

2006 086953

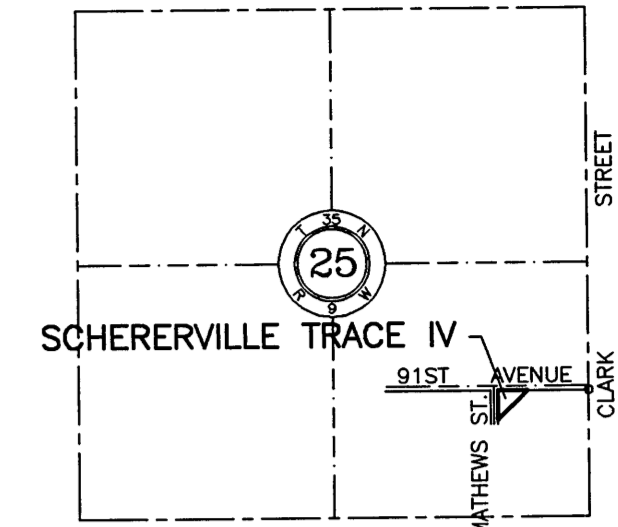
2006 OCT -5 AM 0:58
MICHAEL MCCOY
RECORDS

SCHERERVILLE TRACE IV

AN ADDITION TO THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA

(BEING A RE-SUBDIVISION OF LOT 1, SCHERERVILLE TRACE III)

LOT 1, SCHERERVILLE TRACE III, AN ADDITION TO THE TOWN OF SCHERERVILLE, LAKE COUNTY, INDIANA, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 98, PAGE 78, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.



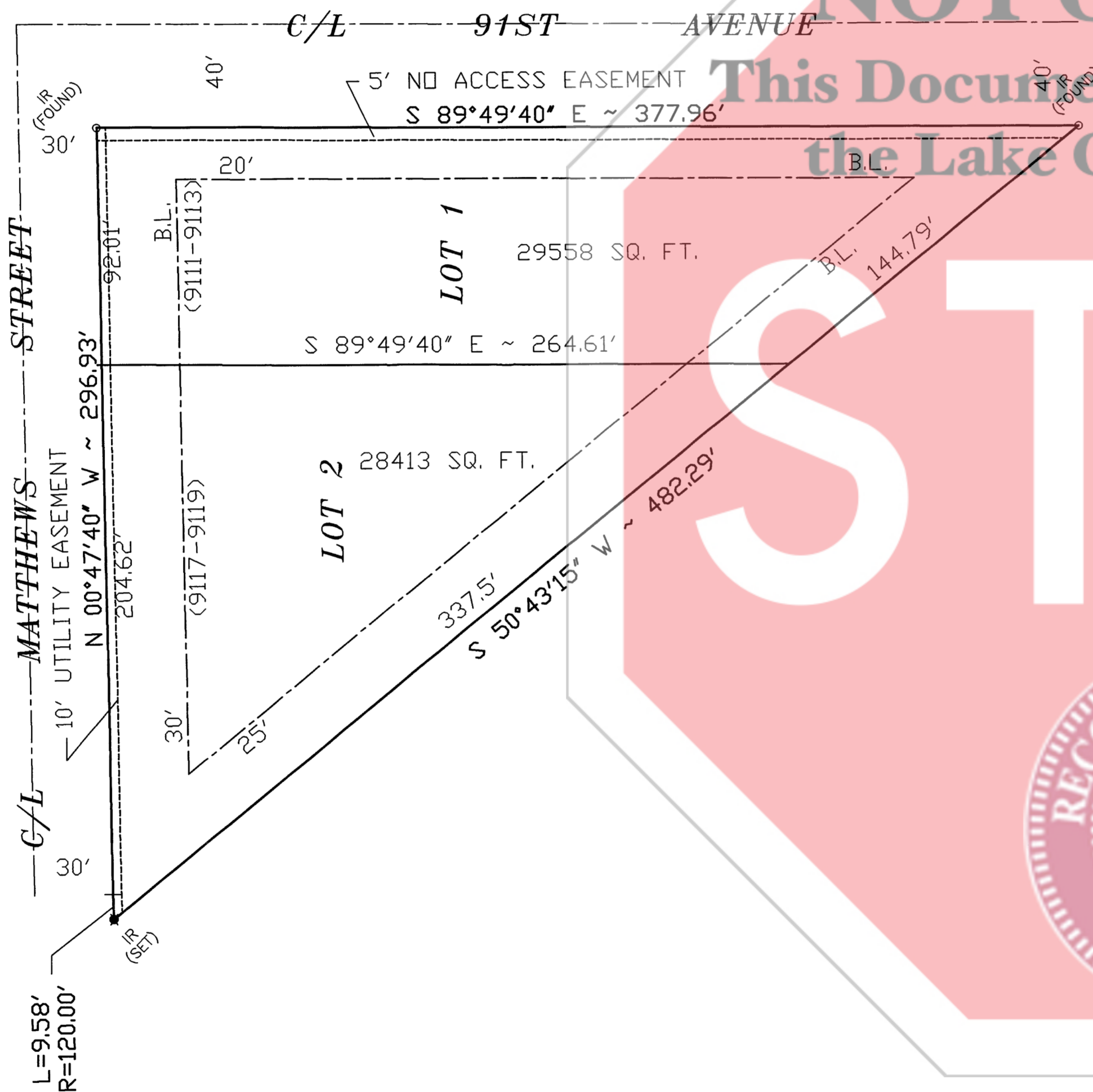
VICINITY MAP
(ST. JOHN TOWNSHIP)
SEC. 25, TWP. 35 N., R. 9 W.
SCALE: 1" = 2000'

ALL PLATTED FROM
KEY 13-B21-1
DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

OCT 03 2006
NEW KEY 13-B35-1&2
PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR
LOTS 1&2

2006 086953
100/37

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

Under the authority provided by Chapter 174 Acts of 1947 enacted by the General Assembly of the State of Indiana, and all acts amendatory thereto and an ordinance or amendments thereto adopted by the Board of Trustees of the Town of Schererville, Lake County, Indiana, this plat was given approval by the Town of Schererville as follows:

Approved by the Schererville Planning Commission at a meeting held the 18th day of September, 2006.

T. Dunstan Wells President
Michael A. McCoy Executive Secretary

Easements for public utilities and drainage are hereby granted to the Town of Schererville, all public utility companies including SBC and Northern Indiana Public Service Company severally, and private utility 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, and along and over the strips of land designated on the plat and marked "Utility Easement" for the purpose of serving the public in general with sewer, water, gas, electric, telephone service and cable television service, including the right to use said easements for the conveyance, channelization, collection and dispersal of surface water runoff, including the right to use both public and private street right of ways when necessary, and to overhang lots with aerial service wires to serve adjacent lots, together with the right to enter upon said easements at all times for any and all 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 easements for such public and utility and drainage purposes.

STATE OF INDIANA) s.s.
COUNTY OF LAKE)

I, Michael A. McCoy, does hereby certify that he is the owner of the property herein above described, and that if his own free will an accord has caused said property to be surveyed and subdivided in lots as hereon shown.

This subdivision shall be known as SCHERERVILLE TRACE IV, an addition to the Town of Schererville, Lake County, Indiana. All streets, alleys, easements and other public lands shown and not heretofore dedicated to the public are hereby dedicated to the public. Front and side yard building lines are hereby established as shown on the plat between which lines and property lines of the streets there shall be erected or maintained no building or structure.

Dated this 15th day of September, 2006.

Michael A. McCoy
Michael A. McCoy

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

Before me, the undersigned notary public, in and for the County and State aforesaid personally appeared, Michael A. McCoy, known to me to be the same person who signed the hereon Certification as owner of the herein above described property, and acknowledged to me that he executed the same as their own free acts and deeds.

Witness my hand and notary seal this 15th day of September, 2006.

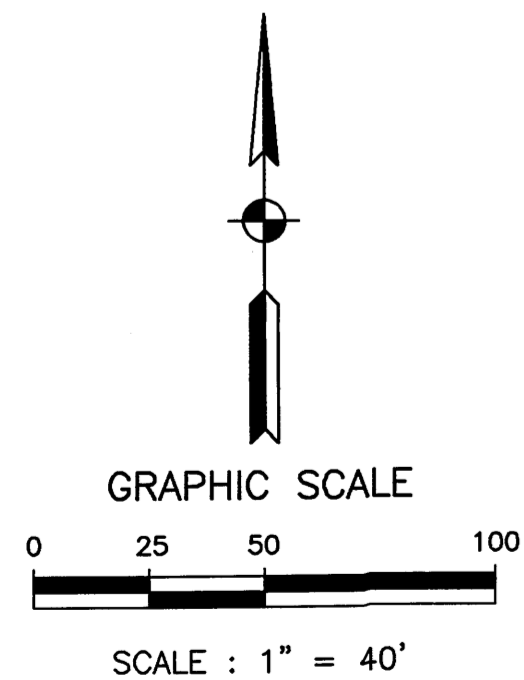
Richard K. Hardesty
Notary Public

My commission expires on: 5/25/2008
Resident of Lake County: Lake

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

I, Richard K. Hardesty, 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 hereon and subdivided same as shown on the plat hereon drawn; that this plat correctly represents said survey and that all dimensions, linear and angular, are correctly shown and that all monuments or markers shown thereon actually exist and that their location, size, type and description are accurately shown.

Richard K. Hardesty
Richard K. Hardesty
Indiana Registered Land Surveyor No. S0507



BASIS OF BEARING :
BEARINGS BASED ON INDIANA STATE PLANE COORDINATES NAD83.

FLOOD HAZARD ZONE : C
BASED ON FLOOD INSURANCE RATE MAP, COUNTY OF LAKE, PANEL 105 OF 225,
COMMUNITY PANEL NO. 180126 0105 B, DATED : 9-2-1981.

DATE:	REVISIONS:	SHEET :
9/11/06	ADD UTILITY EASEMENT	FINAL PLAT
9/13/06	OWNERSHIP CHANGE	

JOB NO.:	FIELD BOOK:	PAGE:
PREPARED FOR :	MCCOY BUILDERS INC.	
	P.O. BOX 97	
	DYER, INDIANA 46311	

PREPARED BY :	DATE : 5-22-2006
Hardesty Surveying P.C.	910 RICHARD ROAD, SUITE A, P.O. BOX 126 DYER, INDIANA 46311 TELEPHONE: 219-322-6212 FAX: 219-322-6029

