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Krull

2015-060462

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WILLIAM J. KRULL
REG. ENGINEER NO. 2385
KEVIN A. KRULL
REG. SURVEYOR NO. 20100075

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2015 SEP -4 PM 1:57

MICHAEL B. BROWN
RECORDER

2015 060462

27 PAGE 91

KRULL SURVEYING

ENGINEERS AND SURVEYORS

ESTABLISHED 1914
P.O. BOX 482
208 MAIN STREET
HOBART, INDIANA 46342
OFFICE PHONE 219-947-2568

ALTA/ACSM LAND TITLE SURVEY

ROBERT A. KRULL
REG. ENGINEER NO. 3892
REG. SURVEYOR NO. 10516

27/91

NAME OF OWNER:
ADDRESS OF PROPERTY: 225 Main Street, Hobart, Indiana 46342
DESCRIPTION OF PROPERTY:
Parcel 1: Part of Lot 9, Original Town, now City of Hobart, as per plat thereof, recorded in Miscellaneous Record "D", page 423, in the Office of the Recorder of Lake County, Indiana, described as follows: The Easterly 145.13 feet of said Lot 9, excepting therefrom the Southerly 14.2 feet thereof, by parallel line, and excepting therefrom the following: Beginning at a point on the North line of Lot 9, said point being 133.13 feet West of the Northeast corner of said Lot 9; thence South and parallel with the East line of Lot 9, a distance of 51.8 feet; thence West and parallel with the South line of Lot 9, a distance of 12.0 feet; thence North and parallel with the East line of Lot 9, a distance of 51.8 feet to the North line of Lot 9; thence East a distance of 12.0 feet along the North line to the point of beginning. (Document No. 2008-025124)
Parcel 2: The Southerly 14.2 feet of the Easterly 133.13 feet by parallel lines of Lot Numbered 9 as shown on the recorded plat of the Original Town (now city) of Hobart, recorded in Miscellaneous Record "D", page 423, in the Office of the Recorder of Lake County, Indiana. (Document No. 2011-048765)

FILED

SEP 04 2015

JOHN E. PETALAS
LAKE COUNTY AUDITOR
45-09-32-152-022-000-018
TO
024

SURVEYOR'S REPORT

In accordance with Title 865, Article 1.0, Chapter 12, Section 1 through 34 of the Indiana Administrative Code, the following observations and opinions are submitted regarding the various uncertainties in the location of the lines and corners established on this survey as a result of:

The following documents were used in the course of this survey:

1. The recorded subdivision plat of the Original Town of Hobart.
2. A Plat of Legal Survey of the NW 1/4 of Section 32-36-7, Survey book 4, page 8 and 9, which includes the Original Town of Hobart.
3. Numerous surveys by Krull and Son of parts of Lots 6 through 10 in the Original Town of Hobart.

The following monuments were used for this survey:

1. Monuments found or set from previous Krull and Son surveys in the Original Town of Hobart.
2. Iron rods shown as set hereon are 5/8 inch rebar, 24 inches long, with yellow surveyor identification cap stamped "Krull RLS 20100075".

Availability and condition of reference monuments:

The monuments were in good condition and appeared undisturbed and were found at or near grade.

Uncertainties resulting from occupation lines:




Apparent uncertainties in possession were observed as follows:

1. The building and appurtenances situated on the surveyed parcels deviated from the surveyed deed lines as shown hereon.

Discrepancies due to record descriptions:

No apparent uncertainties resulted from the record descriptions.

The Relative Positional Accuracy (due to random errors in measurements) of this survey is within that allowable for a Suburban Survey (0.13 feet plus 100 ppm) as defined in IAC 865.

-  = BITUMINOUS PAVEMENT
-  = CONCRETE
-  = BRICK PAVERS

EXPLANATIONS

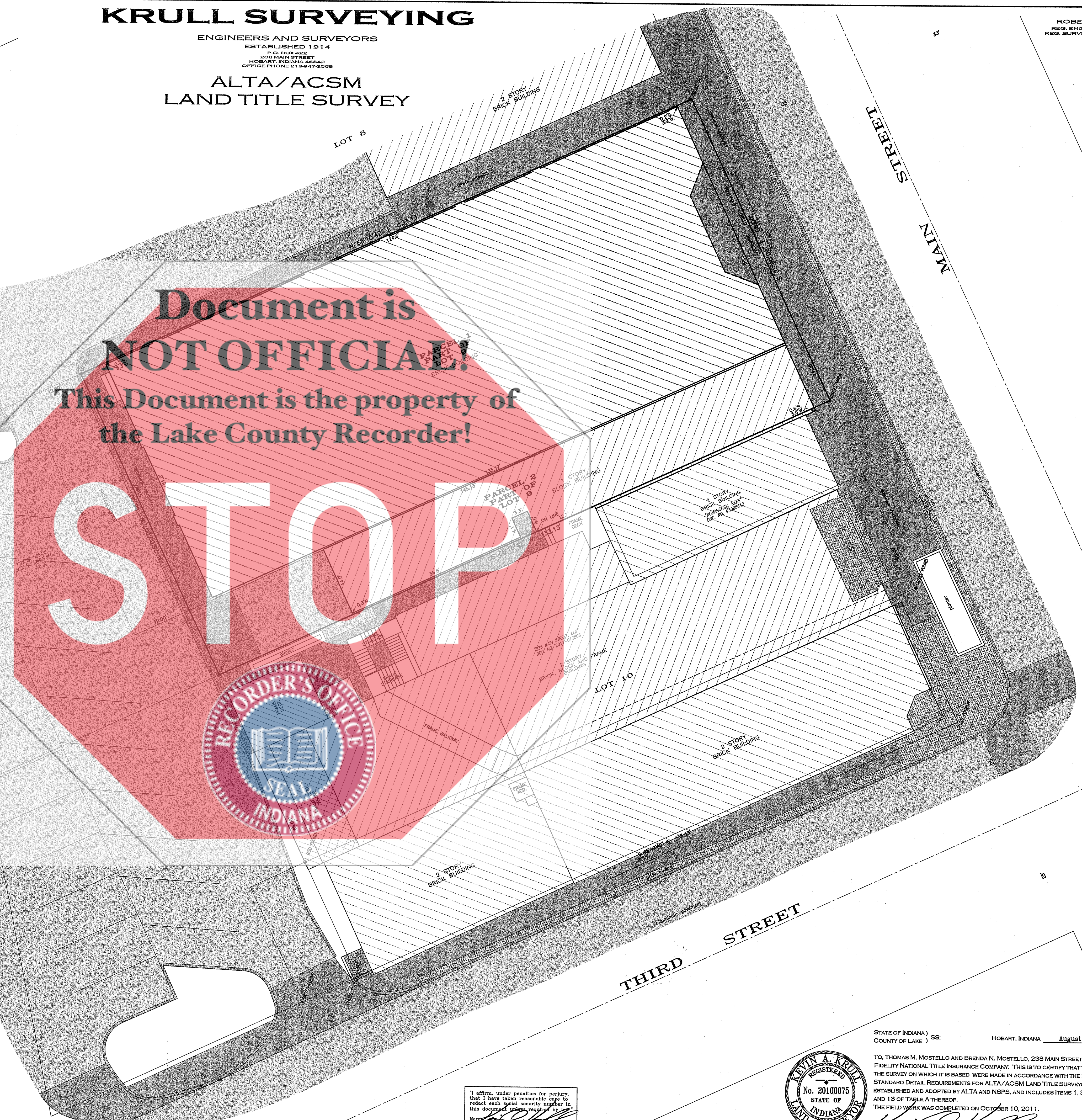
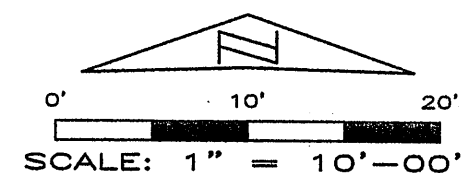
NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT

NOTE - CONTRACTORS OR BUILDERS SHOULD BE NOTIFIED TO CAREFULLY TEST AND COMPARE ON THE GROUND THE POINTS, MEASUREMENTS, ETC., AS NOTED IN THIS CERTIFICATE, WITH THE STAKES, POINTS, ETC., GIVEN ON THE PROPERTY, BEFORE BUILDING ON THE SAME, AND AT ONCE REPORT ANY SEEMING OR APPARENT DIFFERENCE BETWEEN THE SAME TO THE SURVEYOR, THAT MISUNDERSTANDING, DISPLACEMENT OF POINTS, ETC., MAY BE CORRECTED BEFORE DAMAGE IS DONE.

ORIGINAL TOWN OF HOBART
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FIELD BOOK NO. _____ Notes PAGE 101 of 121

ORDERED BY Scott Frey PLAT NO. Sub div dr.



"I affirm, under penalties for perjury, that I have taken reasonable care to detect each digital security number in this document, as required by IAC 865-5-10-1."

 Notary Public



STATE OF INDIANA)
COUNTY OF LAKE) SS: HOBART, INDIANA August 14, 2015

TO: THOMAS M. MOSTELLO AND BRENDA N. MOSTELLO, 238 MAIN STREET, LLC, AND FIDELITY NATIONAL TITLE INSURANCE COMPANY: THIS IS TO CERTIFY THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 3, 7A, 8, 9, 11A AND 13 OF TABLE A THEREOF.

THE FIELD WORK WAS COMPLETED ON OCTOBER 10, 2011.
KEVIN A. KRULL, REG. LAND SURVEYOR NO. 20100075