

YONK'S WAY

AN ADDITION TO THE TOWN OF CEDAR LAKE LAKE COUNTY, INDIANA

119
C.H. 9537
KZ

EGOK 113 PAGE 50



1155 Troutwine Road
Crown Point, IN 46307
P: (219) 662-7710
F: (219) 662-2740
www.dvgteam.com

PARCEL DESCRIPTION (PER DOCUMENT NUMBER 2020-002722):

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 34 NORTH, RANGE 9 WEST OF THE SECOND PRINCIPAL MERIDIAN, IN LAKE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27 AFORESAID; THENCE EAST 181.5 FEET TO A POINT; THENCE SOUTH 148.5 FEET; THENCE WEST 20 FEET; THENCE SOUTH 32 FEET; THENCE WEST 161.5 FEET TO THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 27; THENCE NORTH ALONG SAID WEST LINE 180.5 FEET TO THE PLACE OF BEGINNING.

2020-054852
2020 Aug 21 10:47 AM
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
MICHAEL B BROWN
RECORDER

DEED OF DEDICATION:
I, THE UNDERSIGNED, MICHAEL J. YONKE, OWNER OF THE 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, SAID REAL ESTATE IN ACCORDANCE WITH THE PLAT HEREIN. THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED AS YONK'S WAY, AN ADDITION TO THE TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA. ALL STREETS, ALLEYS AND EASEMENTS SHOWN AND NOT HERETOFORE DEDICATED, ARE HEREBY DEDICATED, TO THE TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA.

BUILDING SETBACK LINES ARE HEREBY ESTABLISHED AS SHOWN ON THIS PLAT, BETWEEN WHICH LINES AND THE PROPERTY LINES, THERE SHALL BE ERRECTED OR MAINTAINED NO BUILDING OR STRUCTURE.

UTILITY EASEMENT: AN EASEMENT IS HEREBY RESERVED FOR THE USE OF PUBLIC UTILITIES FOR THE INSTALLATION OF WATER AND SEWER MAINS, POLES, DUCTS, LINES, AND WIRES, SUBJECT AT ALL TIMES TO THE PROPER AUTHORITIES, UPON, UNDER, AND ALONG THE STRIP OR STRIPS OF LAND DESIGNATED HEREON AND MARKED "UTILITY EASEMENT".

Michael J. Yonke
MICHAEL J. YONKE

ACKNOWLEDGMENT
COUNTY OF LAKE] SS:
STATE OF INDIANA]

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MICHAEL J. YONKE, AND DO ACKNOWLEDGE THE EXECUTION OF THE FOREGOING INSTRUMENT AS THEIR VOLUNTARY ACT AND DEED, FOR THE PURPOSES HEREIN EXPRESSED. WITNESS MY HAND AND NOTARIAL SEAL THIS 5TH DAY OF AUGUST, 2020.

Sandra R. Mason
(SIGNATURE)

OFFICIAL NOTARY SEAL
SANDRA R. MASON
Notary Public, Lake County, Indiana
My commission expires Jan. 8, 2021

PRINTED NAME: SANDRA R. MASON
NOTARY PUBLIC
RESIDENT OF LAKE COUNTY

COMMISSION EXPIRES: 1/8/21

EXECUTED AND DELIVERED IN MY PRESENCE:
Glen E. Boren
(WITNESS'S SIGNATURE)

WITNESS: GLEN E. BOREN
(WITNESS'S PRINTED NAME)

COUNTY OF LAKE] SS:
STATE OF INDIANA]

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY AND STATE, PERSONALLY APPEARED Glen E. Boren, BEING KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED AS A WITNESS TO THE FOREGOING INSTRUMENT, WHO, BEING DULY SWORN BY ME, DEPOSES AND SAYS THAT THE FOREGOING INSTRUMENT WAS EXECUTED AND DELIVERED BY MICHAEL J. YONKE IN THE ABOVE-NAMED SUBSCRIBING WITNESS'S PRESENCE, AND THAT THE ABOVE NAMED SUBSCRIBING WITNESS IS NOT A PARTY TO THE TRANSACTION DESCRIBED IN THE FOREGOING INSTRUMENT AND WILL NOT RECEIVE ANY INTEREST IN OR PROCEEDS FROM THE PROPERTY THAT IS THE SUBJECT OF THE TRANSACTION. WITNESS MY HAND AND NOTARIAL SEAL THIS 5th DAY OF AUGUST, 2020.

MY COMMISSION EXPIRES: 1/8/21

8/5/20
DATE

Sandra R. Mason
SIGNATURE

OFFICIAL NOTARY SEAL
SANDRA R. MASON
Notary Public, Lake County, Indiana
My commission expires Jan. 8, 2021

PLAN COMMISSION CERTIFICATE:
COUNTY OF LAKE] SS:
STATE OF INDIANA]

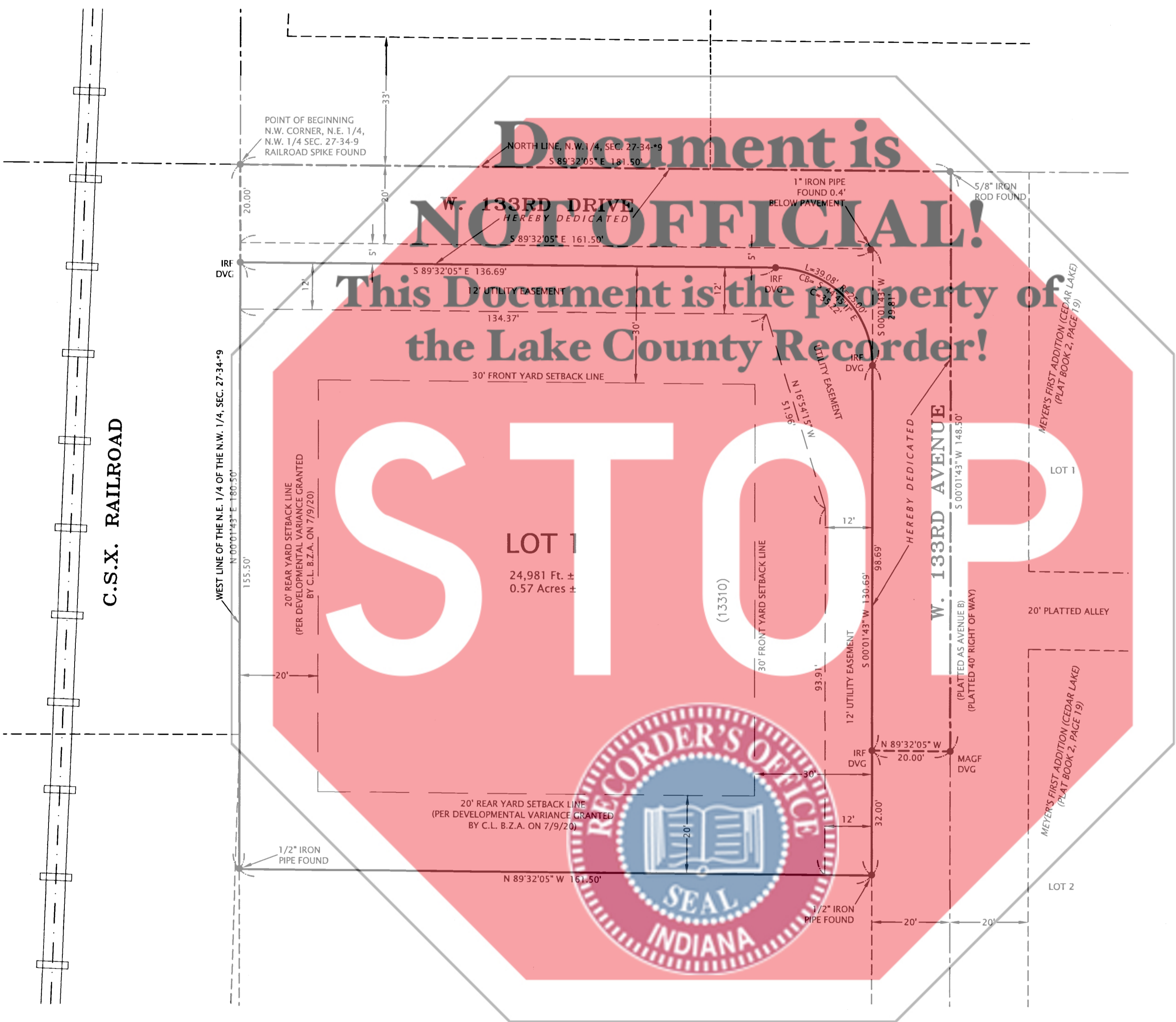
UNDER THE AUTHORITY PROVIDED BY INDIANA CODE 36-7-4-700 (SEC. 700-799), AS AMENDED FROM TIME TO TIME, AND AN ORDINANCE ADOPTED BY THE TOWN COUNCIL OF THE TOWN OF CEDAR LAKE, LAKE COUNTY, INDIANA, THIS PLAT WAS GIVEN APPROVAL BY THE TOWN OF CEDAR LAKE AS FOLLOWS:

APPROVED BY THE CEDAR LAKE PLAN COMMISSION AT A MEETING HELD THIS 15th DAY OF JULY, 2020.

Jerry Wilkening
JERRY WILKENING, PRESIDENT

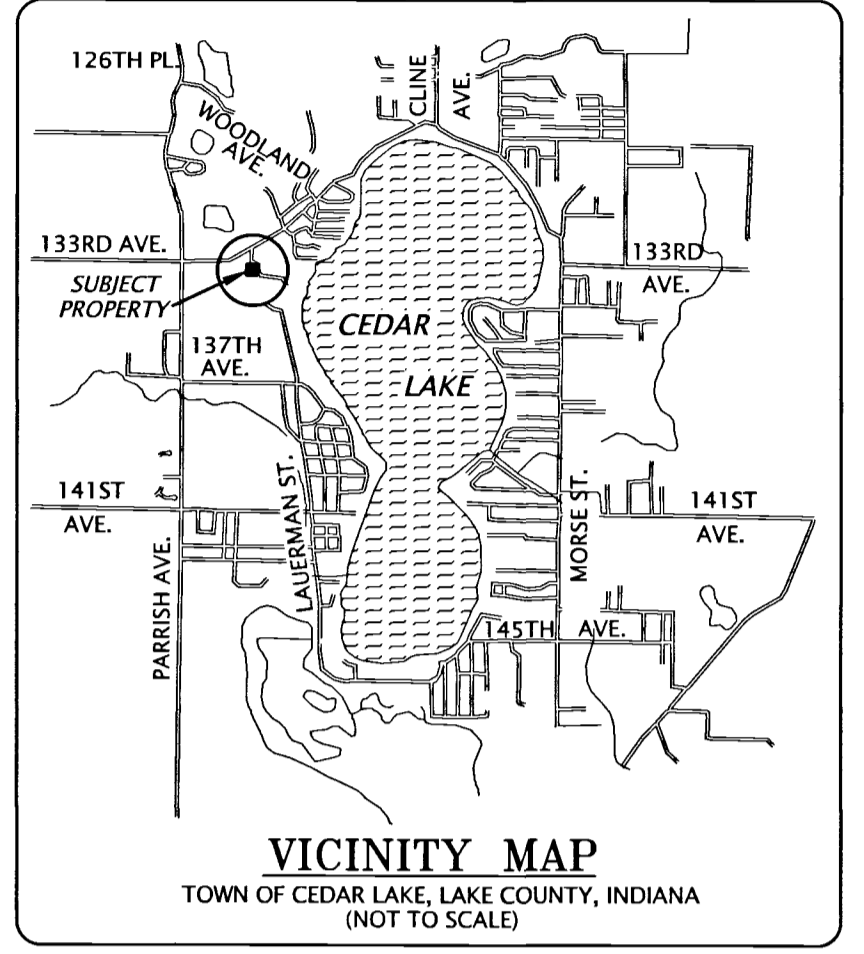
Tim Kubiak
TIM KUBIAK, SECRETARY

B113-P50



LEGEND
R/W - RIGHT OF WAY (XXXXXX) ADDRESS
DOC - DOCUMENT P.B. - PLAT BOOK
REC - RECORDED PG. - PAGE
C.L. B.Z.A. - CEDAR LAKE BOARD OF ZONING APPEALS

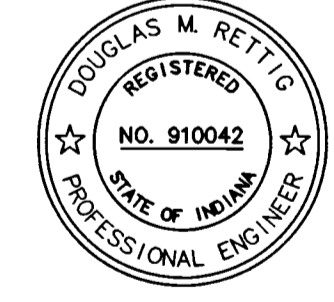
- IRF - REBAR FOUND
- IRF DVG - 5/8" REBAR FOUND WITH BLUE CAP STAMPED "DVG TEAM INC. FIRM NO. 0120"
- MAGF DVG - MAG NAIL FOUND WITH METAL WASHER STAMPED "DVG TEAM INC. FIRM NO. 0120"



SUBJECT PARCEL INFORMATION:
TAX ID: 45-15-27-127-001.000-014
AUG 21 2020
OWNERS: MICHAEL J. YONKE
WARRANTY DEED
DOC. NO. 2020-002722
REC. 1/14/2020
GROSS LAND AREA: 30,862 SQ. FT. / 0.71 ACRES
GROSS LAND AREA OF DENSITY: 1/0.71 acres = 1.41
SUBDIVIDER: MICHAEL J. YONKE
13024 DODGE STREET
CEDAR LAKE, IN 46303
ENGINEER AND SURVEYOR: DVG TEAM, INC.
1155 TROUTWINE ROAD
CROWN POINT, INDIANA 46307

ENGINEER'S CERTIFICATION:
"I, DOUGLAS M. RETTIG, P.E. STATE THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF THIS SUBDIVISION, THAT IF SUCH SURFACE WATER DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR THE COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO PUBLIC AREAS OR DRAINS WHICH THE SUBDIVIDER HAS THE RIGHT TO USE, AND THAT SUCH ENGINEERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD OF DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF THE CONSTRUCTION OF THE SUBDIVISION."

Douglas M. Rettig
DOUGLAS M. RETTIG, P.E.
INDIANA PROFESSIONAL ENGINEER LICENSE NO. 910042
DATE: JULY 30, 2020



REFERENCE BOUNDARY INFORMATION TO A PLAT OF SURVEY, JOB NO. S20-894 BY DVG TEAM, INC. RECORDED IN SURVEY BOOK 35, PAGE 15 AS DOCUMENT NUMBER 2020-043503 ON 7/10/20 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA. IT IS THE SURVEYOR'S OPINION THAT THERE ARE NO SUBSTANTIAL DIFFERENCES WITH THE BOUNDARY OF SAID PLAT AND THIS PLAT.

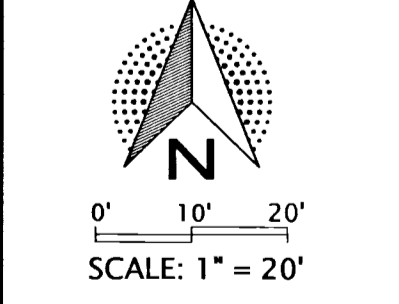
SURVEYOR'S CERTIFICATION:
"I, GLEN E. BOREN, HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA; THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY COMPLETED BY ME ON JULY 10, 2020, THAT ALL THE MONUMENTS SHOWN THEREON ACTUALLY EXIST; AND THAT THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE ACCURATELY SHOWN."

Glen E. Boren
GLEN E. BOREN, P.S. NO. LS2000006



DATE:	REVISIONS AND NOTES:
7/15/20	REMOVED NORTH ADDRESS

YONK'S WAY
FINAL PLAT
CEDAR LAKE, IN 46303



YONKE	
© COPYRIGHT 2020 DVG TEAM, INC.	
FB/PG	FILE NO.
DRAWN BY DAR	DATE 7/10/20
SECTION 27-34-9	COUNTY, STATE LAKE, IN
JOB NO.	520-894

2020-054852