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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
2009 APR 16 PM 2:34  
MICHAEL A. BROWN  
RECORDER

2009-024557

103/68

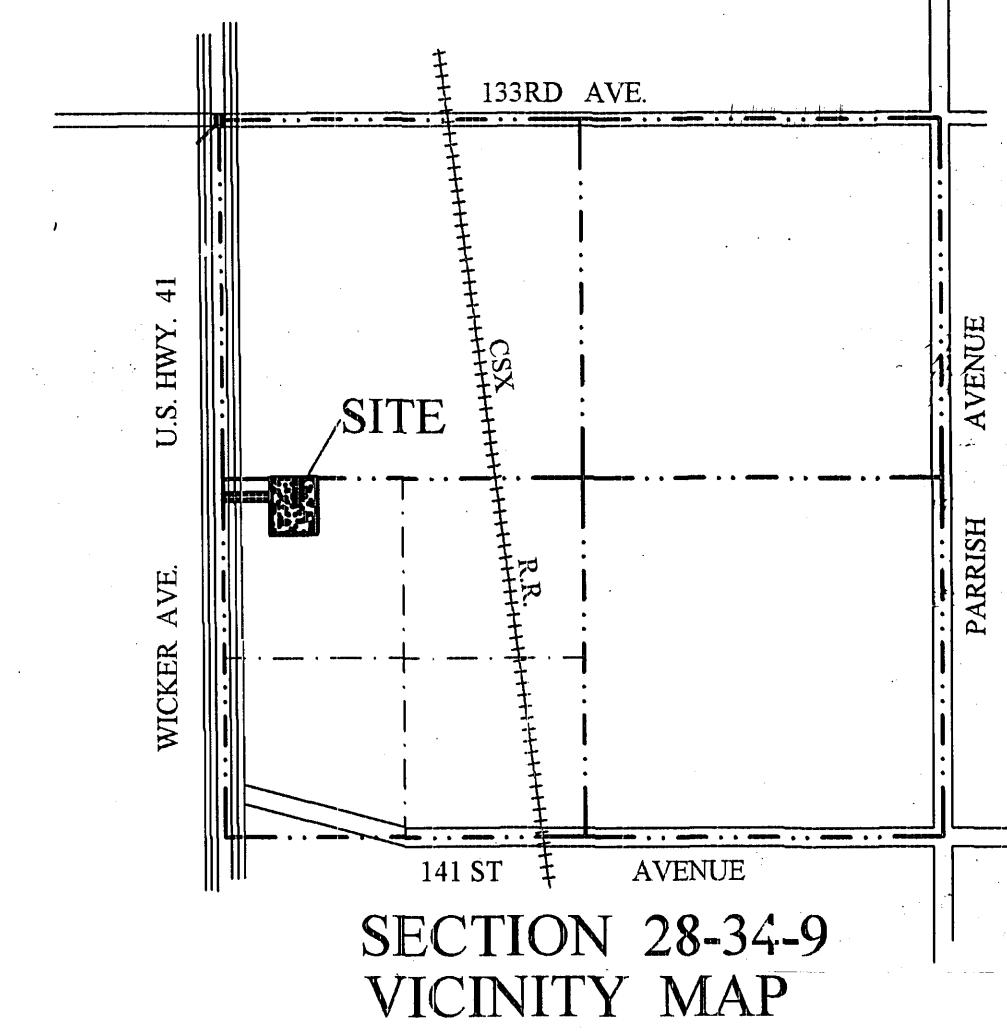
103/68

# BEAR'S DEN ADDITION TO LAKE COUNTY INDIANA

### LEGAL DESCRIPTION:

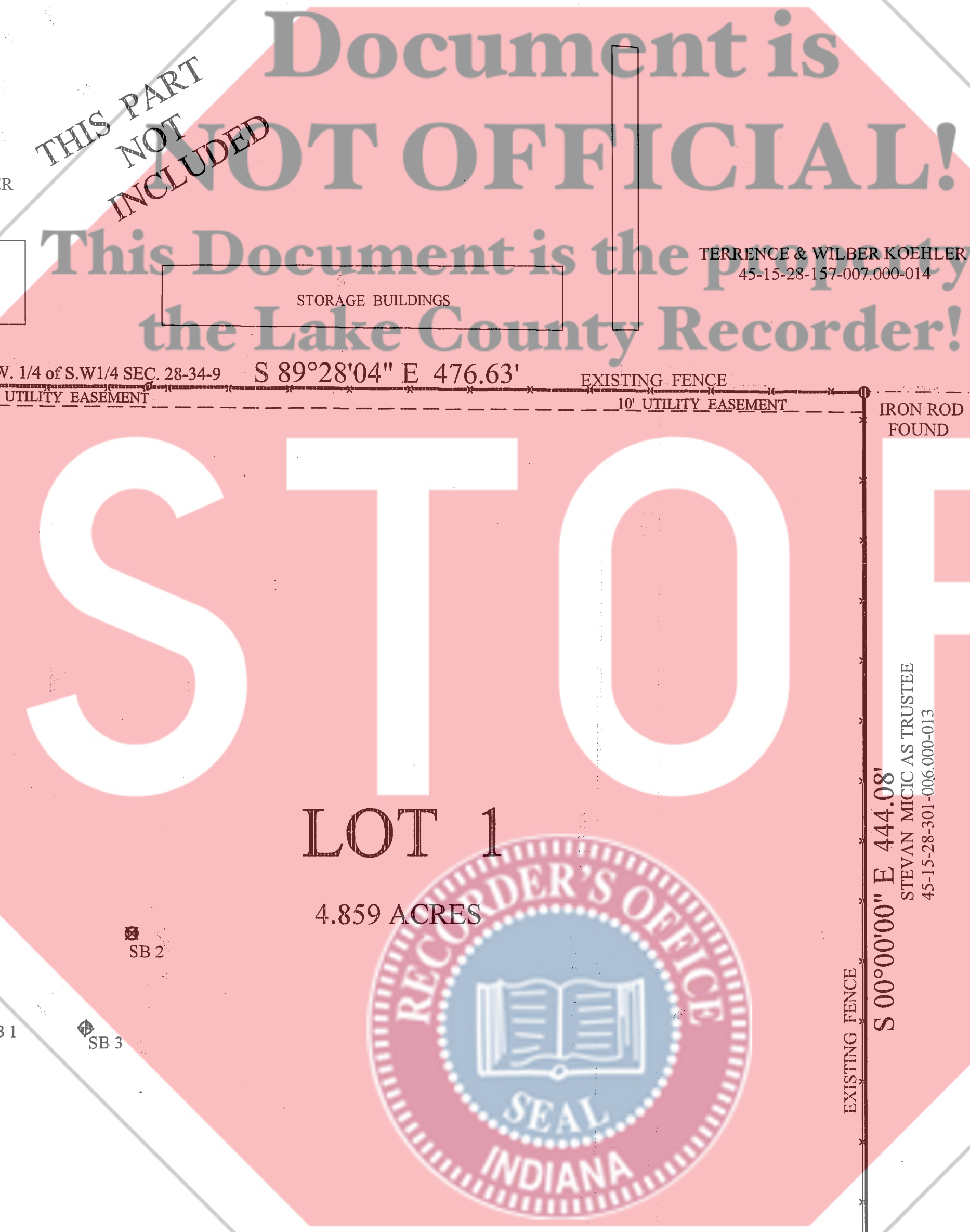
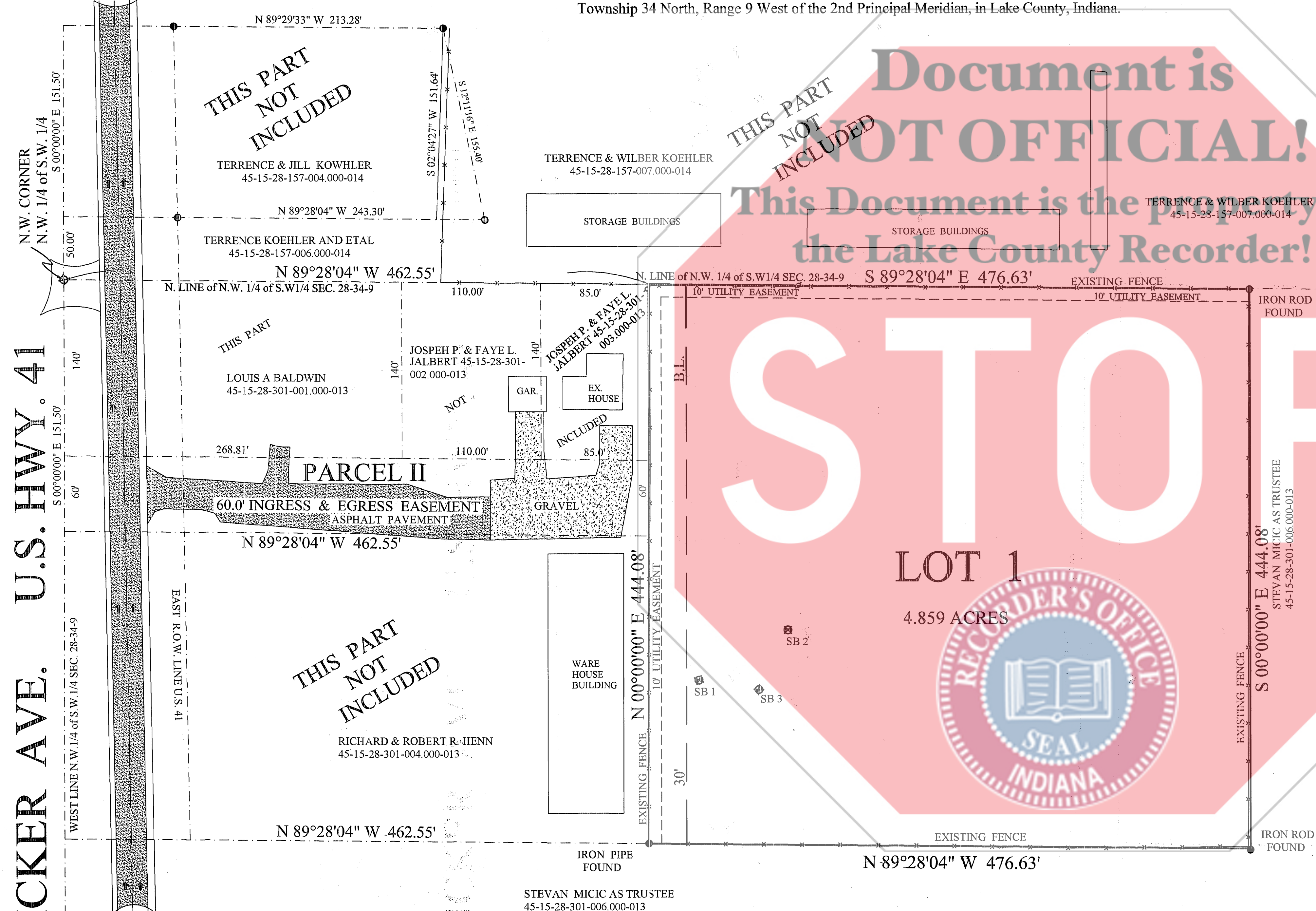
PARCEL I: The East 476.68 feet of the West 939.18 feet of the North 444.04 feet of the Northwest quarter of the Southwest quarter of Section 28, Township 34 North, Range 9 West of the 2nd Principal Meridian, in Lake County, Indiana.

PARCEL II: Easement for Ingress and Egress over and across the following described tract: The South 60 feet of the North 200 feet of the West 462.5 feet of the Northwest quarter of the Southwest quarter of Section 28, Township 34 North, Range 9 West of the 2nd Principal Meridian, in Lake County, Indiana.



PLATTED FROM  
45-15-28-301-005-000-013  
DAILY ENTERED FOR TAXATION, SUBJECT TO  
FINAL ACCEPTANCE FOR TRANSFER  
APR 16 2009  
PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR  
LOT 1

GLENN KRACHT  
ASSOCIATES  
GKA  
314 FAIRFIELD DRIVE CROWN POINT, IN 46307  
PHONE: 219/663-8623  
FAX: 219/663-6869



**CERTIFICATE OF MAINTENANCE RESPONSIBILITY**  
By acceptance of this Plat, the County assumes no liability for maintenance on drainage swales, ditches and tiles, roadside ditches, storm and sanitary sewers, septic systems, retention and detention ponds, overflow pipes, and park areas found on the entire plat.

**UTILITY EASEMENT**  
An easement is hereby granted to the County of Lake, all public utility companies including AT & T and Northern Indiana Public Service Company severally, and private utility companies who 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 and telephone service, including the right to use the streets where necessary, and to overland lots with aerial service wires to serve adjacent lots, together with the right to enter upon the said easements for the public utilities 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 easement, but same may be used for gardens, shrub, landscaping, and other purposes that do not interfere with the use of said easement for such public utility purpose.

**DRAINAGE EASEMENT**  
An easement is hereby granted to the County of Lake for the installation of a drainage swale, ditch, or waterway upon and along the strip or strips of land designated on the plat and marked "Drainage Easement" for the purpose of handling the storm water run-off.

We, the undersigned, Joseph P. Jalbert & Faye L. Jalbert, owners of the real estate shown and described herein, do hereby certify that we have laid off, platted and subdivided, and do hereby lay off, plat and subdivide real estate in accordance with the within drawn plat. This subdivision shall be known and designated as **BEAR'S DEN**. All streets, alleys, parks and other public lands shown and not heretofore dedicated, are hereby established as shown on this plat, between which lines and the property lines of the street, there shall be erected or maintained no building structure.

Witness our hands and seals this 30<sup>th</sup> Day of March 2009.  
*Joseph P. Jalbert* Joseph P. Jalbert  
*Faye L. Jalbert* Faye L. Jalbert

STATE OF INDIANA  
COUNTY OF LAKE

Before me, the undersigned Notary Public in and for the County of Lake, State of Indiana, appeared Joseph P. Jalbert & Faye L. Jalbert, and each separately and severally acknowledged the execution of the foregoing instrument as his or her voluntary act and deed, for the purpose therein expressed.

Witness my hand and Notarial Seal this 30<sup>th</sup> day of March 2009.  
*Linda L. Brown*

LINDA L. BROWN  
NOTARY PUBLIC  
LAKE COUNTY, INDIANA  
My Commission Expires 11/14/2012

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

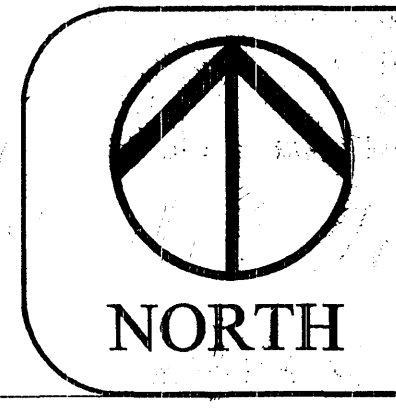
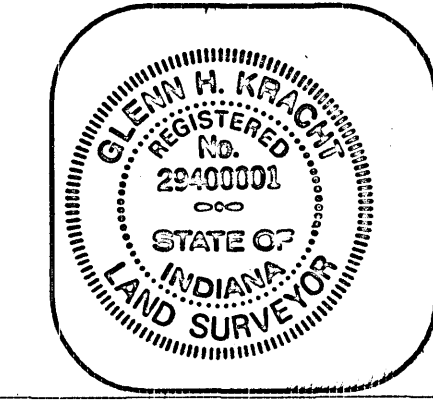
**EROSION CONTROL NOTE:**  
ON SITES OF 1 ACRE AND LARGER, YOU ARE REQUIRED TO COMPLY WITH 327 IAC - 15 - 3 ( RULE 5 ) PRIOR TO START OF CONSTRUCTION AND ANY GROUND DISTURBING ACTIVITIES. PLEASE CONTACT THE LAKE COUNTY SURVEYOR'S OFFICE FOR GUIDANCE.

Under authority provided by Chapter 174, Acts of 1947, enacted by the General Assembly of the State of Indiana and Ordinance adopted by the Board of County Commissioners of the County of Lake, Indiana, this plat was given by the County of Lake as follows:

Approved by the County Plan Commission at a meeting held on  
18 day of February, 2009.  
*Rick Waid* President  
*Ned Kovachevich* Executive Secretary

This is to certify that I have checked and verified the boundary of the above plat  
*George Van Til*  
R. Waid Dillon, R.L.S.  
for Lake County Surveyor George Van Til

I, Glenn H. Kracht, a Registered Land Surveyor in the State of Indiana, hereby state that I supervised the completion of a survey of the above described parcel in accordance with Title 865 IAC 1-12 ( Rule 12 ), and that the Plat hereon drawn, to the best of my knowledge, correctly represents said survey.  
*Glenn H. Kracht*  
Glenn H. Kracht IN.L.S. No. 29400001



DATE: DECEMBER 30, 2008  
JOB NO.: 087668  
SHEET 1 of 1

SECONDARY PLAT  
BEAR'S DEN  
N.W. 1/4 of S.W. 1/4 of SEC. 28-34-9  
LAKE COUNTY, IN

PERFORMED FOR:  
JOSEPH P. & FAYE L. JALBERT  
STEVAN MICIC & LJUBOJE MICIC