

2007 052495 17/47

PLAT OF SURVEY OF

THE WEST 327.80 FEET OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 34 NORTH, RANGE 8 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA

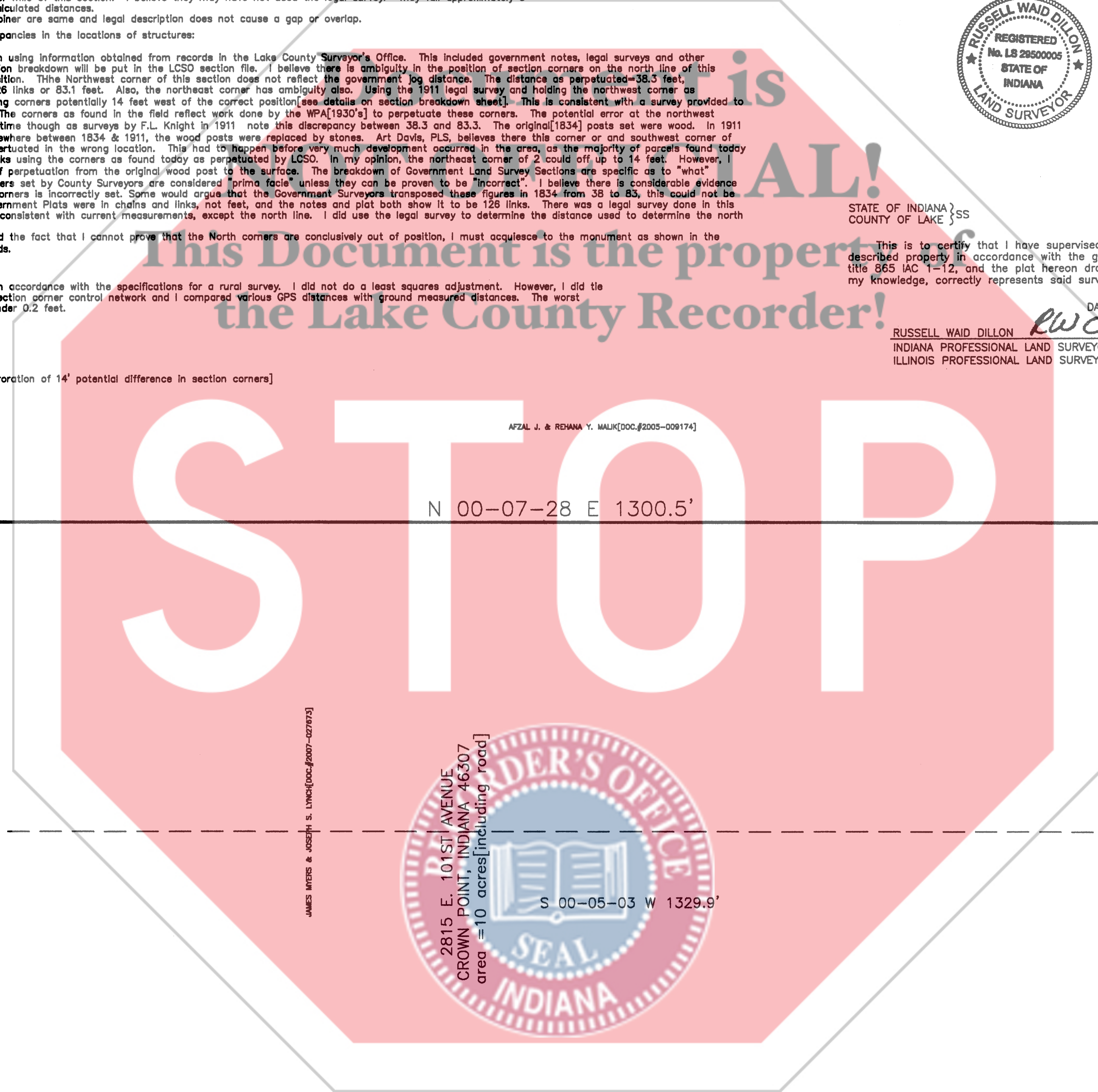
**SURVEYOR'S REPORT**

In accordance with Title 885 of the Indiana Administrative Code, Article 1, Rule 12, Section 12, the Surveyor shall report his opinions of the causes and amounts of any positional uncertainty in the lines and corners found or established in any original or retracement survey resulting from the following:

- A) Availability and condition of reference monuments:  
 Section Corners Found Per LCSO Records were used. Also, found several nails in pipes in the area. They all seemed to fit LCSO monuments well except for irons found near south corners of property. Three irons were found near the SW corner. One was 5 feet north (probably Torranga's). Another was 9.5 feet west (probably Krull's). A third was found 8.3 feet northwest. The southeast corner had two irons nearby. One was 4.4 feet north (probably Torranga's). A second was 8 feet west. See section C) and survey details.
- Occupation or Possession Lines:  
 As Shown, see section C)
- B) Clarity or Ambiguity of the Record Description used and/or adjoining descriptions:  
 Hunter point appears to be west adjinner. However, the legal and related distance on the subdivision plat appears to make it the east adjinner. In my opinion, this is a mistake by Torranga. Also, I disagree with Hunter Point's distance for the north quarter mile of this section. I believe they may have not used the legal survey. They fall approximately 5 feet north of my calculated distances.  
 South and east adjinner are same and legal description does not cause a gap or overlap.
- C) Ambiguities and Discrepancies in the locations of structures:  
 This section was broken down using information obtained from records in the Lake County Surveyor's Office. This included government notes, legal surveys and other surveys. A copy of my section breakdown will be put in the LCSO section file. I believe there is ambiguity in the position of section corners on the north line of this section in the east-west position. The Northwest corner of this section does not reflect the government log distance. The distance as perpetuated is 38.3 feet. Government notes indicate 126 links or 83.1 feet. Also, the northeast corner has ambiguity also. Using the 1911 legal survey and holding the northwest corner as perpetuated, I find the existing corner potentially 14 feet west of the correct position (see details on section breakdown sheet). This is consistent with a survey provided to the LCSO by Krull in 1972. The corners as found in the field reflect work done by the WPA (1930's) to perpetuate these corners. The potential error at the northwest corner happened before this time though as surveys by F.L. Knight in 1911 note this discrepancy between 38.3 and 83.3. The original (1834) posts set were wood. In 1911 Knight found "stones". Somewhere between 1834 & 1911, the wood posts were replaced by stones. Art Davis, PLS, believes there this corner or southwest corner of section 35 may have been perpetuated in the wrong location. This had happened before very much development occurred in the area, or the majority of posts found today appear to follow section breaks using the corners as found today as perpetuated by LCSO. In my opinion, the northeast corner of 2 could off up to 14 feet. However, I cannot find a clear history of perpetuation from the original wood post to the surface. The breakdown of Government Land Survey Sections are specific as to "what" constitutes a "corner". Corners set by County Surveyors are considered "prima facie" unless they can be proven to be "incorrect". I believe there is considerable evidence to show that one of these corners is incorrectly set. Some would argue that the Government Surveyors transposed these figures in 1834 from 38 to 83, this could not be as the distances on the Government Plats were in chains and links, not feet, and the notes and plat both show it to be 126 links. There was a legal survey done in this section. Said survey is consistent with current measurements, except the north line. I did use the legal survey to determine the distance used to determine the north quarter mile distance.  
 Given all this information, and the fact that I cannot prove that the North corners are conclusively out of position, I must acquiesce to the monument as shown in the Lake County Surveyor's records.
- D) Positional tolerance  
 This survey was performed in accordance with the specifications for a rural survey. I did not do a least squares adjustment. However, I did tie this into the Lake County Section corner control network and I compared various GPS distances with ground measured distances. The worst inconsistency I found was under 0.2 feet.
- E) Theory of location  
 See section C)  
 In my opinion  
 E-W=potentially up to 10' (proportion of 14' potential difference in section corners)  
 N-S=4'

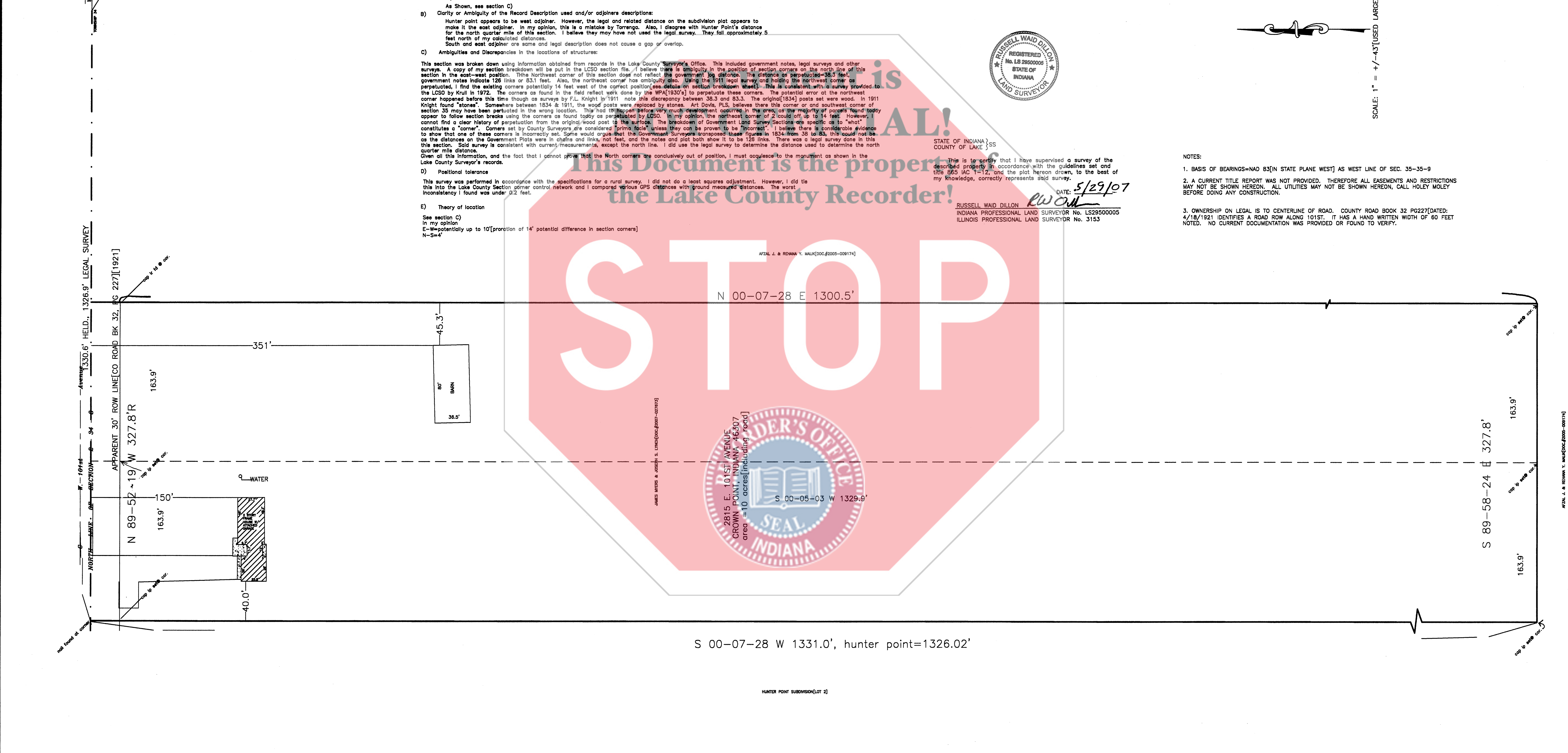
MONUMENTS AS PERPETUATED BY LCS  
 SURVEY NAILS AT POSSIBLE COR POSITION SEE DETAILS/REPORT  
 COLORADO STREET

**FILED**  
 JUN 27 2007  
 PEGGY HOLINGA KATONA  
 LAKE COUNTY AUDITOR



- NOTES:
1. BASIS OF BEARINGS=NAD 83(IN STATE PLANE WEST) AS WEST LINE OF SEC. 35-35-9
  2. A CURRENT TITLE REPORT WAS NOT PROVIDED. THEREFORE ALL EASEMENTS AND RESTRICTIONS MAY NOT BE SHOWN HEREON. ALL UTILITIES MAY NOT BE SHOWN HEREON, CALL HOLEY MOLEY BEFORE DOING ANY CONSTRUCTION.
  3. OWNERSHIP ON LEGAL IS TO CENTERLINE OF ROAD. COUNTY ROAD BOOK 32 PG227(DATED: 4/18/1921 IDENTIFIES A ROAD ROW ALONG 101ST. IT HAS A HAND WRITTEN WIDTH OF 80 FEET NOTED. NO CURRENT DOCUMENTATION WAS PROVIDED OR FOUND TO VERIFY.

STATE OF INDIANA }  
 COUNTY OF LAKE }  
 This is to certify that I have supervised a survey of the described property in accordance with the guidelines set and title 885 IAC 1-12, and the plat hereon drawn, to the best of my knowledge, correctly represents said survey.  
 DATE: 5/29/07  
 RUSSELL WAID DILLON  
 INDIANA PROFESSIONAL LAND SURVEYOR No. LS29500005  
 ILLINOIS PROFESSIONAL LAND SURVEYOR No. 3153



PROFESSIONAL LAND SURVEYING, P.C.  
 7348 TAYLOR STREET  
 SCHERERVILLE, IN 46375  
 PHONE: (219) 730-8623

PREPARED FOR:  
 JOE LYNCH

REVISIONS		REVISIONS	
NO.	DATE	NO.	DATE
1	5/30/07		