

# NORTH STREET SUBDIVISION

## AN ADDITION TO THE CITY OF CROWN POINT, LAKE COUNTY, INDIANA

### 2014-026018

107/11

**LEGAL DESCRIPTION:**

PART OF BLOCKS 7 AND 8 OF RAILROAD ADDITION TO THE CITY OF CROWN POINT AS SHOWN IN MISCELLANEOUS RECORD "A" PAGE 508 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA, TOGETHER WITH THE VACATED NORTH-SOUTH ALLEYS AND VACATED BUTLER AND FARRAGUT STREET WITHIN SAID BLOCKS, WHICH PART OF SAID BLOCKS, VACATED ALLEYS AND VACATED STREETS IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF BLOCK 8 IN SAID RAILROAD ADDITION; THENCE SOUTH 0 DEGREES 0 MINUTES WEST, ALONG THE WEST LINE OF INDIANA STREET, A DISTANCE OF 213.35 FEET TO THE PLACE OF BEGINNING; THENCE NORTH 89 DEGREES 39 MINUTES WEST, ALONG A LINE THAT IS 80.5 FEET SOUTH OF AND PARALLEL WITH THE SOUTH FACE OF AN EXISTING BRICK BUILDING LOCATED AT THE SOUTHWEST CORNER OF PORTER AND INDIANA STREETS, A DISTANCE OF 144.0 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES WEST, PARALLEL WITH THE WEST LINE OF INDIANA STREET, A DISTANCE OF 139.5 FEET; THENCE NORTH 89 DEGREES 39 MINUTES WEST, ON A LINE THAT IS 220.0 FEET SOUTH OF AND PARALLEL WITH THE SOUTH FACE OF THE AFORESAID BRICK BUILDING, A DISTANCE OF 87.0 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES WEST, PARALLEL WITH THE WEST LINE OF INDIANA STREET, A DISTANCE OF 238.50 FEET, MORE OR LESS, TO A POINT ON THE NORTH LINE OF NORTH STREET; THENCE SOUTH 89 DEGREES 04 MINUTES EAST, ALONG THE NORTH LINE OF NORTH STREET; A DISTANCE OF 231.03 FEET, MORE OR LESS TO THE SOUTHEAST CORNER OF BLOCK 7 IN SAID RAILROAD ADDITION; THENCE NORTH 0 DEGREES 00 MINUTES EAST, ALONG THE WEST LINE OF INDIANA STREET, A DISTANCE OF 380.27 FEET TO THE PLACE OF BEGINNING, ALL IN THE CITY OF CROWN POINT, LAKE COUNTY, INDIANA, EXCEPT THAT PART DEEDED TO THE CITY OF CROWN POINT IN WARRANTY DEED RECORDED AUGUST 10, 2010 AS DOCUMENT NO. 2010 045907.

**DEDICATION STATEMENT:**

**Family Express Corporation**  
 THE UNDERSIGNED, DO HEREBY CERTIFY THAT IT IS THE OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, AND DO HEREBY CERTIFY THAT IT HAS LAID OFF, PLATTED AND SUBDIVIDED, AND DO HEREBY LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THE PLAT HEREON DRAWN. THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED AS NORTH STREET SUBDIVISION, AN ADDITION TO THE CITY OF CROWN POINT, LAKE COUNTY, INDIANA. ALL STREETS, CROSSWALKS AND PUBLIC WAYS SHOWN AND NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED TO THE CITY OF CROWN POINT FOR USE BY THE PUBLIC IN GENERAL.

**UTILITY EASEMENT:**

AN EASEMENT IS HEREBY GRANTED TO THE CITY OF CROWN POINT, ALL PUBLIC UTILITY COMPANIES INCLUDING INDIANA SBC, AT&T 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 SANITARY SEWERS, STORM SEWERS, WATER MAINS, GAS MAINS, CONDUITS, CABLES, POLES AND WIRES - BOTH OVERHEAD AND 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, CABLE TELEVISION AND TELEPHONE SERVICE, TOGETHER WITH THE RIGHT TO ENTER UPON THE SAID EASEMENTS FOR PUBLIC UTILITIES AT ALL TIMES AND FOR ANY AND ALL THE PURPOSES AFORESAID AND TO TRIM AND TO KEEP TRIMMED ANY TREES, SHRUBS, OR SAPLINGS THAT INTERFERE WITH ANY SUCH UTILITY EQUIPMENT, NO PERMANENT BUILDING SHALL BE PLACED ON SAID EASEMENT BY SAME AND 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. NO FENCES SHALL BE PLACED IN OR ACROSS EASEMENTS CONTAINING SANITARY SEWERS.

**SIDEWALK EASEMENT:**

AN EASEMENT IS HEREBY GRANTED TO THE CITY OF CROWN POINT FOR THE INSTALLATION, REPAIR, REPLACEMENT AND MAINTENANCE OF A SIDEWALK UPON AND ALONG THE PARCELS OR STRIPS OF LAND DESIGNATED ON THE PLAT AND MARKED "SIDEWALK EASEMENT" FOR THE PURPOSE OF NON-VEHICULAR PUBLIC INGRESS AND EGRESS.

DATED THIS 28 DAY OF April 2014.

**Family Express Corporation**  
 By: *Todd K. O'Neil*  
 (PRINTED NAME) Todd K. O'Neil, U.P.

STATE OF Indiana } s.s.  
 COUNTY OF Lake }

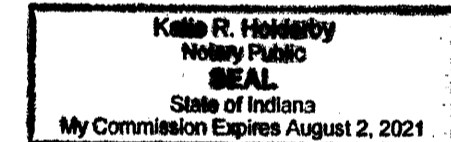
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY AND STATE AFORESAID, PERSONALLY APPEARED Todd K. O'Neil PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHO SIGNED THE CERTIFICATE HEREON, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND NOTARIAL SEAL THIS 28 DAY OF April 2014.

NOTARY PUBLIC: *Kevin R. Hoadley*

MY COMMISSION EXPIRES: August 2, 2021

COUNTY OF RESIDENCE: Lake



STATE OF INDIANA } s.s.  
 COUNTY OF Lake }

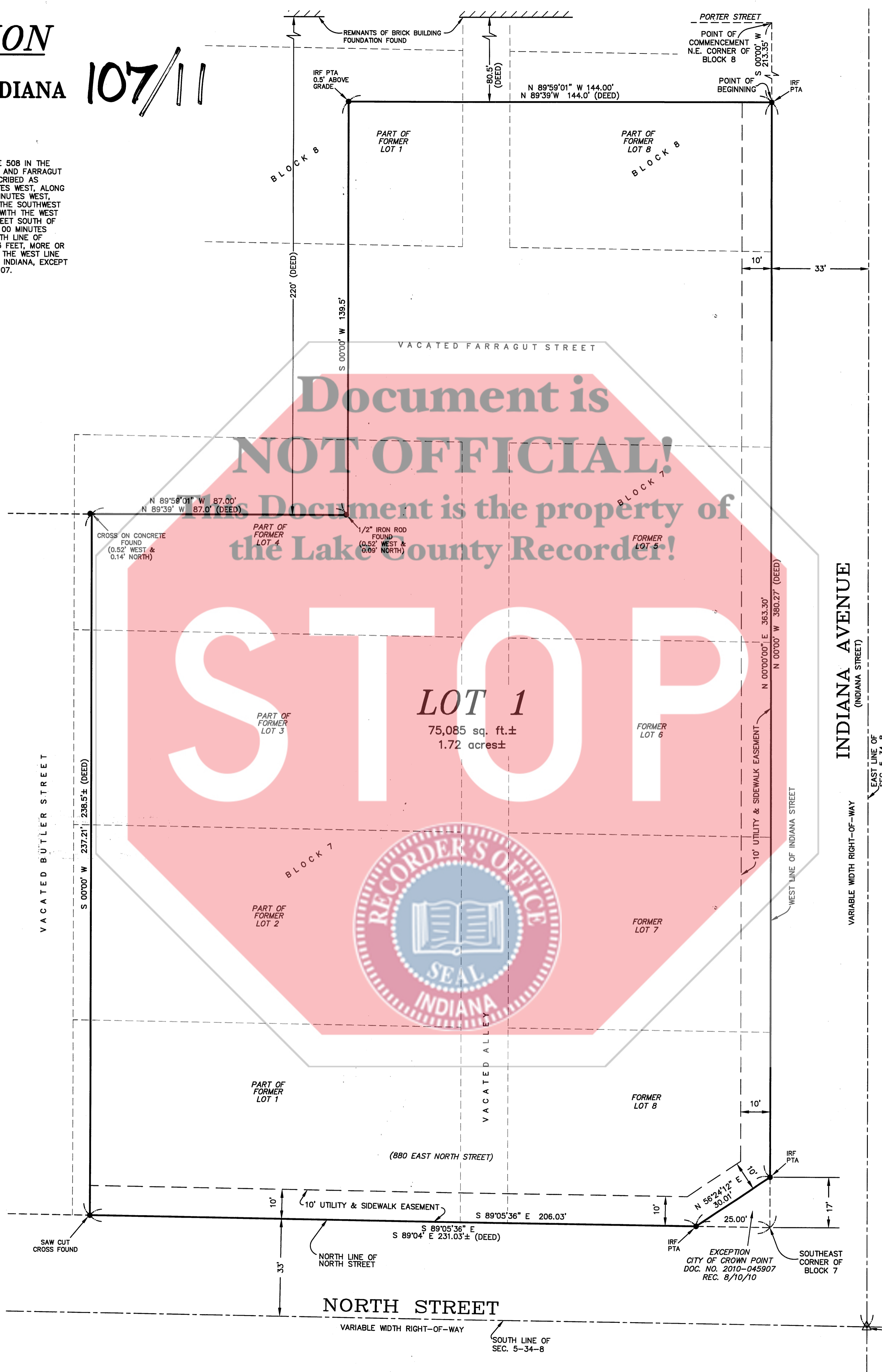
THIS IS TO CERTIFY THAT I HAVE CHECKED THE PLAT HEREON AND THE ENGINEERING PLANS AND DETAILS SUBMITTED THEREWITH.

CITY ENGINEER  
*Tris Miles*  
 (PRINTED NAME) TRIS MILES

SUBMITTED TO, ACCEPTED AND APPROVED BY THE PLAN COMMISSION OF THE CITY OF CROWN POINT, INDIANA THIS 28 DAY OF April 2014.

BY: *John Marshall*  
 (PRINTED NAME) JOHN MARSHALL

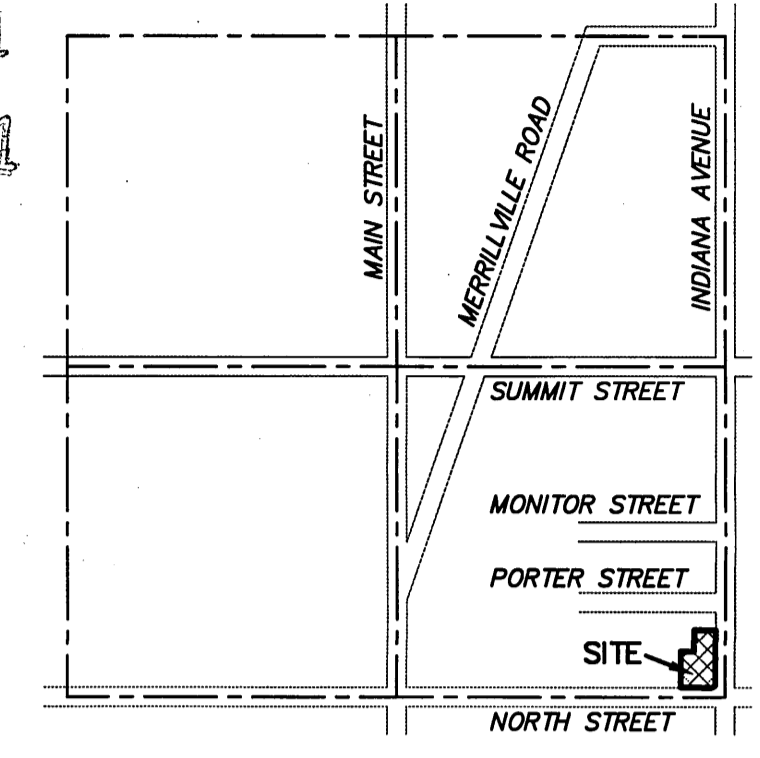
ATTEST: *Christina M. Alberts*  
 (PRINTED NAME) CHRISTINA M. ALBERTS



2014 026018

STATE OF INDIANA  
 LAKE COUNTY  
 FILED FOR RECORD  
 2014 MAY -8 AM 10:51  
 MICHAEL D. BROWN  
 RECORDER

107 11  
 026018 107 11



**VICINITY MAP**  
 SEC. 5 - TWP. 34 N. - R. 8 W. 2ND P.M.  
 CROWN POINT, LAKE COUNTY, INDIANA  
 (NOT TO SCALE)

**SURVEY NOTE:**

FOR BOUNDARY INFORMATION, REFERENCE AN A.L.T.A. LAND TITLE SURVEY BY PLUMB, TUCKETT & ASSOCIATES, INC., JOB NO. S12191, DATED AUGUST 13, 2012, RECORDED IN SURVEY BOOK 24, PAGE 20 AS DOCUMENT NUMBER 2012-067805 ON SEPTEMBER 26, 2012 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

- IRF - 5/8" REBAR FOUND WITH PINK PLASTIC CAP STAMPED "219-736-0555 PLUMB, TUCKETT & ASSOCIATES ID. NO. 00-59"

DULY ENTERED FOR EXAMINATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

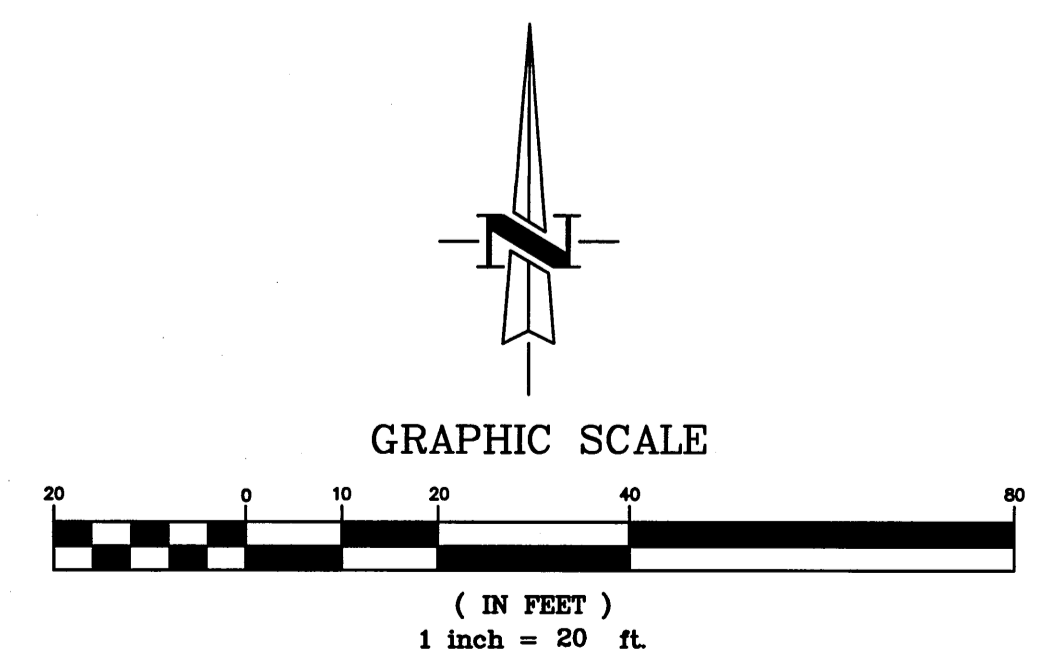
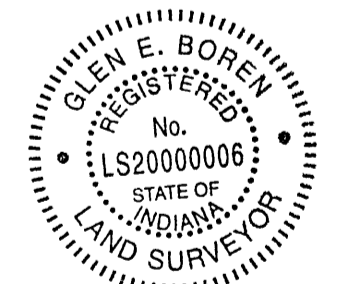
MAY 08 2014

PEGGY HOLINGA KATONA  
 LAKE COUNTY AUDITOR  
 PLATED FEB 28  
 AS 16-05-487-065-000-04Z

STATE OF INDIANA } s.s.  
 COUNTY OF LAKE }

I, GLEN E. BOREN, HEREBY STATE THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA; THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF THE WITHIN PLAT CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION AND COMPLETED ON AUGUST 13, 2012; THAT ALL MONUMENTS SHOWN THEREON ACTUALLY EXIST; AND THAT THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE ACCURATELY SHOWN.

*Glen E. Boren*  
 GLEN E. BOREN, L.S.  
 INDIANA LICENSE NO. LS20000006  
 DATE OF PLAT: APRIL 15, 2014



GRAPHIC SCALE  
 ( IN FEET )  
 1 inch = 20 ft.

BASIS OF BEARINGS: EAST LINE OF THE SUBJECT PARCEL ASSUMED TO BE SOUTH 00 DEGREES 00 MINUTES WEST PER THE RECORD DESCRIPTION.

DRAWN BY: G.B.	DATE: 4/15/14
CHECKED BY: G.B.	DATE: 4/15/14
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SECONDARY PLAT  
 NORTH STREET SUBDIVISION  
 NORTH STREET & INDIANA AVENUE  
 CROWN POINT, INDIANA

Plumb  
 Tuckett  
 & Associates  
 SURVEYORS-ENGINEERS  
 64 West 87th Place • Merrillville, IN 46410  
 (219) 736-0555 • FAX (219) 769-0178  
 www.plumbtuckett.com

PLOT SCALE: 1"=20'

SECONDARY PLAT NORTH ST. SUB. NORTH ST. & INDIANA AVE. CROWN POINT, IN
DRAWING NUMBER <b>1</b>
SHEET: 1 OF: 1
JOB NO. S12191 SECTION: 5-34-8

FILE: \12191\SUBDIVISION\FINAL PLATTING  
 REF. NAME: D.V.S., INC.