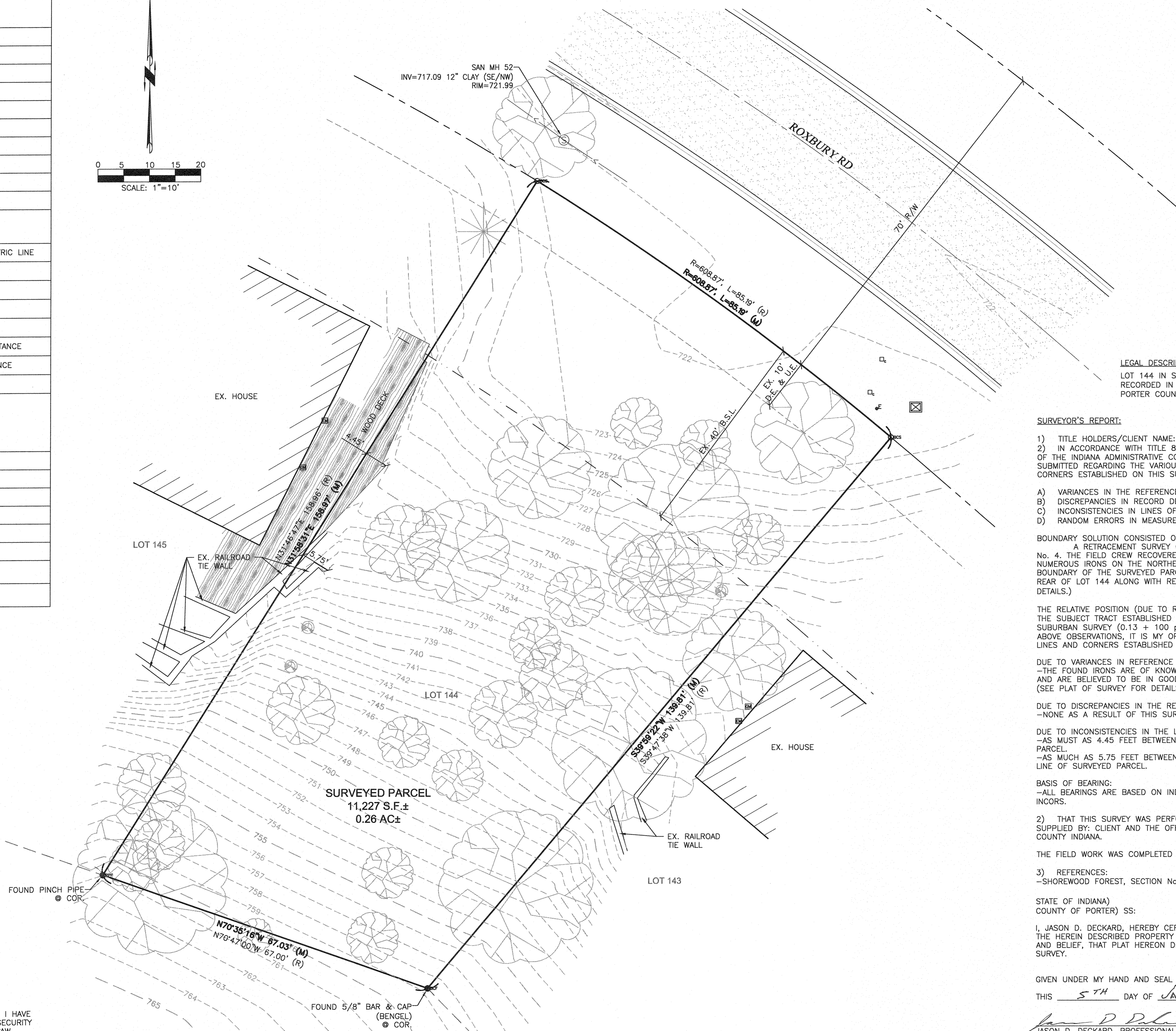
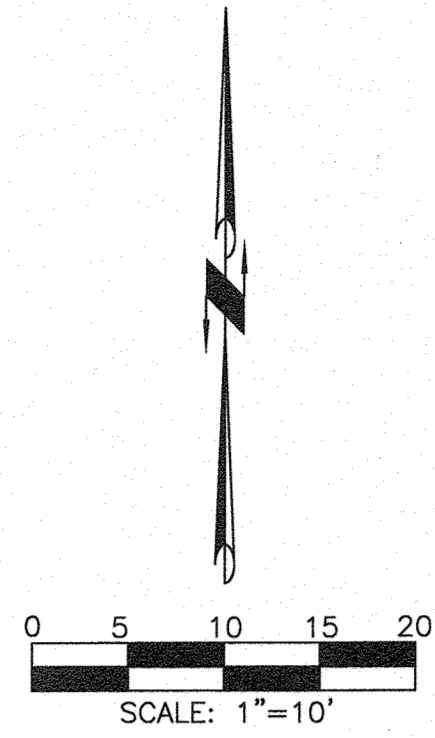


PLAT OF SURVEY
LOT 144 SHOREWOOD FOREST
SECTION No. 4
PORTER COUNTY, INDIANA

LEGEND	
	BAR & CAP FOUND
	BAR & CAP SET
	PINCH PIPE FOUND
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	CABLE TV PEDESTAL
	GAS METER
	SANITARY MANHOLE
	SHRUB
	STUMP
	DECIDUOUS TREE
	PAINTED/FLAGGED ELECTRIC LINE
	BUILDING SETBACK LINE
	DRAINAGE EASEMENT
	UTILITY EASEMENT
	FINISHED FLOOR
	MEASURED BEARING/DISTANCE
	RECORD BEARING/DISTANCE
	RIGHT-OF-WAY
	BUILDING FOOT PRINT
	PROPERTY BOUNDARY
	LOT & PROPERTY LINE
	EASEMENT LINE
	CENTERLINE
	RIGHT-OF-WAY LINE
	SANITARY SEWER LINE
	ASPHALT SURFACE
	WOOD SURFACE



LEGAL DESCRIPTION
 LOT 144 IN SHOREWOOD FOREST, SECTION No. 4, AS PER PLAT THEREOF, RECORDED IN PLAT FILE 15-E-4, IN THE OFFICE OF THE RECORDER OF PORTER COUNTY, INDIANA.

SURVEYOR'S REPORT:

- TITLE HOLDERS/CLIENT NAME: ALLAN BILKA
- IN ACCORDANCE WITH TITLE 865, ARTICLE 1.1, CHAPTER 12, SECTION 1 THROUGH 34 OF THE INDIANA ADMINISTRATIVE CODE, THE FOLLOWING OBSERVATION AND OPINIONS ARE SUBMITTED REGARDING THE VARIOUS UNCERTAINTIES IN THE LOCATION OF THE LINES AND CORNERS ESTABLISHED ON THIS SURVEY AS A RESULT OF:
 - VARIANCES IN THE REFERENCE MONUMENTS;
 - DISCREPANCIES IN RECORD DESCRIPTIONS AND PLATS;
 - INCONSISTENCIES IN LINES OF OCCUPATION AND;
 - RANDOM ERRORS IN MEASUREMENT (RELATIVE POSITION);

BOUNDARY SOLUTION CONSISTED OF:
 A RETRACEMENT SURVEY OF LOT 144 AS SHOWN IN SHOREWOOD FOREST, SECTION No. 4. THE FIELD CREW RECOVERED IRONS NEAR THE REAR LOT LINES OF LOT 144 AND NUMEROUS IRONS ON THE NORTHERLY RIGHT-OF-WAY LINE OF ROXBURY ROAD. THE BOUNDARY OF THE SURVEYED PARCEL WAS DETERMINED BY HOLDING SAID IRONS IN THE REAR OF LOT 144 ALONG WITH RECORD DISTANCES OF SURVEYED PARCEL. (SEE PLAT FOR DETAILS.)

THE RELATIVE POSITION (DUE TO RANDOM ERRORS OF MEASUREMENT) OF THE CORNERS OF THE SUBJECT TRACT ESTABLISHED IN THIS SURVEY IS WITHIN THE SPECIFICATIONS FOR A SUBURBAN SURVEY (0.13 + 100 ppm) AS DEFINED IN IAC 865. AS A RESULT OF THE ABOVE OBSERVATIONS, IT IS MY OPINION THAT THE UNCERTAINTIES IN THE LOCATIONS OF THE LINES AND CORNERS ESTABLISHED ON THIS SURVEY ARE AS FOLLOWS:

DUE TO VARIANCES IN REFERENCE MONUMENTS:
 -THE FOUND IRONS ARE OF KNOWN AND UNKNOWN ORIGIN. THEY ARE IN GOOD CONDITION AND ARE BELIEVED TO BE IN GOOD LOCATION IN ACCORDANCE TO THE SUBDIVISION PLAT. (SEE PLAT OF SURVEY FOR DETAILS.)

DUE TO DISCREPANCIES IN THE RECORDED DESCRIPTION:
 -NONE AS A RESULT OF THIS SURVEY

DUE TO INCONSISTENCIES IN THE LINES OF OCCUPATION:
 -AS MUCH AS 4.45 FEET BETWEEN EXISTING WOOD DECK AND THE WEST LINE OF SURVEYED PARCEL.
 -AS MUCH AS 5.75 FEET BETWEEN EXISTING RAILROAD TIE RETAINING WALL AND THE WEST LINE OF SURVEYED PARCEL.

BASIS OF BEARING:
 -ALL BEARINGS ARE BASED ON INDIANA STATE PLAN COORDINATES (WEST) AS DERIVED BY INCORS.

2) THAT THIS SURVEY WAS PERFORMED FROM PUBLIC RECORDS AND LEGAL DESCRIPTIONS SUPPLIED BY: CLIENT AND THE OFFICE OF THE RECORDER AND SURVEYORS OFFICE, PORTER COUNTY INDIANA.

THE FIELD WORK WAS COMPLETED ON 01/05/18.

3) REFERENCES:
 -SHOREWOOD FOREST, SECTION No. 4, RECORDED IN PLAT FILE 15-E-4

STATE OF INDIANA)
 COUNTY OF PORTER) SS:

I, JASON D. DECKARD, HEREBY CERTIFY THAT ON THE DATE SHOWN I MADE A SURVEY OF THE HEREIN DESCRIBED PROPERTY AND, TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, THAT PLAT HEREON DRAWN IS A TRUE AND ACCURATE REPRESENTATION OF SAID SURVEY.

GIVEN UNDER MY HAND AND SEAL
 THIS 5TH DAY OF JANUARY 2018.

JASON D. DECKARD, PROFESSIONAL LAND SURVEYOR,
 NO. 20400021, STATE OF INDIANA

PLOT DATE: 1/2/2018 11:00 AM FILE: Z:\Projects\5\SVY\SVY017\SVY17.46 SHOREWOOD 4 105 (PORT)\Survey\03 CAD\01 Reference\SVY17.46 SHOREWOOD.dwg

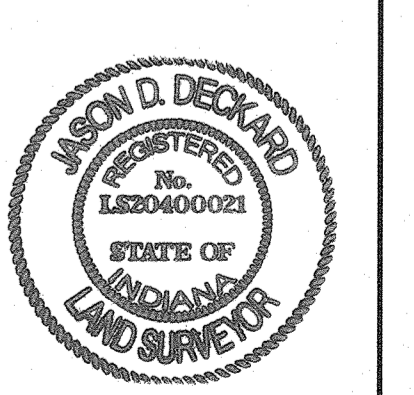
RECORDERS NOTE
 I AFFIRM, UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW.
 JASON DECKARD

Great Lakes Engineering, Inc.
 6084 Lute Road, Portage, IN 46368
 Ph: 219.762.3559 Fax: 219.762.5601
 www.greatlakeseng.net

PLAT OF SURVEY & TOPO
454 ROXBURY RD
VALPARAISO, IN

REVISIONS	DATE	#

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PROJECT No: SVY17.46
 SCALE: 1"=10'
 DRAWN BY: MDT
 CHECKED BY: JDD
 APPROVED BY: JDD
 DRAWING DATE: 1/3/2018
 SHEET NUMBER
 1 of 1