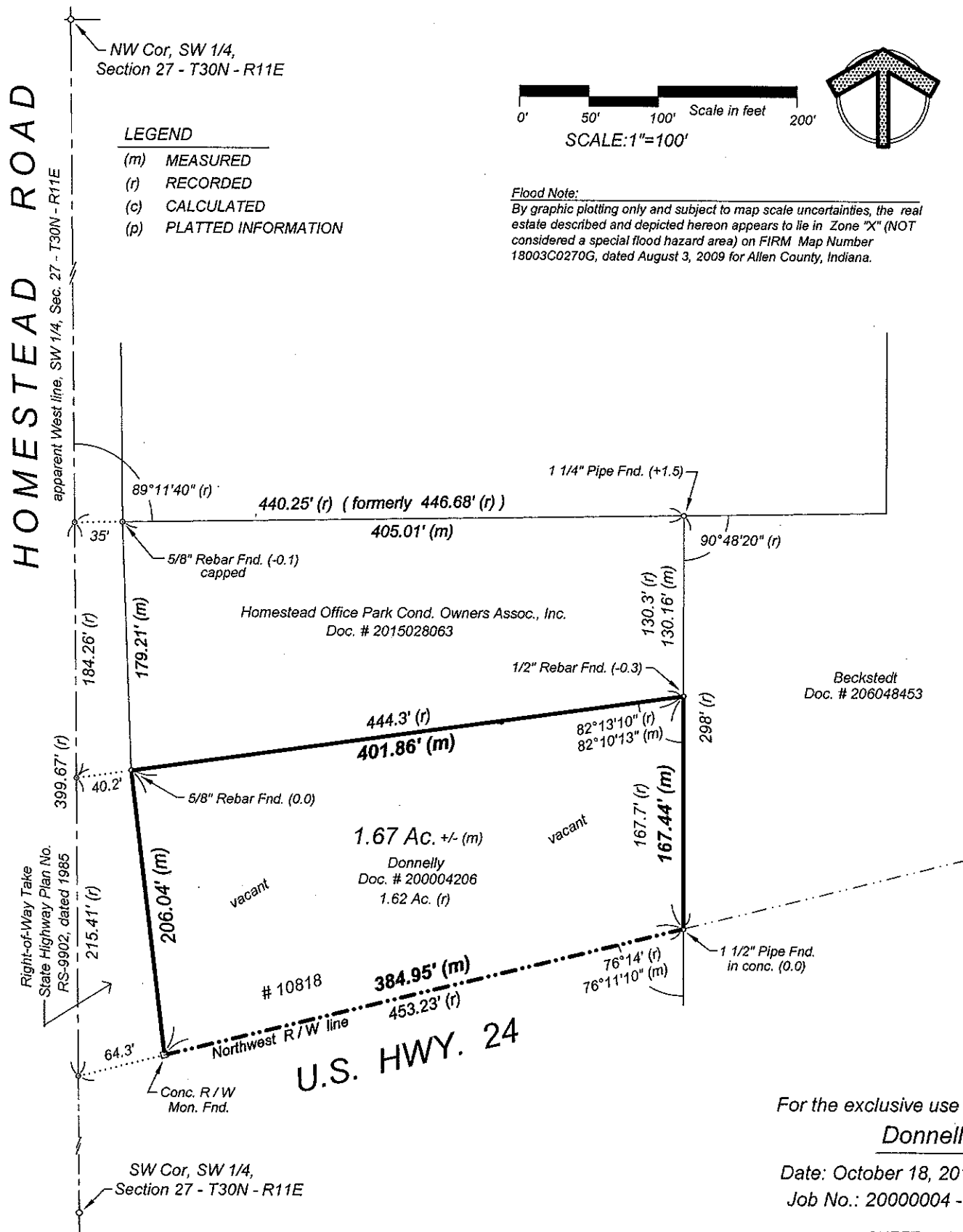




10818 U.S. Hwy. 24, Fort Wayne, IN 46804



Date: October 18, 2016  
Job No.: 20000004 - B



**GOULOFF - JORDAN  
SURVEYING AND DESIGN, INC.**

1133 BROADWAY FORT WAYNE, IN 46802  
PH (260) 424-5362 FAX (260) 424-4916

**LEGAL DESCRIPTION**  
Part of the SW 1/4, Section 27 - T30N - R11E  
10818 U.S. Hwy. 24, Fort Wayne, IN 46804

LEGAL DESCRIPTION - Doc. # 200004206

PART OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 NORTH, RANGE 11 EAST, IN ALLEN COUNTY, INDIANA,  
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE SW 1/4 OF SEC. 27, T30N, R11E, AND THE NORTHWEST RIGHT OF WAY OF U.S. HIGHWAY # 24; THENCE NORTH ALONG THE WEST LINE OF THE SW 1/4 OF SEC 27, T30N, R11E, A DISTANCE OF 399.67 FEET; THENCE EAST WITH A DEFLECTION ANGLE TO THE RIGHT OF 89 DEGR. 11 MIN. 40 SEC. A DISTANCE OF 440.25 FEET (ACTUAL) 446.68 FEET (DEED); THENCE SOUTH WITH A DEFLECTION ANGLE TO THE RIGHT OF 90 DEGR. 48 MIN. 20 SEC. A DISTANCE OF 298 FEET TO A POINT ON THE NORTHWEST RIGHT OF WAY LINE OF U.S. HIGHWAY #24; THENCE SOUTHWEST WITH A DEFLECTION ANGLE TO THE RIGHT OF 76 DEGR. 14 MIN. AND ALONG THE NORTHWEST RIGHT OF WAY LINE OF U.S. HIGHWAY A DISTANCE OF 453.23 FEET TO THE POINT OF BEGINNING, CONTAINING 3.53 ACRES AND SUBJECT TO ROAD RIGHTS OF WAY AND EASEMENTS.

EXCEPT THE FOLLOWING:

PART OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 NORTH, RANGE 11 EAST, IN ALLEN COUNTY, INDIANA,  
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 NORTH, RANGE 11 EAST, AND THE NORTHWEST RIGHT OF WAY LINE OF U.S. HIGHWAY NUMBER 24; THENCE NORTH ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 NORTH, RANGE 11 EAST A DISTANCE OF 215.41 FEET TO THE TRUE POINT OF BEGINING; THENCE NORTH ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 NORTH, RANGE 11 EAST A DISTANCE OF 184.26 FEET; THENCE EAST WITH A DEFLECTION ANGLE TO THE RIGHT OF 89 DEGREES 11 MINUTES 40 SECONDS A DISTANCE OF 440.25 FEET (ACTUAL) 446.68 FEET (DEED); THENCE SOUTH WITH A DEFLECTION ANGLE TO THE RIGHT OF 90 DEGREES 48 MINUTES 20 SECONDS A DISTANCE OF 130.3 FEET; THENCE SOUTHWEST WITH A DEFLECTION ANGLE TO THE RIGHT OF 82 DEGREES 13 MINUTES 10 SECONDS A DISTANCE 444.3 FEET TO THE POINT OF BEGINNING.

CONTAINING AFTER SAID EXCEPTION, 1.91 ACRES MORE OR LESS.

ALSO EXCEPTING THAT PORTION OF LAND TAKEN FOR RIGHT OF WAY PURPOSES FOR HOMESTEAD ROAD.

For the exclusive use of: Donnelly

Date: October 18, 2016

Job No.: 20000004 - B

SHEET 2 OF 3



**GOULOFF - JORDAN  
SURVEYING AND DESIGN, INC.**

1133 BROADWAY FORT WAYNE, IN 46802  
PH (260) 424-5362 FAX (260) 424-4916

**SURVEYOR'S REPORT**  
Part of the SW 1/4, Section 27 - T30N - R11E  
10818 U.S. Hwy. 24, Fort Wayne, IN 46804

**SURVEYOR'S REPORT**

This report and the accompanying survey plat have been prepared in accordance with Title 865, Article 1, Rule 12, Sec 1-29 and all amendments thereto of the Indiana Administrative Code, which establishes the minimum standards for the practice of land surveying.

Monuments set are 5/8 inch round by 24 inch long steel rebars with yellow plastic caps stamped "GOU LS29500017", and set flush with the ground surface.

Monuments found are noted with an above (x.x) or below (-x.x) ground surface dimension.

This purpose for this survey is to "retrace" the boundary of the real estate described hereon.

**THEORY OF LOCATION:**

The lines and corners for this survey were established as depicted on the survey drawing and per information shown in Document Number 200004206 as found in the Recorder's Office of Allen County, Indiana.

The uncertainty in the lines and corners found or established by this survey are as follows:

**(A) Availability and condition of reference monuments:**

Monuments found are described and depicted on the survey drawing.

Uncertainty created by the location of the monuments found or set on the subject property due to variations in reference monuments (monuments found on the subject property and on adjacent properties) is the difference between "measured" and "platted" or "recorded" angular or distance measurements as depicted on the survey drawing.

The maximum uncertainty for this survey is 0.26 feet.

**(B) Occupation or possession lines:**

No uncertainty was created by visible occupation or possession lines.

**(C) Clarity or ambiguity of the record description and or adjoiner's descriptions:**

No uncertainty was created by the above mentioned documents.

**(D) This survey falls under the classification of a "Suburban" survey. The acceptable relative positional precision (random errors in measurements) = 0.13 feet (40 millimeters) plus 100 parts per million as specified in Section 7 of said Rule 12.**

**SURVEYOR'S CERTIFICATION**

This survey was performed by, or under the responsible direction of the undersigned registered land surveyor and to the best of said registered land surveyor's knowledge and belief, said survey was executed according to the applicable survey requirements of 865 IAC-1-12-1 thru 29.

Field work for this survey was performed on September 29, 2016.

DATED THIS 18th DAY OF OCTOBER, 2016.

Timothy C. Gouloff, R.L.S. 29500017

Job No.: 20000004 - B

