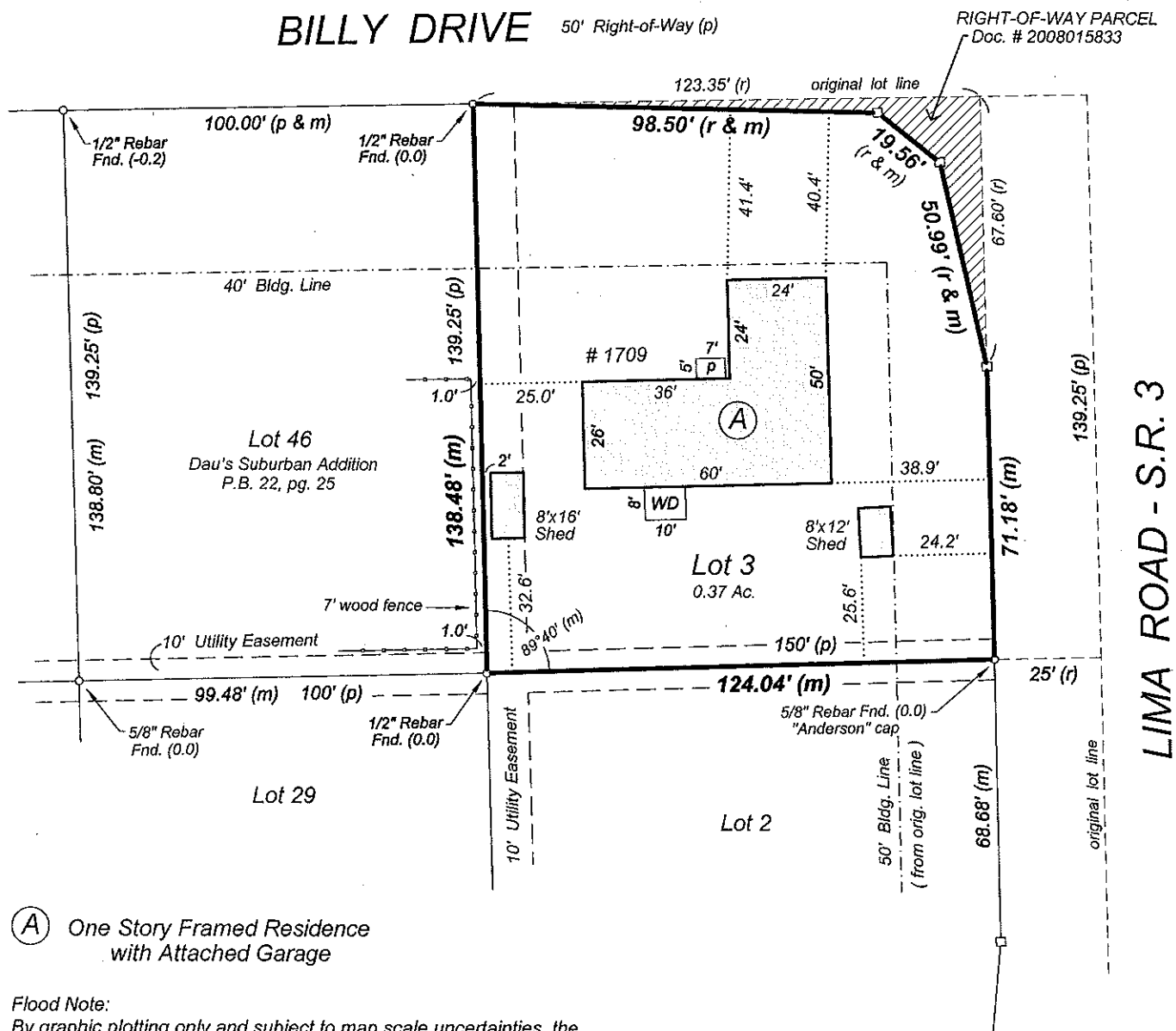
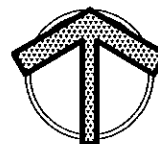
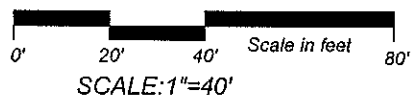


1709 Billy Drive, Fort Wayne, IN 46818

(m) MEASURED
(r) RECORDED
(c) CALCULATED
(p) PLATTED INFORMATION
☐ CONCRETE R/W MARKER
WD WOOD DECK



Ⓐ *One Story Framed Residence
with Attached Garage*

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 18003C0170G, dated August 3, 2009 for Allen County, Indiana.

Job No.: 20170273

See Sheet 2 of 3 for Legal Description and
Sheet 3 of 3 for Surveyor's Report.



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

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

LEGAL DESCRIPTION

*Lot 3 - Dau's Suburban Addition
1709 Billy Drive, Fort Wayne, IN 46818*

LEGAL DESCRIPTION

Lot Numbered Three (3) in Dau's Suburban Addition to Allen County, Indiana, Section Three (3), Township Thirty-one (31) North, Range Twelve (12) East according to the recorded plat thereof, as recorded in Plat Record 22, page 25 in the Office of the Recorder of Allen County, Indiana.

EXCEPT that part sold to the State of Indiana by virtue of Warranty Deed with Partial Limitation of Access recorded April 1, 2008 as Document Number 2008015833 described as follows:

A part of Lot 3 in Dau's Suburban Addition, a subdivision in the North Half of the Southeast Quarter of the Northwest Quarter of Section 3, Township 31 North, Range 12 East, the place of which subdivision is recorded in Plat Book 22, page 25, in the Office of the Recorder of Allen County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat, marked EXHIBIT "B", described as follows: Beginning at the northwest corner of said lot, designated as point "854" on said parcel plat; thence North 88 degrees 49 minutes 00 seconds East 123.35 feet along the north line of said lot to the west boundary of S.R. 3 (Lima Road); thence South 1 degree 08 minutes 01 second East 67.60 feet along the boundary of said S.R. 3 to point "851" designated on said parcel plat; thence North 12 degrees 26 minutes 37 seconds West 50.99 feet to point "852" designated on said parcel plat; thence North 51 degrees 05 minutes 31 seconds West 19.56 feet to point "853" designated on said parcel plat; thence North 88 degrees 16 minutes 25 seconds West 98.50 feet to the point of beginning and containing 841 square feet, more or less.

For the exclusive use of: Splinter / new owner

Date: September 19, 2017

Job No.: 20170273



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

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

SURVEYOR'S REPORT

Lot 3 - Dau's Suburban Addition
1709 Billy Drive, Fort Wayne, IN 46818

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 on the plat of Dau's Suburban Addition and in Document Number 2008015833 for the State of Indiana Right-of-Way Take.

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 0.79 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.

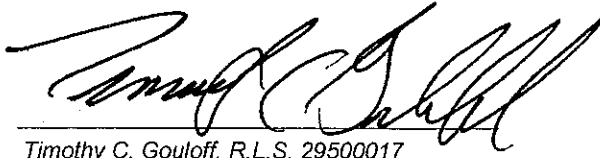
(D) This survey falls under the classification of a "Suburban" survey. The acceptable relative positional precision (random errors in measurements) = 0.13 feet (40 millimeters) plus 100 parts per million as specified in Section 7 of said Rule 12.

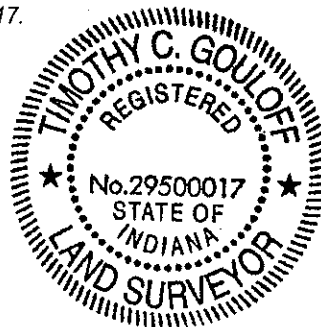
SURVEYOR'S CERTIFICATION

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 15, 2017.

DATED THIS 19th DAY OF SEPTEMBER, 2017.


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



Job No.: 20170273