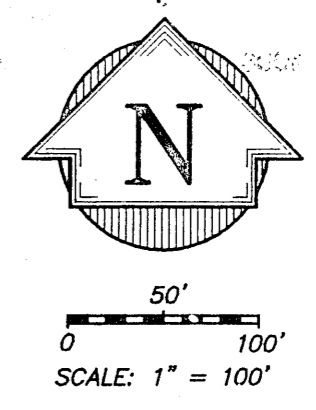


CROWN EAST INDUSTRIAL PARK UNIT TWO

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
MICHAEL A. EKOWN
RECORDER
2005 JUN - 8 PM 4: 22



23 AP 05
097 PAGE 45



AREA IN THIS SUBDIVISION = 36.5704 ACRES
(Information only and not to be used for the conveyance of land)

being a subdivision of part of the Northwest 1/4 of Section 10, Township 34 North, Range 8 West of the Second Principal Meridian, in Lake County, Indiana.

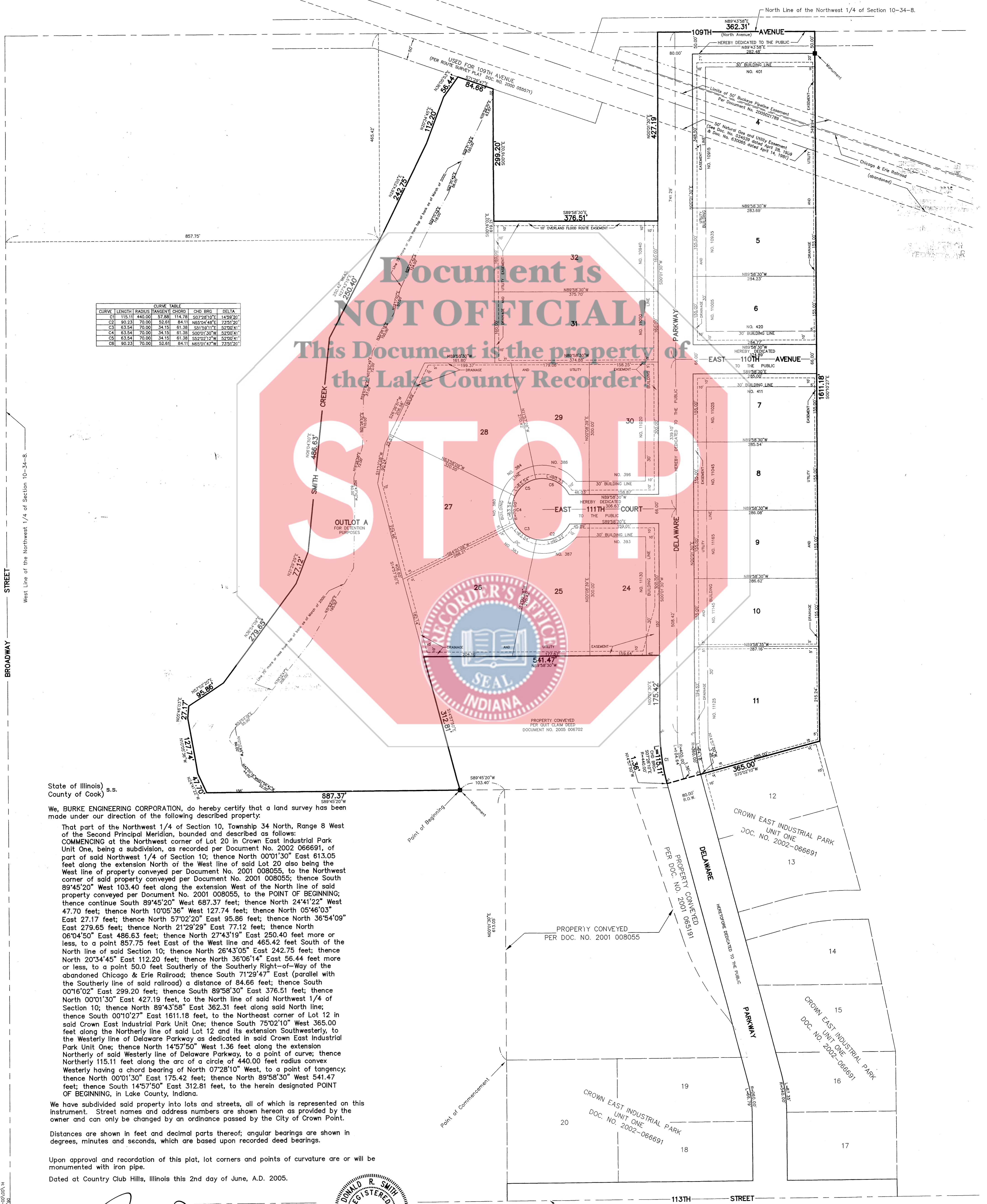
2005 047179

2005 047179
97/45
1 of 2

33.7354 AC PLATTED FROM
REV 9-318-5 & 2.835 AC
PLATTED FROM 9-318-44
DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER
NEW KEYS 9-1006-1 TO 18
JUN 08 2005

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR
LOTS 4 TO 11, 24 TO 32 &
OUTLOT A

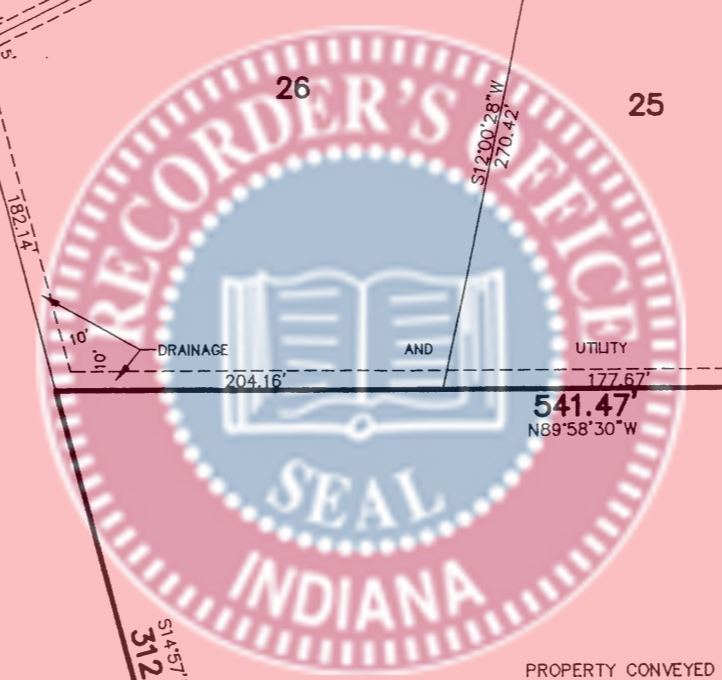
CURVE	LENGTH	RADIUS	TANGENT CHORD	CHD BRC	DELTA
C1	115.11	440.00	57.88	114.78	S072°28'10" E 14°59'20"
C2	90.23	70.00	52.61	84.11	N85°04'48" E 73°51'20"
C3	63.54	70.00	34.15	61.38	S33°39'11" E 52°00'41"
C4	63.54	70.00	34.15	61.38	S00°01'30" W 52°00'41"
C5	63.54	70.00	34.15	61.38	S52°02'12" W 52°00'41"
C6	90.23	70.00	52.61	84.11	N62°01'47" W 73°51'20"



Document is NOT OFFICIAL

STOP

This Document is the property of the Lake County Recorder



State of Illinois) s.s.
County of Cook)

We, BURKE ENGINEERING CORPORATION, do hereby certify that a land survey has been made under our direction of the following described property:

That part of the Northwest 1/4 of Section 10, Township 34 North, Range 8 West of the Second Principal Meridian, bounded and described as follows: COMMENCING at the Northwest corner of Lot 20 in Crown East Industrial Park Unit One, being a subdivision, as recorded per Document No. 2002 066691, of part of said Northwest 1/4 of Section 10; thence North 00°01'30" East 613.05 feet along the extension North of the West line of said Lot 20 also being the West line of property conveyed per Document No. 2001 008055, to the Northwest corner of said property conveyed per Document No. 2001 008055; thence South 89°45'20" West 103.40 feet along the extension West of the North line of said property conveyed per Document No. 2001 008055, to the POINT OF BEGINNING; thence continue South 89°45'20" West 687.37 feet; thence North 24°41'22" West 47.70 feet; thence North 10°05'36" West 127.74 feet; thence North 05°46'03" East 27.17 feet; thence North 57°02'20" East 95.86 feet; thence North 36°54'09" East 279.65 feet; thence North 21°29'29" East 77.12 feet; thence North 06°04'50" East 486.63 feet; thence North 27°43'19" East 250.40 feet more or less, to a point 857.75 feet East of the West line and 465.42 feet South of the North line of said Section 10; thence North 26°43'05" East 242.75 feet; thence North 20°34'45" East 112.20 feet; thence North 36°06'14" East 56.44 feet more or less, to a point 50.0 feet Southerly of the Southerly Right-of-Way of the abandoned Chicago & Erie Railroad; thence South 71°29'47" East (parallel with the Southerly line of said railroad) a distance of 84.66 feet; thence South 00°16'02" East 299.20 feet; thence South 89°58'30" East 376.51 feet; thence North 00°01'30" East 427.19 feet, to the North line of said Northwest 1/4 of Section 10; thence North 89°43'58" East 362.31 feet along said North line; thence South 00°10'27" East 1611.18 feet, to the Northeast corner of Lot 12 in said Crown East Industrial Park Unit One; thence South 75°02'10" West 365.00 feet along the Northerly line of said Lot 12 and its extension Southwesterly, to the Westerly line of Delaware Parkway as dedicated in said Crown East Industrial Park Unit One; thence North 14°57'50" West 1.36 feet along the extension Northerly of said Westerly line of Delaware Parkway, to a point of curve; thence Northerly 115.11 feet along the arc of a circle of 440.00 feet radius convex Westerly having a chord bearing of North 07°28'10" West, to a point of tangency; thence North 00°01'30" East 175.42 feet; thence North 89°58'30" West 541.47 feet; thence South 14°57'50" East 312.81 feet, to the herein designated POINT OF BEGINNING, in Lake County, Indiana.

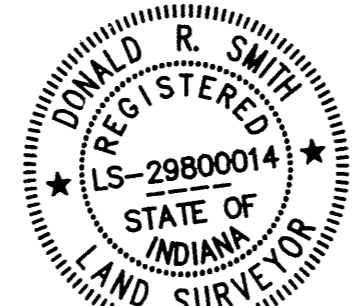
We have subdivided said property into lots and streets, all of which is represented on this instrument. Street names and address numbers are shown hereon as provided by the owner and can only be changed by an ordinance passed by the City of Crown Point.

Distances are shown in feet and decimal parts thereof; angular bearings are shown in degrees, minutes and seconds, which are based upon recorded deed bearings.

Upon approval and recordation of this plat, lot corners and points of curvature are or will be monumented with iron pipe.

Dated at Country Club Hills, Illinois this 2nd day of June, A.D. 2005.

Donald R. Smith
DONALD R. SMITH, Registered Land Surveyor No. LS-29800014
Licensed under the Laws of the State of Indiana



PREPARED BY:
BURKE ENGINEERING CORPORATION
4101 FLOSSMOOR ROAD
COUNTRY CLUB HILLS, ILLINOIS 60478
PHONE: (708) 799-1000
FAX: (708) 799-1222

CROWN EAST INDUSTRIAL PARK UNIT TWO

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

BOOK 097 PAGE 45

2005 047179

2005 JUN -8 PM 4:22

MICHAEL A. BROWN
RECORDER



being a subdivision of part of the Northwest 1/4 of Section 10, Township 34 North, Range 8 West of the Second Principal Meridian, in Lake County, Indiana.

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State of Indiana)
County of Lake) s.s.

CROWN EAST DEVELOPMENT, L.L.C., does hereby certify that it is the holder of record title to part of the property described on Sheet 1 of this instrument and that of its own free will and accord has caused said property to be surveyed and subdivided into lots and streets in accordance with the plat hereon drawn.

All streets, alleys, parks and Public Ways shown and not heretofore dedicated are hereby dedicated to the City of Crown Point and the public in general.

UTILITY EASEMENT: An easement is hereby granted to the City of Crown Point, Ameritech, Northern Indiana Public Service Company and cable television and communication companies authorized by the City of Crown Point to serve the community, severally, and their respective successors and assigns to install, lay, erect, construct, renew, operate, repair, replace and maintain storm sewers, open drainage swales, detention area(s), sanitary sewers, water mains, gas mains, conduits, cables, poles, wires, either overhead or underground with all necessary braces, guys, anchors, and other appliances in, upon, along and over the strips of land designated by dashed lines on the plat and marked "DRAINAGE AND UTILITY EASEMENT", for the purpose of serving the public in general with sewer, water, gas, electric, television and telephone service, including the right to use the streets where necessary, and to overhang lots with aerial wires to service adjacent lots, together with the right to enter upon the easement for public utilities at all times for any purpose aforesaid, and to trim and keep trimmed any trees, shrubs, or saplings that interfere with such equipment. No permanent building shall be placed on said easement but same may be used for gardens, landscaping, and other purposes that do not interfere with the use of said easement for such public utilities.

DRAINAGE EASEMENT: An easement is granted to the City of Crown Point for the installation, operation and maintenance of drainage swales, storm sewers, storm water retention basins and control devices.

DRAINAGE FACILITIES: All storm water drainage and detention facilities lying within the property lines of this development, including main sewers, building sewers, retention/detention ponds or basins and all related structures or appurtenances, are to be owned and maintained by the Owners of this real estate.

DETENTION FACILITIES: All storm water detention facilities lying within the property lines of this development, including retention/detention ponds or basins, outlet structures, emergency spillways and all appurtenances solely related to the functional operation of the detention facilities are to be owned and maintained by the Owners of the real estate and shall not be the responsibility of the City of Crown Point. Main line storm sewers, and related structures and appurtenances located within dedicated easements of the development shall be owned and maintained by the City of Crown Point.

OVERLAND FLOOD ROUTE EASEMENT: All easements indicated as "OVERLAND FLOOD ROUTE EASEMENT" on this plat are reserved for and granted to the City of Crown Point. No buildings or other structures shall be erected or maintained in the Drainage Easement areas that would adversely affect the free flow of storm water. Each owner or subsequent purchaser shall be equally responsible for maintaining the Drainage Easement areas and shall not destroy or modify grades or slopes without having first received prior written approval of the City of Crown Point. In the event any owner or subsequent purchaser fails to properly maintain the Drainage Easement areas, the City of Crown Point or any other unit of local government having jurisdiction over drainage, shall have the right to perform, or have performed on its behalf, any maintenance work to or upon the Drainage Easement area reasonably necessary to insure proper flow of storm water.

Dated this 3rd day of June 2005.

CROWN EAST DEVELOPMENT, L.L.C.
P. O. Box 1169
Crown Point, Indiana 46308

BY: Joseph K. Beckman (Name) Member (Title)

ATTEST: Catharine B. Hanson (Name) Member (Title)

State of Indiana)
County of Lake) s.s.

Before me, the undersigned NOTARY PUBLIC, in and for the County and State aforesaid, personally appeared Joseph K. Beckman and Catharine B. Hanson, personally known to me to be the same person(s) who signed the above certificate on behalf of said Crown East Development, L.L.C., being the holder of record title to part of the property described hereon, and acknowledged to me that they executed the same as his (their) free act and deed.
Witness my hand and Notarial Seal this 3rd day of June 2005.

My commission expires: Oct 27 2012

Janet Dragoin
NOTARY-PUBLIC
Resident of Lake County.

JANET DRAGOIN
Notary Public, State of Indiana
County of Lake
My Commission Expires Oct. 27, 2012

State of Indiana)
County of Lake) s.s.

Submitted to, approved and accepted by the PLAN COMMISSION of the City of Crown Point, Lake County, Indiana, this 9th day of MAY, 2005.

PLAN COMMISSION OF THE CITY OF CROWN POINT, LAKE COUNTY, INDIANA

BY: James C. Wintz (Signature)
PRESIDENT
ATTEST: Chris Graves (Signature)
SECRETARY

I, Seaweed Corporation (Signature), CITY ENGINEER for the City of Crown Point, have reviewed and accepted the final engineering plans and this plat as being in conformance with the City of Crown Point standards and ordinances.

CMG (Signature)
CITY OF CROWN POINT ENGINEER

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

JUN 08 2005

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

