

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2017 011303

2017 FEB 23 AM 11:01

MICHAEL B. BROWN  
RECORDER

CROSS-REFERENCE. The Development Agreement containing the Option to Purchase (See Section 4.6 thereof) described herein burdens real estate acquired by the Grantor by deed dated December 5, 2016, and recorded in the Office of the Recorder of Lake County, Indiana, in [Deed Book \_\_\_\_\_, Page \_\_\_\_\_ OR as Instrument No. 2017 011303] on 2/23/2017, ~~2016~~

45-07-30-351-002.000-027

MEMORANDUM OF OPTION  
(TOWN OF MUNSTER)

1603354cm

THIS MEMORANDUM WITNESSETH that for valuable consideration, CENTENNIAL VILLAGE, LLC, AN INDIANA LIMITED LIABILITY COMPANY ("Grantor") and the TOWN OF MUNSTER, INDIANA MUNICIPAL CORPORATION ("Grantee") executed effective as of the 7<sup>th</sup> day of December, 2016 and evidences the option granted to Grantee under that certain Development Agreement by and among Centennial Village, LLC, Grantee, Munster Redevelopment Commission and Munster Economic Development Commission dated September 5, 2013, as amended by that certain First Amendment to Development Agreement by and among the same parties dated July 8, 2015, including without limitation, Section 4.6 thereof (the "Development Agreement") to purchase that certain tract of land owned by Grantor and located in Lake County, Indiana, which land is more particularly described in Exhibits MS-1, MS-2, PK-1, PK-3, TW-2 and TW-4 attached hereto ("Undeveloped Land").

Grantee may exercise its option on or before December 31, 2025 in accordance with the terms of that certain Development Agreement. The Development Agreement contains all other terms, conditions and provisions of the option, including without limitation, the procedure for determining the purchase price to be paid therefor, all of which are incorporated herein by this reference. This Memorandum is executed by the parties and shall be recorded for the purpose of giving notice of Grantee's right and option to purchase the Option Parcel pursuant to the terms of said Development Agreement and Grantor and each other owner of all or any portion of the Undeveloped Land, from time to time, shall be subject to Grantee's option to purchase the Undeveloped Land as, and to the extent so provided in the Development Agreement, as amended. All capitalized terms not expressly defined herein shall have the meanings ascribed thereto in the Development Agreement.

EXECUTED this 7<sup>th</sup> day of December, 2016.

NO SALES DISCLOSURE NEEDED

Approved Assessor's Office

By: \_\_\_\_\_

FILED

MEMORANDUM OF OPTION (MUNSTER))

FEB 23 2017

000996

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

1820501776

Chicago Title Insurance Company

M-2  
Ret  
\$3200

"Grantor"

"Grantee"

CENTENNIAL VILLAGE, LLC

TOWN OF MUNSTER, INDIANA

By: *Attacher*  
Printed Name:  
Title:

By: *NA*  
~~Andy Koukfourides, Council President~~

**Document is NOT OFFICIAL!**

By: *Dustin C. Anderson*  
Dustin C. Anderson, Town Manager

**This Document is the property of the Lake County Recorder!**

ATTEST:  
*David F. Shafer*  
David F. Shafer, Clerk-Treasurer



"Grantor"

"Grantee"

CENTENNIAL VILLAGE, LLC

TOWN OF MUNSTER, INDIANA

By: *[Signature]*

Printed Name: *Marshall Karniel*

Title: *Member*

By: *[Signature]*

*Andy Koutourides, Council President*

By: *[Signature]*

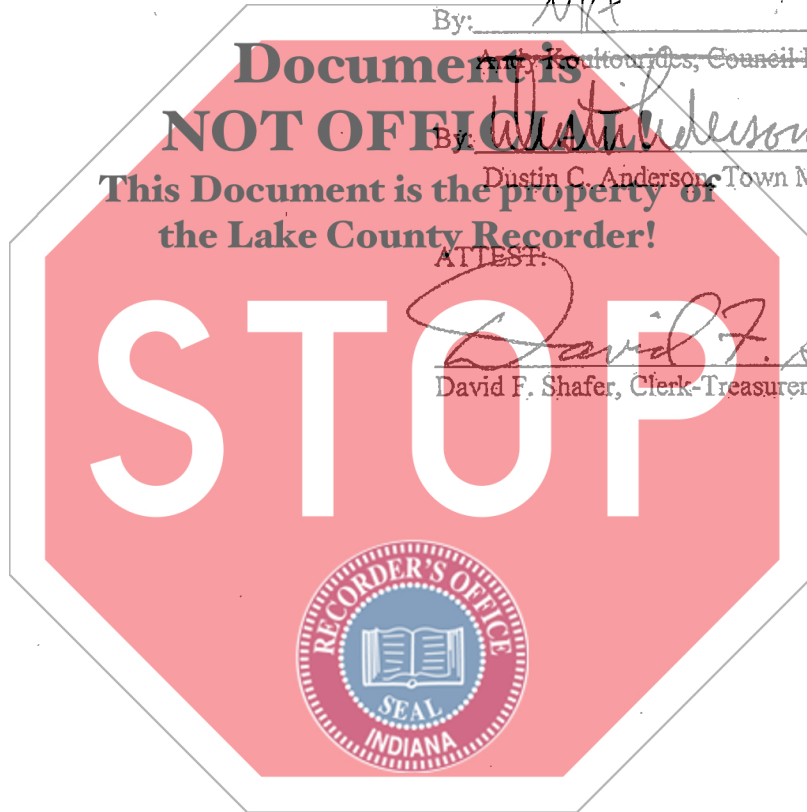
*Dustin C. Anderson, Town Manager*

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the Lake County Recorder!**

ATTEST:

*[Signature]*  
David F. Shafer, Clerk-Treasurer



STATE OF INDIANA )

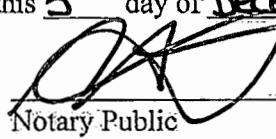
COUNTY OF Elkhart ) SS:

Before me, a Notary Public in and for said County and State, personally Dustin C. Anderson, Town Manager of the Town of Munster, Indiana who acknowledged execution of the foregoing instrument on behalf of the Town of Munster, Indiana.

Witness my hand and Notarial Seal this 5<sup>th</sup> day of December, 2015. 16

My Commission Expires:

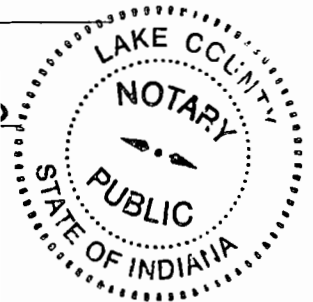
4-12-24



Notary Public

David W. Westland

(Printed Signature)

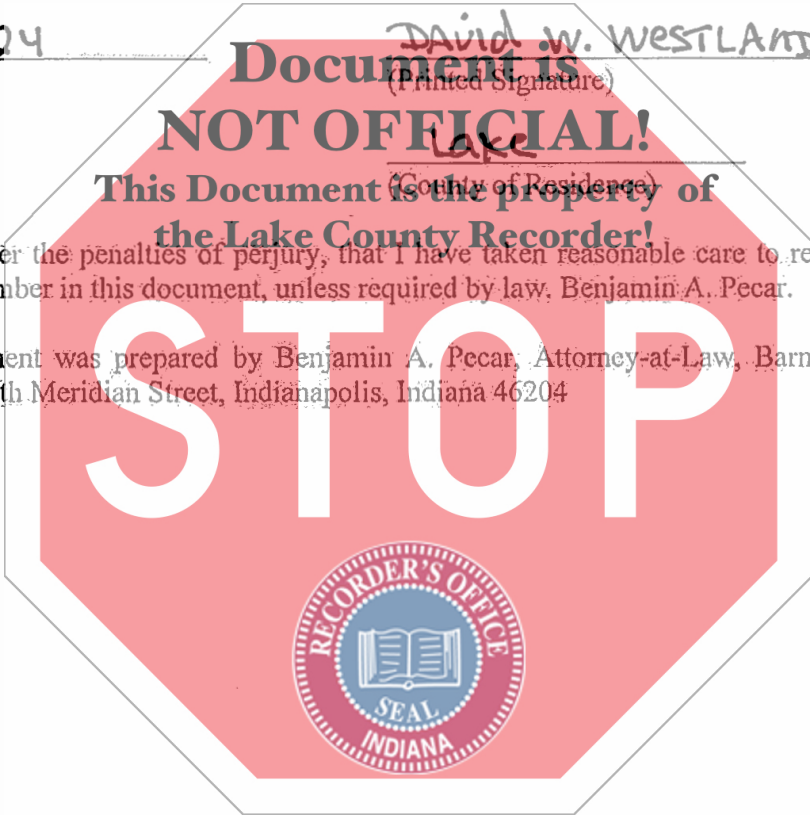


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I affirm under the penalties of perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law. Benjamin A. Pecar.

This instrument was prepared by Benjamin A. Pecar, Attorney-at-Law, Barnes & Thornburg LLP, 11 South Meridian Street, Indianapolis, Indiana 46204



**EXHIBIT A**  
Description of Real Estate

Parcel One: (See attached legal from Munster to Centennial for Munster Steel)

Parcel Two: (See attached legal from Munster to Centennial for Parkland property)



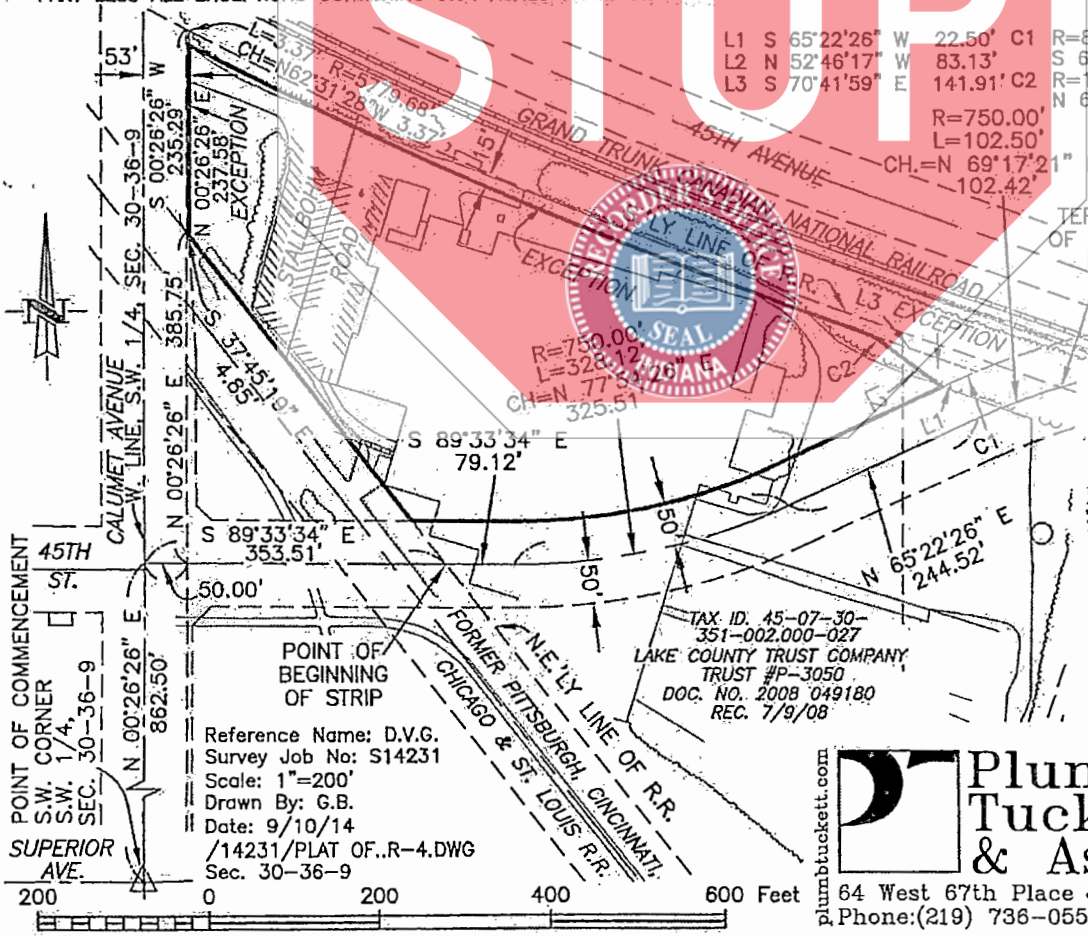
INDS01.1498566v2



# PLAT OF DESCRIPTION - "MS-1"

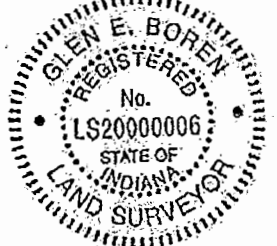
**LEGAL DESCRIPTION:**

ALL OF THAT PART OF PARCELS I, II AND III DESCRIBED IN DOCUMENT NUMBER 2008 049180 RECORDED ON JULY 9, 2008 IN THE RECORDER'S OFFICE OF LAKE COUNTY, INDIANA EXCEPT THE NORTH 15 FEET THEREOF AND LYING EAST OF THE EAST LINE OF CALUMET AVENUE BEING 50 FEET EAST OF THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, SAID PART ALSO LYING NORTH OF THE NORTH LINE OF A 100-FOOT WIDE STRIP OF LAND, SAID STRIP DESCRIBED AS FOLLOWS: A 100 FOOT WIDE STRIP OF LAND LYING IN SAID SOUTHWEST QUARTER, THE CENTER LINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 353.51 FEET TO THE NORTHEASTERLY LINE OF THE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD AND THE POINT OF BEGINNING OF SAID CENTER LINE; THENCE CONTINUING SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 79.12 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 77 DEGREES 54 MINUTES 26 SECONDS EAST, 325.51 FEET; THENCE EAST ALONG SAID CURVE 328.12 FEET; THENCE NORTH 65 DEGREES 22 MINUTES 26 SECONDS EAST, 244.52 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 69 DEGREES 17 MINUTES 21 SECONDS EAST, 102.42 FEET; THENCE EAST 102.50 FEET ALONG SAID CURVE TO THE SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD AND THE TERMINUS OF SAID CENTER LINE, SIDELINES OF SAID STRIP TO BE LENGTHENED AND SHORTENED TO MEET AT ANGLE POINTS AND TO TERMINATE ON THE WEST AT SAID NORTHEASTERLY FORMER RAILROAD LINE AND ON THE EAST AT SAID SOUTHERLY RAILROAD LINE, EXCEPTING THEREFROM SAID PART THE FOLLOWING DESCRIBED PARCEL: A PARCEL OF LAND LYING IN SAID SOUTHWEST QUARTER, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 50.00 FEET TO THE EAST LINE OF CALUMET AVENUE; THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 385.75 FEET ALONG SAID EAST LINE OF CALUMET AVENUE TO THE NORTHEASTERLY LINE OF THE 100 FOOT WIDE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD AND THE POINT OF BEGINNING; THENCE SOUTH 37 DEGREES 45 MINUTES 19 SECONDS EAST, 4.85 FEET ALONG LAST SAID NORTHEASTERLY LINE TO A LINE 53.00 FEET EAST OF AND PARALLEL WITH SAID WEST LINE OF SAID SOUTHWEST QUARTER; THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 237.58 FEET ALONG SAID 53.00 FOOT PARALLEL LINE TO THE SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, AND HAVING A RADIUS OF 579.68 FEET AND A CHORD THAT BEARS NORTH 62 DEGREES 31 MINUTES 23 SECONDS WEST, 3.37 FEET; THENCE NORTHWESTERLY 3.37 FEET ALONG SAID CURVE TO SAID EAST LINE OF CALUMET AVENUE; THENCE SOUTH 00 DEGREES 26 MINUTES 26 SECONDS WEST, 235.29 FEET ALONG SAID EAST LINE OF CALUMET AVENUE TO THE POINT OF BEGINNING, ALSO EXCEPTING THEREFROM SAID PART THE FOLLOWING DESCRIBED PARCEL COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID 100 FOOT WIDE STRIP AND A LINE 15 FEET SOUTH OF AND PARALLEL WITH SAID SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD, THENCE SOUTHWESTERLY 21.70 FEET ALONG SAID NORTH LINE OF SAID 100 FOOT WIDE STRIP, BEING A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 800.00 FEET, AND A CHORD THAT BEARS NORTH 66 DEGREES 09 MINUTES 03 SECONDS WEST, 21.70 FEET; THENCE SOUTH 65 DEGREES 22 MINUTES 26 SECONDS WEST, 22.50 FEET ALONG SAID NORTH LINE OF SAID 100 FOOT WIDE STRIP; THENCE NORTH 52 DEGREES 46 MINUTES 17 SECONDS WEST, 83.13 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWEST, HAVING A RADIUS OF 100.00 FEET AND A CHORD THAT BEARS NORTH 61 DEGREES 44 MINUTES 08 SECONDS WEST, 31.16 FEET; THENCE NORTHWESTERLY 31.29 FEET ALONG SAID CURVE TO SAID 15 FOOT PARALLEL SOUTHERLY LINE; THENCE SOUTH 70 DEGREES 41 MINUTES 59 SECONDS EAST, 141.91 FEET ALONG SAID SOUTHERLY 15 FOOT PARALLEL LINE TO THE POINT OF BEGINNING, SAID PART LESS ALL EXCEPTIONS CONTAINING 5.54 ACRES MORE OR LESS.



- L1 S 65°22'26" W 22.50' C1 R=800.00' L=21.70'
- L2 N 52°46'17" W 83.13' S 66°09'03" W 21.70'
- L3 S 70°41'59" E 141.91' C2 R=100.00' L=31.29'
- N 61°44'08" W 31.16'
- R=750.00'
- L=102.50'
- CH.=N 69°17'21" E 102.42'

THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, OR A SURVEYOR LOCATION REPORT.



*Glen E. Boren*

TAX ID. 45-07-30-351-002.000-027  
 LAKE COUNTY TRUST COMPANY  
 TRUST #P-3050  
 DOC. NO. 2008 049180  
 REC. 7/9/08

**Plumb Tuckett & Associates**  
 64 West 67th Place • Merrillville, IN 46410  
 Phone:(219) 736-0555 Fax:(219) 769-0178

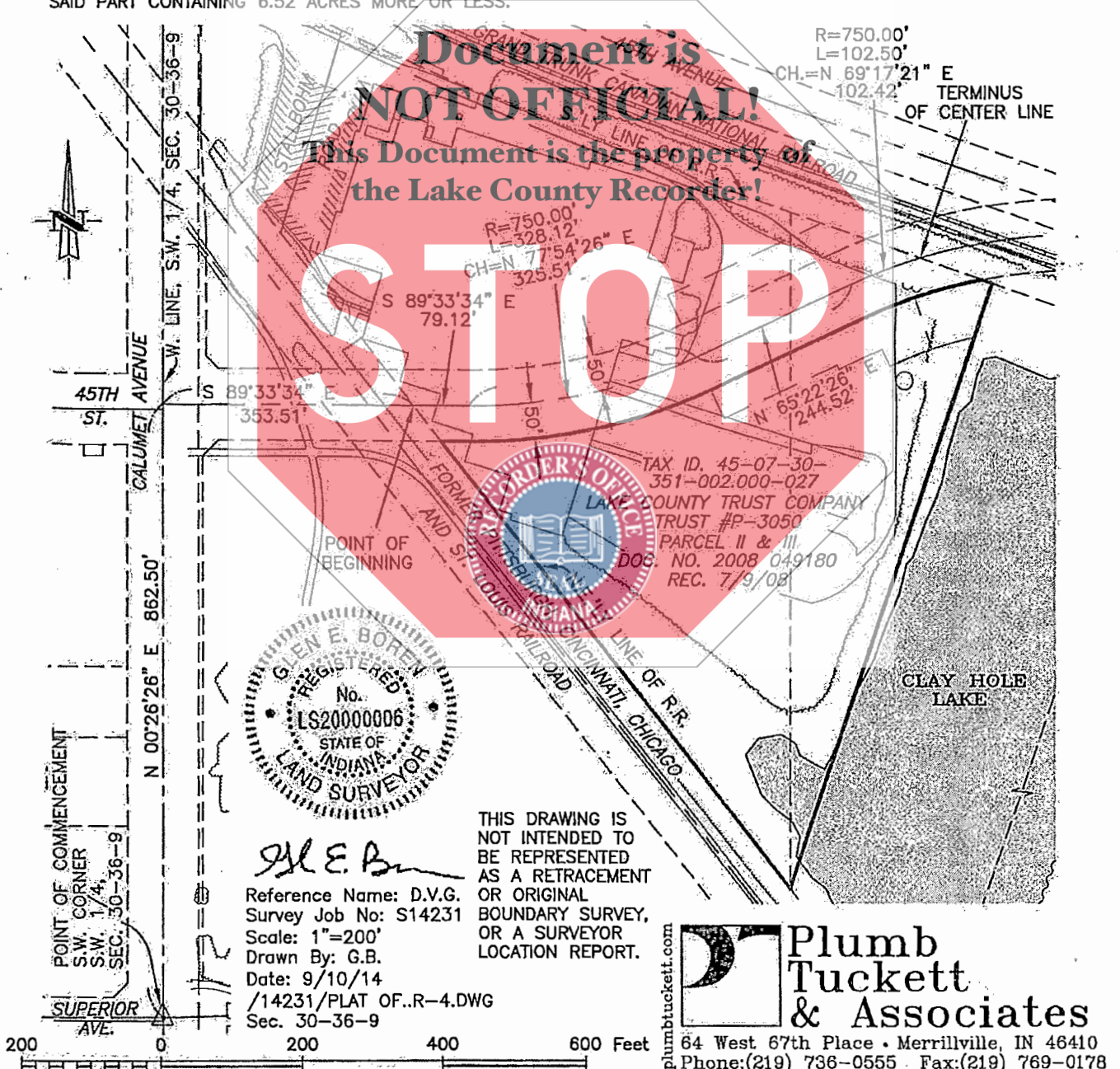
Reference Name: D.V.G.  
 Survey Job No: S14231  
 Scale: 1"=200'  
 Drawn By: G.B.  
 Date: 9/10/14  
 /14231/PLAT OF..R-4.DWG  
 Sec. 30-36-9



# PLAT OF DESCRIPTION - "MS-2"

**LEGAL DESCRIPTION:**

ALL OF THAT PART OF PARCELS II AND III DESCRIBED IN DOCUMENT NUMBER 2008 049180 RECORDED ON JULY 9, 2008 IN THE RECORDER'S OFFICE OF LAKE COUNTY, INDIANA LYING SOUTH OF THE SOUTH LINE OF A 100 FOOT WIDE STRIP OF LAND, SAID STRIP DESCRIBED AS FOLLOWS: A 100 FOOT WIDE STRIP OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, THE CENTER LINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 353.51 FEET TO THE NORTHEASTERLY LINE OF THE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD AND THE POINT OF BEGINNING OF SAID CENTER LINE; THENCE CONTINUING SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 79.12 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 77 DEGREES 54 MINUTES 26 SECONDS EAST, 325.51 FEET; THENCE EAST ALONG SAID CURVE 328.12 FEET; THENCE NORTH 65 DEGREES 22 MINUTES 26 SECONDS EAST, 244.52 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTH, HAVING A RADIUS OF 750.00 FEET, AND A CHORD THAT BEARS NORTH 69 DEGREES 17 MINUTES 21 SECONDS EAST, 102.42 FEET; THENCE EAST 102.50 FEET ALONG SAID CURVE TO THE SOUTHERLY LINE OF THE GRAND TRUNK CANADIAN NATIONAL RAILROAD AND THE TERMINUS OF SAID CENTER LINE, SIDELINES OF SAID STRIP TO BE LENGTHENED AND SHORTENED TO MEET AT ANGLE POINTS AND TO TERMINATE ON THE WEST AT SAID NORTHEASTERLY FORMER RAILROAD LINE AND ON THE EAST AT SAID SOUTHERLY RAILROAD LINE, SAID PART CONTAINING 6.52 ACRES MORE OR LESS.



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*G.E.B.*  
 Reference Name: D.V.G.  
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 Scale: 1"=200'  
 Drawn By: G.B.  
 Date: 9/10/14  
 /14231/PLAT OF..R-4.DWG  
 Sec. 30-36-9

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**Plumb Tuckett & Associates**  
 64 West 67th Place • Merrillville, IN 46410  
 Phone:(219) 736-0555 Fax:(219) 769-0178

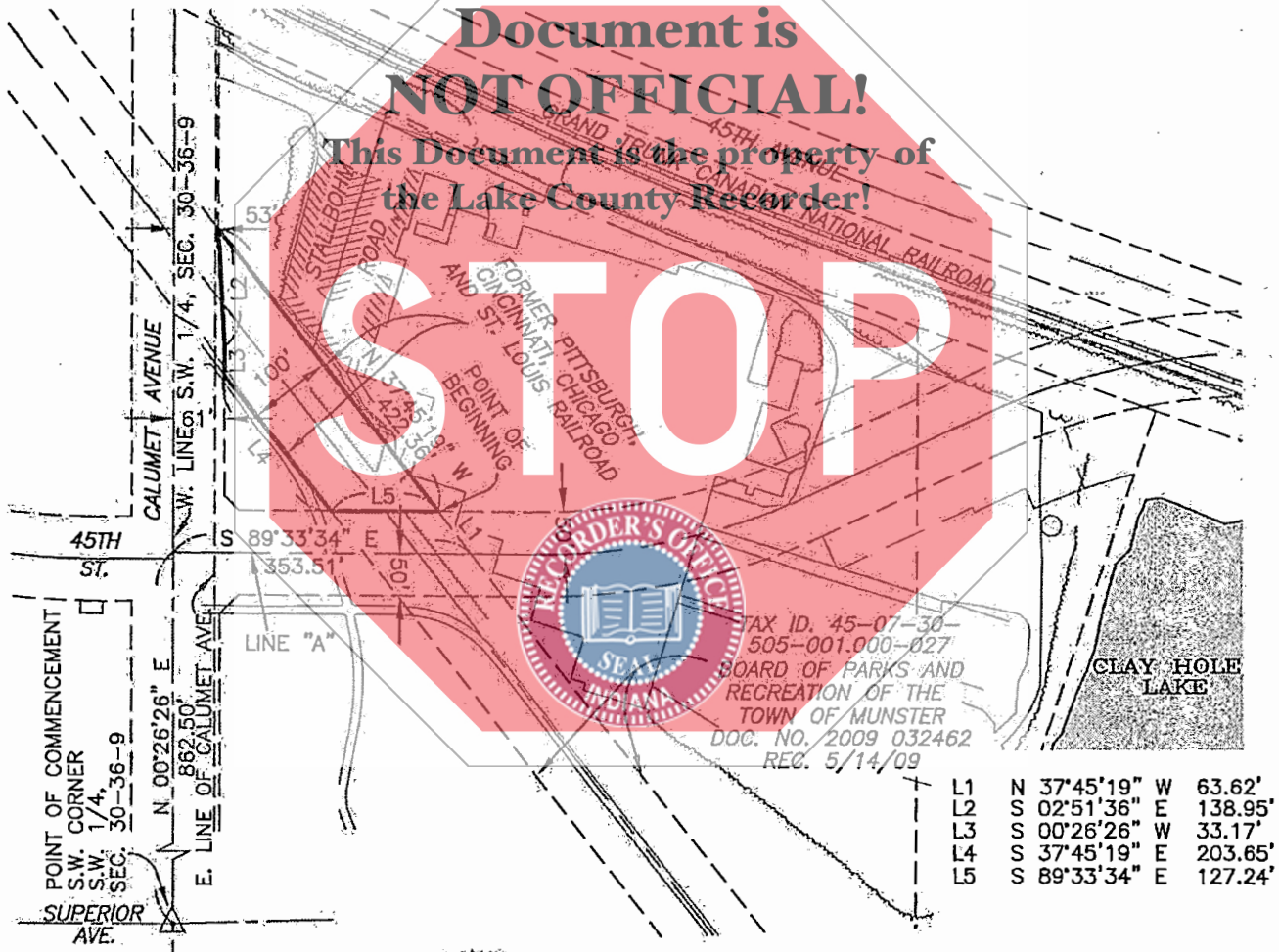
TAX ID. 45-07-30-351-002.000-027  
 LAKE COUNTY TRUST COMPANY  
 TRUST #P-3050  
 PARCEL II & III  
 DOC. NO. 2008 049180  
 REC. 7/9/08



# PLAT OF DESCRIPTION - "PK-1"

**LEGAL DESCRIPTION:**

A PARCEL OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER TO THE BEGINNING OF A LINE HEREIN DESIGNATED AS LINE "A"; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 353.51 FEET ALONG SAID LINE "A" TO THE INTERSECTION WITH THE NORTHEASTERLY LINE OF THE 100 FOOT WIDE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD, SAID INTERSECTION BEING THE TERMINUS OF SAID LINE "A"; THENCE NORTH 37 DEGREES 45 MINUTES 19 SECONDS WEST, 63.62 FEET ALONG SAID NORTHEASTERLY LINE TO A LINE 50 FEET NORTH OF AND PARALLEL WITH SAID LINE "A" AND THE POINT OF BEGINNING; THENCE NORTH 37 DEGREES 45 MINUTES 19 SECONDS WEST, 422.36 FEET ALONG SAID NORTHEASTERLY LINE TO A LINE 53.00 FEET EAST OF AND PARALLEL WITH SAID WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 02 DEGREES 51 MINUTES 36 SECONDS EAST, 138.95 FEET TO A LINE 61.00 FEET EAST OF SAID WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 00 DEGREES 26 MINUTES 26 SECONDS WEST, 33.17 FEET ALONG SAID 61.00 FOOT PARALLEL LINE TO THE SOUTHWESTERLY LINE OF SAID FORMER RAILROAD; THENCE SOUTH 37 DEGREES 45 MINUTES 19 SECONDS EAST, 203.65 FEET ALONG SAID SOUTHWESTERLY LINE TO SAID 50 FOOT PARALLEL LINE; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 127.24 FEET ALONG SAID 50 FOOT PARALLEL LINE TO THE POINT OF BEGINNING, CONTAINING 0.72 ACRES MORE OR LESS.



Reference Name: D.V.G.  
 Survey Job No: S14231  
 Scale: 1"=200'  
 Drawn By: G.B.  
 Date: 9/10/14  
 /14231/PLAT OF..R-4.DWG  
 Sec. 30-36-9



*G.E. Boren*

THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, OR A SURVEYOR LOCATION REPORT.

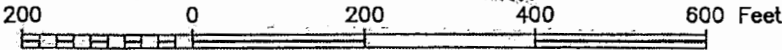
plumbtucket.com



**Plumb Tucket & Associates**



64 West 67th Place • Merrillville, IN 46410  
 Phone:(219) 736-0555 Fax:(219) 769-0178

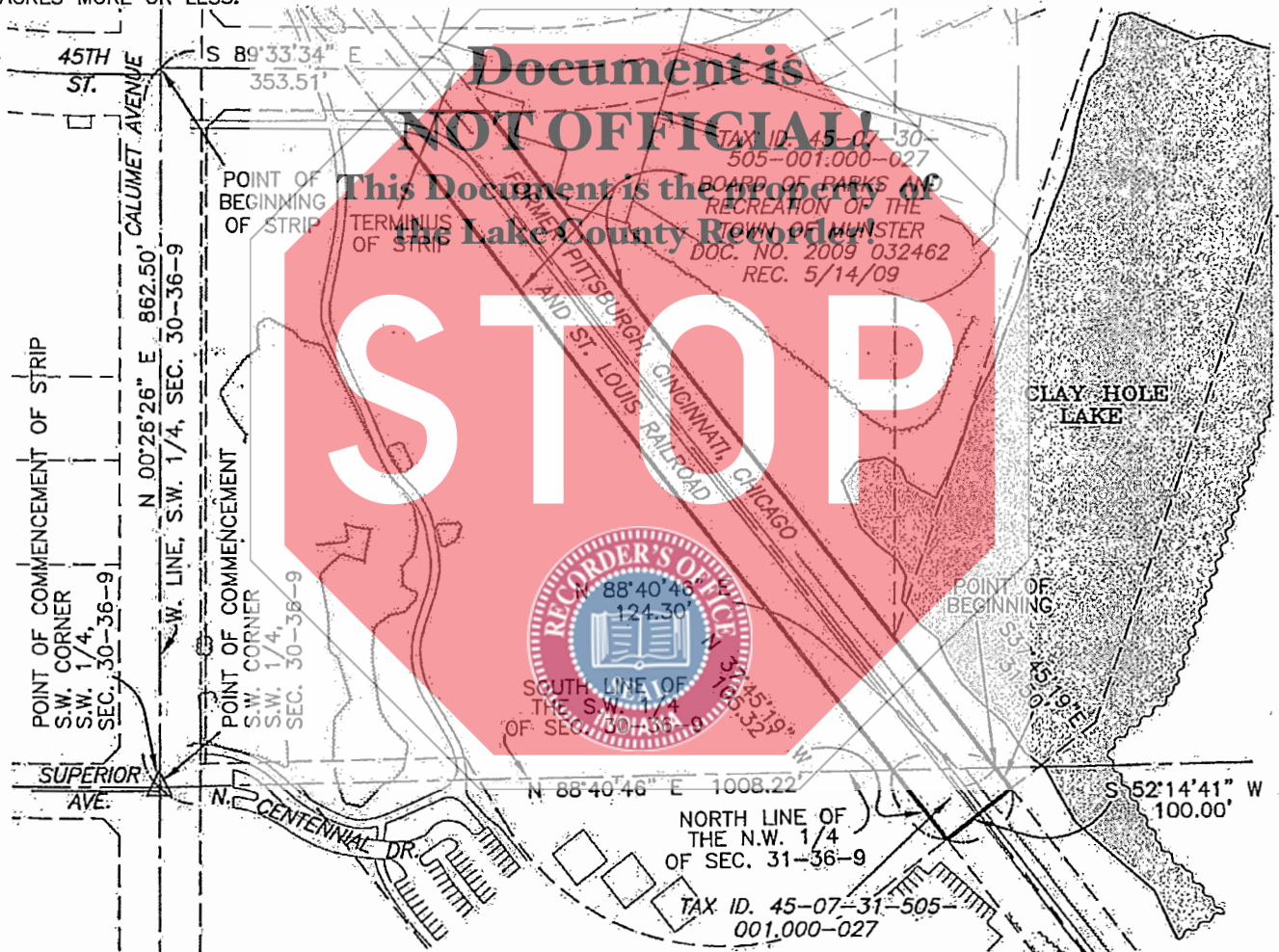




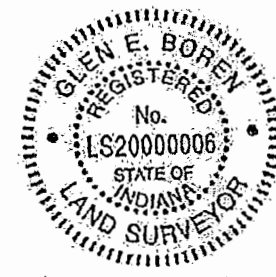
# PLAT OF DESCRIPTION - "PK-3"

**LEGAL DESCRIPTION:**

A PARCEL OF LAND BEING ALL THAT PART OF THE 100.00 FOOT WIDE FORMER PITTSBURGH, CINCINNATI, CHICAGO AND ST. LOUIS RAILROAD IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, TOWN OF MUNSTER, LAKE COUNTY, INDIANA LYING SOUTH OF THE SOUTH LINE OF A 100 FOOT WIDE STRIP OF LAND, THE CENTER LINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER TO THE POINT OF BEGINNING OF SAID STRIP; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 353.51 FEET TO THE NORTHEASTERLY LINE OF SAID RAILROAD AND THE TERMINUS OF SAID CENTER LINE, SAID PARCEL ALSO BEING THAT PART OF SAID 100.00 FOOT WIDE FORMER PITTSBURGH, CINCINNATI, CHICAGO AND ST. LOUIS RAILROAD IN THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, TOWN OF MUNSTER, LAKE COUNTY, INDIANA DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER OF SAID SECTION 30, THENCE NORTH 88 DEGREES 40 MINUTES 46 SECONDS EAST, 1008.22 FEET ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER TO THE NORTHEASTERLY LINE OF SAID 100.00 FOOT FORMER RAILROAD AND THE POINT OF BEGINNING, THENCE SOUTH 37 DEGREES 45 MINUTES 19 SECONDS EAST, 31.50 FEET ALONG SAID NORTHEASTERLY LINE; THENCE SOUTH 52 DEGREES 14 MINUTES 41 SECONDS WEST, 100.00 FEET TO THE SOUTHWESTERLY LINE OF SAID 100 FOOT FORMER RAILROAD; THENCE NORTH 37 DEGREES 45 MINUTES 19 SECONDS WEST, 105.32 FEET TO SAID SOUTH LINE OF SAID SOUTHWEST QUARTER; THENCE NORTH 88 DEGREES 40 MINUTES 46 SECONDS EAST, 124.30 FEET ALONG SAID SOUTH LINE OF SAID SOUTHWEST QUARTER TO THE POINT OF BEGINNING, TOTAL PARCEL AREA BEING 2.45 ACRES MORE OR LESS.

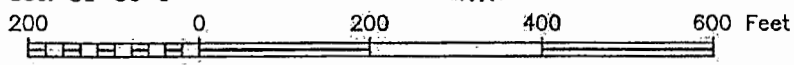


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 Sec. 30-36-9



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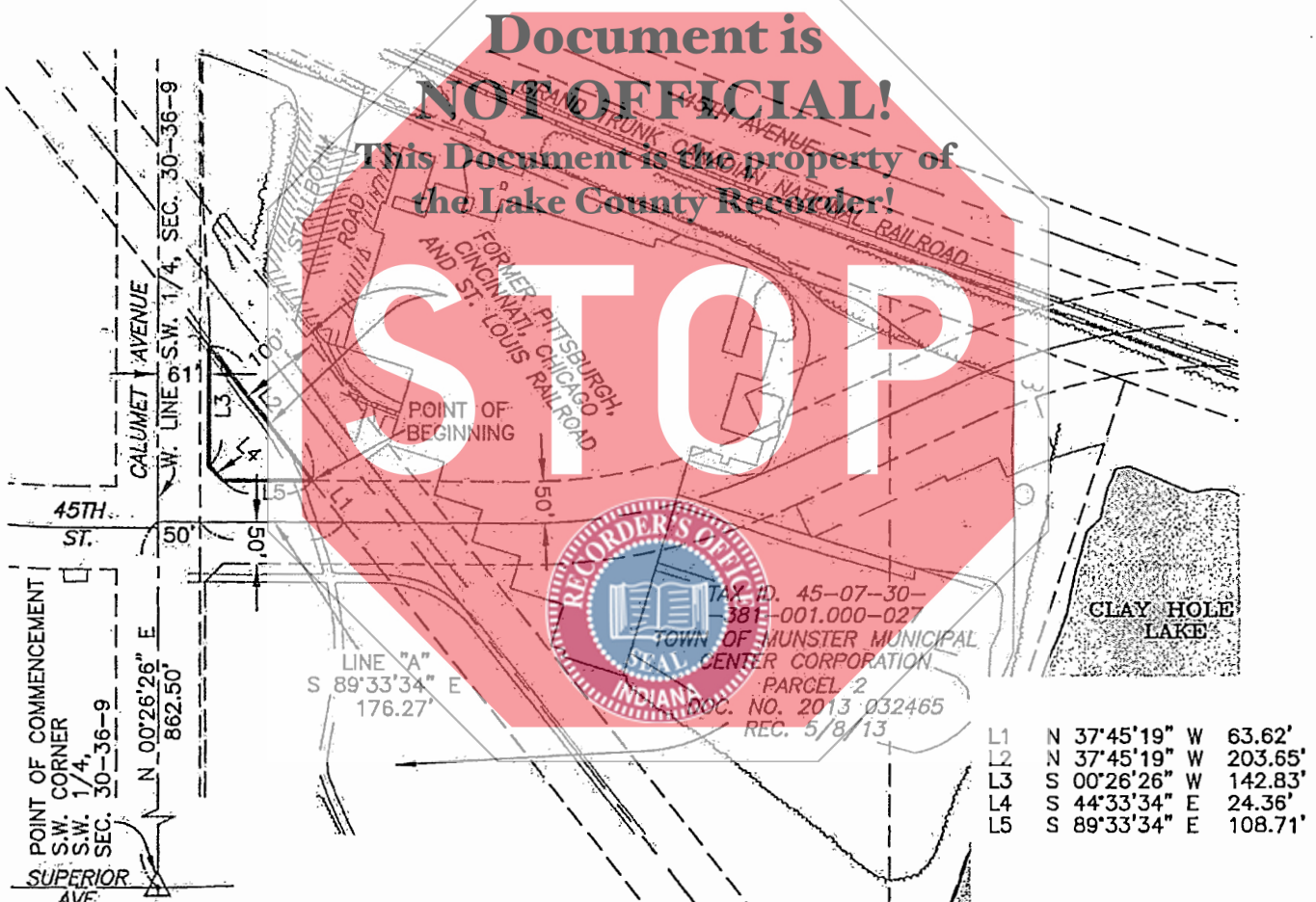
**Plumb Tuckett & Associates**  
 64 West 67th Place • Merrillville, IN 46410  
 Phone:(219) 736-0555 Fax:(219) 769-0178



# PLAT OF DESCRIPTION - "TW-2"

**LEGAL DESCRIPTION:**

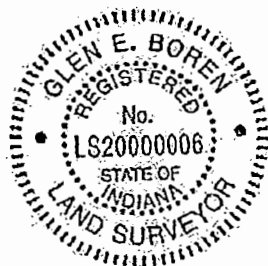
A PARCEL OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN IN THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 50.00 FEET TO THE EAST RIGHT OF WAY LINE OF CALUMET AVENUE AND THE BEGINNING OF A LINE HEREIN DESIGNATED AS LINE "A"; THENCE CONTINUING SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 176.27 FEET ALONG SAID LINE "A" TO THE SOUTHWESTERLY LINE OF THE 100 FOOT WIDE FORMER PITTSBURGH, CINCINNATI, CHICAGO, AND ST. LOUIS RAILROAD, BEING THE TERMINUS OF SAID LINE "A"; THENCE NORTH 37 DEGREES 45 MINUTES 19 SECONDS WEST, 63.62 FEET ALONG SAID SOUTHWESTERLY LINE TO A LINE 50 FEET NORTH OF AND PARALLEL WITH SAID LINE "A" AND THE POINT OF BEGINNING; THENCE NORTH 37 DEGREES 45 MINUTES 19 SECONDS WEST, 203.65 FEET ALONG SAID SOUTHWESTERLY LINE TO A LINE 61.00 FEET EAST OF SAID WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 00 DEGREES 26 MINUTES 26 SECONDS WEST, 142.83 FEET ALONG SAID 61.00 FOOT PARALLEL LINE; THENCE SOUTH 44 DEGREES 33 MINUTES 34 SECONDS EAST, 24.36 FEET TO SAID 50 FOOT PARALLEL LINE; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 108.71 FEET ALONG SAID 50 FOOT PARALLEL LINE TO THE POINT OF BEGINNING, CONTAINING 0.23 ACRES MORE OR LESS.



TAX ID. 45-07-30-381-001.000-027  
 TOWN OF MUNSTER MUNICIPAL CENTER CORPORATION  
 PARCEL 2  
 DOC. NO. 2013 032465  
 REC. 5/8/13

- L1 N 37°45'19" W 63.62'
- L2 N 37°45'19" W 203.65'
- L3 S 00°26'26" W 142.83'
- L4 S 44°33'34" E 24.36'
- L5 S 89°33'34" E 108.71'

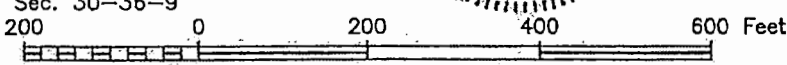
Reference Name: D.V.G.  
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*Glen E. Boren*

THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, OR A SURVEYOR LOCATION REPORT.

**Plumb Tuckett & Associates**  
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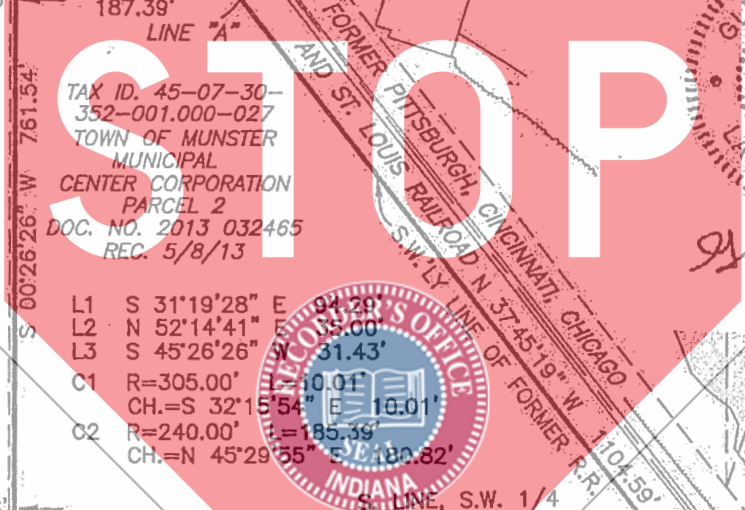
# PLAT OF DESCRIPTION - "TW-4"

**LEGAL DESCRIPTION:**

A PARCEL OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 30 AND IN THE NORTHWEST QUARTER OF SECTION 31, BOTH SECTIONS IN TOWNSHIP 36 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, TOWN OF MUNSTER, LAKE COUNTY, INDIANA, SAID PARCEL DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH 27 FEET OF SAID SOUTHWEST QUARTER AND THE EAST LINE OF THE WEST 56.00 FEET OF SAID SOUTHWEST QUARTER; THENCE NORTH 88 DEGREES 40 MINUTES 46 SECONDS EAST, 312.15 FEET ALONG THE NORTH LINE OF SAID SOUTH 27 FEET; THENCE SOUTH 31 DEGREES 19 MINUTES 28 SECONDS EAST, 94.29 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 305.00 FEET AND A CHORD THAT BEARS SOUTH 32 DEGREES 15 MINUTES 54 SECONDS EAST, 10.01 FEET; THENCE SOUTHEASTERLY 10.01 FEET ALONG SAID CURVE TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 240.00 FEET, AND A CHORD THAT BEARS NORTH 45 DEGREES 29 MINUTES 55 SECONDS EAST, 180.82 FEET; THENCE NORTHEASTERLY 185.39 FEET ALONG LAST SAID CURVE; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 248.37 FEET TO A LINE 35 FEET SOUTHWEST OF AND MEASURED PERPENDICULAR TO THE SOUTHWESTERLY LINE OF THE 100 FOOT WIDE FORMER PITTSBURGH, CINCINNATI, CHICAGO AND ST. LOUIS RAILROAD; THENCE SOUTH 37 DEGREES 45 MINUTES 19 SECONDS EAST, 196.86 FEET PARALLEL WITH LAST SAID SOUTHWESTERLY LINE; THENCE NORTH 52 DEGREES 14 MINUTES 41 SECONDS EAST, 35.00 FEET TO SAID SOUTHWESTERLY LINE; THENCE NORTH 37 DEGREES 45 MINUTES 19 SECONDS WEST, 1104.59 FEET ALONG SAID SOUTHWESTERLY LINE TO A LINE THAT IS 50 FEET SOUTH OF AND PARALLEL WITH A LINE HEREIN DESIGNATED AS LINE "A", (SAID LINE "A" BEING DESCRIBED AS COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER, THENCE NORTH 00 DEGREES 26 MINUTES 26 SECONDS EAST, 862.50 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER TO THE POINT OF BEGINNING OF SAID LINE "A"; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS EAST, 353.51 FEET TO THE TERMINUS OF SAID LINE "A"); THENCE NORTH 89 DEGREES 33 MINUTES 34 SECONDS WEST, 187.39 FEET; THENCE SOUTH 45 DEGREES 26 MINUTES 26 SECONDS WEST, 31.43 FEET TO SAID EAST LINE OF THE WEST 56.00 FEET OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 33 MINUTES 34 SECONDS WEST, 761.54 FEET ALONG LAST SAID EAST LINE TO THE POINT OF BEGINNING, CONTAINING 9.22 ACRES MORE OR LESS.

**NOT OFFICIAL!**

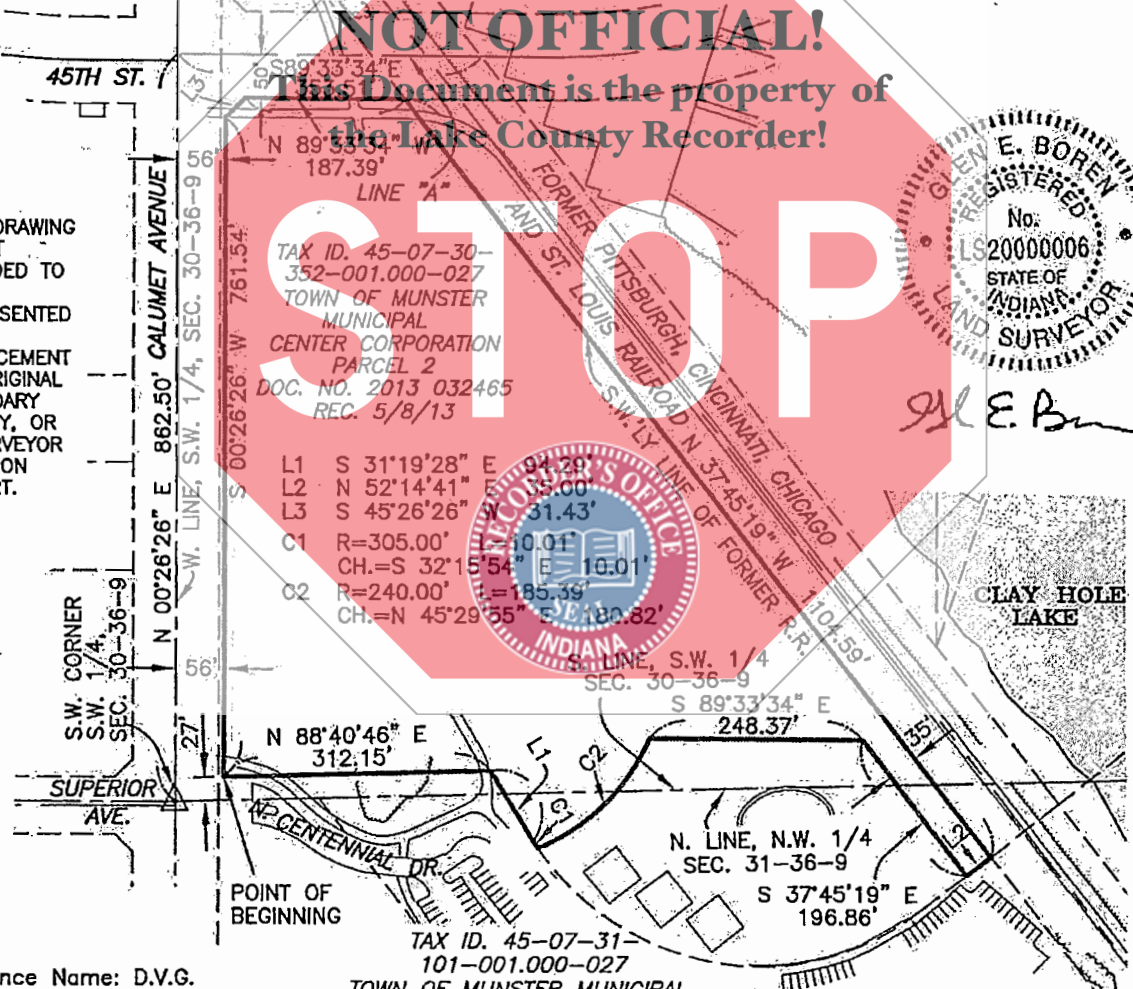
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TAX ID. 45-07-30-352-001.000-027  
TOWN OF MUNSTER MUNICIPAL CENTER CORPORATION PARCEL 2  
DOC. NO. 2013 032465  
REC. 5/8/13

- L1 S 31°19'28" E 94.29'
- L2 N 52°14'41" E 35.00'
- L3 S 45°26'26" E 31.43'
- C1 R=305.00' CH.=S 32°15'54" E 10.01'
- C2 R=240.00' CH.=N 45°29'55" E 180.82'

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Reference Name: D.V.G.  
Survey Job No: S14231  
Scale: 1"=200'  
Drawn By: G.B.  
Date: 6/15/15  
/14231/PLAT OF..R-16.DWG  
Sec. 30-36-9

TAX ID. 45-07-31-101-001.000-027  
TOWN OF MUNSTER MUNICIPAL CENTER CORPORATION PARCEL 3  
DOC. NO. 2013 032465  
REC. 5/8/13

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