

Photo 06-07

DEED RECORD

m/lm 45-011-210

mccloskey's Burr Oak Savanna Nature Preserve

Hobart Trp.

Chg 1	Record No. 10:1	Co. No. 4:5	Div. 30	Page 0:3:25	Unit 0:1	Page 2:1:0	Parcel !					
Ac. Co.	Sp. Int.	Agency	Agency File No.	Book	Page	Doc.	Mo.	Da.	Year	Deed	Acreege	Consideration
10	00	3:0:0:5	!	13	2:4:8	W:R:D	11	2:9	1:9:9:10	!	4:0:6:1	7:!
Co. No.	Book	Page	Type	General Location								
4:5	9:1:0:0	3:8:3:7	10	7:3:6:W: ! R:8:W: ! S:1:1:3:5:!								

DED N.P. 45-30-0344

Chg	Record No.	Co. No.	Div.	Page	Unit	Page	Parcel						
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Co. No.	Book	Page	Co. No.	Div.	Page	Co. No.	Book	Page	Co. No.	Div.	Page	Co. No.	Div.
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Chg	Record No.	Co. No.	Div.	Page	Unit	Page	Parcel
1	0:1:1:0	!	!	!	!	!	!
Grantor / Grantee						Grantor / Grantee	
M ^S :C:1:0:5:K:1:V: ! R:1:V:1:0:1:1:1:1: ! H: ! A:1:1:1:1:1:1: ! ! ! ! ! 18:1:19: ! S:1:1:1:1:1:1:1: ! ! C:1:1:1:1:1:1: ! ! ! ! !							
Grantor / Grantee						Grantor / Grantee	
M ^S :C:1:0:5:K:1:V: ! T:1:1:1:1:1:1:1: ! ! ! C:1:1:1:1:1:1:1: ! ! A:1:1:1:1:1:1:1: ! ! 1:1:1:1:1:1:1: ! ! S:1:1:1:1:1:1:1: ! ! C:1:1:1:1:1:1:1: ! ! ! ! !							

Chg	Record No.	Co. No.	Div.	Page	Unit	Page	Parcel
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Chg	Record No.	Co. No.	Div.	Page	Unit	Page	Parcel
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Grantor / Grantee						Grantor / Grantee	
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91003889

Director Div. of Land Acquisition
Dept of Natl Resources
601 State Off Bldg
Indpls 46204

WARRANTY DEED

THIS INDENTURE WITNESSETH, That Raymond M. McCloskey and Annali C. McCloskey, husband and wife, an 8/9th share, and Terrence B. McCloskey and Elizabeth S. McCloskey, husband and wife, a 1/9th share, as tenants in common, of LaPorte County, State of Indiana, CONVEYS and WARRANTS to the State of Indiana, Department of Natural Resources, of Marion County, in the State of Indiana, for and in consideration of sixty-one thousand Dollars (\$61,000.00), the receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana, to-wit:

Parcel 1

Key # 17-37-3

The Northwest Quarter of the Northeast Quarter of Section 35, Township 36 North, Range 8 West, containing 40 acres more or less, Lake County, Indiana.

Parcel 2

The West 20 feet of the Southwest Quarter of the Northeast Quarter of Section 35, Township 36 North, Range 8 West of the 2nd Principal Meridian, Lake County, Indiana. Key # 17-37-4

Together the parcels contain a total of 40.606 acres.

SUBJECT TO: All easements and rights of way of record.

IN WITNESS WHEREOF, the said Raymond M. McCloskey, Annali C. McCloskey, Terrence B. McCloskey and Elizabeth S. McCloskey, have hereunto set their hands and seals this 31st day of OCTOBER, 1990.

Raymond M. McCloskey
Raymond M. McCloskey

Annali C. McCloskey
Annali C. McCloskey

Terrence B. McCloskey
Terrence B. McCloskey

Elizabeth S. McCloskey
Elizabeth S. McCloskey

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER.

JAN 23 1991

James N. Ant...
AUDITOR LAKE COUNTY

00712

11-00-90

STATE OF INDIANA, S.S. NO. 17-37-3-3
JAN 21 9 06 AM '91

STATE OF Illinois Cook COUNTY, SS:

Before me the undersigned Notary Public in and for said County this 6th day of November, 1990 personally appeared Raymond M. McCloskey and acknowledge the execution of the foregoing deed.

Raymond M. McCloskey

Witness my hand and seal.

Arthur W. Kendall, Notary Public

(Print name under signature)



My Commission Expires:

County of Residence:

4-7-94

Cook Ill

STATE OF Illinois Cook COUNTY, SS:

Before me the undersigned Notary Public in and for said County this 6th day of November, 1990 personally appeared Annali C. McCloskey acknowledge the execution of the foregoing deed.

Annali C. McCloskey

Witness my hand and seal.

Arthur W. Kendall, Notary Public

(Print name under signature)



My Commission Expires:

County of Residence:

April 7, 1994

Cook, Illinois

STATE OF INDIANA, COUNTY, SS:

Before me the undersigned Notary Public in and for said County this 31st day of OCTOBER, 1990 personally appeared Terrence B. McCloskey acknowledge the execution of the foregoing deed.

Witness my hand and seal.

Betty L. Voyak, Notary Public

(Print name under signature)

My Commission Expires:

County of Residence:

LAKE

LAKE

STATE OF INDIANA, Lake COUNTY, SS:

Before me the undersigned Notary Public in and for said County this 5 day of November, 1990 personally appeared Elizabeth S. McCloskey acknowledge the execution of the foregoing deed.

Witness my hand and seal.

Carol J. Goralczyk, Notary Public

Carol J. Goralczyk
(Print name under signature)

My Commission Expires:

County of Residence:

CAROL J. GORALCZYK - Notary Public
Commission Expires April 16, 1993

Lake

APPROVED AS TO FORM & LEGALITY:

APPROVED & ACCEPTED:

Kay L. Beaudin, Deputy
LINKEY E. PEARSON
ATTORNEY GENERAL OF INDIANA

Evan Bayh
EVAN BAYH
GOVERNOR OF INDIANA

DATE: 11-27-90

DATE: 11/29/90

State Land Office:

THIS DOCUMENT PREPARED BY:
Claudia Clark, Chief Legal Counsel
Dept. of Natural Resources
608 State Office Building
Indianapolis, IN 46204

INDIANA
STATE LAND OFFICE
DEPT. of ADMINISTRATION
Book 13 Page 248
File No. 4530-0325 Date 2-1-91
[Signature] Land Clerk

DEED RECORD

CO. NO.	DIV.	FOLDER	UNIT	PAGE	PARCEL	AERIAL
45	30	0344	sec 26 45	01	125	06 - 06
			sec 35 45	01	216	06 - 07

AC. CODE	SP. INT.	AGENCY	DOC. TYPE	MO. DAY YEAR	DEED AC.
111	07	3004	DEED	04 27 1977	54580

CONSIDERATION	CO. NO./BOOK & PAGE	NAME OF FACILITY
16	1977 01 23 70	MICILIO SKEY SIAK SIAVIANA ^{Borr}

GENERAL LOCATION	AND	POLITICAL TOWNSHIP
SEC. 26 TWP 36 N RAN. 18 W		HOBART TWP
<small>sec 35</small>		

CROSS REFERENCED DEED NUMBERS											
CO. NO.	DIV.	FOLDER	CO. NO.	DIV.	FOLDER	CO. NO.	DIV.	FOLDER	CO. NO.	DIV.	FOLDER
45	30	0324	45	30	0325						

original deed →

GRANTOR

1. STATE OF INDIANA, DINA NATI PRISI.

~~2. DEPT OF NAT PRISIRIVE, STATE OF IN~~

3.

4.

GRANTEE

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97012370

97 FEB 27 AM 10:5

FILED

MORRIS W. CARTER
RECORDER

FEB 26 1997

**ARTICLES OF DEDICATION FOR
McCLOSKEY'S BURR OAK SAVANNA NATURE PRESERVE**

SAM ORLICH
AUDITOR LAKE COUNTY

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Pursuant to the provisions of IC 14-31-1, and solely for the uses and purposes set forth in such Chapter, the State of Indiana, Department of Natural Resources, by these Articles dedicates, and agrees to hold in trust for the people of the State of Indiana, the following described real estate (herein called "Nature Preserve") located in Hobart Township in Lake County, Indiana:

KEY 17-37-2

The Northwest Quarter of the Northeast Quarter of Section 35, Township 36 North, Range 8 West, containing 40 acres more or less, Lake County, Indiana.

Also: That part of the Southwest one quarter of the southeast one quarter lying south of the New York, Chicago and St. Louis Railway Company's south right of way line in Section 26, Township 36 North, Range 8 West, Hobart Township, Lake County, State of Indiana described as follows:

KEY 17-36-25

Beginning at the southwest corner of the southwest one quarter of the southeast one quarter of said section 26; thence northerly along the west line of the southwest one quarter of the southeast one quarter a distance of 149.58 feet to the southwest corner of the land previously conveyed by Norman Berndt and Lorraine Berndt, husband and wife, to Inter-Urban Broadcasting Company, Inc. and recorded as instrument number 489469 in the Office of the Recorder of Lake County, Indiana on 8 September 1978 at 2:55 P.M. thence easterly a distance of 560 feet along the south line of the said previous conveyance, thence northerly along the east line of the said previous conveyance a distance of 660 feet, more or less to a line 30 feet, by perpendicular measurement southwesterly of and parallel with the southerly right of way line of the New York, Chicago and St. Louis Railway, thence southeasterly a distance of 785.13 feet along said line and also the southwesterly line of said previous conveyance which is parallel with and 30 feet southwesterly from the southerly right of way line to the intersection with the east line of the southwest one quarter of the southeast one quarter, thence southerly along the east line of the southwest one quarter of the southeast one quarter of a distance of 612.51 feet to the southeast corner of the southwest one quarter of the southeast one quarter, thence westerly along the south line of the southwest one quarter of the southeast one quarter a distance of 1320 feet more or less to the southwest corner of the southwest one quarter of the southeast one quarter of said section 26 and the place of beginning of this description. Containing 14.58 acres more or less.

Together, both parcels containing 54.58 acres more or less.

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Sue

Subject to all easements and rights of ways of record.

The Nature Preserve shall be used, administered, managed, and protected as set forth in the Master Plan for Burr Oak Savanna Nature Preserve, a copy of which is attached and made a part of these Articles of Dedication. The Nature Preserve shall be further controlled by the General Use Regulations of the Department of Natural Resources, as found in 310 IAC 5, together with subsequent amendments to the Master Plan or Regulations not inconsistent with the provisions of IC 14-31-1 or these Articles of Dedication. The Department of Natural Resources shall not grant nor encumber any estate, interest or right in the Nature Preserve except upon compliance with IC 14-31-1.

IN WITNESS THEREOF, the authorized representatives of the parties have affixed their signatures on the respective dates appearing below:

DATED: December 19, 1996

ATTEST:

Patrick R. Ralston
Patrick R. Ralston, Secretary

STATE OF INDIANA
NATURAL RESOURCES COMMISSION

Michael J. Kiley
Michael J. Kiley, Chairman

DEPARTMENT OF NATURAL RESOURCES

Patrick R. Ralston
Patrick R. Ralston, Director

DEPARTMENT OF NATURAL RESOURCES
DIVISION OF NATURE PRESERVES

Room 605B ↑ Ind. St. Off. Bld.
NDPS 46204

John A. Bacone

John A. Bacone, Director

STATE OF INDIANA)
) SS:
COUNTY OF MARION)

Before me, a Notary Public in and for said County and State, personally appeared the _____ day of _____, 19____, Michael J. Kiley, Chairman, Natural Resources Commission, Patrick R. Ralston, Secretary, Natural Resources Commission, and Director, Department of Natural Resources and John A. Bacone, Director, Division of Nature Preserves, Department of Natural Resources, all respectively known by me to be such officers of the Department of Natural Resources, and acknowledged their execution of the foregoing instrument to be their free and voluntary acts and deeds as such officers and for and on behalf of said Commission.

IN WITNESS THEREOF, I have hereunto set my hand and seal.

Kathy D. Wethington

Notary Public

My Commission Expires:

9-5-97

Kathy D. Wethington

(Print or Type Name)

County of Residence: Montgomery

APPROVED AS TO FORM AND LEGALITY. APPROVED AND ACCEPTED.

Dated: 1/16/97

Dated: 1/27/97

Approved as to form and legality:

Emily S. Resko, Deputy

Jeffrey A. Modisett
Attorney General of Indiana

Frank A. Khan

~~Evan Bayh~~ for FRANK O'BANNON
Governor of Indiana

This instrument prepared by Ronald P. Hellmich, Attorney at Law.
Filed in State Land Office:

INDIANA
STATE LAND OFFICE
DEPT. of ADMINISTRATION
Book _____ Page _____
Date 12-5-12
File No. _____
John A. Bacone Land Clerk
45-0325-30

FILED

97012371

97 FEB 27 AM 10:51

FEB 26 1997

**MASTER PLAN FOR
McCLOSKEY'S BURR OAK SAVANNA NATURE PRESERVE**
OFFICE OF RECORDER
LAKE COUNTY
AUDITOR LAKE COUNTY

The following is hereby adopted as the Master Plan for Burr Oak Savanna Nature Preserve being dedicated as a nature preserve:

1. This Master Plan applies to a nature preserve containing a burr oak savanna, remnant prairie and at least one rare species. It is owned by the Indiana Department of Natural Resources and is under the administration of the Division of Nature Preserves. It is located in Hobart Township in Lake County, Indiana, a more detailed description being contained in the "Articles of Dedication" for Burr Oak Savanna Nature Preserve of which this Master Plan is a part and to which it is attached.

The management, custody and use of the Nature Preserve shall be the responsibility of the Division of Nature Preserves (the Division) pursuant to the Nature Preserves Act, the Articles of Dedication of the Nature Preserve, and this Master Plan.

The Nature Preserve may be used for all purposes stated in the Nature Preserves Act, but subject to the provisions of this Master Plan. Action required or permitted by this Master Plan may be taken only by the Division, or by parties designated in writing by the Division for particular actions.

All provisions of this Master Plan shall be interpreted in light of the basic intention of this Master Plan that the Nature Preserve shall be managed to maintain and/or restore its natural ecological conditions and be dedicated for the purposes of the Nature Preserves Act and in furtherance of the public policy of the State of Indiana declared by this Act.

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In the case of this Nature Preserve, the main purpose of the dedication is to preserve and restore the savanna and prairie communities and to protect the endangered species.

2. The following developments, structures and facilities may be permitted within the Nature Preserve:

- a. Boundary markers and boundary fences may be placed as needed around the perimeter. Such developments should be installed with the least possible disturbance to the soil, plants and animals.
- b. A parking lot of not more than 5000 square feet may be established within the Nature Preserve . The site for this lot must be located in a disturbed or formerly disturbed area and may only be installed after a survey has been conducted to insure that no unique or significant features will be impacted.
- c. Foot trails, foot bridges, boardwalks, trail markers, interpretive signs, observation sites and ditch or stream crossings may be constructed and maintained after sufficient study is completed to help determine proper placement. Existing trails and roads may be maintained at the discretion of the Division.
- d. Fire breaks to insure safety during prescribed burning may be established at locations approved by the Division.
- e. Such other developments, construction or improvements that are 1) approved by the Director of the Division of Nature Preserves of the Indiana Department of Natural Resources, or his designee and 2) are not inconsistent with the intent of this document may be established and maintained.

3. Management activities within the Nature Preserve shall be governed by the following rules:
- a. Water levels shall not be altered intentionally except when essential for the restoration or maintenance of natural conditions or in regard to any existing regulated drains.
 - b. Erosion and soil deposition may be controlled.
 - c. No action shall be taken to alter natural growth or natural features in the Nature Preserve for the purpose of enhancing the beauty, neatness and amenities of the Nature Preserve or any part thereof.
 - d. There shall be no cutting of grass, brush or other vegetation, thinning of trees, removal of dead wood, opening of scenic vistas or planting, except as allowed elsewhere in this Master Plan.
 - e. There shall be no removal or use of any natural material, product or object from the Nature Preserve and there shall be no intentional introduction of any material, product or object into the Preserve except as permitted elsewhere in this Master Plan.
 - f. Except as permitted elsewhere in this Master Plan, all fires shall be brought under control as quickly as possible. After a fire, there shall be no clean-up, fire hazard reduction or replanting except for safety purposes.
 - g. Trees or branches that constitute a safety hazard to persons on established trails or in any other authorized use areas may be felled but shall be left to decompose naturally.
 - h. Species of plants and animals which are considered noxious by State Law, and exotic and aggressive native species which are detrimental to the quality of the Nature Preserve, may be controlled and removed. In the case of plants, the control and

removal shall be by manual methods (chain saws, brush cutters and hand tools) and/or prescribed burning. Herbicides and biological agents proven to be effective and safe in natural areas management may be used in conjunction with such manual methods. Except in situations where heavy infestations make this approach impractical, herbicides should only be used if directly applied to cut stumps or to the species to be eradicated. In the case of animals, the control and removal shall be by the most current, acceptable methods, and in accordance with State wildlife regulations.

- i. Control of biotic succession by artificial means may be undertaken only if 1) preservation of a particular species is determined by the Division to be consistent with the purpose of the Nature Preserve and/or 2) such control is necessary for the maintenance or restoration of the natural communities for which the Nature Preserve was dedicated. Acceptable control measures are the same as those allowed in sections 3h, 3j.
- j. Controlled burning shall be permitted only as a properly used tool to maintain and/or restore natural conditions on this Nature Preserve. The Preserve or a portion of the Preserve may be burned annually for natural community management, as determined by the Division. The burning shall be done in accordance with the most current information available on fire management, and shall be done only using the methods and materials specified in a Burning Plan prepared by the Division.
- k. Except as permitted elsewhere in this Master Plan, native plants and animals may only be introduced, re-introduced or removed from the Nature Preserve under the conditions listed below. All such actions shall require the written approval of the

Director of the Division of Nature Preserves. The species to be introduced must constitute a normal component of a natural community contained within the Nature Preserve and its introduction must 1) have a positive effect on the natural quality and integrity of the Nature Preserve and/or 2) correct a negative effect caused by its absence. In order to minimize the possibility of introducing non-native ecotypes into the area, the source of the organisms to be introduced should, if possible, be from within the Northwestern Morainal Natural Region, Chicago Lake Plain Section as defined by Homoya, et al. 1985. The Natural Regions of Indiana. Proc. Indiana Academy of Science. 94: 245-268.

Species of plants or animals which 1) are documented, either by specimens or reliable reports, to have occurred there in the past, or 2) presently occur but are nearly extirpated from the property may be re-introduced into the proper habitat of the Nature Preserve.

In certain cases, the introduction of other species, which are not documented from the Nature Preserve, may be considered on a case by case basis by the Division. Unless adequate justification can be provided to support the introduction of more common species, only those plants and animals may be introduced that 1) are listed as endangered or threatened on a national level by the U.S. Fish and Wildlife Service, 2) are currently being considered for such a listing or 3) represent a population of a species, which is listed as rare, threatened or endangered in Indiana according to the most current listing by the Department of Natural Resources.

Species of plants or animals may be introduced into disturbed areas of the Preserve for the purpose of re-establishing a native natural community or improving a degraded natural community which exists at the time of the Dedication of this Preserve. Only species which would normally occur in this type of natural community may be introduced.

Individual specimens of certain species may be removed from the Nature Preserve for the purpose of re-establishment in a similar community type in another Nature Preserve or in a high quality natural community provided that sufficient individuals of the species are present so that this removal does not endanger the population. Other potential sources should always be explored before allowing a species to be removed from the Preserve. In the case of plants, the removal of seeds for planting elsewhere shall take precedence over the removal of entire plants.

1. Appropriate actions may be taken to correct existing conditions within the Nature Preserve which 1) result from direct or indirect human activities and 2) adversely affect the natural features for which the Nature Preserve was dedicated. Such actions should only be undertaken if reasonable assurances exist that said actions will not have unforeseen detrimental effects on the natural communities and species of plants and animals contained within the Nature Preserve.
4. Human use of the Nature Preserve shall be governed by the following regulations:
 - a. Ingress and egress shall be allowed only at such locations and under such conditions as are established from time to time by the Division.

- b. The primary visitor activities in the Preserve shall be walking, observing and nature study. These activities shall be permitted only to the extent that the Preserve can tolerate them without substantial deterioration. Visitors without permits for research or collecting activities shall generally be permitted only on trails and may otherwise be restricted in movement when deemed advisable.
- c. Scientific and educational activities may be permitted only to the extent that the Preserve can tolerate them without substantial deterioration. Collecting, Research and Educational Permits may be issued only for scientific or educational purposes by the Division.
- d. No structure, easement, right-of-way or other intrusion, development, impairment, disturbance or use which is not permitted by this Master Plan shall be established or be allowed to continue, excepting only the continuance of a use or uses of easements which use existed on the date of this dedication.
- e. Except to the extent permitted in this Master Plan, the following activities are prohibited, but their inclusion herein shall not restrict the right of the Division to prohibit other activities it considers inconsistent with this Master Plan or the purposes of the Preserve: timbering, grazing by domestic animals, farming, the gathering of firewood or other plant products, mining and quarrying, drilling for oil or gas, the harvesting of fruits, nuts, mushrooms, fur bearers or other animals, the dumping, burying or spreading of garbage, trash or other waste materials, picnicking, camping, lighting of fires, participating in games or sports, the use of vehicles (except for emergency and service uses), horseback riding, hunting, trapping, the removal,

disturbance, molestation or defacement of minerals, plants, animals or natural features and the gathering of specimens except by permit.

IN WITNESS WHEREOF, the Department of Natural Resources of the State of Indiana has adopted this Master Plan as of the 19th day of December, 1996.

STATE OF INDIANA
NATURAL RESOURCES COMMISSION

ATTEST:



Patrick R. Ralston, Secretary



Michael J. Kiley, Chairman