DESCRIPTION AND RESTRICTIONS OF THE PLAT OF ROYAL OAKS

Description:- Part of the Southeast quarter of the Southeast quarter of Section 21, Township 6, South, Range 10, West, described as follows:
Commencing at a point which is 154.93 feet west of the east line and 172 feet north of the south line of said quarter quarter section, and running thence north 461.25 feet to a point which is 136 feet south of the south line of east Illinois Street, and running thence west and parallel with Illinois Street for a distance of 673,18 feet; thence north 136 feet to the south line of Illinois St; thence west along the south line of Illinois Street 380.66 feet; thence south and parallel with the west line of said quarter quarter section for a distance of 612.25 feet; thence east and parallel with the south line of said quarter, quarter section 641 feet, and thence north 14 feet, and thence east anD parallel with the south line of said quarter quarter section for a distance of 415.4 feet to the place of beginning.
Also, Beginning at a point on the south line of said Quarter Quarter section, which point is also on the line dividing the lands of Jacob C. Hesch and Mary G, Hesch, his wife, and the lands of the heirs of Joseph W, Leach, deceased, and which point is also two hundred forty-four and eighty-six hundredth (244,86) feet east of the southwest corner of the Southeast quarter of the southeast quarter of the aforesaid section and one thousand eighty-five and fifty-five hundredths (1085.55) feet west oF the southeast corner of said quarter quarter section; thence north along said dividing line and parallel with Rotherwood Ave, one hundred fifty-eight (158) feet; thence east to a point which is one thousand sixty and ninety hundredths (1060.90) feet west of the east line of said quarter, quarter section; thence south and parallel with Rotherwood Ave. one hundred fifty-eight (158) feet to the south line of said quarter, quarter section; thence west along said south line to the place of beginning.
Also, commencing at a point on the south line of said quarter, quarter section, which point is on the line dividing the lands of Jacob C. Hesch and Mary G. Hesch, his wife, and the lands of the heirs of Joseph W. Leach, deceased, and which point is also two hundred forty-four and eighty-six hundredths (244.86) feet east of the southwest corner of the southeast quarter of the southeast quarter of the aforesaid section and one thousand eighty-five and fifty-five hundredths (1,085.55) feet west of the southeast corner of said quarter quarter section; thence north along said dividing line and parallel with Rotherwood Ave. one hundred fifty-eight (158) feet; thence west and parallel with the south line of said quarter quarter section twenty-five (25) feet; thence south and parallel with Rotherwood Ave. one hundred fifty-eight (158) feet to the south line of said quarter, quarter section; thence east along said south line to the place of beginning.
Also, beginning at a point on the south line of said quarter, quarter section six hundred ninety-four and seventy-six hundredths (694.76) feet west of the southeast corner thereof; thence north and parallel with Weinbach Ave. one hundred one and seven tenths (101.7) feet to a point which is six hundred ninety-four and seventy-six hundredths (694.76) feet west of the east line of said quarter, quarter section; thence northwesterly to a point which is one hundred fifty-eight (158) feet north of the south line of said quarter quarter section and six hundred ninety-nine and two (699.2) feet west of the east line thereof; thence west and parallel with the south line of said quarter, quarter section a distance of fifty(50) feet; thence southeasterly to a point which is one hundred one and seven tenths (101.7) feet north of the south line of said quarter, quarter section and seven hundred forty-four and seventy-six hundredths (744.76) feet west of the east line thereof; thence south and parallel with Weinbach Ave. one hundred one and seven tenths (101.7) feet to the south line of said quarter, quarter section; thence east along the south line thereof fifty (50) feet to the place of beginning.
ALSO: Part of the southeast quarter of Section 21, Township 6 South, Range 10 West, described as follows:
Beginning at a point which is Six hundred Thirty-three and Twenty-five hundredths (633.25) feet north of the south line of said quarter section and Four hundred Thirty (430) feet west of the east line of said quarter section and running thence north and parallel with the east line of said quarter section One hundred Thirty-six (136) feet to the south line of East Illinois Street in the City of Evansville, Indiana; thence east along the south line of said Illinois Street and parallel with the south line of said quarter section Thirty-five (35) feet to the east line of Lot Ninety-one (91) in First Addition to Terrace Park, an addition to the City of Evansville, according to the recorded plat thereof; thence south and along the east line of said Lot Ninety-one (91), One Hundred Thirty-six (136) feet; thence west and parallel with the south line of said quarter section Thirty-five (35) feet to the place of beginning, being the east Thirty-five (35) feet of Lot Ninety-one (91) in First Addition to Terrace Park, according to the recorded plat thereof;
Also, Beginning at a point which is Six Hundred Thirty-three and Ninety-seven hundredths (633.97) feet north of the south line of said quarter section and Eight Hundred Twenty-eight and Eleven hundredths (828.11) feet west of the east line of said quarter section being a point on the line dividing the lands of the heirs of Joseph W. Leach, deceased, and the lands of the Terrace Park Land and Improvement Company; thence north and parallel with the east line of said quarter section One hundred Thirty-six (136) feet to the south line of Illinois Street in the City of Evansville, Indiana; thence east along the south line of Illinois Street Fifty-six and twenty seven hundredths (56.27) feet more or less to the west line of Katherine Street as laid out and dedicated in the plat of the First Addition to Terrace Park, according to the recorded plat thereof; thence southwardly and along said west line of Katherine Street One Hundred Thirty-six (136) feet more or less to a point which is Fifty-six and Ninety-six hundredths (56.96) feet due east of the place of beginning and also on the dividing line between the lands of Henry Mayer and Adeline M. Mayer, his wife, and the lands of said Terrace Park Land anD Improvement Company; thence west Fifty-six and Ninety-six hundredths (56.96) feet along said dividing line to the place of beginning.

The foregoing constitutes a description of the plat of Royal Oaks, a subdivision of the city of Evansville, laid out, platted, created and dedicated by Earl Suddoth, Trustee, owner and proprietor, pursuant to the trust declared in the deeds recorded in Deed Record 223 at page 456; Deed Record 224 at page 396; Deed Record 224 at page 395; Deed Record 224 at page 398 and Deed Record 225 page 465 of the record of deeds in the Office of the Recorder of Vanderburgh County, Indiana, upon the aforesaid real estate located in the City of Evansville, Vanderburgh County, Indiana.

The undersigned Civil Engineer and Surveyor hereby certifies that the accompanying plat is a true and correct drawing of a survey made according to the above description.

Wm. L. Hitch, Registered #165, State of Indiana

IN WITNESS WHEREOF, Earl Suddoth, trustee, as aforesaid, owner and proprietor and pursuant to the aforesaid trust, has executed the aforesaid plat, including the above drawing and the attached restrictive covenants at Evansville, Vanderburg County, Indiana, on this 30th day of December, 1941.

Earl Suddoth, Trustee