

HELMSBURG

ECONOMIC

DEVELOPMENT AREA

(EDA)

Brown County Redevelopment Commission

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TABLE OF CONTENTS

- Creation of Economic Development Area, Proposed Timetable
- Notice of Public Hearing of Brown County Redevelopment Commission
- Resolution 5-17-2017-0014 – Board of Commissioners
- Resolution 17-01 – Area Plan Commission
- Resolution 17-01 – Redevelopment Commission
- Brown County RDC – Economic Development Plan for the Helmsburg Economic Development Area
 - Exhibit A Map and Legal Description of Area

BROWN COUNTY, INDIANA

CREATION OF ECONOMIC DEVELOPMENT AREA

Proposed Timetable

<u>Target Date</u>	<u>Action</u>
<u>JAN - FEB 2017</u>	Draft of Economic Development Plan for Economic Development Area (the "EDA") distributed to working group
<u>MARCH 11, 2017</u>	Economic Development Plan for EDA finalized and distributed to working group
<u>APRIL 13, 2017</u>	Redevelopment Commission adopts Declaratory Resolution creating the EDA (and, if applicable, TIF allocation area), and approving the economic development plan for the area
<u>APRIL 25, 2017</u>	Area Plan Commission adopts resolution finding that the Declaratory Resolution and the economic development plan for the EDA conform to the plan of development for the County, and approving both
<u>MAY 3 OR MAY 17</u>	Board of Commissioners adopts resolution approving Plan Commission resolution and approving the creation of the economic development area
<u>MAY 4 OR MAY 18</u>	[If allocation area is to be created, draft of tax impact statement delivered to working group] N/A
<u>MAY 23</u>	Deliver <u>Notice of Public Hearing</u> to local newspaper
	<u>Notice of Public Hearing</u> on Declaratory Resolution is published in local newspaper, and copies are distributed to local planning bodies
	[If allocation area is to be created, Tax Impact Statement and a copy of the Notice of Public Hearing are delivered to each overlapping taxing unit] N/A
<u>JUNE 15</u>	Redevelopment Commission (i) conducts public hearing on Declaratory Resolution and (ii) adopts resolution confirming the Declaratory Resolution

**NOTICE OF PUBLIC HEARING OF
BROWN COUNTY REDEVELOPMENT COMMISSION**

Notice is hereby given that the Brown County Redevelopment Commission (the "Commission"), being the governing body of the Brown County Department of Redevelopment (the "Department"), on **April 13, 2017**, adopted a resolution (the "Declaratory Resolution") (i) declaring that a certain area within Brown County, Indiana, designated as the "Helmsburg Economic Development Area" (the "Economic Development Area"), is an economic development area within the meaning of Indiana Code 36-7-14, as amended (the "Act"), and (ii) approving an economic development plan for the Economic Development Area (the "Economic Development Plan").

The Economic Development Area is located in Jackson Township, in the northwesterly part the unincorporated portion of Brown County, and is northwest of the Town of Nashville. A detailed description of the Economic Development Area is included in the Economic Development Plan.

Notice is hereby given that the Commission will conduct a public hearing on **June 15, 2017 at County Office Building, Salmon Room, 201 Locust Lane, Nashville, Indiana, at 6:00 PM** to receive and hear remonstrances and objections from all persons interested in or affected by the proposed projects for the Economic Development Area and the proceedings pertaining thereto.

The Commission will determine the public utility and the benefit of the proposed project. Maps and plats have been prepared and, along with the Plan can, be inspected at the office of the Commissioners, located at County Office Building, 201 Locust Lane, 2nd Floor, Nashville, Indiana.



DAVID REDDING, PRESIDENT
BROWN COUNTY
REDEVELOPMENT COMMISSION

RESOLUTION NO. 5-17-2017-0014

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE COUNTY OF BROWN, INDIANA, APPROVING CERTAIN MATTERS IN CONNECTION WITH THE ESTABLISHMENT OF AN ECONOMIC DEVELOPMENT AREA AND THE APPROVAL OF AN ECONOMIC DEVELOPMENT PLAN FOR SAID AREA

WHEREAS, the Brown County Redevelopment Commission (the "Commission"), as the governing body for the Brown County Redevelopment Department (the "Department"), pursuant to Indiana Code 36-7-14, as amended (the "Act"), on **April 13, 2017**, adopted a resolution (the "Declaratory Resolution") designating an area known as the Helmsburg Economic Development Area (the "Economic Development Area"), as an economic development area pursuant to IC 36-7-14-41 (the "Act"); and

WHEREAS, the Declaratory Resolution approved an economic development plan for the Economic Development Area (the "Plan"); and

WHEREAS, the Brown County Area Plan Commission, on **April 25, 2017**, adopted a resolution (the "Plan Commission Order") determining that the Declaratory Resolution and the Plan conform to the plan of development for Brown County, Indiana (the "County"), and approving the Declaratory Resolution and the Plan; and

WHEREAS, pursuant to Sections 16(b) and 41 of the Act, the Commission has submitted the Declaratory Resolution, the Plan, and the Plan Commission Order to the Board of Commissioners of the County (the "Board").

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE COUNTY OF BROWN, INDIANA, as follows:

1. Pursuant to Sections 16(b) and 41 of the Act, this Board hereby approves, in all respects, the Declaratory Resolution, the Plan, and the Plan Commission Order.
2. This Board hereby approves the determination that the Economic Development Area is an economic development area pursuant to Section 41 of the Act.
3. This resolution shall be in full force and effect from and after its adoption.

Adopted this ¹⁷/₇ day of May, 2017.

BOARD OF COMMISSIONERS OF BROWN
COUNTY, INDIANA

Dave Anderson

Wiana Biddle

Jerry Lee Pittman

Boeth Mulry
County Auditor

RESOLUTION NO. 17-01

RESOLUTION OF THE BROWN COUNTY AREA PLAN COMMISSION DETERMINING THAT A RESOLUTION AND AN ECONOMIC DEVELOPMENT PLAN FOR AN ECONOMIC DEVELOPMENT AREA APPROVED AND ADOPTED BY THE BROWN COUNTY REDEVELOPMENT COMMISSION CONFORM TO THE PLAN OF DEVELOPMENT FOR BROWN COUNTY, INDIANA, AND APPROVING THE RESOLUTION AND PLAN

WHEREAS, the Brown County Area Plan Commission (the "Plan Commission") is the body charged with the duty of developing a general plan of development for Brown County, Indiana (the "County"); and

WHEREAS, the Brown County Redevelopment Commission (the "Commission"), as the governing body for the Brown County Redevelopment Department (the "Department"), pursuant to Indiana Code 36-7-14, as amended (the "Act"), adopted a resolution on *April 25, 2017* (the "Declaratory Resolution") designating an area known as the Helmsburg Economic Development Area (the "Economic Development Area"), as an economic development area pursuant to Section 41 of the Act; and

WHEREAS, the Declaratory Resolution approved an economic development plan for the Economic Development Area (the "Plan"); and

WHEREAS, the Redevelopment Commission has submitted the Declaratory Resolution and the Plan to the Area Plan Commission for approval pursuant to the provisions of Section 16 of the Act, which Declaratory Resolution and Plan are attached hereto and made a part hereof; and

WHEREAS, in determining the location and extent of the Economic Development Area, the Area Plan Commission has determined that no residents of the County will be displaced by the proposed development thereof; and

WHEREAS, the Plan Commission has reviewed the Declaratory Resolution and the Plan and determined that they conform to the plan of development for the County, and now desires to approve the Declaratory Resolution and the Plan.

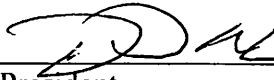
NOW, THEREFORE, BE IT RESOLVED BY THE BROWN COUNTY AREA PLAN COMMISSION, THAT:

1. Pursuant to Section 16 of the Act, the Area Plan Commission hereby finds and determines that the Declaratory Resolution and the Plan conform, in all respects, to the plan of development for the County.
2. The Declaratory Resolution and the Plan are hereby approved.
3. This Resolution hereby constitutes the written order of the Area Plan Commission approving the Declaratory Resolution and the Plan pursuant to Section 16 of the Act.

4. The Secretary is hereby directed to file a copy of the Declaratory Resolution and the Plan with the minutes of this meeting.


SO RESOLVED BY THE BROWN COUNTY AREA PLAN COMMISSION this ___ day of *April 25, 2017*.

BROWN COUNTY AREA PLAN
COMMISSION



President

ATTEST:



Secretary

RESOLUTION NO. 17-01

**RESOLUTION OF THE BROWN COUNTY REDEVELOPMENT COMMISSION DECLARING AN AREA IN
BROWN COUNTY, INDIANA,
AS AN ECONOMIC DEVELOPMENT AREA AND
APPROVING AN ECONOMIC DEVELOPMENT PLAN FOR SAID AREA**

WHEREAS, the Brown County Redevelopment Commission (the “**Commission**”), as the governing body of the Brown County Department of Redevelopment (the “**Department**”), pursuant to Indiana Code 36-7-14, as amended (the “**Act**”), has thoroughly studied that area of Brown County, Indiana (the “**County**”), as described on Exhibit A attached hereto and hereby designated as the “**Helmsburg Economic Development Area**” (the “**Economic Development Area**”); and

WHEREAS, the Commission has caused to be prepared maps and plats showing the boundaries of the Economic Development Area, the location of various parcels of property, streets, alleys, and other features affecting the acquisition, clearance, replatting, replanning, rezoning, or redevelopment of the Economic Development Area, and the parts of the Economic Development Area that are to be devoted to public ways, sewerage and other public purposes under the Plan; and

WHEREAS, the Commission has caused to be prepared estimates of the costs of the economic development projects as set forth in the Plan; and

WHEREAS, there has been presented to this meeting for consideration and approval of the Commission an economic development plan for the Economic Development Area entitled “**Helmsburg Economic Development Plan**” (the “**Plan**”); and

WHEREAS, the Plan and supporting data were reviewed and considered by the Commission at this meeting; and

WHEREAS, Sections 41 and 43 of the Act permit the creation of “**Economic Development Areas**” and provide that all of the rights, powers, privileges and immunities that may be exercised by this Commission in a redevelopment area or urban renewal area may be exercised in an economic development area, subject to the conditions set forth in the Act; and

WHEREAS, the Commission deems it advisable to apply the provisions of said Sections 39, 41, and 43 of the Act to the Plan and financing of the Plan.

NOW, THEREFORE, BE IT RESOLVED by the Brown County Redevelopment Commission, as the governing body of the Brown County Department of Redevelopment, as follows:

1. The Plan for the Economic Development Area promotes significant opportunities for the gainful employment of the citizens of the County, will assist in attracting major new business enterprises to the County, may result in the retention or expansion of significant business enterprises existing in the County, and meets other purposes of Sections 2.5, 41 and 43 of the Act, including without limitation benefiting public health, safety and welfare, increasing the economic well being of the County and the State of Indiana (the “**State**”), and serving to protect and increase property values in the County and the State.

2. The Plan for the Economic Development Area cannot be achieved by regulatory processes or by the ordinary operation of private enterprise without resort to the powers allowed under Sections 2.5, 41 and 43 of the Act because of lack of local public improvements, existence of improvements or conditions that lower the value of the land below that of nearby land, or other similar

conditions, including without limitation the cost of the projects contemplated by the Plan and the necessity for requiring the proper use of land so as to best serve the interests of the County and its citizens.

3. The public health and welfare will be benefited by accomplishment of the Plan for the Economic Development Area.

4. The accomplishment of the Plan for the Economic Development Area will be a public utility and benefit as measured by the attraction or retention of permanent jobs, an increase in the property tax base, improved diversity of the economic base and other similar public benefits.

5. The Plan for the Economic Development Area conforms to other development and redevelopment plans for the County.

6. In support of the findings and determinations set forth in Sections 1 through 5 above, the Commission hereby adopts the specific findings set forth in the Plan.

7. The Commission finds that no residents of the Economic Development Area will be displaced by any project resulting from the Plan, and therefore finds that it does not need to give consideration to transitional and permanent provisions for adequate housing for the residents.

8. The Plan is hereby in all respects approved, and the secretary of the Commission is hereby directed to file a certified copy of the Plan with the minutes of this meeting.

9. The Economic Development Area is hereby designated as an "Economic Development Area" under Section 41 of the Act.

10. The officers of the Commission are hereby directed to make any and all required filings with the Indiana Department of Local Government Finance and the Brown County Auditor in connection with the creation of the Allocation Area.

11. The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.

12. This Resolution, together with any supporting data and together with the Plan, shall be submitted to the Brown County Area Plan Commission (the "**Plan Commission**") and the Board of Commissioners of the County of Brown (the "**Commissioners**"), and if approved by the Plan Commission and the Commissioners shall be submitted to a public hearing and remonstrance as provided in the Act, after public notice all as required by the Act.

13. This resolution shall take effect immediately upon its adoption by the Commission.

Adopted the 13th day of April, 2017.

**BROWN COUNTY REDEVELOPMENT
COMMISSION**

President

Vice President

Secretary

Member

Member

**BROWN COUNTY
REDEVELOPMENT COMMISSION**

**ECONOMIC DEVELOPMENT PLAN FOR THE
HELMSBURG ECONOMIC DEVELOPMENT AREA**

Purpose and Introduction

The Brown County Redevelopment Commission (the "Commission"), the governing body of the Department of Redevelopment and the Redevelopment District (the "District") of Brown County, Indiana (the "County"), proposes to designate and declare an economic development area within the County to be known as the "Helmsburg Economic Development Area" (the "Area"). This document is the plan for the Area (the "Plan"), provided that this Plan may be amended in the future as provided in Indiana Code 36-7-14, as amended from time to time (the "Act") and in this Plan.

Pursuant to Sections 15 and 16 of the Act, the Plan must be approved by the Commission, the County Plan Commission or, if there is no County Plan Commission, then by the body charged with the duty of developing a general plan for the County, if any, and the Board of Commissioners of the County. Upon such approvals, the Commission will hold a public hearing on the Plan as required under Section 17 of the Act, before confirming (or modifying and confirming) the designation of the Area and the approval of the Plan.

Project Objectives

The purposes of the Plan are to benefit the public health, safety, morals and welfare of the citizens of the County; increase the economic well-being of the County and the State of Indiana; and serve to protect and increase property values in the County and the State of Indiana. The Plan is designed to promote significant opportunities for the gainful employment of citizens of the County, retain and expand existing significant business enterprises in the County, provide for local public improvements in the Area, retain permanent jobs, and increase the property tax base.

A key priority is to make available more affordable owner-occupied family dwellings, to protect and increase the county's property tax base, and to increase the quality of life of the current residents and business owners. A recent increase in the number of foreclosed/abandoned properties in the area has resulted in the decline of property assessed values and created a sense of blight that discourages investment. The objective for the initial phase of the Plan is intended to eliminate the blight by either making improvements to existing structures or clearing the way for new construction. The Helmsburg area offers a unique opportunity for investment in Brown County with infrastructure capabilities of sewer service and high speed internet.

Description of Aea

A map identifying parcel numbers and list of parcels comprising the Area is attached to this Plan as Exhibit A hereto.

The Area includes the properties that were defined as "Helmsburg" at the turn of the last century along State Road 45 and then stretches north to the Helmsburg School, west to Lick Creek, south to Bean Blossom Creek, and then east to Railroad Road.

Project

Phase 1. The Project involves the Commission's acquisition of identified distressed abandoned properties to convert them to livable owner-occupied dwellings or to clear and construct new replacement properties. The Commission would oversee and promote the sale of the improved properties. The result would be an immediate boost to the assessed values and tax base. There is a lot of historic pride in the Helmsburg area.

The community was settled at the turn of the last century when the railroad was built. Tourists took the train to Helmsburg and then boarded buggies to the town of Nashville. The community once thrived with mills, liveries, restaurants, stores, factories, and eventually even an airport. Helmsburg had its own high school.

Phase 2. The elimination of the blight in Helmsburg should open up opportunities for business investment. Some properties in the concentrated area along State Road 45 are already zoned for commercial use and have access to sewer and high speed internet. The Project would promote the area and work to attract new businesses.

In September 2011, fire damage and the need for growth prompted the Fore Bare Feet company to relocate out of the county. For Bare Feet employed over 150 people and was the largest private sector employer in the county. In 2014, the land and manufacturing plant including 72,000 square feet of building space, was sold to the Beamery Group which projected to having 32-56 workers. Approximately 8,000 square feet of office space is available for lease.

The owner of the vacant gas station is also willing to lease his property to a business. Some other residential properties in the concentrated area along State Road 45 are already zoned for commercial use. The historic Masonic Lodge property, known in recent years as the "Fig Tree," is for sale and so is the adjacent land/building that was once the Cullen Broom Factory. The property has pull over access for the railroad. There is also land in the Area that is a registered/licensed airport. The Project would connect business prospects to the available spaces.

Phase 3. The Project would seek developers to acquire properties within the Area for commercial development and new residential construction of owner-occupied dwellings.

Acquisition List

When the Commission determines to acquire additional property in the future, it shall follow procedures set forth in Section 19 of the Act. The Commission may not exercise the power of eminent domain in an economic development area.

Estimate of the Cost of Acquisition and Economic Development

The Commission, with the approval of the County Council and Commissioners intends to request funding from the sale of the For Bare Feet property to finance acquisition costs of abandoned and distressed properties. Funds will also be used to develop a master plan for the area that provides the detail needed to attract investment by private developers. In addition, the Commission will submit applications for grants through agencies that would include the Indiana Office of Community and Rural Affairs (OCRA). Relevant grants would include funding for blight clearance.

Disposal of Property

The Redevelopment Commission may dispose of any real property acquired in the future by sale or lease to the public pursuant to procedures set forth in Section 22 of the Act.

Statutory Findings

The Plan for the Area meets the following required findings under Section 41(b) of the Act:

The Plan for the Area promotes significant opportunities for the gainful employment of the citizens of the County, attracts a major new business enterprise to the County, retains or expands a significant business enterprise existing in the County, or meets other purposes of Sections 2.5, 41 and 43 of the Act.

The Plan is expected to create a major impetus for economic development in and serving the Area.

The Plan for the Area cannot be achieved by regulatory processes or by the ordinary operation of private enterprise without resort to the powers allowed under Sections 2.5, 41 and 43 of the Act because of a lack of local public improvements, the existence of improvements or conditions that lower the value of the land below that of nearby land, or other similar conditions.

Implementation of the Plan is necessary to achieve the full potential of the Area. The expansion of infrastructure as needed in support of this plan will make the Area much more attractive to companies considering where to locate or expand.

The public health and welfare will be benefited by accomplishment of the Plan for the Area.

Implementing the Plan will make the Area far more attractive to families and companies, thereby enhancing opportunities for job creation and retention in the Area, and will benefit the public health and welfare of the citizens of the County. The health and welfare of the citizens of Brown County depend on opportunities for employment within the County.

The accomplishment of the Plan for the Area will be of public utility and benefit as measured by public benefits similar to the attraction or retention of permanent jobs, an increase in the property tax base, improved diversity of the economic base, or other similar public benefits.

The Project will be of public utility and benefit by expanding employment opportunities and maintaining the property tax base and will allow for further economic development and improved diversity of the economic base of the County.

The Plan for the Area conforms to other development and redevelopment plans for the County.

The Plan conforms with the intended development of the County.

Amendment of the Plan

This Plan may be amended by following the procedures described in Sections 15-17.5 of the Act.

EXHIBIT A

MAP AND LEGAL DESCRIPTION OF AREA

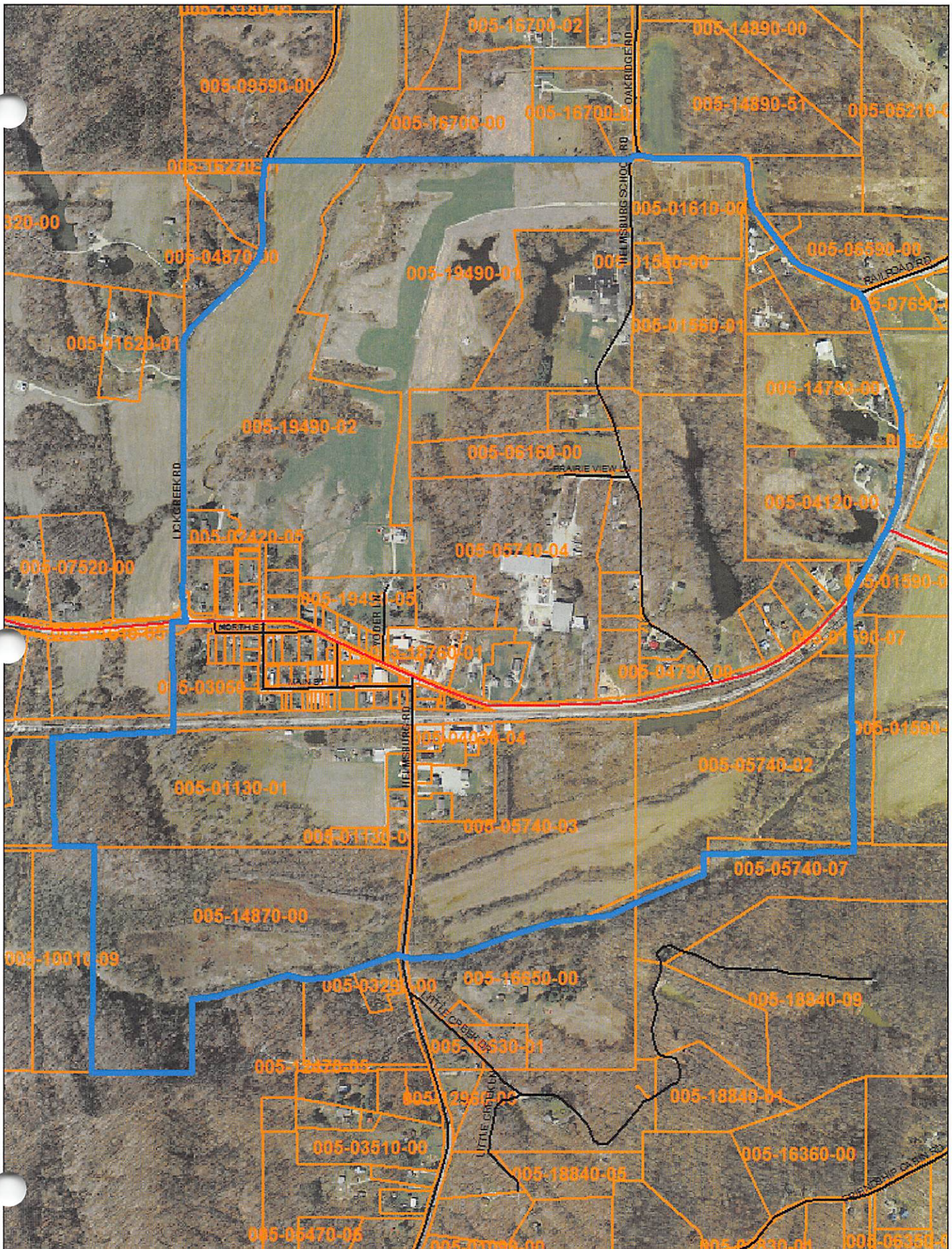
Attached hereto is a map describing the parcels comprising the Area.

HELMSBURG ECONOMIC DEVELOPMENT AREA (EDA)		
	County Parcel#	Legal Description
1	005-01610-00	ADMIN COMB TTL 7.83 AC PT NW SW & W 1/2 NW SE 26-10-02
2	005-01560-00	PT W 1/2 NW SW 26-10-02 0.750 ACRES
3	005-01560-01	PT W 1/2 NW SW 26-10-02 11.750 ACRES
4	005-07680-01	TOTAL AC 0.79 PT NE NW SW 26-10-02 (0.040 AC) & PT E 1/2 NW SW 26-10-02 (.750 AC)
5	005-07680-00	PT NW SW 26-10-02 .200 ACRES
6	005-07680-03	PT NW SW 26-10-02 1.700 ACRES
7	005-05070-00	ADMIN COMBINE: PT E 1/2 NW SW .750AC & PT E 1/4 NW SW NE SW 2.200AC & PT E 1/2 SW 0.600AC 26-10-02 ADMIN COMB TTL 3.55 AC
8	005-14750-00	W 1/2 NW SW 26-10-02 12.750 ACRES J/T/W/R/S
9	005-10840-01	17.80AC TTL PT SW SW 26-10-2 PT NW NW 35-10-02 16.93AC (C) .87 AC (NC) placed in classified forest 2/11/10 10/16/09 AT&T EASEMENT
10	005-04800-00	PT NW NW 35-10-02 & PT SW SW 26-10-02 0.800 AC 6/22/09 HELMSBURG REGIONAL SEWAGE EASEMENT 8/24/09 HELMSBURG REGIONAL SEWAGE EASEMENT
11	005-04120-00	PT S1/2 SW 26-10-02 13.420 AC 10/16/09 AT&T EASEMENT
12	005-04240-01	PT SW SW 26-10-02 PT NW NW 35-10-02 1.000 ACRES 10/16/09 AT&T EASEMENT
13	005-16200-01	PT SW SW PT NW NW 35-10-2 26-10-02 1.230 ACRES 10/16/09 AT&T EASEMENT
14	005-10500-01	PT E 1/2 SW SW 26-10-2 PT NW NW 35-10-02 1.500 ACRES 10/16/09 AT&T EASEMENT
15	005-05520-00	PT E 1/2 SW SW 26-10-02 .750 AC 10/16/09 AT&T EASEMENT
16	005-03440-00	PT E 1/2 SW SW 26-10-02 2.00 ACRES 10/16/09 AT&T EASEMENT
17	005-15310-00	PT SE SW 26-10-02 0.250 ACRES 10/16/09 AT&T EASEMENT
18	005-19480-00	PT SW SE 27-10-02 1.390 ACRES
19	005-02420-05	HELMSBURG BLOCK E 0.750 ACRES
20	005-19490-02	PT SE 27-10-02 44.177 ACRES
21	005-19490-01	PT SE 27-10-02 41.751 ACRES
22	005-19490-05	PT SE 1/4 27-10-02 3.816 ACRES
23	005-19490-08	PT SE SE 27-10-02 3.242 AC
24	005-05740-04	1.82 TTL AC PT SE SE 27-10-02 (2.70 AC) NE NE 34-10-02 (2.37 AC) + AT&T EASEMENT PT SE SE 27-10-02 (0.13 AC) PT SE SE 27-10-02 (1.00 AC) PT NE NE 34-10-02 (2.00 AC) + AT&T EASEMENT PT SE SE 27-10-02 PARCEL III & NONEXCL EASEMENT FOR INGRESS /EGRESS PARCEL IV (7.190 AC) PT SE SE PARCEL II 27-10-02 (3.00 AC) PER ALLEN SURVEY SE SE 27-10-02 (3.43 AC) 12/8/2015 ADMIN COMB
25	005-05390-01	PT SE SE 27-10-02 0.700 ACRES
26	005-05390-00	PT SE SE 27-10-02 .710 AC
27	005-07180-00	MOBLEY AC MINOR SUBD LOT 1 PT SE SE 27-10-02 3.022 AC BC WATER EASEMENT

28	005-06160-00	PT SE1/4 SE1/4 PARCEL I 27-10-02 7.185 ACRES
29	005-06160-02	PT SE SE 27-10-02 5.185 AC
30	005-12160-00	PT SE1/4 SE1/4 0.65 AC & PT SE1/4 SE1/4 27-10-02 2.300 ACRES 2.95 ACRES TOTAL
31	005-19920-00	PT NE SE & NE SE 27-10-02 14.83 AC
32	005-06020-02	LOT 6
33	005-12310-00	10/27/10 ADMIN COMB HELMSBURG PROSSER ADD LOT 1,2,3,4 2/23/10 BRIDGE RECONSTRUCTION PROJECT SURVEY
34	005-02420-04	HELMSBURG LOT 5, 6 & PT OF HELMSBURG BLOCK F 0.070 AC T//C AND EASEMENT
35	005-02420-13	PT BLOCK "F" LOUIS PROSSER ADD'N TOWN OF HELMSBURG .68 ACRES F/K/A FLEETWOOD, REBECCA
36	005-02420-14	PROSSER ADD ALL LOTS 8, 9, 19 & 20 ALSO N1/2 LOT 10 & 18; ALSO 5' BY PARALLEL LINES OFF S SIDE LOT 7 2/23/10 BRIDGE RECONSTRUCTION PROJECT SURVEY
37	005-02420-16	PROSSER ADD LOT 7 ; EXCEPT 5' OFF S SIDE 7 T//C
38	005-05720-00	PROSSER ADD LOTS NUMBERED 15, 16, 17 AND S 1/2 OF 18 2/23/10 BRIDGE RECONSTRUCTION PROJECT SURVEY 05-31-12 369 SQ FT OFF LOT #15
39	005-02420-02	PROSSER ADD LOT 12, 13, 14, 11 S1/2 LOT 10 T//C AND EASEMENT 2/23/10 BRIDGE RECONSTRUCTION PROJECT SURVEY
40	005-05720-01	PARCEL A SW CORNER OF LOT 15 IN LOUIS PROSSER ADDITION CONTAINING 369 SQUARE FEET PARCEL B STATE OF INDIANA
41	005-00260-00	PT SW SE 27-10-02 1.149 ACRES
42	005-00260-01	PARCEL A PT SW SE 27-10-02 0.161AC; PARCEL B STATE OF INDIANA
43	005-17770-00	PT SE SE 27-10-2 PT NE NE 34-10-02 2.590 ACRES AND EASEMENT 10/16/09 AT&T EASEMENT
44	005-05740-06	N END PT NE NE 34-10-02 2.500 ACRES AND EASEMENT 10/16/09 AT&T EASEMENT
45	005-18760-00	PT NE NE 34-10-02 2.432ACRES PER SURVEY 06-04-09
46	005-18760-01	PT NW NE & PT NE NE 34-10-02 2.970 ACRES
47	005-14810-01	PT NW NE & PT NE NE 34-10-02 0.430 ACRES PER ALLEN SURVEY 10/16/09 AT&T EASEMENT
48	005-14180-01	PT NE NE 34-10-02 .230 AC 10/16/09 AT&T EASEMENT
49	005-14180-00	PT NE NE .36 SQ RD 34-10-02 10/16/09 AT&T EASEMENT
50	005-14180-02	PT NE NE 34-10-02 0.200 ACRES
51	005-15330-00	PT NE NE 34-10-02 0.370 ACRES 34-10-02 0.370 ACRES 10/16/09 AT&T EASEMENT
52	005-05740-03	PT E SIDE NE 34-10-02 33.500 ACRES
53	005-04030-04	PT NE 1/4 NE 1/4 34-10-02 0.680 ACRES TENANTS IN COMMON
54	005-04030-02	PT NE NE 34-10-02 0.579 ACRES PER ALLEN SURVEY 9-15-08 HELMSBURG REGIONAL SEWAGE EASEMENT
55	005-14710-00	PT NE NE 34-10-02 0.725 ACRES ALLEN SURVEY RECORDED 07-02-99 9-15-08 HELMSBURG REGIONAL SEWAGE EASEMENT
56	005-14680-00	PT NE NE 34-10-02 0.155 ACRE PER SURVEY
57	005-14040-00	PT NE NE 34-10-02 0.848 AC PER SURVEY 6/8/12 5/25/11 RE-RECORDED TO CHANGE MAILING ADDRESS 12-19-11 RE-RECORDED TO CORRECT SEQUENCE
58	005-14710-01	PT NE NE 34-10-02 3.161 ACRES PER SURVEY
59	005-14870-00	ADMIN COMB TTL 40.250 AC 34-10-02 PT SW NE & E SIDE SE NW A STRIP 2RODS AND EASEMENT
60	005-01130-02	PT NW NE 34-10-02 0.850 AC RIGHT-OF-WAY EASEMENT
61	005-03880-00	PT NW NE 34-10-02 1.130 AC EASEMENT 8/24/09 HELMSBURG REGIONAL SEWAGE DISTRICT EASEMENT 09-17-2012 QCD REMOVING CONTRACT WITH MANZENBERGER 10-01-12 CONTRACT TO JAMIE D LINDSEY
62	005-03880-01	PT NW NE 34-10-02 0.380 AC CONTRACT TO JAMIE D LINDSEY 10-26-12
63	005-01110-00	PT NW NE 34-10-02 0.750 ACRES
64	005-01130-01	PT NW NE NE NW 34-10-02 30.290 ACRES

65	005-02140-00	PT SE 1/4 NE 1/4 HELMSBURG-YODER ADD LOT 1
66	005-03260-00	IRA YODER ADD LOT 3 & 4 E1/2 TOWN OF HELMSBURG AND EASEMENT
67	005-15280-02	TOWN OF HELMSBURG YODER ADD. PT OF LOT 8
68	005-16530-00	PT LOT 9 YODER ADDN AND EASEMENT & PT LOT 8 & 10 0.194 AC
69	005-15360-00	HELMSBURG IRA YODER ADD PT LOT 10
70	005-19990-01	BLOCK 2 LOT 18 HELMSBURG AND EASEMENT
71	005-19990-02	BLOCK 2 LOT 19 HELMSBURG AND EASEMENT
72	005-19990-00	BLOCK 2 LOT 17 HELMSBURG AND EASEMENT
73	005-04000-03	90' OFF SOUTH END OF LOT 17 BLOCK 4 AND EASEMENT
74	005-09820-00	HELMSBURG BLK 4 LOT 18 & EASEMENT
75	005-13360-01	HELMSBURG BLOCK 4 LOTS 19 & 20 ADMIN COMB
76	005-10280-01	TOWN OF HELMSBURG BLK 4 LOT 22
77	005-00680-00	BLOCK 4 HELMSBURG LOT 23 AND EASEMENT
78	005-17380-00	HELMSBURG PROSSER ADD BLK D AND EASEMENT 2/23/10 BRIDGE RECONSTRUCTION PROJECT SURVEY
79	005-09980-00	HELMSBURG PROSSER ADD BLOCK C 2/23/10 BRIDGE RECONSTRUCTION PROJECT SURVEY
80	005-11850-00	PROSSER ADD BLOCK B 2/23/10 BRIDGE RECONSTRUCTION PROJECT SURVEY
81	005-01070-05	LOT 14 HELMSBURG BLOCK 7
82	005-01070-04	LOT 13 HELMSBURG BLOCK 7
83	005-01070-03	LOT 12 HELMSBURG BLOCK 7
84	005-01070-02	LOT 11 HELMSBURG BLOCK 7 10/16/09 AT&T EASEMENT
85	005-01070-00	S 1/2 LOTS #9 & #10 IN BLOCK 7 HELMSBURG
86	005-01070-25	N 1/2 PT LOT 10 & N 1/2 PT LOT 9 HELMSBURG BLOCK 7
87	005-03060-11	PT NE NW 34-10-02 PT TOWN HELMSBURG 3.945AC AND EASEMENT
88	005-03060-15	PT LOT 1,2,3 AND A PART OF VACATED THIRD STREET & PT NENW 34/10/02 0.185AC
89	005-03040-00	BLOCK 7 N PT LOT & S PT LOT 7 & N PT LOT 8 & S PT LOT 8 ADMIN COMB 1/29/10 WITH 005-03040-01,02AND 03
90	005-08230-01	TOWN OF HELMSBURG BLOCK 4 LOT 1,2& 3
91	005-08230-03	BLOCK 4 LOT 24 HELMSBURG AND EASEMENT
92	005-05870-00	TOWN OF HELMSBURG BLOCK 4 LOT 4 11-29-2012 CONTRACT TO JULIE RUSSELL
93	005-01000-01	LOT 8 HELMSBURG BLOCK 4
94	005-19840-00	LOTS 11, 12, 13 & 14 HELMSBURG BLOCK 4 34-10-02 0.33 AC
95	005-09810-00	HELMSBURG BLOCK 4 LOT 15
96	005-09810-01	HELMSBURG BLOCK 4 LOT 16
97	005-18290-00	HELMSBURG BLOCK 2 LOTS 1, 2, 3, 4, 5, 6 & 7 12/14/10 ADMIN COMB W/005-18290-01, 02, 03, 04, 05, & 06
98	005-03060-14	LOTS 8,9 10,11,12,13,14 BL 2 & EASEMENT
99	005-18290-10	10' WIDE ALLEY IN BLOCK #2 HELMSBURG 0.043AC
100	005-02880-00	LOT 15 BLK 2 HELMSBURG AND EASEMENT
101	005-02880-01	LOT 16 BLOCK 2 - GROCERY STORE
102	005-05760-00	HELMSBURG BLK 1 LOT 15 10/16/09 AT&T EASEMENT SEWER EASEMENT 06/02/2006
103	005-13320-00	LOT 13 BLOCK 1 HELMSBURG AND EASEMENT 10/16/09 AT&T EASEMENT .

104	005-14260-01	BLOCK 1 LOT 10 HELMSBURG AND EASEMENT 10/16/09 AT&T EASEMENT
105	005-18650-01	BLOCK 1 LOT 5, 6, 7, 8 HELMSBURG AND EASEMENT 10/16/09 AT&T EASEMENT
106	005-14600-02	HELMSBURG LOTS 1, 2, 3, 4 BLOCK 1 AND EASEMENT 10/16/09 AT&T EASEMENT
107	005-04030-00	HELMSBURG BL 3 LOT 15 10/16/09 AT&T EASEMENT SANITARY SEWER EASEMENT 4/4/2006
108	005-04030-01	TOWN OF HELMSBURG BLOCK 3 LOT 16
109	005-04000-01	LOT 13 BLOCK 3 TOWN OF HELMSBURG AND EASEMENT 10/16/09 AT&T EASEMENT
110	005-04000-00	BLOCK 3 LOT 12 TOWN OF HELMSBURG AND EASEMENT
111	005-04000-02	LOT 14 BLOCK 3 TOWN OF HELMSBURG AND EASEMENT
112	005-04000-04	LOT 10 BLOCK 3 TOWN OF HELMSBURG AND EASEMENT 10/16/09 AT&T EASEMENT
113	005-04000-05	LOT 11 BLOCK 3 TOWN OF HELMSBURG AND EASEMENT
114	005-19700-02	HELMSBURG LOT 8 BLOCK 3 10/16/09 AT&T EASEMENT
115	005-04020-00	HELMSBURG LOT 5 BLOCK 3 10/16/09 AT&T EASEMENT
116	005-04020-01	HELMSBURG LOT 6 BLOCK 3
117	005-13550-01	LOT 1,2,3,4 BLOCK 3 & LOTS 7 & 8 & N1/2 PLATTED ALLEYWAY N OF RR EASEMENT & SECOND STR BTWEEN LOT 8 BLOCK & PORTION OF MAIN ST LYING TO THE NORTH OF LOTS 7 & 8 OF BLOCK 8 IN THE TOWN OF HELMSBURG AND EASEMENT ADMIN COMB 12-17-08 10/16/09 AT&T EASEMENT
118	005-01590-07	PT NW NW 35-10-02 1.330 ACRES
119	005-04790-00	PT NW NW 35-10-02 2.17 ACRES 11-5-07 GENERAL EASEMENT AGREEMENT 10/16/09 AT&T EASEMENT
120	005-05740-02	PT W 1/2 NW 35-10-02 31.330 AC



Disclaimer: The purpose of this map is to display the geographic location of a variety of data sources frequently updated from local government and other agencies. Neither WTH Technology nor the agencies providing this data make any warranty concerning its accuracy or merchantability. And no part of it should be used as a



