

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

MAR 26 PM 3:09

MICHAEL A. BROWN
RECORDER

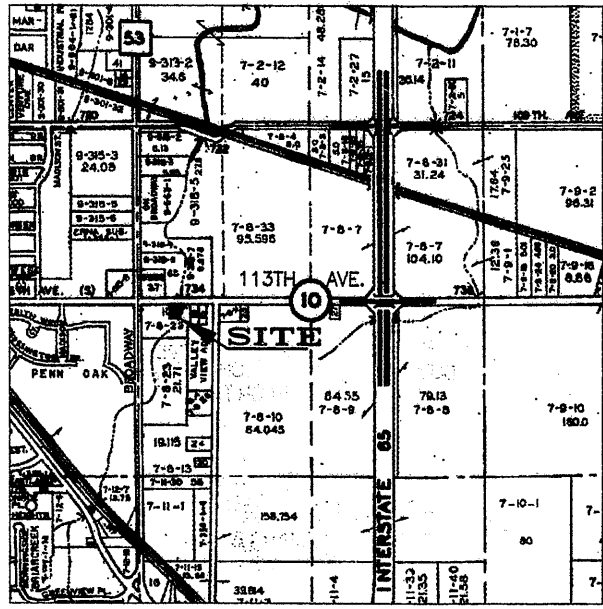
PREPARED BY:
KRULL AND SON, LTD.
ENGINEERS-SURVEYORS
P.O. BOX 422
206 MAIN STREET
HOBART, INDIANA 46342
219-947-2568

COE'S CORNER UNIT NO. TWO

2008 021555

0' 50' 100' 150'
SCALE: 1" = 50'-00"

102/58



VICINITY MAP

DESCRIPTION OF PROPERTY: Part of the SW 1/4 of Section 10, Township 34 North, Range 8 West of the 2nd P.M. in Lake County, Indiana, described as follows: Commencing at the Northwest corner of said SW 1/4; thence North 89°45'24" East, along the North line of said SW 1/4, 427.51 feet to East line of Coe's Corner, Unit No. One, as per plat thereof, recorded in Plat Book 99 page 54, in the Office of the Recorder of Lake County, Indiana and the point of beginning; thence continuing along said North line North 89°45'24" East, 249.95 feet to the center line of Beaver Dam Ditch; thence South 03°29'28" East, along said center line, 166.30 feet; thence continuing along said center line South 06°17'38" West, 40.00 feet; thence continuing along said center line South 24°52'51" West, 22.09 feet; thence South 89°45'24" West, parallel to the North line of said SW 1/4, 247.00 feet to the East line of said Coe's Corner, Unit No. 1; thence North 00°09'17" East, along said East line, 225.78 feet to the point of beginning, containing 1.324 acres, more or less.

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BOOK 102 PAGE 58

1.324 AC PLATTED
FROM KEY 9-318-27
NEW KEY 9-051-1
26 2008
KATONA
COUNTY AUDITOR
LOT 5

2008 021555

Document is NOT OFFICIAL!

Heidbreder, Inc., owner of the real estate shown and described hereon, does hereby certify that it has laid out, platted and subdivided said real estate in accordance with the plat hereon drawn. This subdivision shall be known and designated as "Coe's Corner, Unit No. Two". All streets and detention areas shown are not heretofore dedicated are hereby dedicated to the public. Front yard building setback lines are hereby established as shown on this plat, between which lines and property lines of the street there shall be erected or maintained no buildings or structures.

STATE HIGHWAY NO. 53

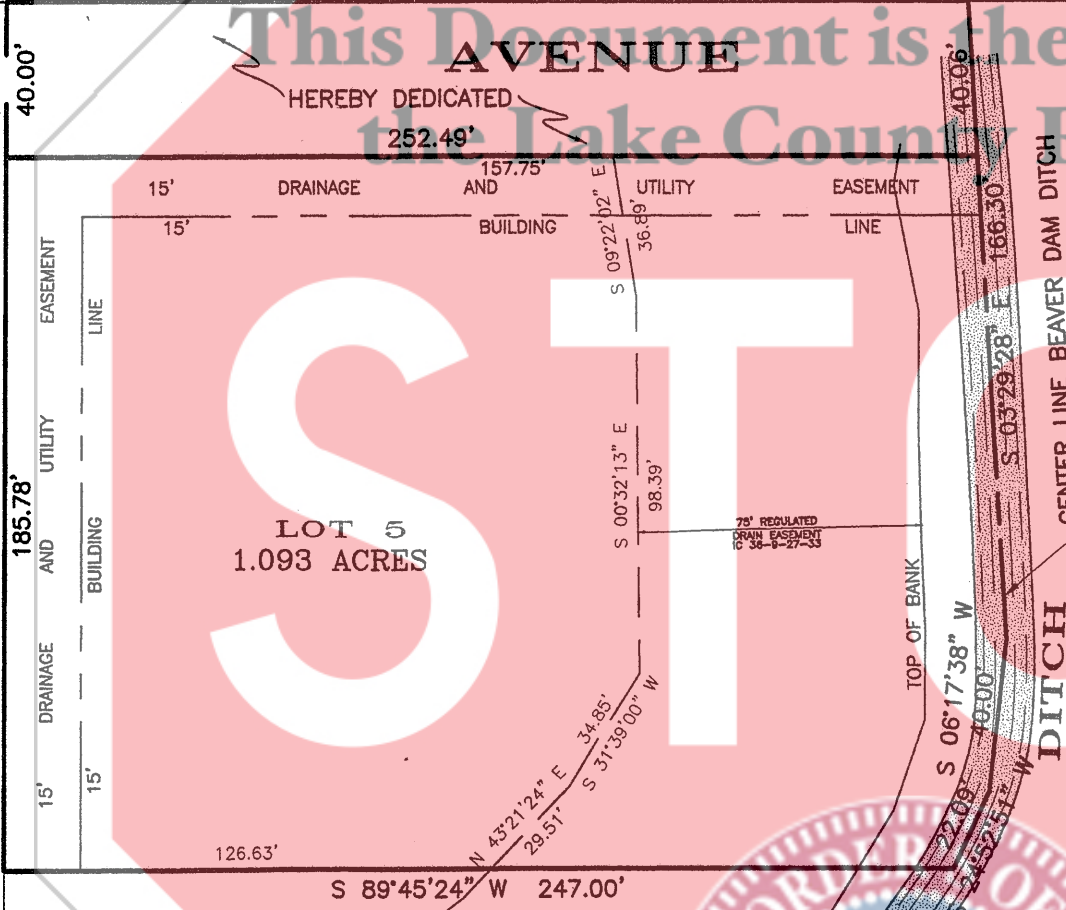
WEST LINE SW 1/4 SEC.10 - TWP34N - R8W
N 00°00'05" E

LOT 1
COE'S CORNER
UNIT NO. ONE
PB.99 PG.54

MASSACHUSETTS STREET

113TH AVENUE

NORTH LINE SW 1/4 SEC.10 - TWP34N - R8W
N 89°45'24" E 249.95'



UTILITY EASEMENT: An easement is hereby granted to the City of Crown Point, and all public utility companies, including SBC and Northern Indiana Public Service Company severally and their respective successors and assigns, where they have 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, along and over the strip of land designated on the plat and marked "UTILITY EASEMENT" for the purpose of serving the public in general with sewer, water, gas, electric and telephone service, including the right to use the street where necessary, and to overhang lots with aerial service wires to serve adjacent lots, together with the right to enter upon the said easements for public utilities at all times for any and all of 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 easement for such public utility purposes.

DRAINAGE EASEMENT: An easement is hereby granted to the City of Crown Point for the installation of a drainage swale, ditch or waterway upon and along the strip or strips of land designated, "DRAINAGE EASEMENT" for the purpose of handling the storm water runoff.

Witness my hand and Seal this 11th day of Feb 2008

Timothy Heidbreder, President
Heidbreder, Inc.

State of Indiana)
County of Lake) SS

Before me, the undersigned Notary Public in and for the County and State, do hereby certify that this day appeared before me, Timothy Heidbreder, President of Heidbreder, Inc., personally known to be the same person whose name is subscribed to the foregoing instrument and who acknowledged at the time of such appearance the execution of said instrument was made of his own free and voluntary act and deed for the purposes expressed herein.

Witness my hand and Seal this 11th day of Feb 2008

Notary Public

A resident of LAKE County

My Commission expires: 8-30-08

Submitted to, approved and accepted by the City Plan Commission of Crown Point, Lake County, Indiana, this 9th day of January 2008

President: [Signature] Vice President: [Signature]

This is to verify that I have checked the above engineering details.

City Engineer Crown Point, [Signature]

"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: [Signature]

State of Indiana)
County of Lake) SS

I, Robert A. Krull, hereby certify that I am a Professional Engineer and Registered Land Surveyor, licensed in compliance with the laws of the State of Indiana; that this plat correctly represents a survey completed by me, December 11, 2007, that all the monuments shown thereon actually exists; and that their locations, size, type and material are accurately shown.

Robert A. Krull
Robert A. Krull, Reg. Land Surveyor #10516

