

ALTA/ACSM LAND TITLE SURVEY

A PART OF THE NORTHWEST QUARTER SECTION 32, TOWNSHIP 36 NORTH, RANGE 4 WEST NEW DURHAM TOWNSHIP, LAPORTE COUNTY, INDIANA
 OWNER: STATE OF INDIANA
 DEED RECORD 208-339,340

CRUMPACKER ARM FORBES DITCH

MATHYS 2010R-14318

NW CORNER NW 1/4 32-36N-4W PK NAIL

NE CORNER NE 1/4 32-36N-4W HARRISON MONUMENT

S89°01'48"E 4432.40'

S89°01'48"E 4432.40'

TOP OF BANK
 75' SETBACK FROM THE TOP OF THE BANK OF THE DITCH FOR MAINTENANCE PURPOSES.

S22°25'47"E 479.00'

425.41'

S69°20'57"E 144.88'

N75°27'02"E 485.95'

S60°47'20"E 207.06'

S89°56'52"E 221.23'

S01°39'12"E 636.65'

COUNTY ROAD 1100 WEST (40' R/W)

1753.91'

N00°52'51"W

N00°52'51"W

907.32'

20.05'

S85°08'27"W 465.52'

S82°06'01"W 194.94'

S59°29'35"W 211.82'

S76°30'29"W 224.08'

S37°10'49"W 211.76'

S67°19'03"W 390.55'

S31°30'52"W 58.41'

44.28 ± ACRES

STATE OF INDIANA 208-340

E 1/2 NW 1/4

W 1/2 NW 1/4

STATE OF INDIANA 208-339

- NOTE:
- 1) A BLANKET EASEMENT TO CONSTRUCT & OPERATE POWER LINES TO KANKAKEE VALLEY RURAL ELEC. & ASSIGNS PER M.R. 40, PAGE 583.
 - 2) A BLANKET EASEMENT TO CONSTRUCT & OPERATE POWER LINES TO GEORGE HARDEN IN M.R. 41, PAGE 37.
 - 3) A BLANKET EASEMENT TO CONSTRUCT & OPERATE POWER LINES TO KANKAKEE VALLEY RURAL ELEC. & ASSIGNS PER M.R. 41, PAGE 151.
 - 4) ANNEXATION ORDINANCE IS FOUND IN D.R. 78-6556.

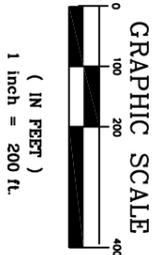
LEGAL DESCRIPTION
 A PART OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 36 NORTH, RANGE 4 WEST, NEW DURHAM TOWNSHIP, LAPORTE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 32: THENCE NORTH 00 DEGREES 52'51" WEST (BEARING ASSUMED FROM PREVIOUS SURVEYS), ON THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32, A DISTANCE OF 907.32 FEET TO A COTTON PICKER SPINDLE AND THE POINT OF BEGINNING; THENCE CONTINUING NORTH 00 DEGREES 52'51" WEST, ON SAID WEST LINE, 1753.91 FEET TO THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 32; THENCE SOUTH 89 DEGREES 01'48" EAST, ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32, A DISTANCE OF 373.12 FEET; THENCE SOUTH 22 DEGREES 25'47" EAST 479.00 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 69 DEGREES 20'57" EAST 144.88 FEET TO A 5/8" CAPPED REBAR; THENCE NORTH 75 DEGREES 27'02" EAST 485.95 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 60 DEGREES 47'20" EAST 207.06 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 89 DEGREES 56'52" EAST 221.23 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 01 DEGREES 39'12" EAST 636.65 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 31 DEGREES 30'52" WEST 58.41 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 60 DEGREES 19'03" WEST 390.55 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 37 DEGREES 10'49" WEST 211.76 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 76 DEGREES 27'02" WEST 224.08 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 59 DEGREES 29'25" WEST 211.82 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 82 DEGREES 06'01" WEST 194.94 FEET TO A 5/8" CAPPED REBAR; THENCE SOUTH 85 DEGREES 08'27" WEST 465.52 FEET TO THE POINT OF BEGINNING, CONTAINING 44.28 ACRES, MORE OR LESS SUBJECT TO ANY AND ALL FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.

SURVEYOR'S CERTIFICATE:

THE UNDERSIGNED, BEING A REGISTERED SURVEYOR OF THE STATE OF INDIANA, CERTIFIES TO: CHICAGO TITLE INSURANCE COMPANY, THE STATE OF INDIANA AND MERIDIAN TITLE CORPORATION, THAT

1. I CERTIFY THAT THIS MAP OR PLAN AND THE SURVEY ON WHICH IT IS BASED, WERE MADE IN ACCORDANCE WITH THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY THE AMERICAN LAND TITLE ASSOCIATION AND THE AMERICAN CONGRESS ON SURVEYING AND MAPPING IN 2001 AND MEETS THE ACCURACY REQUIREMENTS FOR AN URBAN SURVEY, WITH ACCURACY AND PRECISION REQUIREMENTS MODIFIED TO MEET CURRENT MINIMUM ANGLE AND LINE TOLERANCE REQUIREMENTS OF THE STATE IN WHICH THE PROPERTY IS LOCATED, AND CONTAINS ITEMS 1, 3, 4, 7, 8, 10, 13, 16-18 OF TABLE A, HERETO, AS SET FORTH IN THE ACCURACY STANDARDS AS ADOPTED BY ALTA AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION, UNDERSIGNED FURTHER CERTIFIES THAT IN MY PROFESSIONAL OPINION, AS A LAND SURVEYOR REGISTERED IN THE STATE OF INDIANA, THE RELATIVE POSITIONAL ACCURACY OF THIS SURVEY DOES NOT EXCEED THAT WHICH IS SPECIFIED WITHIN.
2. THE SURVEY WAS MADE ON THE GROUND ON NOVEMBER 2, 2011 BY MYSELF OR UNDER MY DIRECT SUPERVISION AND CORRECTLY SHOWS THE LEGAL DESCRIPTION AND THE LAND AREA OF THE SUBJECT PROPERTY, THE LOCATION AND TYPE OF ALL VISIBLE ABOVE-GROUND BUILDINGS, STRUCTURES AND OTHER IMPROVEMENTS (INCLUDING SIDEWALKS, CURBS, PARKING AREAS AND SPACES AND FENCES) SITUATED ON THE SUBJECT PROPERTY, AND ANY OTHER MATTERS SITUATED ON THE SUBJECT PROPERTY.
3. EXCEPT AS SHOWN ON THE SURVEY, THERE ARE NO VISIBLE EASEMENTS OR RIGHTS OF WAY OF WHICH THE UNDERSIGNED HAS BEEN ADVISED.
4. EXCEPT AS SHOWN ON THE SURVEY, THERE ARE NO PARTY WALLS AND NO OBSERVABLE, ABOVE GROUND ENCROACHMENTS (a) BY THE IMPROVEMENTS ON THE SUBJECT PROPERTY UPON ADJOINING PROPERTIES, STREET, ALLEYS, EASEMENTS, OR RIGHTS OF WAY, OR (b) BY THE IMPROVEMENTS ON ANY ADJOINING PROPERTIES, STREETS, OR ALLEYS UPON THE SUBJECT PROPERTY.
5. THE LOCATION OF EACH EASEMENT, RIGHT OF WAY, SERVITUDE, AND OTHER MATTER (ABOVE OR BELOW GROUND) AFFECTING THE SUBJECT PROPERTY AND LISTED IN THE TITLE INSURANCE COMMITMENT NUMBER 11-39721, DATED OCTOBER 6, 2011, ISSUED BY CHICAGO TITLE INSURANCE CORP., WITH RESPECT TO THE SUBJECT PROPERTY, HAS BEEN SHOWN ON THE SURVEY, TOGETHER WITH APPROPRIATE RECORDING REFERENCES, TO THE EXTENT THAT SUCH MATTERS CAN BE LOCATED. THE PROPERTY SHOWN ON THE SURVEY IS A PORTION OF THE PROPERTY DESCRIBED IN THAT TITLE COMMITMENT.
6. THE SUBJECT PROPERTY HAS DIRECT ACCESS TO AND FROM A DULY DEDICATED AND ACCEPTED PUBLIC STREET OR HIGHWAY KNOWN AS COUNTY ROAD 1100 WEST.
7. EXCEPT AS SHOWN ON THE SURVEY, THE SUBJECT PROPERTY DOES NOT SERVE ANY ADJOINING PROPERTY FOR DRAINAGE, UTILITIES, STRUCTURAL SUPPORT OR INGRESS OR EGRESS.
8. THERE IS NO OBSERVABLE EVIDENCE THAT THIS SITE WAS EVER USED AS A SOLID WASTE DUMP OR LANDFILL, THAT THERE ARE NO PLANNED CHANGES OR IMPROVEMENTS TO THE RIGHT OF WAY OF THE PUBLIC ROADWAYS, AND THERE IS NO EVIDENCE OF ANY EARTH MOVING OR BUILDING EXPANSION AT THIS TIME.
9. A PORTION OF THIS PROPERTY DOES LIE WITHIN THE FLOODPLAIN, AS SHOWN HEREON, AS PER INFORMATION OBTAINED FROM THE FLOOD INSURANCE RATE MAP, NATIONAL FLOOD INSURANCE PROGRAM, COMMUNITY PANEL NUMBER 1809125 18091C0245 D, NOT YET DATED.

BRADLEY S. CRAMER
 INDIANA PROFESSIONAL LAND SURVEYOR NO. 910004
 PROGRESSIVE ENGINEERING, INC.
 58640 STATE ROAD 15
 GOSHEN, IN 46528
 (574) 533-0337



GRAPHIC SCALE
 (IN FEET)
 1 inch = 200 ft.

LEGEND

- = SET 5/8" REBAR-FLUSH WITH I.D. CAP #910004
- = FOUND IRON PIPE
- △ = SET COTTON PICKER SPINDLE
- ▲ = FOUND R.R. SPIKE
- (m) = MEASURED
- (p) = PLATTED
- (d) = DEEDED

I, BRADLEY S. CRAMER, A REGISTERED LAND SURVEYOR IN THE STATE OF INDIANA, LICENSE #910004, DO HEREBY CERTIFY THAT THIS REPRESENTS A SURVEY PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION, THIS SURVEY WAS COMPLETED ON NOVEMBER 2, 2011 IN ACCORDANCE WITH TITLE 869, ARTICLE 1, CHAPTER 12 OF THE INDIANA ADMINISTRATIVE CODE. I FURTHER 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.

SW CORNER NW 1/4 32-36N-4W HARRISON MONUMENT

DWN. BY: CRAIG	DATE	REVISION	This drawing and all information contained herein is the property of PROGRESSIVE ENGINEERING, INC. and is not to be reproduced without the expressed written permission of PROGRESSIVE ENGINEERING, INC. PROGRESSIVE ENGINEERING, INC. assumes no responsibility for unauthorized use of this drawing.
CHK. BY:			
DATE: 11/2/2011			
SCALE: 1" = 200'			
JOB NO. 11-1437			
DWG. NO. C-111437			CLIENT: COLLIERS INTERNATIONAL TITLE: NW 1/4 32-36-4 ALTA/ACSM LAND TITLE SURVEY

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