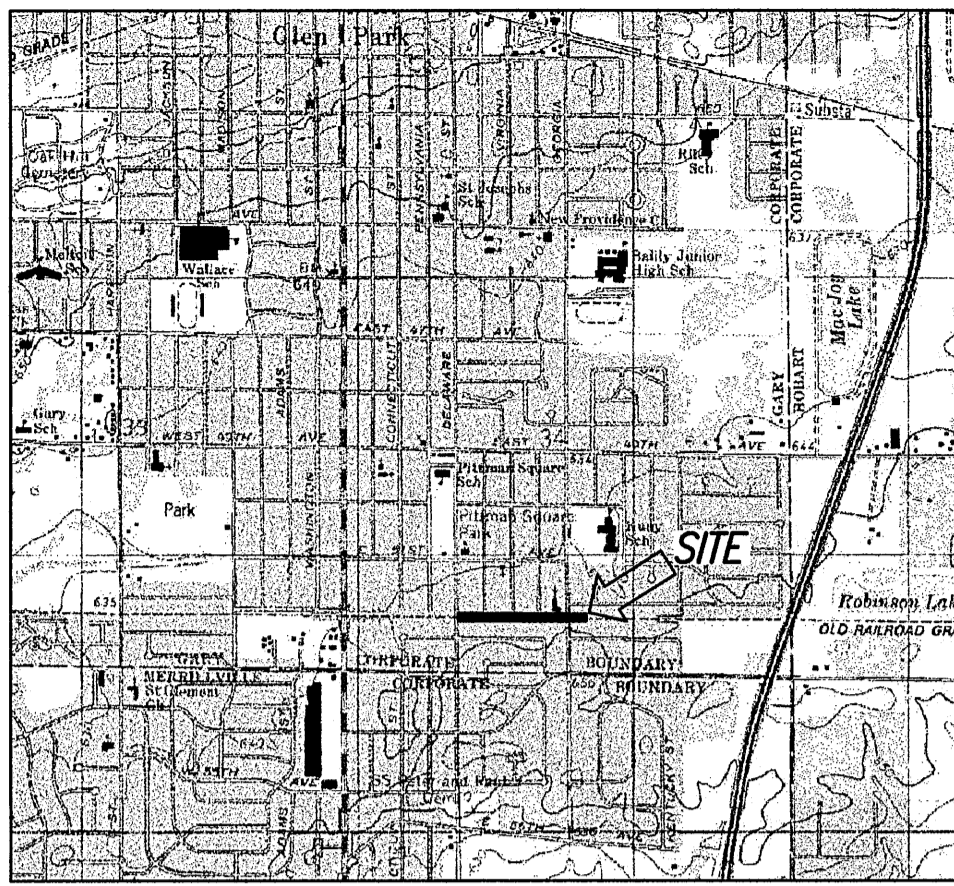


#20  
CASE 57997  
CJ



Vicinity Map  
Not to Scale

2013 022795

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
2013 MAR 27 PM 4:19  
MICHAEL B. STUNN  
RECORDER

# PLAT OF SURVEY

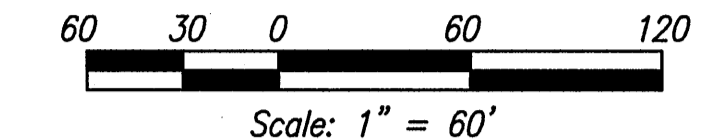
24/79

FILED  
MAR 27 2013  
PEGGY HOLINGA KATONA  
LAKE COUNTY AUDITOR

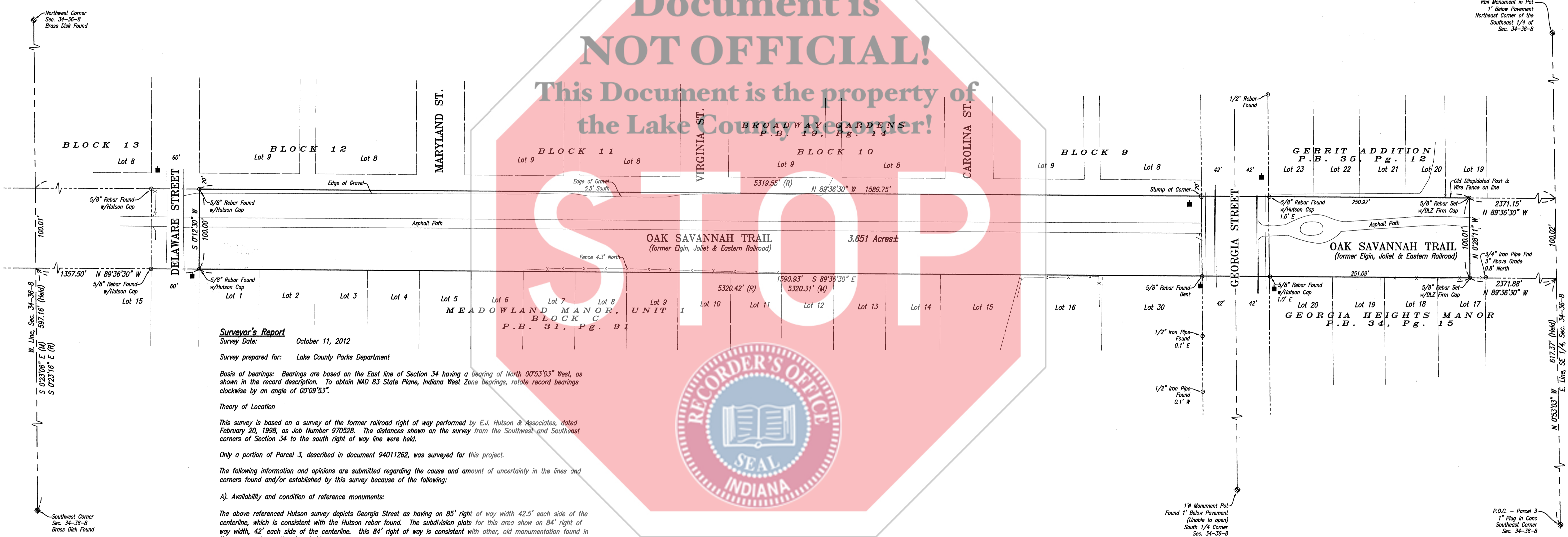
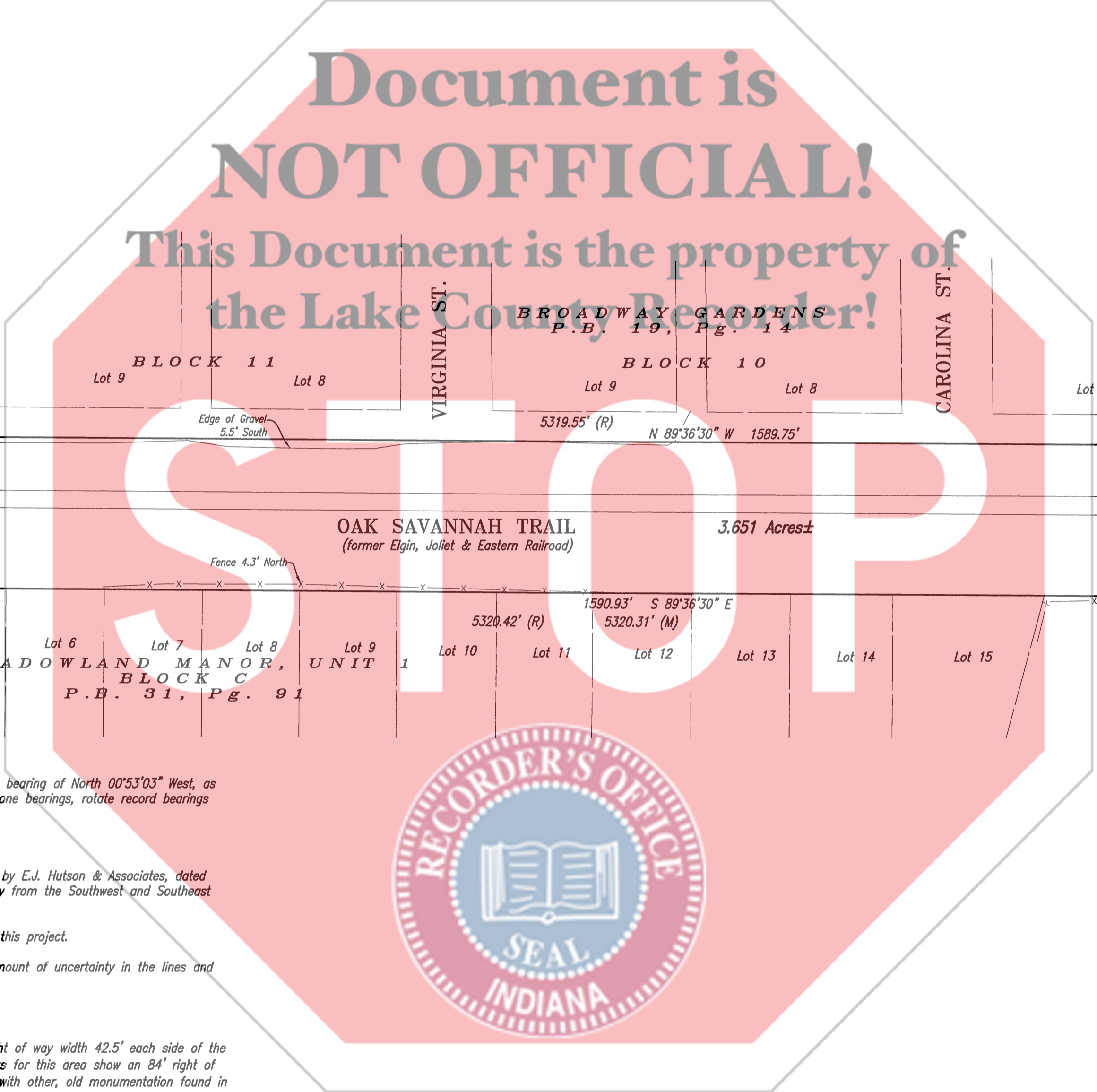
00064

**Legal Description (Per Document 94011262 - Parcel 3)**  
A parcel of land in Section 34, Township 36 North, Range 8 West of the Second Principal Meridian, Lake County, Indiana more particularly described as follows: Commencing at the Southeast Corner of said Section 34; thence North 00°53'03" West, along the East line of said Section 34, 617.37 feet to the Point of Beginning; thence continuing North 00°53'03" West, along said East line, 100.02 feet; thence North 89°36'30" West, 5319.55 feet to the West line of said Section 34; thence South 00°23'16" East, along said West line, 100.01 feet; thence South 89°36'30" East, 5320.42 feet to the Point of Beginning. Containing 12.213 acres and subject to all legal highways and easements.

## 2013-022795



Power Pole  
(M) Measured  
(R) Record



### Surveyor's Report

Survey Date: October 11, 2012

Survey prepared for: Lake County Parks Department

**Basis of bearings:** Bearings are based on the East line of Section 34 having a bearing of North 00°53'03" West, as shown in the record description. To obtain NAD 83 State Plane, Indiana West Zone bearings, rotate record bearings clockwise by an angle of 00°09'53".

#### Theory of Location

This survey is based on a survey of the former railroad right of way performed by E.J. Hutson & Associates, dated February 20, 1998, as Job Number 970528. The distances shown on the survey from the Southwest and Southeast corners of Section 34 to the south right of way line were held.

Only a portion of Parcel 3, described in document 94011262, was surveyed for this project.

The following information and opinions are submitted regarding the cause and amount of uncertainty in the lines and corners found and/or established by this survey because of the following:

#### A). Availability and condition of reference monuments:

The above referenced Hutson survey depicts Georgia Street as having an 85' right of way width 42.5' each side of the centerline, which is consistent with the Hutson rebar found. The subdivision plats for this area show an 84' right of way width, 42' each side of the centerline. This 84' right of way is consistent with other, old monumentation found in the area, and was therefore held.

All monumentation was found in good condition, at or near grade, and is of unknown origin, unless noted otherwise.

#### B). Occupation or possession lines:

There is a fence line along the north lines of Lots 7, 8, 9, and 10, in Meadowland Manor, Unit 1, Block C, that extends up to 4.3' north of the line as established.

There is a gravel drive running along the north line of the subject parcel between Delaware Street and Georgia Street that extends 5.5 feet south of the line as established.

All other uncertainties due to lines of possession are as noted.

#### C). Clarity or ambiguity of record descriptions:

There were no apparent ambiguities within the record descriptions used.

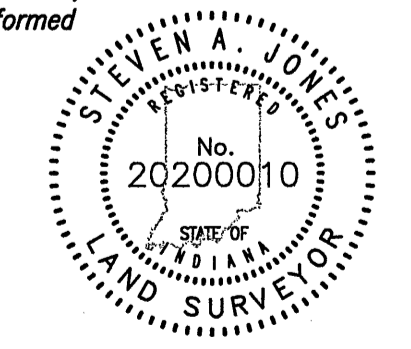
#### D). Relative Positional Accuracy (Due to random errors in measurements):

This survey does not exceed the relative positional accuracy for an Urban class survey.

### Surveyor's Certificate

I, Steven A Jones, being a Registered Land Surveyor in the State of Indiana, do hereby attest that I have supervised the survey of and have assembled the plat of the hereon shown and described Parcel and to the best of my knowledge and belief, said plat is a correct representation of said survey. This survey has been performed in accordance with IAC-865-Rule 12.

*Steven A Jones* 1/7/13  
Steven A Jones  
Indiana Registered Land Surveyor No. LS2020010



**DLZ**  
DLZ INDIANA, LLC  
7011 INDIANAPOLIS BLVD., HAMMOND, INDIANA 46324  
TELEPHONE (219) 845-1750 FAX (219) 845-1755

GARY	INDIANA	DRAWN: CHK'D: RHK	NO.	REVISION	BY	DATE	SHEET 1
		DESIGNED: APPR'D: SAJ					
		DATE:					DRAWING NUMBER <b>2191PL2</b>
		SCALE: 1" = 60'					
		PROJECT NUMBER					
		<b>1264-2191-90</b>					