

2006 026073 99/33

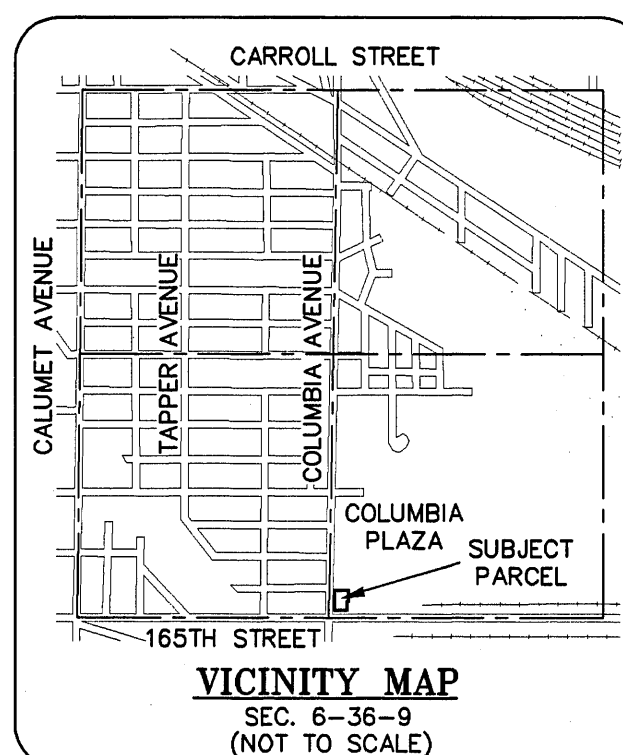
2006 026073 2006 MAR 30 AM 11:25

BOOK 99 PAGE 33

1.52 AC PLATTED FROM 37-16-20 DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

MAR 30 2006 NEW KEY 34-373-1 PEGGY HOLINGA KATONA LAKE COUNTY AUDITOR LOT 1

McDONALD'S COLUMBIA AVENUE ADDITION TO THE CITY OF HAMMOND, INDIANA



LEGEND

DOC. - DOCUMENT
 REC. - RECORDED
 R/W - RIGHT OF WAY
 D.R. - DEED RECORD
 P.T.A. SURVEYED PARCEL - SEE REFERENCE SURVEY NOTE HEREON
 I.R.F. - 5/8" REBAR FOUND WITH PLUMB, TUCKETT & ASSOCIATES INC. IDENTIFICATION CAP
 P.T.A. ASSOCIATES INC. IDENTIFICATION CAP
 I.R.S. - 5/8" REBAR SET WITH PLUMB, TUCKETT & ASSOCIATES INC. IDENTIFICATION CAP
 P.T.A. ASSOCIATES INC. IDENTIFICATION CAP

xxx.xx EXISTING ELEVATION ON TOP OF MONUMENT SHOWN PER CITY OF HAMMOND'S REQUIREMENTS. ELEVATIONS BASED ON REFERENCE BENCHMARK PER CITY OF HAMMOND ENGINEERING DEPARTMENT
 TBM5: TOP OF NORTHERLY BOLT ON HYDRANT AT 167TH STREET AND HOWARD AVENUE ELEVATION=608.76

LEGAL DESCRIPTION:
 THAT PART OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN IN THE CITY OF HAMMOND, NORTH TOWNSHIP, LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER, THENCE NORTH 01 DEGREES 28 MINUTES 40 SECONDS EAST, 307.28 FEET ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER TO THE NORTH LINE (EXTENDED WEST) OF A SURVEYED PARCEL OF LAND SHOWN ON AN A.L.T.A./A.C.S.M. LAND TITLE SURVEY BY PLUMB, TUCKETT AND ASSOCIATES, INC., RECORDED IN SURVEY BOOK 13, PAGE 7 AS DOCUMENT NUMBER 2005-050922 ON JUNE 21, 2005, IN THE OFFICE OF THE RECORDER OF SAID COUNTY; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 212.18 FEET ALONG SAID NORTH LINE AND EXTENSION THEREOF TO THE NORTHEAST CORNER OF SAID SURVEYED PARCEL; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 307.18 FEET ALONG THE EAST LINE AND EXTENSION THEREOF OF SAID SURVEYED PARCEL TO THE SOUTH LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 220.11 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING, CONTAINING 1.52 ACRES MORE OR LESS.

STATE OF INDIANA } S.S.
 COUNTY OF LAKE }

IT, THE UNDERSIGNED, COLUMBIA LIMITED PARTNERSHIP, AN INDIANA LIMITED PARTNERSHIP, BY ITS GENERAL PARTNER, COL, INC., AND THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF HAMMOND, INDIANA, OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO CERTIFY THAT IT HAS LAID OFF, PLATTED, AND SUBDIVIDED SAID REAL ESTATE AND DESIGNATED THE SAME AS "McDONALD'S COLUMBIA AVENUE ADDITION", TO THE CITY OF HAMMOND, LAKE COUNTY, INDIANA. ALL STREETS SHOWN WITHIN THE PLAT NOT PREVIOUSLY AND PREVIOUSLY DEDICATED ARE HEREBY DEDICATED AND REDEDICATED TO THE PUBLIC. BUILDING SETBACK LINES ARE ESTABLISHED AS SHOWN OR, IF NOT SHOWN, ARE SUBJECT TO APPLICABLE ZONING PROVISIONS, BETWEEN WHICH LINES AND PROPERTY LINES OF THE STREET THERE SHALL BE NO BUILDING OR STRUCTURES, STRIPS OF GROUND ARE RESERVED FOR THE USE OF PUBLIC UTILITIES FOR THE INSTALLATION OF SUB-SURFACE ELECTRIC LINES, NATURAL GAS LINES, TELECOMMUNICATION LINES, WATER MAINS, WATER DRAINAGE, AND SEWER MAINS, AND SUBJECT TO THE EASEMENTS HEREIN RESERVED. NO STRUCTURES ARE TO BE MAINTAINED ON SAID STRIPS, AND THE OWNER OF THE LOT SHALL TAKE TITLE SUBJECT TO THE RIGHTS OF THE PUBLIC UTILITIES IN SAID STRIPS OF LAND. THERE IS A STRIP OF LAND SHOWN HEREON LABELED AS "PUBLIC BUS STOP EASEMENT" FOR THE PURPOSES OF ALLOWING A PUBLIC BUS STOP FACILITY.

WITNESS MY HAND THIS 10th DAY OF March, 2006

COLUMBIA LIMITED PARTNERSHIP, AN INDIANA LIMITED PARTNERSHIP, BY ITS GENERAL PARTNER, COL, INC.

BY: *Herbert Saywitz*
 HERBERT SAYWITZ, PRESIDENT OF COL, INC.

AND WITNESS OUR HANDS THIS 30th DAY OF March, 2005

BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF HAMMOND, INDIANA

BY: *William Joseph O'Connor* *Stanley Dostatni*
 WILLIAM JOSEPH O'CONNOR, PRESIDENT STANLEY DOSTATNI, VICE PRESIDENT
Barbara Cardwell *Dora Cavalletto*
 BARBARA CARDWELL ATTEST: DORA CAVALLETTA
 (PRINTED NAME)

STATE OF INDIANA } S.S.
 COUNTY OF LAKE }

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED HERBERT SAYWITZ, PRESIDENT OF COL, INC.

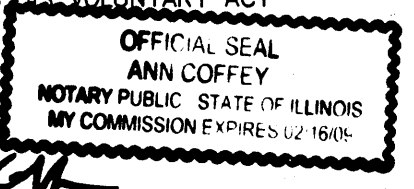
OF COLUMBIA LIMITED PARTNERSHIP, AN INDIANA LIMITED PARTNERSHIP, BY ITS GENERAL PARTNER, COL, INC.

AND DO ACKNOWLEDGE THE EXECUTION OF THE FOREGOING INSTRUMENT AS HIS VOLUNTARY ACT AND DEED, FOR THE PURPOSES HEREIN EXPRESSED.

WITNESS MY HAND THIS 10th DAY OF March, 2006

MY COMMISSION EXPIRES: 2/16/09

COUNTY OF RESIDENCE: *Wabigo* NOTARY PUBLIC: *Ann Coffey*



STATE OF INDIANA } S.S.
 COUNTY OF LAKE }

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED

Stanley Dostatni *William Joseph O'Connor* *Barbara Cardwell*
 STANLEY DOSTATNI, PRESIDENT OF THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF HAMMOND, INDIANA
 WILLIAM JOSEPH O'CONNOR, PRESIDENT
 BARBARA CARDWELL

AND DO ACKNOWLEDGE THE EXECUTION OF THE FOREGOING INSTRUMENT AS THEIR VOLUNTARY ACT AND DEED, FOR THE PURPOSES HEREIN EXPRESSED.

WITNESS MY HAND THIS 30th DAY OF March, 2006

MY COMMISSION EXPIRES: 12/29/2013

COUNTY OF RESIDENCE: *Wabigo* NOTARY PUBLIC: *John B. ...*

STATE OF INDIANA } S.S.
 COUNTY OF LAKE }

UNDER THE AUTHORITY PROVIDED BY IC 36-7-4-700, ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF INDIANA, AND ALL ACTS AMENDATORY THERETO ADOPTED BY THE COMMON COUNCIL OF THE CITY OF HAMMOND, LAKE COUNTY, INDIANA, THIS PLAT WAS GIVEN FINAL APPROVAL BY A MAJORITY OF THE MEMBERS OF THE CITY PLAN COMMISSION OF THE CITY OF HAMMOND, LAKE COUNTY, INDIANA AT A MEETING HELD THIS 21st DAY OF November, 2005.

CITY PLAN COMMISSION OF THE CITY OF HAMMOND, LAKE COUNTY, INDIANA

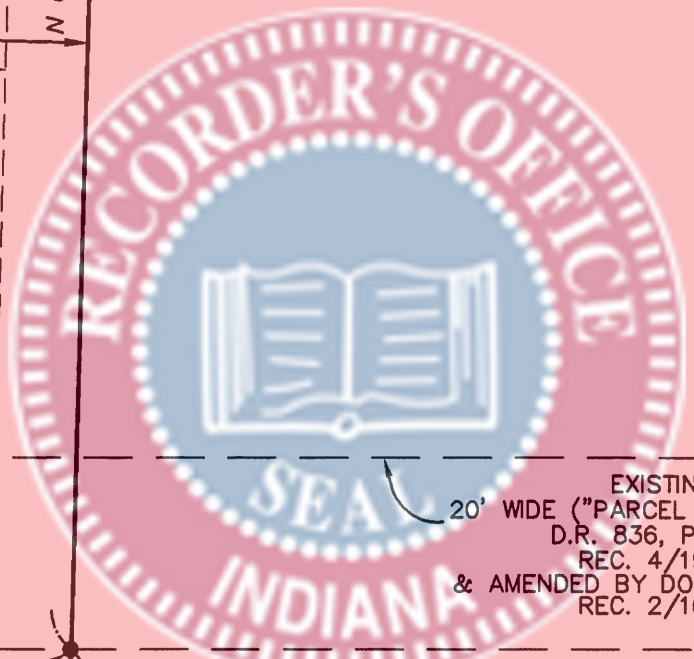
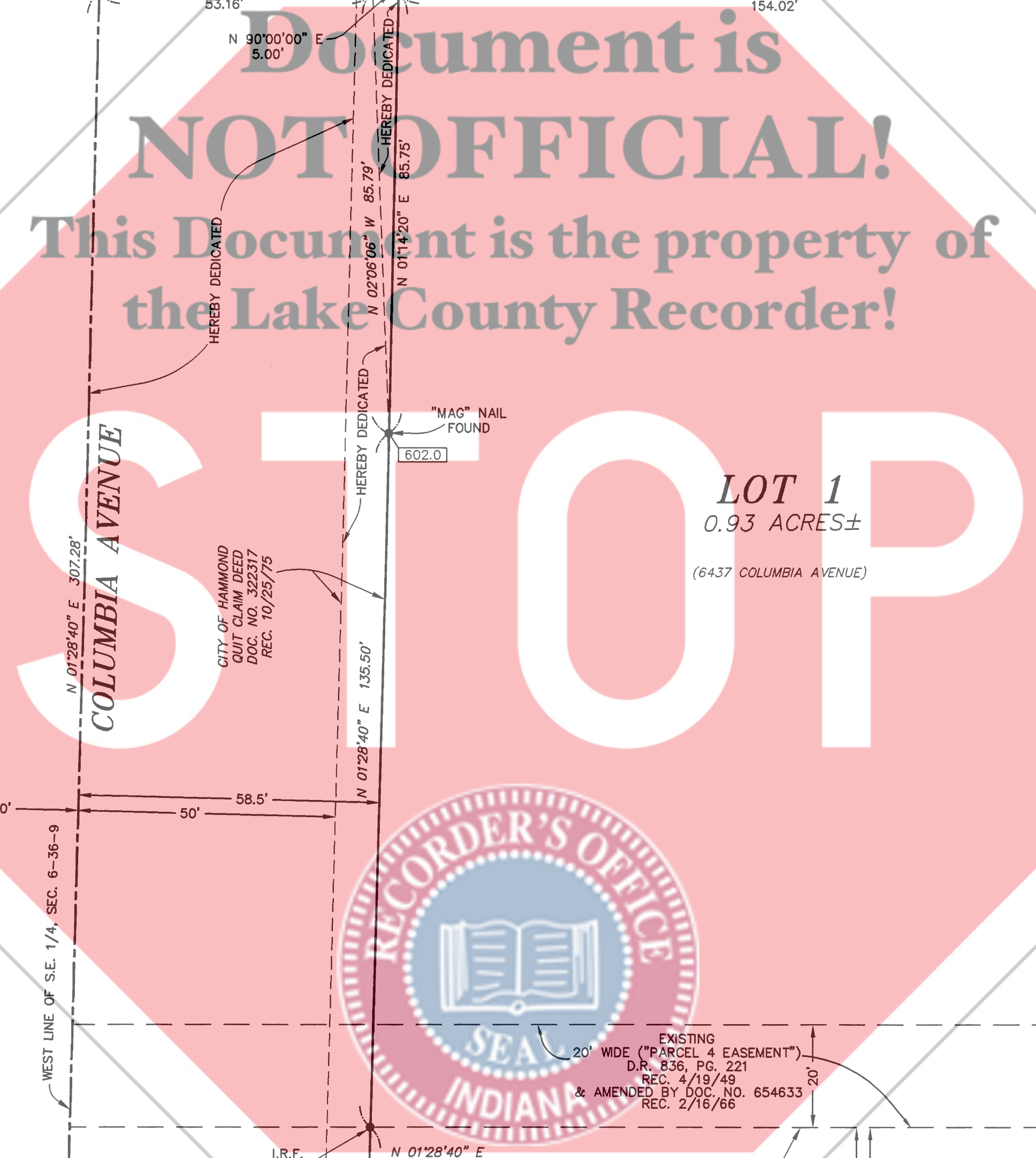
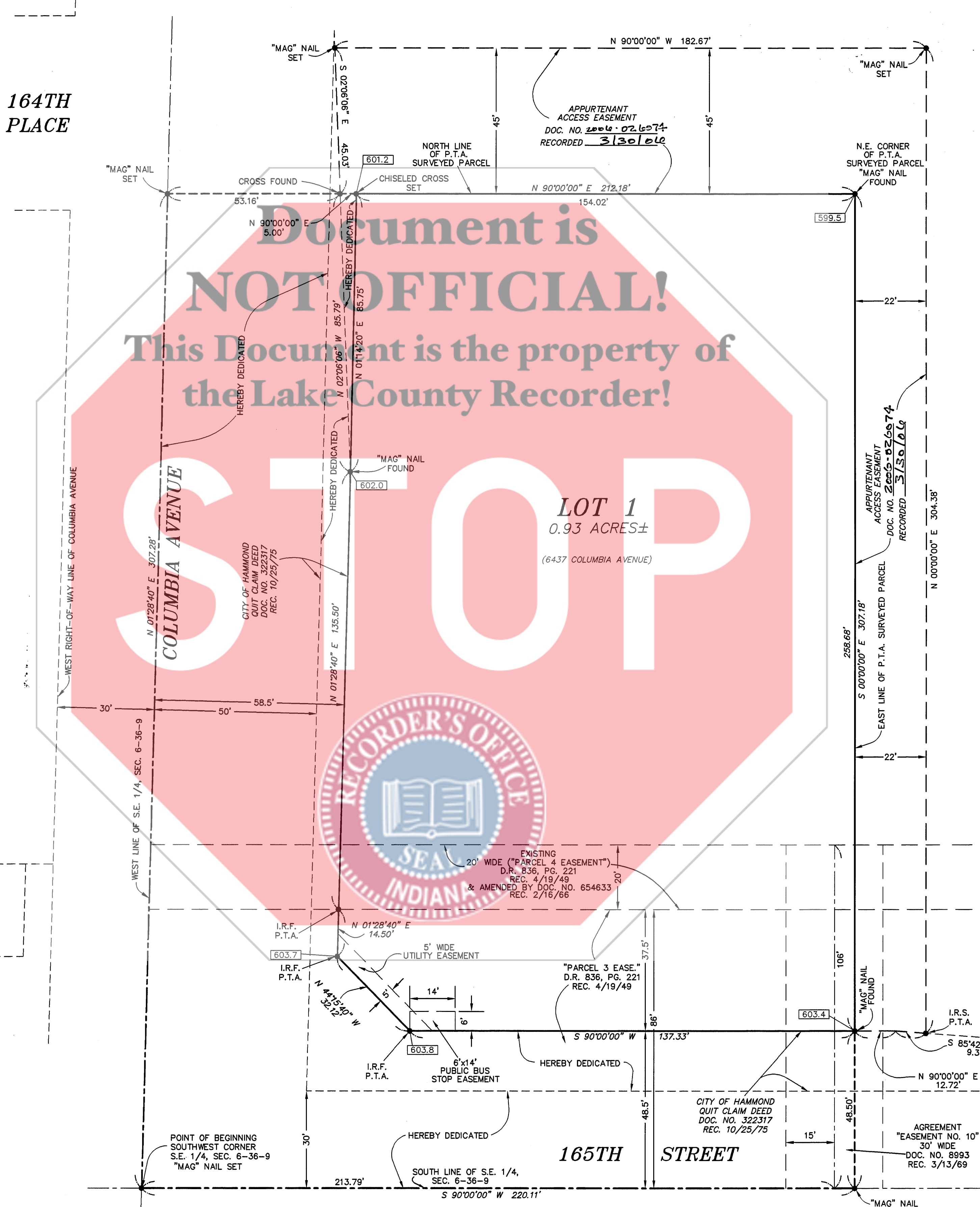
Stanley Dostatni *Sharon M. Daniels*
 STANLEY DOSTATNI, PRESIDENT SHARON DANIELS, SECRETARY TO THE PLAN COMMISSION

STATE OF INDIANA } S.S.
 COUNTY OF LAKE }

THIS IS TO CERTIFY THAT THE BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF HAMMOND, LAKE COUNTY, INDIANA HAS THIS 30th DAY OF March, 2005, AT A REGULAR MEETING OF SAID BOARD, ACCEPTED THE PLAT HEREIN DRAWN.

BOARD OF PUBLIC WORKS AND SAFETY OF THE CITY OF HAMMOND

William Joseph O'Connor *Stanley Dostatni*
 WILLIAM JOSEPH O'CONNOR, PRESIDENT STANLEY DOSTATNI, VICE PRESIDENT
Barbara Cardwell *Dora Cavalletto*
 BARBARA CARDWELL ATTEST: DORA CAVALLETTA
 (PRINTED NAME)



STATE OF INDIANA } S.S.
 COUNTY OF LAKE }

I, GLEN E. BOREN, STATE THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF THIS SUBDIVISION, OR THAT IS SUCH WATER DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR THE COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO PUBLIC AREA OR DRAINS WHICH THE SUBDIVIDERS HAS RIGHT TO USE AND THAT SUCH SURFACE WATERS WILL BE PLANNED FOR IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD OF DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF THE CONSTRUCTION OF THIS SUBDIVISION.

DATED THIS 2nd DAY OF November, 2005.

PLUMB, TUCKETT & ASSOCIATES INC.

Glen E. Boren
 GLEN E. BOREN
 REGISTERED INDIANA LAND SURVEYOR NO. LS20000006

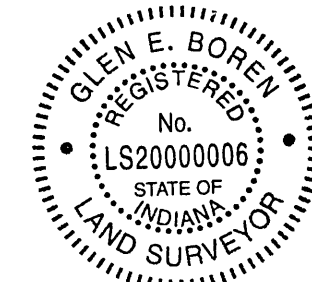
STATE OF INDIANA } S.S.
 COUNTY OF LAKE }

I, GLEN E. BOREN, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF INDIANA. THAT I HAVE MADE A SURVEY OF THE LAND SHOWN AND DESCRIBED HEREIN AND SUBDIVIDED SAME AS SHOWN ON THE PLAT HEREON DRAWN; THAT THIS PLAT IS CORRECTLY SHOWN AND THAT ALL MONUMENTS OR MARKERS SHOWN THEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE, TYPE AND DESCRIPTION ARE ACCURATELY SHOWN.

WITNESS MY HAND AND SEAL THIS 2nd DAY OF November, 2005.

PLUMB, TUCKETT & ASSOCIATES INC.

Glen E. Boren
 GLEN E. BOREN
 REGISTERED INDIANA LAND SURVEYOR NO. LS20000006
 FIELD WORK COMPLETED: OCTOBER 27, 2005



REFERENCE SURVEY NOTE:

A.L.T.A./A.C.S.M. LAND TITLE SURVEY OF SUBJECT PARCEL BY PLUMB, TUCKETT AND ASSOCIATES INC. RECORDED IN SURVEY RECORD BOOK 13, PAGE 7, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY FOR BOUNDARY LINE UNCERTAINTIES DUE TO MONUMENT LOCATION, OCCUPATION, POSSESSION, DESCRIPTIONS, AND THEORETICAL UNCERTAINTY IN MEASUREMENT.

BASIS OF BEARINGS: SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE 2ND PRINCIPAL MERIDIAN ASSUMED TO BE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST.

AGREEMENT "EASEMENT NO. 10" 30' WIDE DOC. NO. 8993 REC. 3/13/69

POINT OF BEGINNING SOUTHWEST CORNER S.E. 1/4, SEC. 6-36-9 "MAG" NAIL SET

165TH STREET

GRAPHIC SCALE
 (IN FEET)
 1 inch = 20 ft.

DRAWN BY: G.B.
 DATE: 11/02/05
 CHECKED BY: G.B.
 DATE: 11/02/05
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REVISIONS

FINAL PLAT
 McDONALD'S COLUMBIA AVE. ADD.
 6437 COLUMBIA AVENUE
 HAMMOND, INDIANA
 REF. NAME: McDONALD'S USA, LLC

Plumb Tuckett & Associates
 SURVEYORS-ENGINEERS-ARCHITECTS
 64 West 67th Place • Merrillville, IN 46410
 (219) 736-0555 • FAX (219) 769-0178
 www.plumbtuckett.com

PLOT SCALE: 1"=20'

FINAL PLAT
 McDONALD'S COLUMBIA AVENUE ADDITION
 HAMMOND, IN
 DRAWING NUMBER
 1

SHEET: 1 OF: 1

JOB NO. S05635
 SECTION: 6-36-9