



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

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

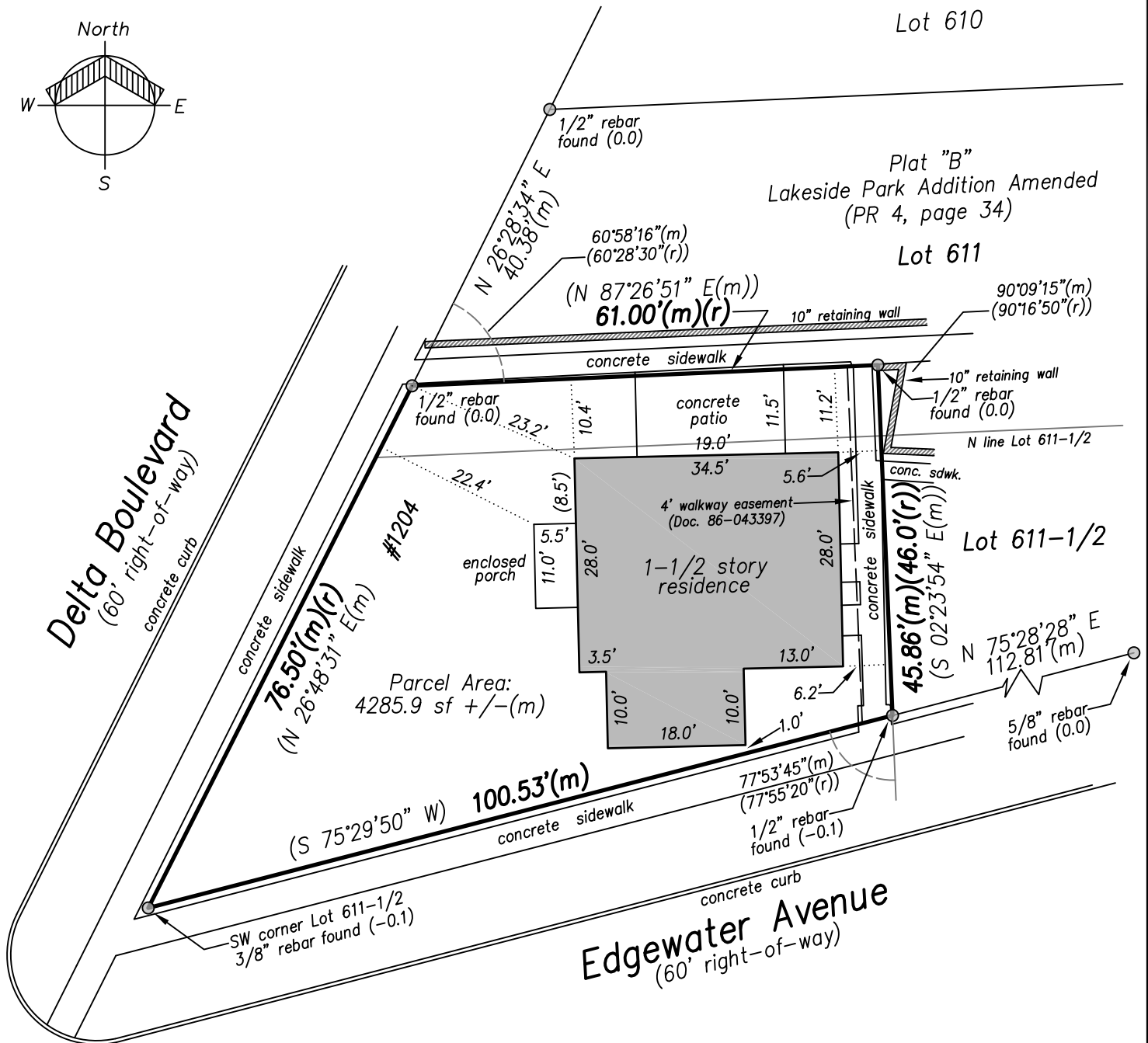
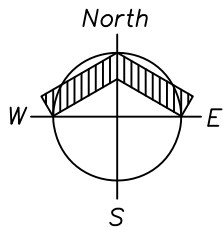
**Boundary Retracement Survey**  
Part of Lots 611 and 611-1/2 in  
Plat "B" Lakeside Park Addition Amended  
1204 Delta Boulevard, Fort Wayne, IN 46805

**LEGEND**

(m)	MEASURED
(r)	RECORDED
(c)	CALCULATED
(p)	PLATTED INFORMATION

**Flood Note:**

By graphic plotting only and subject to map scale uncertainties, the real estate described and depicted hereon appears to lie in Zone "X" (NOT considered a special flood hazard area) on FIRM Map Number 18003C03050G, dated 8/3/2009 for the City of Fort Wayne, Indiana.



Client: Dean N. Ploughe and Rachel R. Jones

Date: April 4, 2019

Job No.: 20190072

Sheet: 1 of 2

SCALE: 1" = 20'





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

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

**Boundary Retracement Survey**  
Part of Lots 611 and 611-1/2 in  
Plat "B" Lakeside Park Addition Amended  
1204 Delta Boulevard, Fort Wayne, IN 46805

**DESCRIPTION**

Part of Lot Numbered 611 and part of Lot Numbered 611 1/2 in Lakeside Park Amended, Plat "B", as recorded in Plat Record 4, page 34, being more particularly described as follows:

Beginning at the Southwest Corner of Lot Numbered 611 1/2 in Lakeside Park Amended, Plat "B", as recorded in the plat thereof; thence Northeasterly along the Westerly lines of Lot Numbered 611 1/2 and Lot Numbered 611, said line also being the Easterly right-of-way line of Delta Boulevard, a distance of 76.5 feet; thence Easterly with a deflection angle to the right of 60 degrees 28 minutes 30 seconds a distance of 61.0 feet; thence Southerly with a deflection angle to the right of 90 degrees 16 minutes 50 seconds a distance of 46.0 feet to a point on the Southerly line of Lot Numbered 611 1/2, said line also being the Northerly right-of-way line of Edgewater Avenue; thence Southwesterly with a deflection angle to the right of 77 degrees 55 minutes 20 seconds along the Southerly line of Lot Numbered 611 1/2 and the Northerly right-of-way line of Edgewater Avenue, a distance of 100.6 feet to the point of beginning.

**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, unless otherwise noted.

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

This purpose of 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 found in Document 93-066782.

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 0.5 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.**

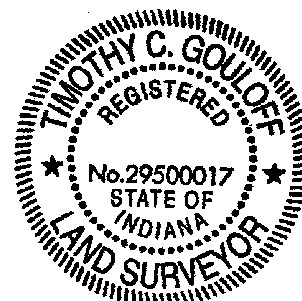
**SURVEYOR'S CERTIFICATION**

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 3/29/2019.

DATED THIS 4th DAY OF APRIL, 2019.

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



Job No.: 20190072

Sheet: 2 of 2