

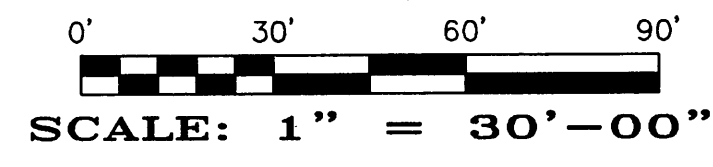
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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
2006 FEB -9 PM 2:01  
MICHELLE A BROWN  
RECORDER

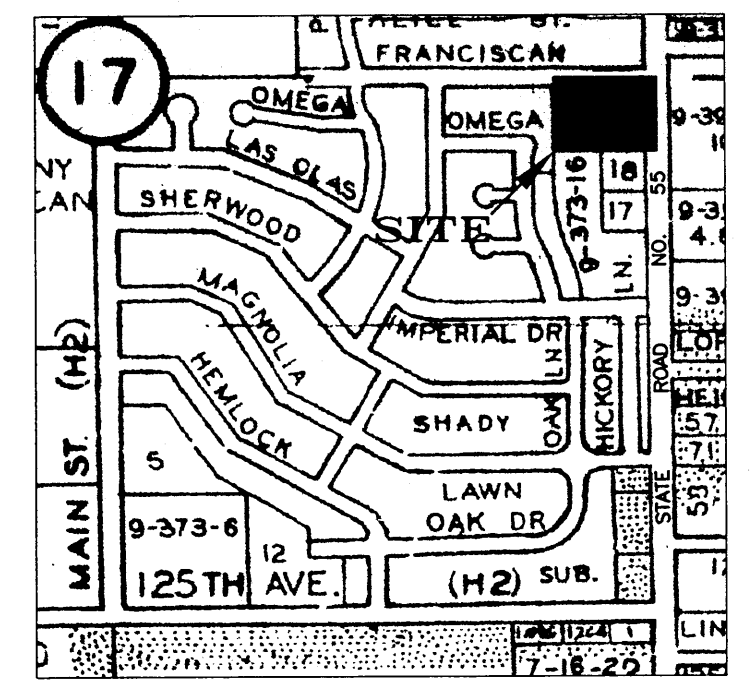
PREPARED BY:  
KRULL AND SON, LTD.  
ENGINEERS-SURVEYORS  
P.O. BOX 422  
208 MAIN STREET  
HOBART, INDIANA 46342  
219-947-2568  
PREPARED FOR:  
THOMAS G. PRUZIN  
811 E. FRANCISCAN DRIVE  
CROWN POINT, IN 46307  
219-663-4302

2006 010751  
99/04

# PRUZIN AND LITTLE SUBDIVISION 2006 010751

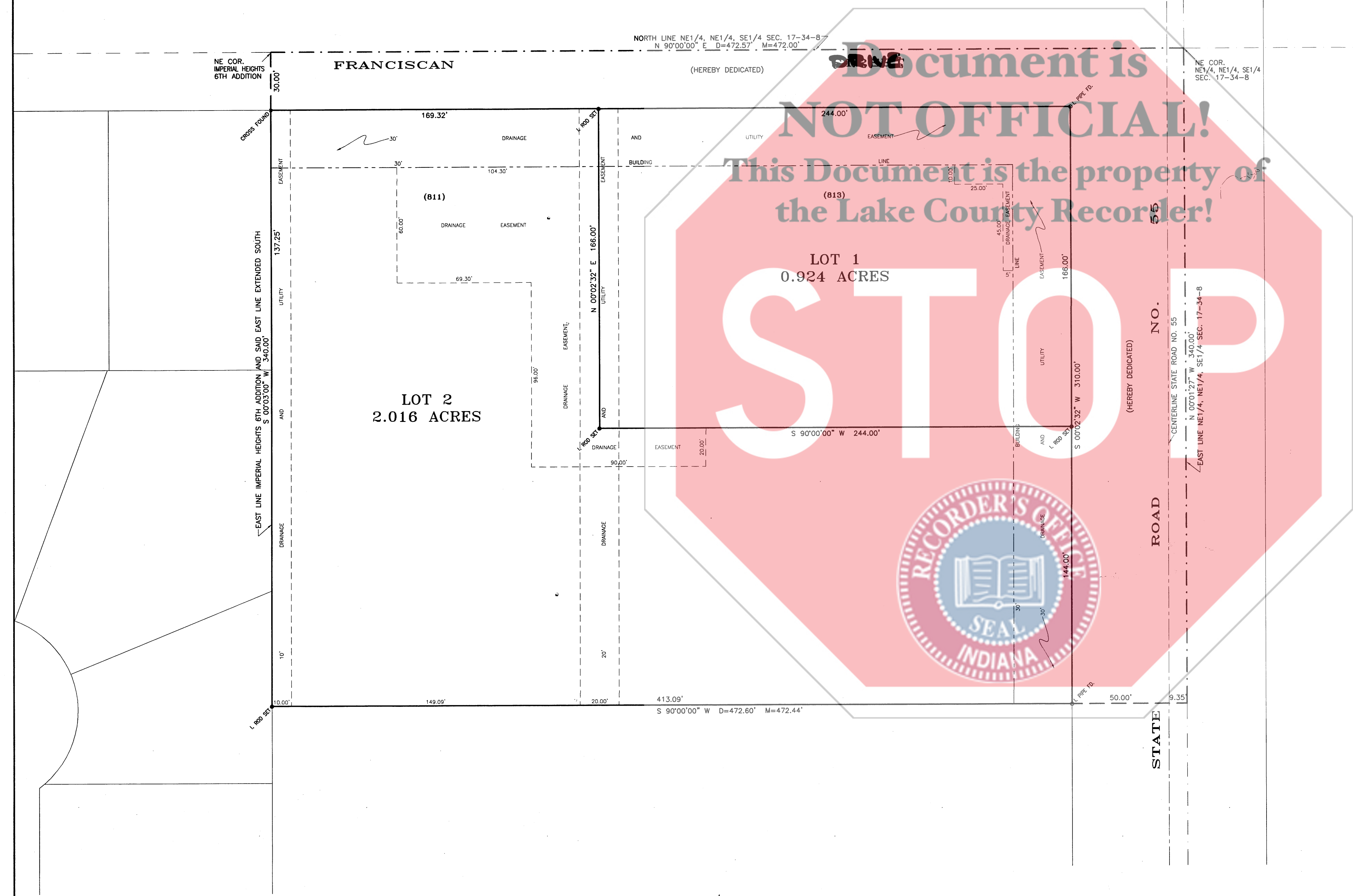


DESCRIPTION OF PROPERTY: Part of the NE1/4, of the NE1/4, of the SE1/4 of Section 17, Township 34 North, Range 8 West of the 2nd P.M. described as commencing at the Northeast corner of said tract and running thence West 472.57 feet to the Northeast corner of Imperial Heights 6th Addition to Crown Point, as shown in Plat Book 39 page 40, in the Office of the Recorder of Lake County, Indiana; thence South along said East line of said Addition of the said line extended South, a distance of 340 feet; thence South 89°57' East, 472.60 feet to the East line of said track; thence North 340 feet to the place of beginning, in Lake County, Indiana, containing 3.686 acres more or less.



VICINITY MAP  
SE1/4 SEC. 17-34-8

ALL PLATTED FROM  
KEY 9-373-14  
DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER  
18M 26 9006  
NEW KEY 9-619-142  
PEGGY HOLINGA KATOMA  
LAKE COUNTY AUDITOR  
LOTS 1 & 2



Document is NOT OFFICIAL!  
This Document is the property of the Lake County Recorder!

# STOP



I, Thomas G. Pruzin, owner of the above described real estate hereby certify that We have laid off, platted and do hereby lay off and plat said real estate in accordance with the plat hereon drawn. This subdivision shall be known and designated as "Pruzin & Little Subdivision". All streets, alleys, parks and other public lands shown and not heretofore dedicated, are hereby dedicated to the public. Front and side yard building setback lines are hereby established as shown on this plat, between which lines and property lines of the street there shall be erected or maintained no buildings or structures.

UTILITY EASEMENT: An easement is hereby granted to the City of Crown Point, all public utility companies including Ameritech and Northern Indiana Public Service Company severally and private companies where they have a certificate of territorial authority to render service, and their respective successors and assigns, to install, place and maintain sewers, water mains, gas mains, conduits, cables, poles, and wires, either overhead or underground with all necessary braces, guys, anchors, and other appliances in, upon, along and over the strip of land designated on the plat and marked "UTILITY EASEMENT" for the purpose of serving the public in general with sewer, water, gas electric and telephone service, including the right to use the street where necessary, and to overhead lots with aerial service wires to serve adjacent lots, together with the right to enter upon the said easements for public utilities at all times for any and all of the purposes aforesaid and to trim and keep trimmed any trees, shrubs, or saplings that interfere with any such utility equipment. No permanent buildings shall be placed on said easements, but same may be used for gardens, shrubs, landscaping and other purposes that do not interfere with the use of said easement for such public utility purposes.

DRAINAGE EASEMENT: An easement is hereby granted to the City of Crown Point for the installation of a drainage swale, ditch or waterway upon and along the strip or strips of land designated on the plat and marked "DRAINAGE EASEMENT" for the purpose of handling the storm water runoff.

Witness our hand and Seal this 17<sup>th</sup> day of January, 2006

*Thomas G. Pruzin*  
Thomas G. Pruzin

STATE OF INDIANA  
COUNTY OF LAKE

Before me, the undersigned Notary Public in and for the County and State, personally appeared Thomas G. Pruzin, and acknowledged the execution of the foregoing instrument as his voluntary act and deed for the purposes therein expressed.

Witness my hand and Seal this 17<sup>th</sup> day of January, 2006

*Stacy Handan*  
Notary Public  
A resident of Lake County  
My Commission expires: July 21, 2013

State of Indiana  
County of Lake

I, Robert A. Krull, hereby certify that I am a Registered Land Surveyor, licensed in compliance with the laws of the State of Indiana; that this plat correctly represents a survey completed by me, April 29, 2005, that all the monuments shown thereon actually exists; and that their locations, size, type and material are accurately shown.

*Robert A. Krull*  
Robert A. Krull, Reg. Land Surveyor #10516



Submitted to, approved and accepted by the City Plan Commission of the City of Crown Point, Lake County, Indiana, this 17<sup>th</sup> day of December, 2005

*James C. Wintz* President  
*Curt Craves* Secretary

This is to certify that I have checked the engineering details

*Vicki J. Suber*  
City Engineer of Crown Point

NOTE: DRAINAGE EASEMENTS PLATTED ACROSS THE ABOVE DRAWN LANDS SHALL NOT BE OBSTRUCTED FROM THEIR INTENDED USES.

Declaration


This form is to be signed by the preparer of a document and recorded with each document in accordance with IC 36-2-7.5-5(a).

I, the undersigned preparer of the attached document, in accordance with IC 36-2-7.5, do hereby affirm under the penalties of perjury:

1. I have reviewed the attached document for the purpose of identifying and, to the extent permitted by law, redacting all Social Security number in attached document.
2. I have redacted, to the extent permitted by law, each Social Security number in the attached document.

I, undersigned, affirm under the penalties of perjury, that the foregoing declarations are true.



  
Signature of Declarant

Thomas G. Pruzin  
Printed Name of Declarant