JOSEPH P. O'CONNOR
MARION COUNTY ASSESSOR

079691

2013 SEP 19 A 11:42

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE
FOR TRANSFER

A201300114535

09/19/2013 11:47 AM
JULIE L. VOORHIES
MARION COUNTY IN RECORDER
FEE: $ 30.50
PAGES: 5
By: KB

QUITCLAIM DEED

This Quitclaim Deed ("**Quitclaim Deed**") is made as of the 29th day of AUGUST, 2013 (the "**Effective Date**"), by FRANK T. SHORT, as TRUSTEE OF WASHINGTON TOWNSHIP, MARION COUNTY, INDIANA ("**Grantor**"), to and in favor of the CITY OF INDIANAPOLIS AND MARION COUNTY ("**Grantee**").

NOW, THEREFORE, Grantor does hereby REMISE, RELEASE and FOREVER QUITCLAIM to Grantee, all of Grantor's right, title and interest in and to the following described real estate located in Marion County, Indiana (the "**Real Estate**"):

> Part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 17 North, Range 3 East in Marion County, Indiana, more particularly described as follows:
>
> Beginning at the Southeast corner of the said Quarter Quarter Section; thence North 00 degrees 03 minutes 59 seconds West along the East line of the said Quarter Quarter Section 150.00 feet; thence South 89 degrees 17 minutes 55 seconds West parallel with the South line of the said Quarter Quarter Section 250.00 feet; thence South 00 degrees 03 minutes 59 seconds East parallel with the said East line 150.00 feet to the said South line; thence North 89 degrees 17 minutes 55 seconds East along the said South line 250.00 feet to the place of beginning.

RESERVING unto Grantor (i) a perpetual and non-exclusive easement in gross over the northwesternmost eighty (80) feet (measuring east to west) by fifty (50) feet (measuring north to south) of the Real Estate, as more generally depicted in Exhibit A attached hereto and incorporated herein (the "**Tower Easement Area**") for the purpose of installing, constructing and maintaining a communications tower, equipment and storage buildings (the "**Tower Easement**"); (ii) a perpetual and non-exclusive easement in gross for the installation and operation of utility lines and facilities in, on, over, under, through and across that portion of the Real Estate more particularly described in Exhibit B attached hereto and incorporated herein (the "**Tower Utility Easement**"); and (iii) a perpetual and non-exclusive easement in gross in, on, over, through and across all driveways, access ways, entrances, exits and curb cuts now or hereafter located on the Real Estate for the purpose of accessing the Tower Easement (the "**Tower Access Easement**"). Grantor shall have the right to transfer, convey or assign its interest

Marion County
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in the Tower Easement, the Tower Utility Easement, and the Tower Access Easement to a third party, and the right to lease space to a third party ("**Lessee**") on the Tower Easement Area for the purposes of installing, constructing and maintaining a communications tower, equipment and storage buildings on the Tower Easement Area.

[Signature page follows.]

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed as of the Effective Date.

"GRANTOR"

Frank T. Short

Frank T. Short, as Trustee of Washington Township, Marion County, Indiana

STATE OF INDIANA)
) SS:
COUNTY OF MARION)

Before me, a Notary Public in and for the above-referenced county and state, personally appeared Frank T. Short, as Trustee of Washington Township, Marion County, Indiana, who acknowledged the execution of the foregoing instrument.

WITNESS my hand and Notarial Seal this 29th day of August, 2013.

Signature Mary Jo Hoff

Printed MARY JO HOFF

NOTARY PUBLIC

My Commission Expires:

9/10/14

County of Residence:

Marion

Send future real estate tax bills to and Grantee's mailing address is:

c/o City of Indianapolis Fire Department
555 N. New Jersey Street
Indianapolis, IN 46204

This instrument was prepared by and return after recording to: Gregory C. Touney, Ice Miller LLP, One American Square, Suite 2900, Indianapolis, IN 46282.

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Gregory C. Touney

Exhibit A

Tower Easement Area

= Tower Easement Area

Exhibit B

Tower Utility Easement Area

A part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 17 North, Range 3 East, Marion County, Indiana, described as follows: Commencing at the Southeast corner of the Northeast Quarter of said section; thence North 0 degrees 06 minutes 45 seconds East 1,475.50 feet along the east line of said Northeast Quarter to the point of beginning of this description; thence South 89 degrees 28 minutes 42 seconds West 220.00 feet; thence North 0 degrees 06 minutes 48 seconds East 10.00 feet to the north boundary line of owner's land; thence North 89 degrees 28 minutes 42 seconds East 220.00 feet along said north boundary line to the east line of said Northeast Quarter; thence South 0 degrees 06 minutes 48 seconds West 10.00 feet along said east line to the point of beginning and containing 2,200 square feet, more or less.