

2008 015885

2008 MAR -4 PM 4:08
MICHAEL A. BROWN
RECORDER

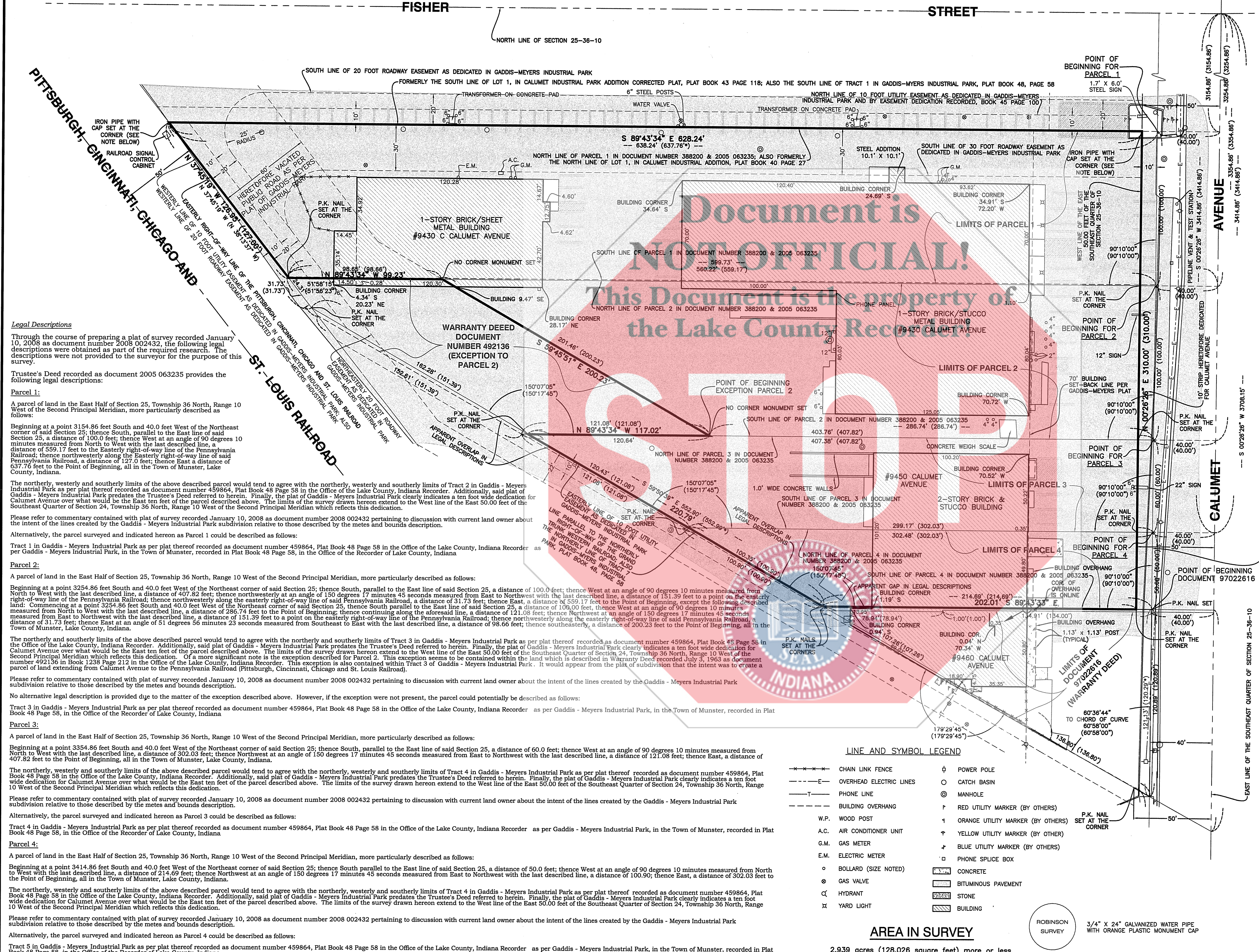
BOOK 18 47

PLAT OF SURVEY

2008 015885

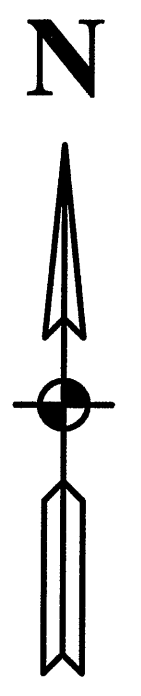
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30 0 30
SCALE 1" = 30'

MAR 04 2008
PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

I AFFIRM, UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW.
PREPARED BY: *Randell E. Gann*

Surveyor's Report

The plat of survey prepared hereon was a retracement survey prepared on behalf of the Town of Munster, Indiana. Robinson Engineering, Ltd. was engaged by Eugene M. Feingold, the corporate council for the Town of Munster, Indiana, to prepare the plat of survey.

Theory of Location

Please refer to Plat of Survey previously performed by Robinson Engineering Ltd, recorded January 10, 2008 as Document Number 2008 002432, in the Office of the Recorder, Lake County, Indiana.

Uncertainties Due To Monument Location

Please refer to Plat of Survey previously performed by Robinson Engineering Ltd, recorded January 10, 2008 as Document Number 2008 002432, in the Office of the Recorder, Lake County, Indiana.

Uncertainties Due To Occupation

The amount of uncertainty due to occupation is as indicated hereon. The relative position of physical improvements such as buildings, fences, etc. has been noted relative to the lines of the survey described in the above Theory of Location.

Uncertainties Due To Clarity Or Ambiguity Of Record Legal Descriptions

Please refer to Legal Descriptions section located on left hand side of this plat.

Relative Positional Accuracies

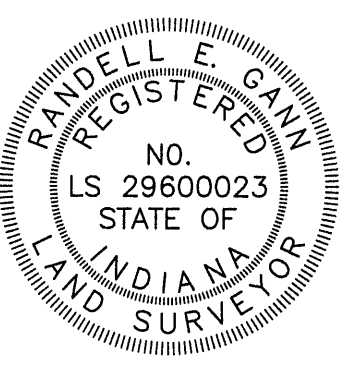
The relative positional accuracies for this survey are consistent with those for an Urban Class survey which are 0.07 feet (plus or minus 50 parts per million).

I, Randell E. Gann, a registered land surveyor in the State of Indiana, do hereby state that I have completed a survey of the herein described parcels, and that to the best of my knowledge, information, and belief, this plat represents said survey, and that this survey was completed in accordance with Title 856 of the Indiana Administrative Code (IAC) 1-12, commonly known as Rule 12.

Randell E. Gann
Randell E. Gann
Indiana Registered Land Surveyor #LS29600023
Expires July 31, 2008

The field work for this survey was conducted during the period of time between October 31, 2007 and December 20, 2007.

The plat is dated January 09, 2008.



- XXX'X' DENOTES MEASURED DIMENSION OR DIMENSION CALCULATED FROM MEASURED DIMENSION
 - (XXX'X') DENOTES RECORD DIMENSION, DEED DIMENSION, OR DIMENSION CALCULATED FROM RECORD OR DEED DIMENSION
 - (XXX'X'*) DENOTES RECORD DIMENSION, DEED DIMENSION, OR DIMENSION CALCULATED FROM RECORD OR DEED DIMENSION FROM GADDIS-MEYERS INDUSTRIAL PARK, PLAT BOOK 48 PAGE 58.
- BEARINGS REFERENCED HEREON ARE BASED UPON THE INDIANA STATE PLANE WESTERN ZONE COORDINATE SYSTEM

LINE AND SYMBOL LEGEND

- CHAIN LINK FENCE
- OVERHEAD ELECTRIC LINES
- T- PHONE LINE
- - - BUILDING OVERHANG
- W.P. WOOD POST
- A.C. AIR CONDITIONER UNIT
- G.M. GAS METER
- E.M. ELECTRIC METER
- o BOLLARD (SIZE NOTED)
- o GAS VALVE
- o HYDRANT
- o YARD LIGHT
- o POWER POLE
- o CATCH BASIN
- o MANHOLE
- o RED UTILITY MARKER (BY OTHERS)
- o YELLOW UTILITY MARKER (BY OTHERS)
- o BLUE UTILITY MARKER (BY OTHERS)
- o PHONE SPLICE BOX
- o CONCRETE
- o BITUMINOUS PAVEMENT
- o STONE
- o BUILDING

AREA IN SURVEY

2.939 acres (128,026 square feet) more or less.

ROBINSON SURVEY 3/4" X 24" GALVANIZED WATER PIPE WITH ORANGE PLASTIC MONUMENT CAP

Legal Descriptions
Through the course of preparing a plat of survey recorded January 10, 2008 as document number 2008 002432, the following legal descriptions were obtained as part of the required research. The descriptions were not provided to the surveyor for the purpose of this survey.

Trustee's Deed recorded as document 2005 063235 provides the following legal descriptions:

Parcel 1:
A parcel of land in the East Half of Section 25, Township 36 North, Range 10 West of the Second Principal Meridian, more particularly described as follows:

Beginning at a point 3154.86 feet South and 40.0 feet West of the Northeast corner of said Section 25; thence South, parallel to the East line of said Section 25, a distance of 100.0 feet; thence West at an angle of 90 degrees 10 minutes measured from North to West with the last described line, a distance of 559.17 feet to the Easterly right-of-way line of the Pennsylvania Railroad; thence northwesterly along the Easterly right-of-way line of said Pennsylvania Railroad, a distance of 127.0 feet; thence East a distance of 637.76 feet to the Point of Beginning, all in the Town of Munster, Lake County, Indiana.

The northerly, westerly and southerly limits of the above described parcel would tend to agree with the northerly, westerly and southerly limits of Tract 2 in Gaddis - Meyers Industrial Park as per plat thereof recorded as document number 459864, Plat Book 48 Page 58 in the Office of the Lake County, Indiana Recorder. Additionally, said plat of Gaddis - Meyers Industrial Park clearly indicates a ten foot wide dedication for Calumet Avenue over what would be the East ten feet of the parcel described above. The limits of the survey drawn hereon extend to the West line of the East 50.00 feet of the Southeast Quarter of Section 24, Township 36 North, Range 10 West of the Second Principal Meridian which reflects this dedication.

Please refer to commentary contained with plat of survey recorded January 10, 2008 as document number 2008 002432 pertaining to discussion with current land owner about the intent of the lines created by the Gaddis - Meyers Industrial Park subdivision relative to those described by the metes and bounds description.

Alternatively, the parcel surveyed and indicated hereon as Parcel 1 could be described as follows:

Tract 1 in Gaddis - Meyers Industrial Park as per plat thereof recorded as document number 459864, Plat Book 48 Page 58 in the Office of the Lake County, Indiana Recorder as per Gaddis - Meyers Industrial Park, in the Town of Munster, recorded in Plat Book 48 Page 58, in the Office of the Recorder of Lake County, Indiana

Parcel 2:
A parcel of land in the East Half of Section 25, Township 36 North, Range 10 West of the Second Principal Meridian, more particularly described as follows:

Beginning at a point 3254.86 feet South and 40.0 feet West of the Northeast corner of said Section 25; thence South, parallel to the East line of said Section 25, a distance of 100.0 feet; thence West at an angle of 90 degrees 10 minutes measured from North to West with the last described line, a distance of 407.82 feet; thence northwesterly along the Easterly right-of-way line of said Pennsylvania Railroad, a distance of 159.39 feet to the Point of Beginning, all in the Town of Munster, Lake County, Indiana.

The northerly, westerly and southerly limits of the above described parcel would tend to agree with the northerly, westerly and southerly limits of Tract 3 in Gaddis - Meyers Industrial Park as per plat thereof recorded as document number 459864, Plat Book 48 Page 58 in the Office of the Lake County, Indiana Recorder. Additionally, said plat of Gaddis - Meyers Industrial Park clearly indicates a ten foot wide dedication for Calumet Avenue over what would be the East ten feet of the parcel described above. The limits of the survey drawn hereon extend to the West line of the East 50.00 feet of the Southeast Quarter of Section 24, Township 36 North, Range 10 West of the Second Principal Meridian which reflects this dedication.

Please refer to commentary contained with plat of survey recorded January 10, 2008 as document number 2008 002432 pertaining to discussion with current land owner about the intent of the lines created by the Gaddis - Meyers Industrial Park subdivision relative to those described by the metes and bounds description.

No alternative legal description is provided due to the matter of the exception described above. However, if the exception were not present, the parcel could potentially be described as follows:

Tract 3 in Gaddis - Meyers Industrial Park as per plat thereof recorded as document number 459864, Plat Book 48 Page 58 in the Office of the Lake County, Indiana Recorder as per Gaddis - Meyers Industrial Park, in the Town of Munster, recorded in Plat Book 48 Page 58, in the Office of the Recorder of Lake County, Indiana

Parcel 3:
A parcel of land in the East Half of Section 25, Township 36 North, Range 10 West of the Second Principal Meridian, more particularly described as follows:

Beginning at a point 3354.86 feet South and 40.0 feet West of the Northeast corner of said Section 25; thence South, parallel to the East line of said Section 25, a distance of 60.0 feet; thence West at an angle of 90 degrees 10 minutes measured from North to West with the last described line, a distance of 302.03 feet; thence North at an angle of 150 degrees 17 minutes 45 seconds measured from East to Northwest with the last described line, a distance of 121.08 feet; thence East, a distance of 407.82 feet to the Point of Beginning, all in the Town of Munster, Lake County, Indiana.

The northerly, westerly and southerly limits of the above described parcel would tend to agree with the northerly, westerly and southerly limits of Tract 4 in Gaddis - Meyers Industrial Park as per plat thereof recorded as document number 459864, Plat Book 48 Page 58 in the Office of the Lake County, Indiana Recorder. Additionally, said plat of Gaddis - Meyers Industrial Park precludes the Trustee's Deed referred to herein. Finally, the plat of Gaddis - Meyers Industrial Park clearly indicates a ten foot wide dedication for Calumet Avenue over what would be the East ten feet of the parcel described above. The limits of the survey drawn hereon extend to the West line of the East 50.00 feet of the Southeast Quarter of Section 24, Township 36 North, Range 10 West of the Second Principal Meridian which reflects this dedication.

Please refer to commentary contained with plat of survey recorded January 10, 2008 as document number 2008 002432 pertaining to discussion with current land owner about the intent of the lines created by the Gaddis - Meyers Industrial Park subdivision relative to those described by the metes and bounds description.

Alternatively, the parcel surveyed and indicated hereon as Parcel 3 could be described as follows:

Tract 4 in Gaddis - Meyers Industrial Park as per plat thereof recorded as document number 459864, Plat Book 48 Page 58 in the Office of the Lake County, Indiana Recorder as per Gaddis - Meyers Industrial Park, in the Town of Munster, recorded in Plat Book 48 Page 58, in the Office of the Recorder of Lake County, Indiana

S07-10-007		REVISIONS	
No.	Date	Remarks	

ROBINSON ENGINEERING, LTD.
CONSULTING REGISTERED PROFESSIONAL ENGINEERS
AND PROFESSIONAL LAND SURVEYORS
17000 SOUTH PARK AVENUE SOUTH HOLLAND, ILLINOIS 60473
(708) 331-8700 © COPYRIGHT 2008
ILLINOIS DESIGN FIRM REGISTRATION NO. 184001128.

FOR: TOWN OF MUNSTER, INDIANA

Drawn by: J.M.D. Date: 01/09/2008
Checked by: R.E.G. Scale: 1" = 30'
Sheet 1 of 1 Project No. S07-10-007