1
$20
CKT
10546296630
Cx

West Creek Deer View Estates

North

Lake County, Indiana

100 0 +100 +200 +300

Scale 1"= 100'

2013 090188

106/74

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
2013 DEC -9 AM 10:44
MICHAEL B. BROWN
RECORDER

2013-090188

BOOK 106 PAGE 74

228

Property Description

The Southwesterly 80 feet by perpendicular measurement of said Lot 1 in Arrowhead Heights Addition, as per plat thereof, together with that part of the North Half of Section 17, Township 34 North, Range 9 West of the Second Principal Meridian, more particularly described as follows: Commencing at the Southeast corner of the Northwest Quarter of said Section 17; thence North 00 degrees 55 minutes 37 seconds West, a distance of 50.00 feet to the true point of beginning; thence South 89 degrees 36 minutes 18 seconds West along a line parallel with the South line of said Northwest Quarter, a distance of 210.00 feet; thence North 73 degrees 24 minutes 45 seconds West, a distance of 109.56 feet; thence South 89 degrees 36 minutes 18 seconds West along a line parallel with the South line of said Northwest Quarter, a distance of 252.98 feet; thence North 41 degrees 12 minutes 18 seconds West, a distance of 714.51 feet; thence South 89 degrees 36 minutes 18 seconds West along a line parallel with the South line of said Northwest Quarter, a distance of 449.77 feet, more or less, to the center of West Creek; thence North 17 degrees 27 minutes 20 seconds East along the center of West Creek, a distance of 57.92 feet; thence continuing Northerly along said West Creek North 21 degrees 35 minutes 46 seconds East, a distance of 380.00 feet; thence South 64 degrees 36 minutes 20 seconds East, a distance of 855.24 feet; thence South 00 degrees 55 minutes 37 seconds East, a distance of 180.00 feet; thence South 50 degrees 00 minutes 00 seconds East, a distance of 280.00 feet; thence South 40 degrees 00 minutes 00 seconds West, a distance of 50.00 feet; thence South 50 degrees 00 minutes 00 seconds East, a distance of 225.00 feet; thence North 89 degrees 36 minutes 18 seconds East, a distance of 200.00 feet to the West line of said Arrowhead Heights Addition; thence South 00 degrees 55 minutes 37 seconds East, a distance of 62.86 feet to the point of beginning.

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.

Regulated Drain Easement: The easement marked and designated herein as Regulated Drain Easement is a regulated drain under the jurisdiction of the Lake County Drainage Board and the Lake County Surveyor as defined under Indiana Code 36-9-27-33. No buildings, fences, structures, alterations, grading, discharging, irrigating or the line are permitted uses within said designated easement without written approval from the Lake County Surveyor.

By acceptance of this plat, the county assumes no liability for maintenance of 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.

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:

October 17, 2013

President — Executive Secretary

"I the undersigned, Donald W. Terpstra & Mary Terpstra, owner of real estate shown and described herein, do hereby certify that I have laid off, platted and subdivided, and do hereby lay off, plat and subdivide real estate in accordance with the within plat. This subdivision shall be known and designated as "West Creek Deer View Estates". All streets, alleys, parks and other public lands shown and not heretofore dedicated, area hereby dedicated to the public. Front and side yard building setback lines 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 my hand and seal this 17th *day of* October, 2013

Donald W. Terpstra — Mary Terpstra

State of Indiana, County of Lake} S.S.
Before me, the undersigned Notary Public, in and for the County and State, personally appeared Donald W. Terpstra & Mary Terpstra and acknowledged the execution of the foregoing instrument as his or her voluntary act and deed, for the purpose therein expressed.

Witness my hand and seal this 20th *day of* November, 2013

David A. Kornbold
Notary Public

A Resident of Lake *County*

My Commission Expires May 22, 2016

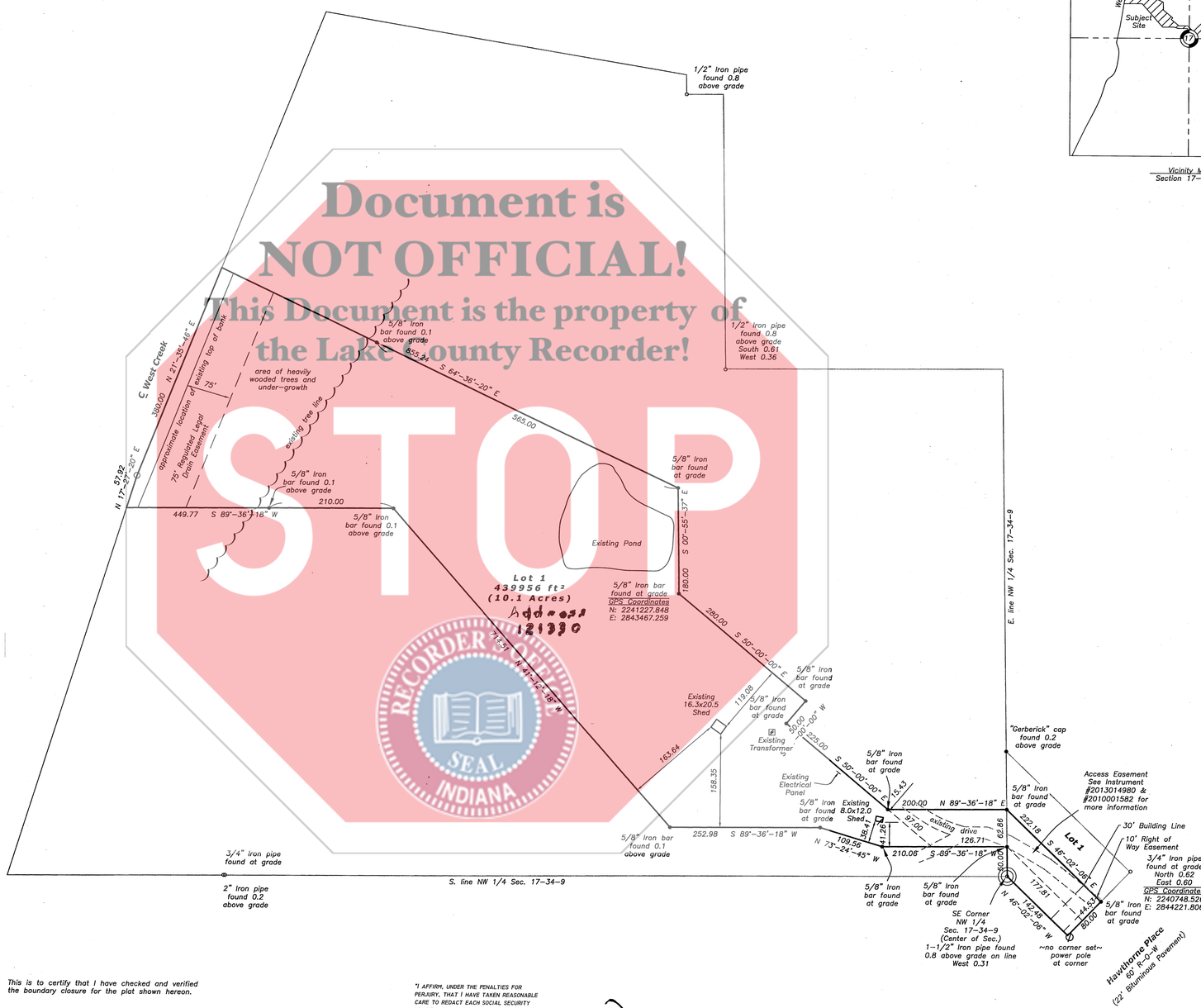
I, Douglas F. Homeier, hereby certify that I am a Professional Land Surveyor, licensed in compliance with the laws of the State of Indiana; that this plat correctly represents a survey completed by me on 07/30/13 that all monuments shown thereon actually exist and that their location, size, type and material are accurately shown.

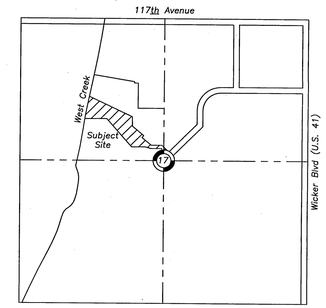
DOUGLAS F. HOMEIER REGISTERED No. 20300033 STATE OF INDIANA LAND SURVEYOR

Douglas F. Homeier, REGISTERED LAND SURVEYOR #20300033

Notes:

1. *"Monument set" denotes a concrete monument with a 5/8" rebar and I.D. cap labeled "S&H FIRM #0054".*
2. *Site contains 439956 ft² (10.1 Acres).*





Vicinity Map
Section 17-34-9

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

DEC 09 2013

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR
PLATTED FROM
45-15-17-176-005.000-013

This is to certify that I have checked and verified the boundary closure for the plat shown hereon.

R. Wald Dillon, RLS, For George Van Til, Lake County Surveyor

"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:

THE INFORMATION CONTAINED UPON THESE DRAWINGS ARE OF A PROPRIETARY NATURE AND MAY ONLY BE UTILIZED FOR THE STATED PROJECT. ALL DRAWING INFORMATION CONTAINED HEREIN INCLUDING, BUT NOT LIMITED TO, DESIGN, SPECIFICATIONS, DETAILS, SYMBOLS, ETC., MAY NOT BE REPRODUCED, SOLD, DISTRIBUTED OR UTILIZED IN ANY FORM WITHOUT THE EXPRESS WRITTEN CONSENT OF S & H ENGINEERS AND SURVEYORS, INC. SAID INFORMATION IS SUBJECT TO ALL APPLICABLE COPYRIGHT LAWS INCLUDING, BUT NOT LIMITED TO THE FEDERAL COPYRIGHT ACT. DUE TO THE UNSECURED NATURE (ELECTRONIC FORMAT) OF THIS DRAWING AND INFORMATION CONTAINED HEREIN, S & H ENGINEERS AND SURVEYORS, INC. ASSUMES NO LIABILITY OR RESPONSIBILITY FOR ANY CONSEQUENCES ARISING OUT OF THE UNINTENDED USE OF THIS DATA. IT IS THE SOLE RESPONSIBILITY OF THE USER TO CHECK THE VALIDITY OF ALL INFORMATION CONTAINED HEREIN. THE USER SHALL AT ALL TIMES, REFER TO THE SIGNED, PROFESSIONALLY SEALED DRAWING INFORMATION CONTAINING THE LATEST DATES, LATEST REVISIONS, AND THE OFFICIAL "RED SEAL" OF AUTHENTICITY DURING ALL PHASES OF THE PROJECT. THE USER ASSUMES ALL RISKS AND LIABILITIES RESULTING FROM THE USE OF DRAWING INFORMATION WHICH DOES NOT CONTAIN ALL OF THE AFORESTATED DATES AND VALIDATIONS.

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STOP
RECORDER SEAL INDIANA

Revisions | By

S&H Engineers and Surveyors INC
7805 Taft Street, Suite 'A' * Merrillville, Indiana 46410
Tel: (219) 791-9813 * Fax: (219) 791-9803

Prepared for:
Mr. Donald Terpstra
240 Margraf Court
Dyer, Indiana 46311
(219) 781 - 3600

West Creek Deer View Estates
Lake County, Indiana
Section 17 - 34 - 9
Final Plat

Date	07/30/13
Drawn	KMC
Approved	DFH
Scale	1"=100'
File	20168 FP

Sheet FP

1 of 1 Sheets