

PLAT OF SURVEY 2007 049026

1# 2003 CAW

2007 049026

2007 JUN 15 AM 10:19

LEGAL DESCRIPTION:

THE WEST HALF OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, EXCEPT THE WEST 190 FEET THEREOF AND ALSO EXCEPT THE EAST 32 FEET OF THE WEST 222 FEET OF THE SOUTH 165 FEET OF SAID WEST HALF.

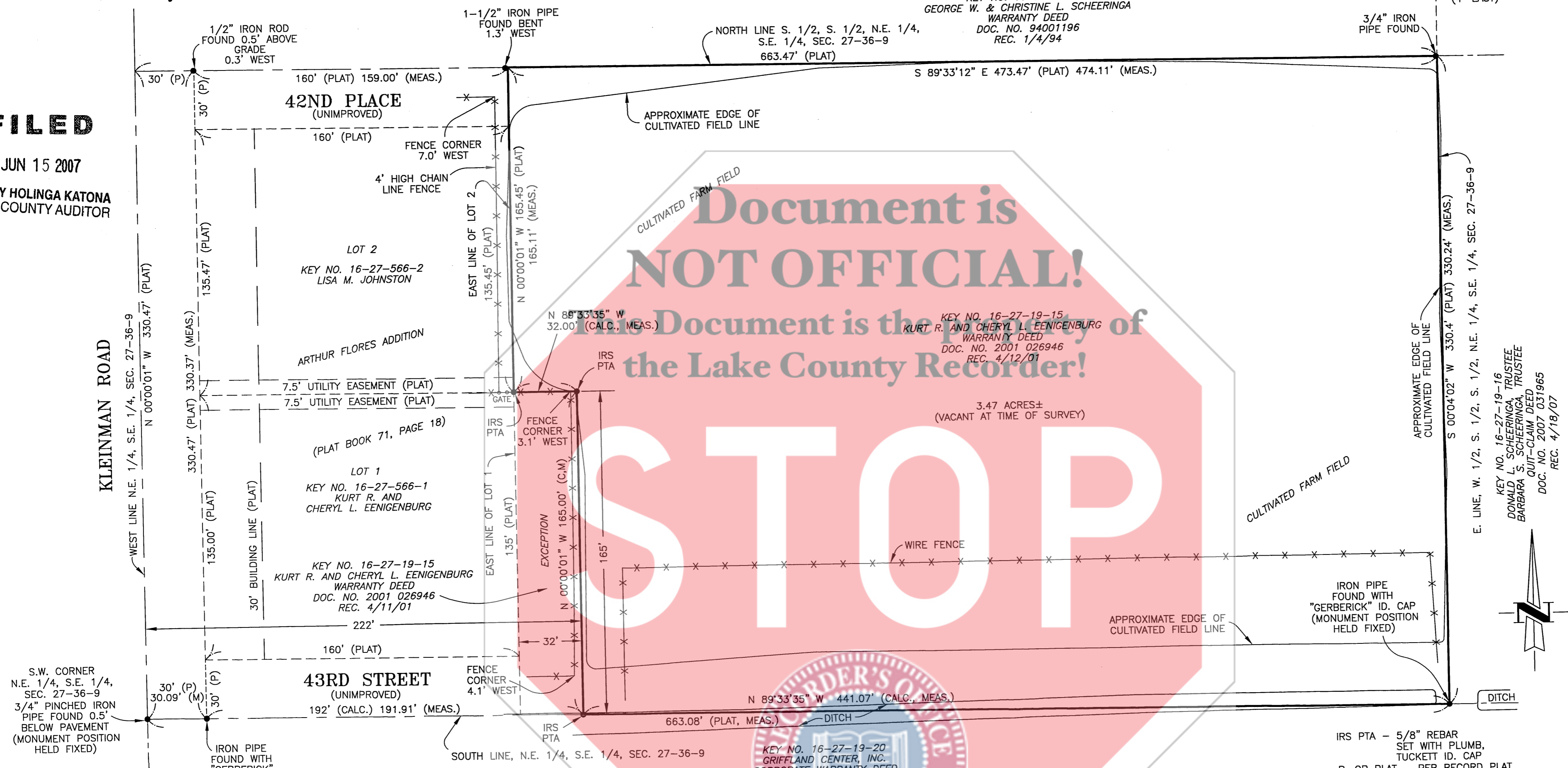
BOOK 17 PAGE 22

17/22

MICHAEL A. BROWN
RECORDER

DRAWN BY: G.B. 68.
DATE: 6/14/07
CHECKED BY: G.B.
DATE: 6/14/07
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FILED
JUN 15 2007
PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR



SURVEYOR'S REPORT:
THIS PLAT REPRESENTS AN ORIGINAL SURVEY OF A PARCEL OF LAND DESCRIBED ON A PLAT OF DESCRIPTION PREPARED BY PLUMB, TUCKETT AND ASSOCIATES INC., LAST REVISED 5/25/07, JOB NO. S07060B. SAID PARCEL BEING A PART OF A PARCEL OF LAND SHOWN AS "NOT INCLUDED" ON THE RECORD PLAT OF ARTHUR FLORES ADDITION (PLAT BOOK 71, PAGE 18).

THEORY OF LOCATION: THIS SURVEY IS BASED ON THE PINCHED IRON PIPE FOUND AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE SUBJECT SECTION AND THE IRON PIPES WITH "GERBERICK" CAPS FOUND ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER. PREVIOUS SECTION MEASUREMENT PERFORMED ON THE FOUR CORNER MONUMENTS OF THE SECTION (AS REFERENCED BY THE LAKE COUNTY SURVEYOR'S OFFICE) WAS MEASURED AGAIN AND REFERENCED TO MONUMENTS FOUND ON SITE THIS SURVEY. THE LAKE COUNTY SURVEYOR'S OFFICE DOES NOT MAINTAIN RECORDS FOR QUARTER CORNERS AND A PROPORTIONAL SECTION BREAKDOWN WAS CALCULATED BASED ON SAID FOUR SECTION CORNERS. A THEORETICAL SECTION BREAKDOWN WAS ALSO CALCULATED BASED ON THE DIMENSIONS SHOWN ON SAID ARTHUR FLORES ADDITION PLAT AND AGREED WELL WITH THE PLUMB TUCKETT BREAKDOWN FOR THE EAST LINE OF THE SECTION (CLINE AVENUE), THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER, AND THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER. THE PLUMB TUCKETT CALCULATED POSITION OF THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER (KLEINMAN ROAD) WAS 2 FEET WEST OF THE WEST LINE CALCULATED FROM THE ARTHUR FLORES ADDITION PLAT AND THE CRIMPED IRON PIPE FOUND AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER (SHOWN HEREON). IT APPEARS THAT THE FLORES ADDITION PLAT MAY HAVE UTILIZED EXISTING POINTS (NOT SHOWN ON RECORD PLAT) THAT WERE HELD AS QUARTER-CORNERS TO ESTABLISH THE SUBDIVISION LINES. THE MONUMENTS FOUND LOCAL TO THE SITE (ALL AS SHOWN HEREON) WERE HELD TO ESTABLISH THE BOUNDARY LINES OF THE NEW PARCEL.

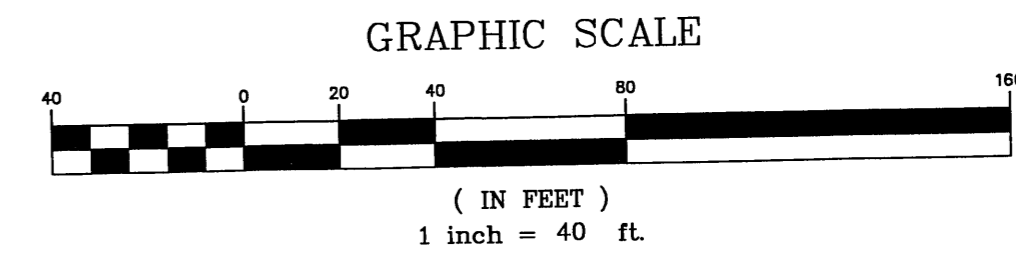
- A: AVAILABILITY AND CONDITION OF REFERENCE MONUMENTS: UNLESS OTHERWISE STATED ON THIS PLAT, FOUND MONUMENTS WERE UNDISTURBED, AT OR NEAR GRADE, IN GOOD CONDITION, AND OF UNKNOWN ORIGIN. UNCERTAINTIES IN THE LOCATION OF FOUND MONUMENTATION WAS 0.2' IN A NORTH-SOUTH DIRECTION AND 2' IN AN EAST-WEST DIRECTION.
- B: NO APPARENT UNCERTAINTIES RESULTED DUE TO SUBSTANTIAL OBSERVED OCCUPATION OR POSSESSION LINES. FENCES, A CULTIVATED FIELD LINE, AND A DITCH WERE LOCATED AND SHOWN HEREON.
- C: NO APPARENT UNCERTAINTY RESULTED DUE TO RECORD DESCRIPTIONS.
- D: THE RELATIVE POSITIONAL ACCURACY (DUE TO RANDOM ERRORS IN MEASUREMENTS) FOR THIS SURVEY, BASED ON EQUIPMENT AND PROCEDURES USED, WAS WITHIN THE ALLOWABLE (0.07 FEET PLUS 50 PARTS PER MILLION) FOR AN URBAN SURVEY, PER 865 IAC 1-12-7.

- NOTES:**
- 1.) EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE:
 - A) EASEMENTS, OTHER THAN THE POSSIBILITY OF EASEMENTS WHICH WERE VISIBLE BY PHYSICAL EVIDENCE AT THE TIME OF THIS SURVEY, OR AS SHOWN ON THE RECORD PLAT.
 - B) BUILDING SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS, OTHER THAN THAT SHOWN ON THE RECORD PLAT.
 - C) ANY FACTS, WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
 - D) OWNERSHIP OR TITLE.
 - 2.) NO ABSTRACT OF TITLE, OR TITLE COMMITMENT, OR RESULTS OF A TITLE SEARCH WERE FURNISHED THE SURVEYOR BY THE PURCHASER OF THIS SURVEY.
 - 3.) THERE MAY EXIST OTHER DOCUMENTS OF RECORD, WHICH WOULD AFFECT THIS PARCEL.
 - 4.) PARCELS IDENTIFIED BY TITLE DESCRIPTION OR RECORD REFERENCES AS PER 865 IAC 1-12-13-(11) ARE OBTAINED FROM COUNTY AUDITOR'S OFFICE AND OR RECORDER'S OFFICE AND ARE NOT CERTIFIED. THE INFORMATION MAY OR MAY NOT REFERENCE THE MOST CURRENT DEED OF RECORD OR THE MOST CURRENT STATUS OR TITLE FOR THAT PARCEL. A TITLE COMMITMENT OR ABSTRACT MAY BE NECESSARY.
 - 5.) NO ATTEMPT HAS BEEN MADE AS A PART OF THIS SURVEY TO OBTAIN DATA CONCERNING LOCATION OF UNDERGROUND UTILITIES AND/OR SIZE, DEPTH, CONDITION, CAPACITY OF ANY UTILITIES LOCATED WITHIN THE PARCEL SURVEYED OR SERVING THE PARCEL. NO UTILITY COMPANIES OR LOCATE SERVICES WERE CONTACTED. ONLY SUBSTANTIAL VISIBLE UTILITIES WERE LOCATED AND SHOWN.

STATE OF INDIANA
COUNTY OF LAKE
S.S. _____
THIS IS TO STATE THAT I HAVE SUPERVISED A SURVEY OF THE DESCRIBED PROPERTY IN ACCORDANCE WITH THE GUIDELINES SET IN TITLE 865 IAC 1-12 (RULE 12), AND THE PLAT HEREON DRAWN, TO THE BEST OF MY KNOWLEDGE, CORRECTLY REPRESENTS SAID SURVEY.

GLEN E. BOREN
REGISTERED
No. LS20000006
STATE OF INDIANA
LAND SURVEYOR

REGISTERED SURVEYOR: GLEN E. BOREN
INDIANA REGISTRATION NUMBER: LS20000006
DATE: JUNE 14, 2007
FIELD WORK COMPLETED: JUNE 14, 2007



BASIS OF BEARINGS: THE BASIS OF BEARINGS IS PER THE RECORDED SUBDIVISION PLAT OF ARTHUR FLORES ADDITION TO THE TOWN OF HIGHLAND, LAKE COUNTY, INDIANA, AS SHOWN IN PLAT BOOK 71, PAGE 18 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PLAT OF SURVEY
APPROX. 9431 KLEINMAN RD.
HIGHLAND, INDIANA
REF. NAME: EENIGENBURG

Plumb
Tuckett
& Associates
SURVEYORS • ENGINEERS • ARCHITECTS
64 West 67th Place • Merrillville, IN 46410
(219) 736-0565 • FAX (219) 769-0178
www.plumbtuckett.com

FILE: 07127.DWG PLOT SCALE: 1"=40'
PLAT OF SURVEY APPROX. 9431 KLEINMAN ROAD HIGHLAND, IN
DRAWING NUMBER 1
SHEET: 1 OF: 1
JOB NO. S07127 SECTION: 27-36-9