represent and certify on behalf of the Grantor, that they are the Senior Vice President, Treasurer, and COO, and the Corporate Secretary, respectively, of the Grantor and has full authority to manage the affairs and sign and execute documents on behalf of the PURDUE RESEARCH FOUNDATION, an Indiana corporation (formed and existing under the Indiana Foundation or Holding Companies Act, Acts of 1921, ch. 246), and that their authority has not been revoked; that they are, therefore, fully authorized and empowered to convey to the City of West Lafayette of the State of Indiana the Real Estate and to execute all the necessary instruments in connection therewith.

**IN WITNESS WHEREOF**, the above-named Grantor, **PURDUE RESEARCH FOUNDATION**, an Indiana corporation (formed and existing under the Indiana Foundation or Holding Companies Act, Acts of 1921, ch. 246), has caused this Warranty Deed to be executed by its duly authorized officers, this \_\_\_\_day of \_\_\_\_\_, 2010.

**PURDUE RESEARCH FOUNDATION**

an Indiana corporation (formed and existing under the Indiana Foundation or Holding Companies Act, Acts of 1921, ch. 246)

By: \_\_\_\_\_  
Joseph B. Hornett  
Senior Vice President, Treasurer, & COO

**ATTEST:**

By: \_\_\_\_\_  
Judith A. Hall  
Corporate Secretary

STATE OF INDIANA:        }  
  } SS:

**COUNTY OF TIPPECANOE}**

Before me, the undersigned, a Notary Public in and for said County and State, this \_\_\_\_\_ day of \_\_\_\_\_, 2010, personally appeared PURDUE RESEARCH FOUNDATION, an Indiana corporation (formed and existing under the Indiana Foundation or Holding Companies Act, Acts of 1921, ch. 246), by Joseph B. Hornett and Judith A. Hall, its Senior Vice President, Treasurer, and Chief Operating Officer, and Corporate Secretary respectively, who acknowledged the execution of the foregoing Warranty Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Signature: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Notary Public

County of Residence: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

**ACCEPTED: CITY OF WEST LAFAYETTE BY ITS BOARD OF PUBLIC WORKS**

\_\_\_\_\_  
John R. Dennis Mayor

\_\_\_\_\_  
Sana G. Booker, Member

\_\_\_\_\_  
Bradley W. Marley, Member

\_\_\_\_\_  
Jonathan C. Speaker, Member

\_\_\_\_\_  
Elizabeth M. Stull, Member

ATTEST:

\_\_\_\_\_  
Judith C. Rhodes, Clerk-Treasurer

STATE OF INDIANA:        }  
                                      } SS:

COUNTY OF TIPPECANOE}

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared John R. Dennis, Sana G. Booker, Bradley W. Marley, Jonathan C. Speaker and Elizabeth M. Stull of the West Lafayette Board of Public Works and Safety, and acknowledge the execution of the above release, for the uses and purposes herein mentioned.

Witness my hand and Notarial Seal this \_\_\_\_\_ day of \_\_\_\_\_, 2010

I am a resident of \_\_\_\_\_ County.

\_\_\_\_\_  
Signature

My Commission Expires \_\_\_\_\_

\_\_\_\_\_  
Printed Name

"I affirm, under penalties for perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law, Ronald L. Francis

Instrument prepared by: Eric H. Burns, Withered Burns & Persin, LLP, 8N 3<sup>rd</sup> St. Suite 401, P.O. Box 499 Lafayette, IN 47901  
Grantee's Address: City Hall 609 West Navajo Street, West Lafayette, IN 47906

**NOTE: THE FILING OF A SALES DISCLOSURE FORM 46021 (R 8/7/08) IS NOT REQUIRED IN ORDER TO RECORD THIS INSTRUMENT BECAUSE THIS IS A GIFT, CONVEYANCE, GRANT, AND/OR ASSIGNMENT OF AN INTEREST IN REAL PROPERTY FOR NO CONSIDERATION BEYOND NOMINAL CONSIDERATION RECITED IN THIS DOCUMENT.**

**EXHIBIT "A"**

Project: DEM-0501163  
Parcel: 3 Fee  
Form: WD-1

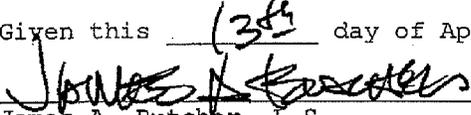
Sheet: 1 of 2

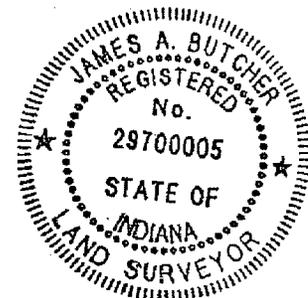
A part of Lot 9 in Sheetz Heirs Addition, the plat of which is recorded in Deed Book 75, Page 347 in the Office of the Recorder of Tippecanoe County, Indiana, located in the northwest quarter of the southeast quarter of Section 19, Township 23 North, Range 4 West, Wabash Township, Tippecanoe County, Indiana and being that part of the grantor's land lying within the right-of-way lines depicted on the attached Route Survey Plat marked Exhibit "B", described as follows:

Beginning at the southwest corner of said Lot 9; thence North 0 degrees 17 minutes 16 seconds East (basis of bearings) 25.00 feet along the west line of said lot to the point designated as "7400" on said plat; thence South 41 degrees 49 minutes 34 seconds East 27.19 feet to the point designated as "7401" on said plat; thence North 89 degrees 04 minutes 46 seconds East 165.72 feet to the east line of said lot, designated as point "7402" on said plat; thence South 0 degrees 11 minutes 33 seconds East 10.00 feet along said east line to the southeast corner of said lot; thence North 89 degrees 11 minutes 30 seconds West 184.00 feet along the south line of said lot to the POINT OF BEGINNING, containing 946 square feet from tax parcel number 164-02800-1710, 570 square feet from tax parcel number 164-02800-1720 and containing a total of 1,516 square feet, more or less.

This description was prepared for the City of West Lafayette by Butler, Fairman & Seufert, Inc.

Given this 13<sup>th</sup> day of April, 2010.

  
James A. Butcher, L.S.  
Registered Land Surveyor  
State of Indiana, No. 29700005



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**EXHIBIT "A"**

Project: DEM-0501163  
Parcel: 3A Fee  
Form: WD-1

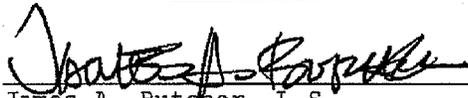
Sheet: 2 of 2

A part of Lot 1 in the Replat of Lots 7, 8 and Part of 6 in Sheetz Heirs Addition, the plat of which is recorded in Plat Cabinet C, Slide 128 in the Office of the Recorder of Tippecanoe County, Indiana, located in the northwest quarter of the southeast quarter of Section 19, Township 23 North, Range 4 West, Wabash Township, Tippecanoe County, Indiana and being that part of the grantor's land lying within the right-of-way lines depicted on the attached Route Survey Plat marked Exhibit "B", described as follows:

Beginning at the southeast corner of said lot; thence North 89 degrees 11 minutes 30 seconds West (basis of bearings) 184.03 feet (184.00 feet plat) along the south line of said lot to the southwest corner of said lot; thence North 0 degrees 11 minutes 33 seconds West 10.00 feet along the west line of said lot to the point designated as "7500" on said plat; thence South 89 degrees 11 minutes 30 seconds East 156.36 feet to the point designated as "7501" on said plat; thence North 47 degrees 57 minutes 59 seconds East 36.77 feet to the east line of said lot, designated as point "7502" on said plat; thence South 0 degrees 38 minutes 28 seconds East 35.01 feet along said east line to the POINT OF BEGINNING, containing 2,185 square feet, more or less.

This description was prepared for the City of West Lafayette by Butler, Fairman & Seufert, Inc.

Given this 13<sup>th</sup> day of April, 2010.



James A. Butcher, L.S.  
Registered Land Surveyor  
State of Indiana, No. 29700005



PARCEL NO. : 3  
 PROJECT NO. : DEM-0501163  
 ROAD NAME : Perimeter Parkway  
 COUNTY : Tippecanoe  
 SECTION : 19  
 TOWNSHIP : 23 N  
 RANGE : 4 W

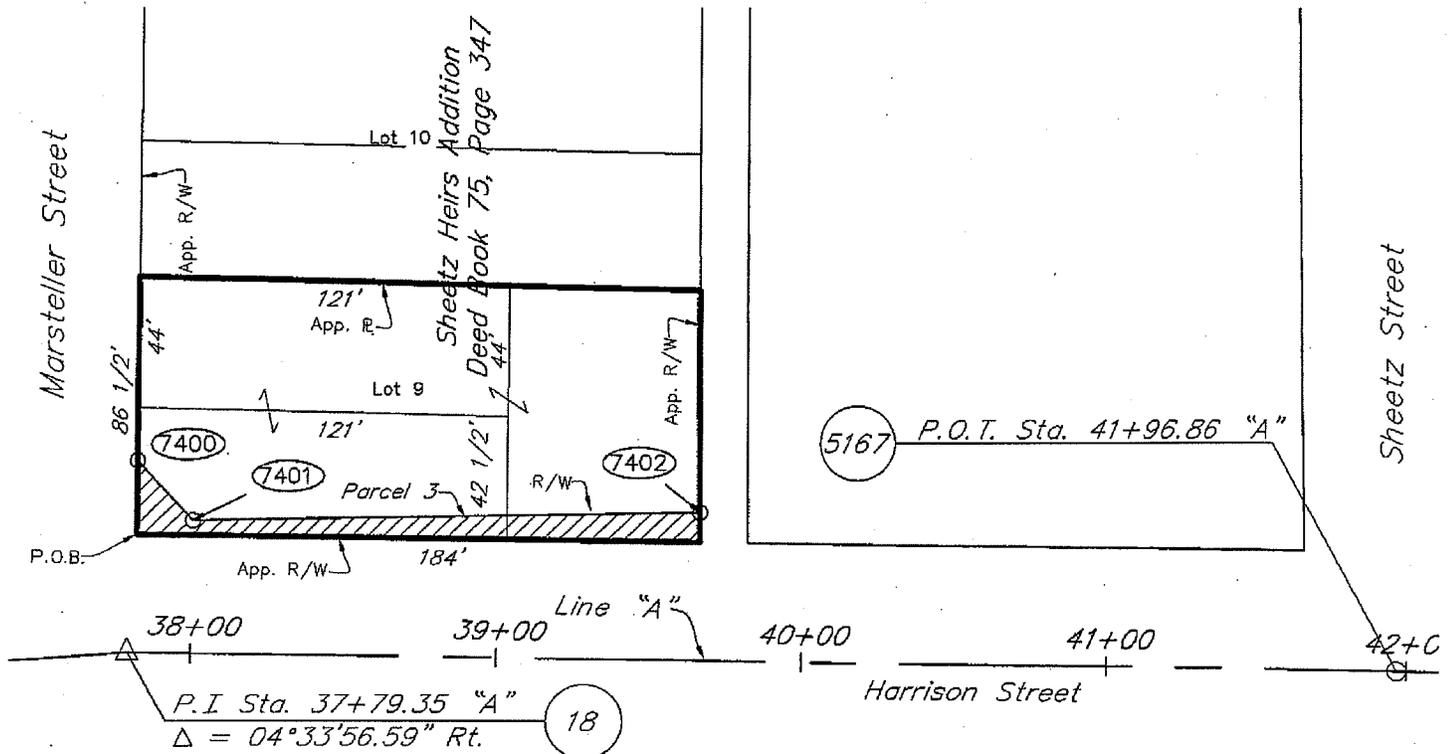
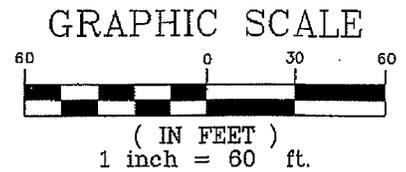
OWNER : Purdue Research Foundation  
 INSTRUMENT NO. 9623619 DATED 11/08/1996  
 DEED RECORD 81, PAGE 2855 DATED 10/22/1981  
 INSTRUMENT NO. 9701132 DATED 9/22/1997  
 INSTRUMENT NO. 9814687 DATED 6/12/1998

DRAWN BY: JAB  
 CHECKED BY: JAB  
 SCALE: 1" = 60'  
 SHEET 1 OF 2

THIS PLAT WAS PREPARED FROM INFORMATION OBTAINED FROM THE RECORDER'S OFFICE AND OTHER SOURCES WHICH WERE NOT NECESSARILY CHECKED BY A FIELD SURVEY.

EXHIBIT "B"

 HATCHED AREA IS THE APPROXIMATE TAKING



PARCEL COORDINATE CHART					
POINT	STATION	OFFSET	CL	NORTH	EAST
7400	37+81.59	65.00	Lt.	Line "A" 1883935.0398	2999987.8809
7401	38+00.00	45.00	Lt.	Line "A" 1883914.7821	3000006.0099
7402	39+65.64	50.00	Lt.	Line "A" 1883917.4447	3000171.7049

SEE LOCATION CONTROL ROUTE SURVEY PLAT FOR POINTS: 18 AND 5167

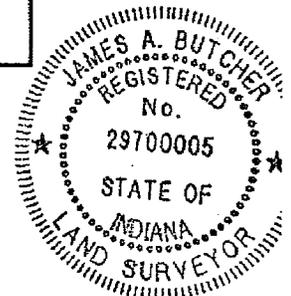
NOTE: STATIONS AND OFFSETS CONTROL OVER BOTH NORTH AND EAST COORDINATES AND BEARINGS AND DISTANCES.

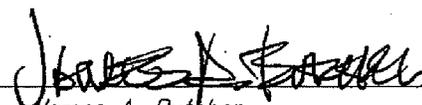
SURVEYORS STATEMENT

To the best of my knowledge and belief, this plat, together with the Location Control Route Survey Plat recorded as Instrument # 201010000374 in the Office of the Recorder of Tippecanoe County, Indiana, (incorporated and made a part hereof by reference) comprise a Route Survey executed in accordance with Indiana Administrative Code 865 IAC 1-12, ("Rule 12").

ROUTE SURVEY PLAT

Prepared for - The City of West Lafayette  
by Butler, Fairman and Seufert, Inc. (Job #4478)



  
 James A. Butcher  
 L.S. 29700005  
 4/13/10  
 Date

PARCEL NO. : 3A  
 PROJECT NO. : DEM-0501163  
 ROAD NAME : Perimeter Parkway  
 COUNTY : Tippecanoe  
 SECTION : 19  
 TOWNSHIP : 23 N  
 RANGE : 4 W

OWNER : Purdue Research Foundation  
 INSTRUMENT NO. 01003508 DATED 02/20/2001

DRAWN BY: JAB  
 CHECKED BY: JAB  
 SCALE: 1" = 60'  
 SHEET 2 OF 2

 HATCHED AREA IS THE APPROXIMATE TAKING

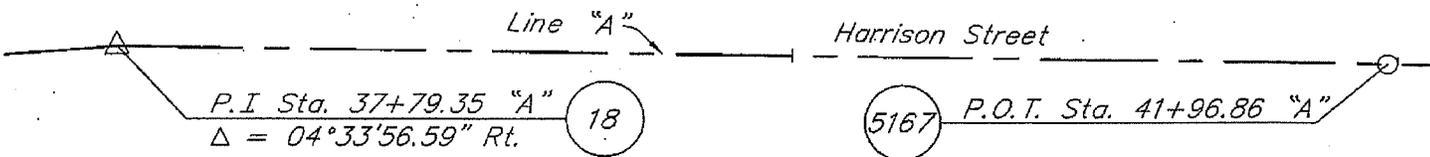
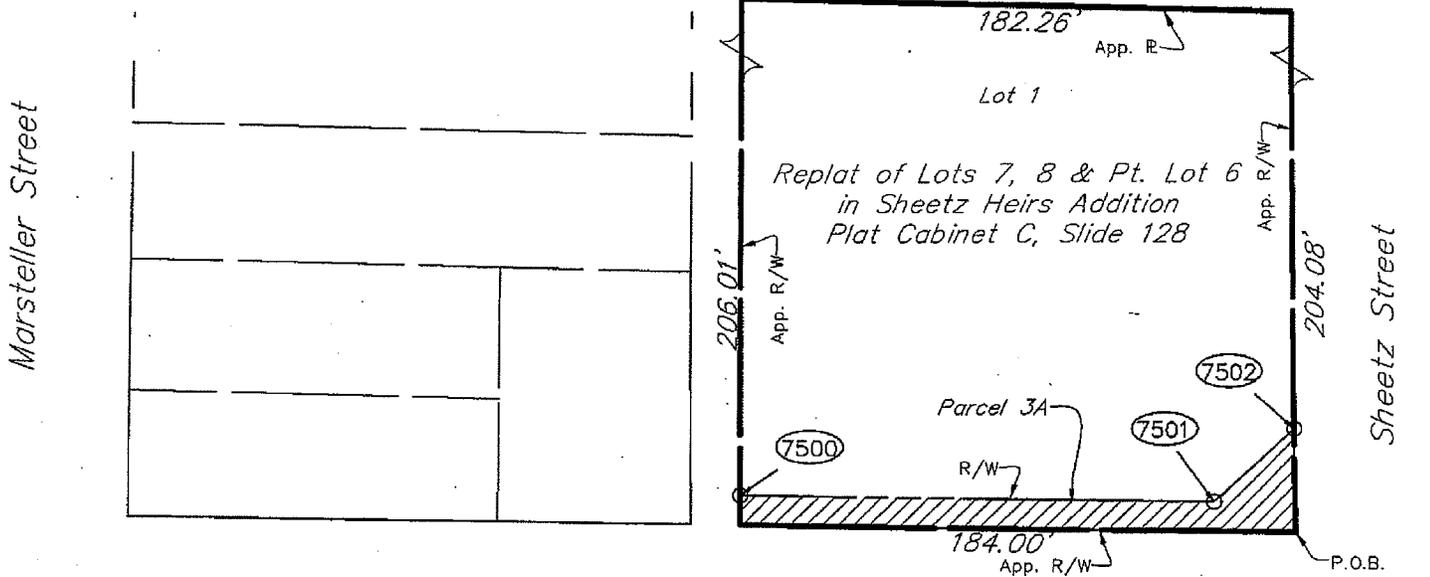
THIS PLAT WAS PREPARED FROM INFORMATION OBTAINED FROM THE RECORDER'S OFFICE AND OTHER SOURCES WHICH WERE NOT NECESSARILY CHECKED BY A FIELD SURVEY.

EXHIBIT "B"

GRAPHIC SCALE



( IN FEET )  
 1 inch = 60 ft.



PARCEL COORDINATE CHART					
POINT	STATION	OFFSET	CL	NORTH	EAST
7500	39+81.64	50.00	Lt.	Line "A"	1883917.2190 3000187.7057
7501	41+38.00	50.00	Lt.	Line "A"	1883915.0131 3000344.0469
7502	41+64.96	75.00	Lt.	Line "A"	1883939.6303 3000371.3548

SEE LOCATION CONTROL ROUTE SURVEY PLAT FOR POINTS: 18 AND 5167

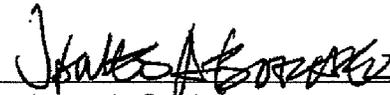
NOTE: STATIONS AND OFFSETS CONTROL OVER BOTH NORTH AND EAST COORDINATES AND BEARINGS AND DISTANCES.

SURVEYORS STATEMENT

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 L.S. 29700005  
 Date 4/13/10

