

104/19

INGRESS/EGRESS AND UTILITIES EASEMENT

DESCRIPTION: Being an ingress/egress and utilities easement lying in that part of the Fractional Northeast Quarter of Section 1, Township 34 North, Range 9 West of the Second Principal Meridian, in Lake County, Indiana, more particularly described as follows: Commencing at the Northwest corner of said Northeast Quarter; thence North 89°03'21" East along the North line of said Northeast Quarter, a distance of 245.92 feet to the Point of Beginning; thence South 02°08'28" West, a distance of 416.11 feet to a point of curve; thence Southerly, along a curve which is concave to the East, having a radius of 535.00 feet (the chord of which bears South 00°00'35" West, a chord distance of 39.79 feet) an arc distance of 39.80 feet to a point of a non tangent curve; thence Southerly, along said non tangent curve concave to the East and having a radius of 80.00 feet (the chord of which bears South 09°50'28" East, a chord distance of 143.73 feet) an arc distance of 178.54 feet to a point of a non tangent curve; thence Southerly, along said non tangent curve concave to the Northeast and having a radius of 535.00 feet (the chord of which bears South 23°46'32" East, a chord distance of 115.84 feet) an arc distance of 116.07 feet; thence South 29°59'27" East, a distance of 142.18 feet to a point of curve; thence Southerly, along a curve which is concave to the West, having a radius of 160.00 feet (the chord of which bears South 13°20'27" East, a chord distance of 91.69 feet) an arc distance of 92.99 feet; thence South 03°18'32" West, a distance of 234.24 feet to a point of curve; thence Southerly, along a curve which is concave to the Northeast, having a radius of 240.00 feet (the chord of which bears South 41°04'56" East, a chord distance of 335.79 feet) an arc distance of 371.89 feet to a point of reverse curve; thence Southerly, along a curve which is concave to the Southwest, having a radius of 360.00 feet (the chord of which bears South 68°03'36" East, a chord distance of 371.89 feet) an arc distance of 418.88 feet; thence Southerly, along a curve which is concave to the West and having a radius of 80.00 feet (the chord of which bears North 13°20'27" West, a chord distance of 137.53 feet) an arc distance of 139.49 feet; thence North 06°39'04" West, a chord distance of 65.56 feet to a point of curve; thence Northwesterly, along a curve which is concave to the Southwest, having a radius of 1053.00 feet (the chord of which bears North 26°28'51" West, a chord distance of 772.75 feet) an arc distance of 269.80 feet to a point of reverse curve; thence Westerly, along said non tangent curve concave to the South and having a radius of 440.00 feet (the chord of which bears North 67°54'26" West, a chord distance of 265.59 feet) an arc distance of 269.80 feet to a point of reverse curve; thence Northwesterly, along a curve which is concave to the Northeast, having a radius of 160.00 feet (the chord of which bears North 41°04'56" West, a chord distance of 223.86 feet) an arc distance of 247.93 feet; thence Northwesterly, along a curve which is concave to the West, having a radius of 240.00 feet (the chord of which bears North 13°20'27" West, a chord distance of 137.53 feet) an arc distance of 139.49 feet; thence North 03°18'32" East, a distance of 234.24 feet to a point of curve; thence Northwesterly, along a curve which is concave to the Northeast, having a radius of 455.00 feet (the chord of which bears North 24°06'07" West, a chord distance of 93.37 feet) an arc distance of 93.37 feet to a point on a non tangent curve; thence Northwesterly, along said non tangent curve concave to the West and having a radius of 80.00 feet (the chord of which bears North 09°50'28" West, a chord distance of 132.49 feet) an arc distance of 132.49 feet to a point on a non tangent curve; thence Northwesterly, along said non tangent curve concave to the East and having a radius of 455.00 feet (the chord of which bears North 02°08'28" East, a chord distance of 28.67 feet) an arc distance of 28.67 feet; thence North 02°08'28" East, a distance of 420.43 feet to a point on the North line of said Northeast Quarter; thence South 89°03'21" West, a distance of 80.12 feet to the point of beginning, all in Lake County, Indiana.

2009-081308

Utilities Easement

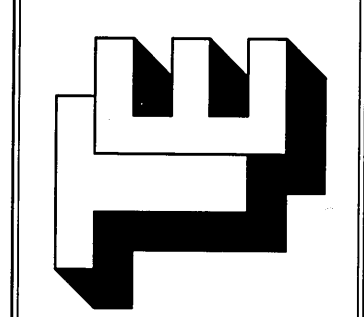
An easement is hereby granted to the County of Lake, all public utility companies including Ameritech and Northern Indiana Public Service Company severally, and private utility companies where they have a "Certificate of Territorial Authority" to render service, and their respective successors and assigns, 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 "Utilities 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 easement for 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 building shall be placed on said easement, but same may be used for gardens, shrub, landscaping, and other purposes that do not interfere with use of said easement for such public utility purpose.

2009 081308

BOOK 104 PAGE 19

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2009 DEC -8 PM 1:27
MICHAEL A. BROWN
RECORDER

PARCEL
43-15-01-251-06-000-04
LAKE COUNTY ALLOTMENT
2009 081308



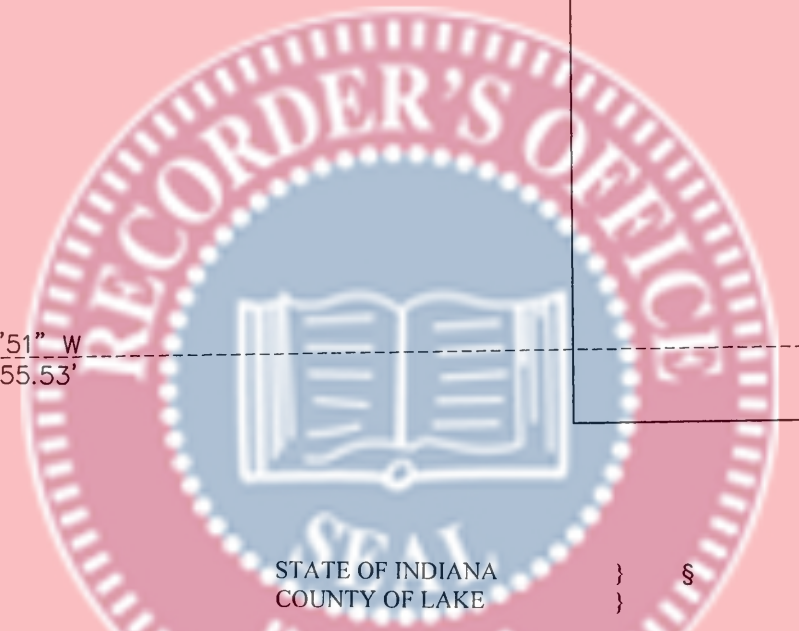
TORRENGA ENGINEERING, INC.
CONSULTING ENGINEERS & LAND SURVEYORS
907 RIDGE ROAD, MUNSTER, INDIANA 46321
Tel. No.: (219) 886-8818
website: www.torrenga.com

PLAT OF DESCRIPTION
INGRESS/EGRESS & UTILITIES EASEMENT
Lake County, Indiana

CLIENT:
Lee Wilazzo
Inverness Estates, LLC
4913 E. 97th Avenue
Crown Point, IN 46307
(219) 365-5000
JOB NO. 5135-2007
SCALE: 1" = 100'
REVISIONS:
12-02-2009
12-02-2008
DATE: 01-09-2008
SHEET
1 OF 1

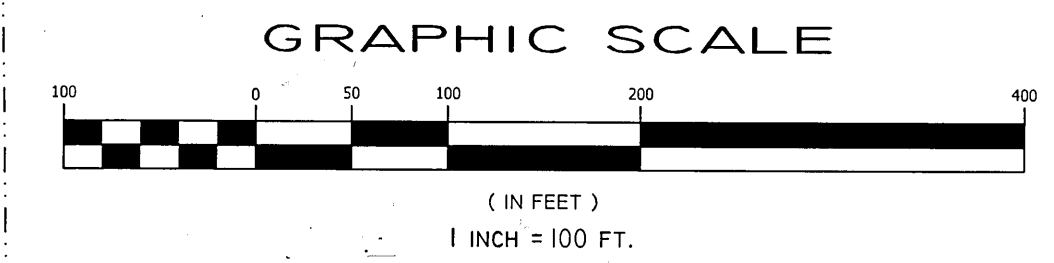
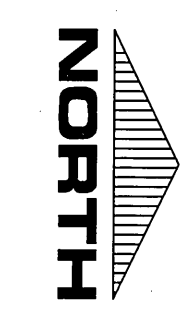
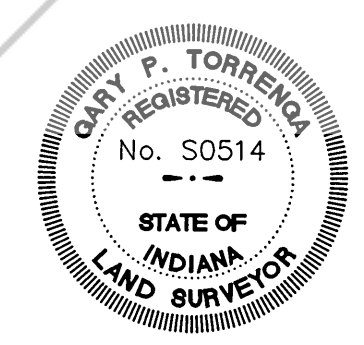
Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

STOP



THIS IS TO CERTIFY THAT THIS PLAT OF LEGAL DESCRIPTION FOR THE DESCRIBED PROPERTY IS IN ACCORDANCE WITH THE OFFICIAL RECORDS AND INFORMATION SUPPLIED BY THE CLIENT.

TORRENGA ENGINEERING, INC.
GARY P. TORRENGA, Registered Land Surveyor No. 50514



Southwest corner of the Northeast Quarter of Sec. 1-34-9

South line of the Northeast Quarter of Sec. 1-34-9
S 89°18'15" W ~1536.72'

N 01°11'32" W ~2626.66'

West line of the Northeast Quarter of Sec. 1-34-9

Northwest corner of the Northeast Quarter of Sec. 1-34-9
N 89°03'21" E ~405.07'

101st

North line of the Northeast Quarter of Sec. 1-34-9
AVENUE

Parallel to the North line of the Northeast Quarter of Sec. 1-34-9
N 89°03'21" E ~1130.58'

S 01°12'52" E ~2011.32'