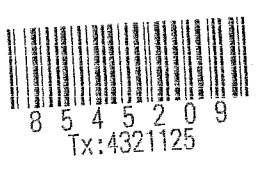


Plat Cab H
Pg 9



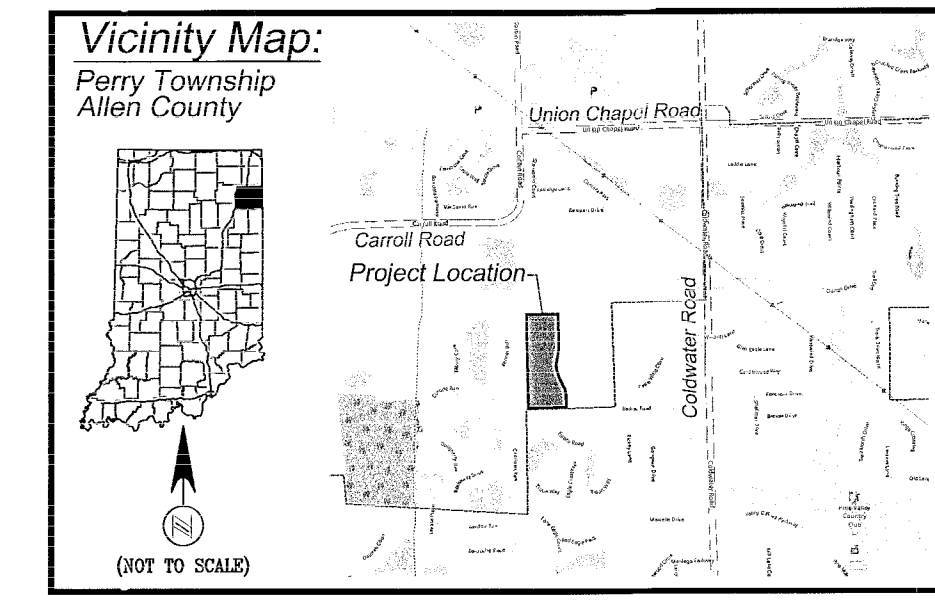
2018026301
RECORDED: 06/01/2018 8:50:36 AM
ANITA MATHER
ALLEN COUNTY RECORDER
FORT WAYNE, IN

AUDITOR'S OFFICE
Duly entered for taxation. Subject
to final acceptance for transfer.

MAY 31 2018
AUDITOR OF ALLEN COUNTY

Secondary Plat Talis Park Section II

A Subdivision Located in the
Northeast Quarter of
Section 33 Township 32 North, Range
12 East.
Allen County, Indiana



Regulated Drain Easement:
Pursuant to the Indiana Drainage Code (IC 36-9-27) the undersigned owners filed a petition with the Allen County Drainage Board (duplicated with the Allen County Surveyor) requesting that portions of the storm drainage system and easements for this development be accepted into the County's Regulated Drainage System. The portions of the storm drainage system and easements that have been accepted into the County's Regulated Drainage System are designated on this plat as Regulated Drainage Easements (RDE's). The Allen County Drainage Board has jurisdiction over the Regulated Drains within this development (IC 36-9-27-15) and may exercise its powers and powers as provided in the Indiana Drainage Code (IC 36-9-27) relative to those drains (e.g., levy an annual assessment per lot). The Regulated Drains provide for the collection and conveyance of stormwater. The RDE's are established for the installation, operation, maintenance, and reconstruction of the Regulated Drains in accordance with IC 36-9-27 and with the Allen County Stormwater Management Ordinance.

The Allen County Drainage Board assumes no responsibility for any stormwater easements and/or improvements within this development that have not been accepted into the County's Regulated Drainage System. Other parties (e.g., individual lot owners or the homeowners' association) are responsible for the operation, maintenance, and reconstruction of those improvements.

Drainage System Table:
Storm Sewer Drainage 1,691ft

Developer:
Oakmont Development LLC
9601 Coldwater Road
Fort Wayne, IN 46825
Tel: (260) 489-2000
Fax: (260) 489-8974

Subdivision Engineer:

D.A. Brown Engineering Consultants
5491 County Road 447, P.O. Box 389, Auburn, IN 46706
Phone: (260) 925-2020 Fax: (260) 925-1212
www.dabrownengineering.com
Job# 1503-01

Approved this 28 day of May, 2018

Allen County Board of Commissioners
President, Theresa M. Brown
Vice President, F. Nelson Peters
Secretary, Linda K. Bloom

Attest: Nicholas D. Jordan, CPA, Auditor
Allen County, Indiana

Approved this 29 day of May, 2018
Allen County Plan Commission

President, Susan Hoot
Vice President, David Bailey

Approved this 24 day of May, 2018

Jeffrey M. Thomas, Allen County Surveyor

Confirmed this 29 day of May, 2018
Allen County Department of Planning Services

Kimberly R. Bowman, Executive Director

We, Oakmont Developers, LLC, the undersigned owners by virtue of those certain deeds shown in Documents #203112838, in the Office of the Recorder of Allen County, Indiana, of the real estate shown and described herein, do hereby lay off, plat, dedicate and subdivide said real estate into Lots, Streets and Easements in accordance with the information shown on the Plat. Further, we hereby subject and impress all of said land in said addition with the limitations and easements attached hereto and made a part thereof by reference. This subdivision shall be known and designated as Talis Park Section II, an addition to the County of Allen, Indiana.

In witness whereof, Oakmont Developers, LLC, organized and existing under the laws of the State of Indiana, Owner of the real estate described in said Plat, has hereunto set its hand, by its duly authorized officer, this 23 day of May, 2018

Oakmont Developers, LLC

By: [Signature]
Printed: Jeffrey M. Thomas

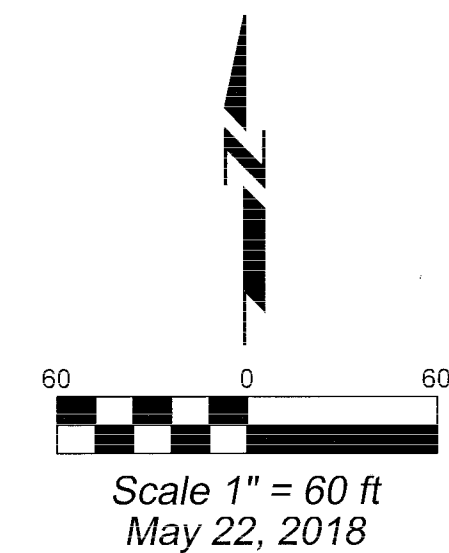
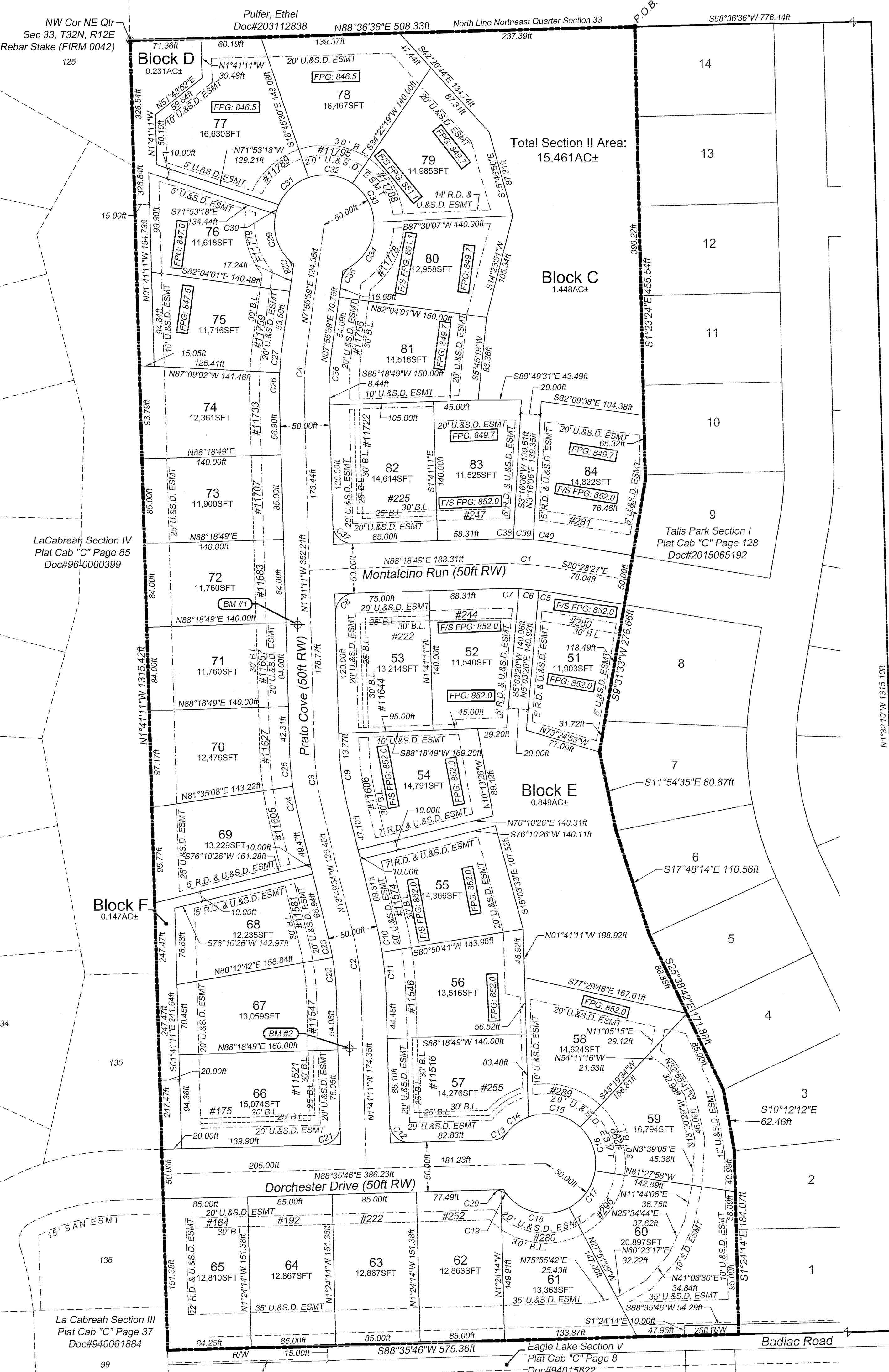
Land Surveyor Certification:
I, Duane A. Brown, hereby certify that I am a Land Surveyor registered in compliance with the laws of the State of Indiana; that to the best of my knowledge and belief this plat and accompanying legal description accurately represents a subdivision of real estate as described in Documents No. 203112838 in the Office of the Recorder of Allen County, Indiana, that this plat was prepared under my direct supervision; that all markers shown thereon actually exist or will be set and that their locations, size, type and material are accurately shown; that this subdivision is within the tract of real estate shown on the plat, or original survey certified by Duane A. Brown as recorded in Document No. 201504225 in the Office of the Recorder of Allen County, Indiana as required by 865 IAC 1-12-12; and that there has been no change from the matters of survey revealed by the above referenced survey, or any prior subdivision plats contained therein, on any lines that are common with this subdivision.

Dated this 22nd day of May, 2018

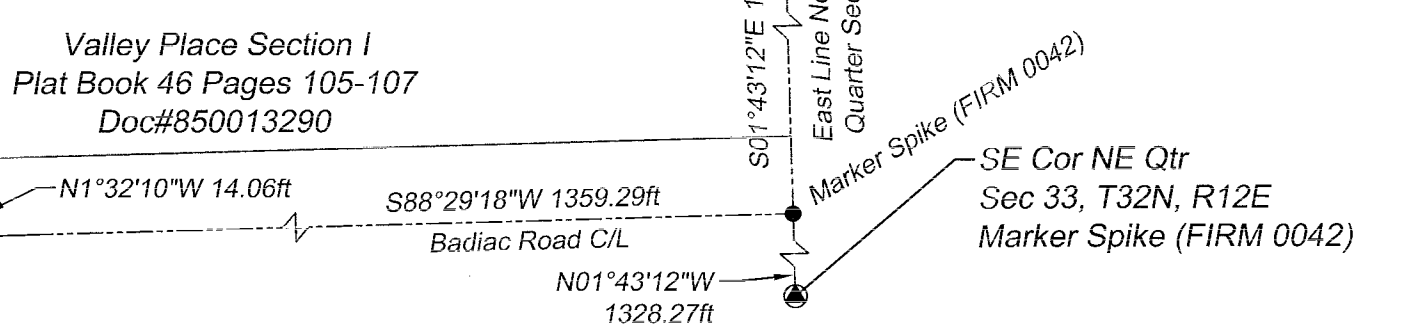
SIGNED: Duane A. Brown
Duane A. Brown
Auburn, IN
Indiana P.S. #L80040337



I affirm, under the penalties for perjury, that I have taken reasonable care to reduce each Social Security number in this document, unless required by law. Duane A. Brown Document Prepared by Duane A. Brown



Curve #	Length	Radius	Delta	Tangent Length	Chord Direction	Chord Length
C1	58.71ft	300.00ft	011°12'44"	29.45ft	S86°04'49"E	58.61ft
C2	63.56ft	300.00ft	012°08'23"	31.90ft	N07°45'22"W	63.44ft
C3	63.56ft	300.00ft	012°08'23"	31.90ft	N07°45'22"W	63.44ft
C4	50.37ft	300.00ft	009°37'10"	25.24ft	N03°07'24"E	50.31ft
C5	11.45ft	275.00ft	002°23'11"	5.73ft	S81°40'02"E	11.45ft
C6	20.00ft	275.00ft	004°10'04"	10.01ft	S84°56'40"E	20.00ft
C7	22.38ft	275.00ft	004°39'28"	11.18ft	S89°12'27"E	22.35ft
C8	31.42ft	200.00ft	090°00'00"	20.00ft	S43°18'49"W	28.28ft
C9	58.27ft	275.00ft	012°08'23"	29.24ft	N07°45'22"W	58.16ft
C10	26.49ft	325.00ft	004°40'15"	13.25ft	N11°29'26"W	26.49ft
C11	42.37ft	325.00ft	007°28'08"	21.21ft	N05°25'15"W	42.34ft
C12	31.32ft	200.00ft	089°43'03"	19.90ft	N46°32'42"W	28.21ft
C13	17.45ft	200.00ft	049°59'41"	9.33ft	S63°35'55"W	16.90ft
C14	26.86ft	50.00ft	030°46'33"	13.76ft	S53°59'21"W	26.54ft
C15	55.81ft	50.00ft	063°56'58"	31.21ft	N78°38'55"W	52.95ft
C16	48.18ft	50.00ft	055°12'29"	26.14ft	N19°04'12"W	46.34ft
C17	46.78ft	50.00ft	053°36'29"	25.26ft	N35°20'17"E	45.09ft
C18	66.71ft	50.00ft	076°26'56"	39.38ft	S79°38'01"E	61.87ft
C19	9.75ft	200.00ft	027°56'07"	4.97ft	S55°22'36"E	9.65ft
C20	7.70ft	200.00ft	022°03'35"	3.90ft	S80°22'27"E	7.65ft
C21	31.51ft	200.00ft	090°16'57"	20.10ft	S43°27'18"W	28.35ft
C22	38.89ft	275.00ft	008°06'08"	19.48ft	S05°44'14"E	38.86ft
C23	19.38ft	275.00ft	004°02'16"	9.69ft	S11°48'26"E	19.30ft
C24	30.70ft	325.00ft	005°24'42"	15.36ft	S11°07'13"E	30.69ft
C25	38.16ft	325.00ft	006°43'41"	19.10ft	S05°03'01"E	38.14ft
C26	25.73ft	325.00ft	004°32'09"	12.87ft	S00°34'54"W	25.72ft
C27	28.84ft	325.00ft	005°05'01"	14.43ft	S05°23'29"W	28.83ft
C28	17.45ft	200.00ft	049°59'42"	9.33ft	N17°03'51"W	16.90ft
C29	47.50ft	50.00ft	054°26'03"	25.72ft	S14°50'41"E	45.74ft
C30	10.02ft	50.00ft	011°28'42"	5.03ft	S18°06'42"W	10.00ft
C31	41.36ft	50.00ft	047°23'27"	21.94ft	S47°32'46"W	40.19ft
C32	46.36ft	50.00ft	053°07'48"	25.00ft	N82°11'36"W	44.72ft
C33	46.36ft	50.00ft	053°07'48"	25.00ft	N29°03'47"W	44.72ft
C34	52.73ft	50.00ft	080°25'34"	29.12ft	N27°42'54"E	50.32ft
C35	17.45ft	200.00ft	049°59'41"	9.33ft	S32°55'50"W	16.90ft
C36	46.17ft	275.00ft	099°37'10"	23.14ft	N03°07'24"E	46.12ft
C37	31.42ft	200.00ft	090°00'02"	20.00ft	S46°41'11"E	28.28ft
C38	18.10ft	325.00ft	003°11'29"	9.05ft	S89°54'34"W	18.10ft
C39	20.00ft	325.00ft	003°31'35"	10.00ft	N86°43'54"W	20.00ft
C40	25.49ft	325.00ft	004°29'40"	12.75ft	N82°43'17"W	25.49ft



K:\2015\1503-01\Section 2\Plat_DWG\Talis_Park_Section_2_Consense\02_Sec33\Secondary Plat.dwg, 5/22/2018 11:05 AM, Vance Lum