



BOUNDARY RETRACEMENT SURVEY

2110, 2112 and 2116 S. Clinton Street,  
Fort Wayne, IN 46803

**For the exclusive use of:  
Marschand Estate / new owner**

Date: August 31, 2016

Job No.: 20160274

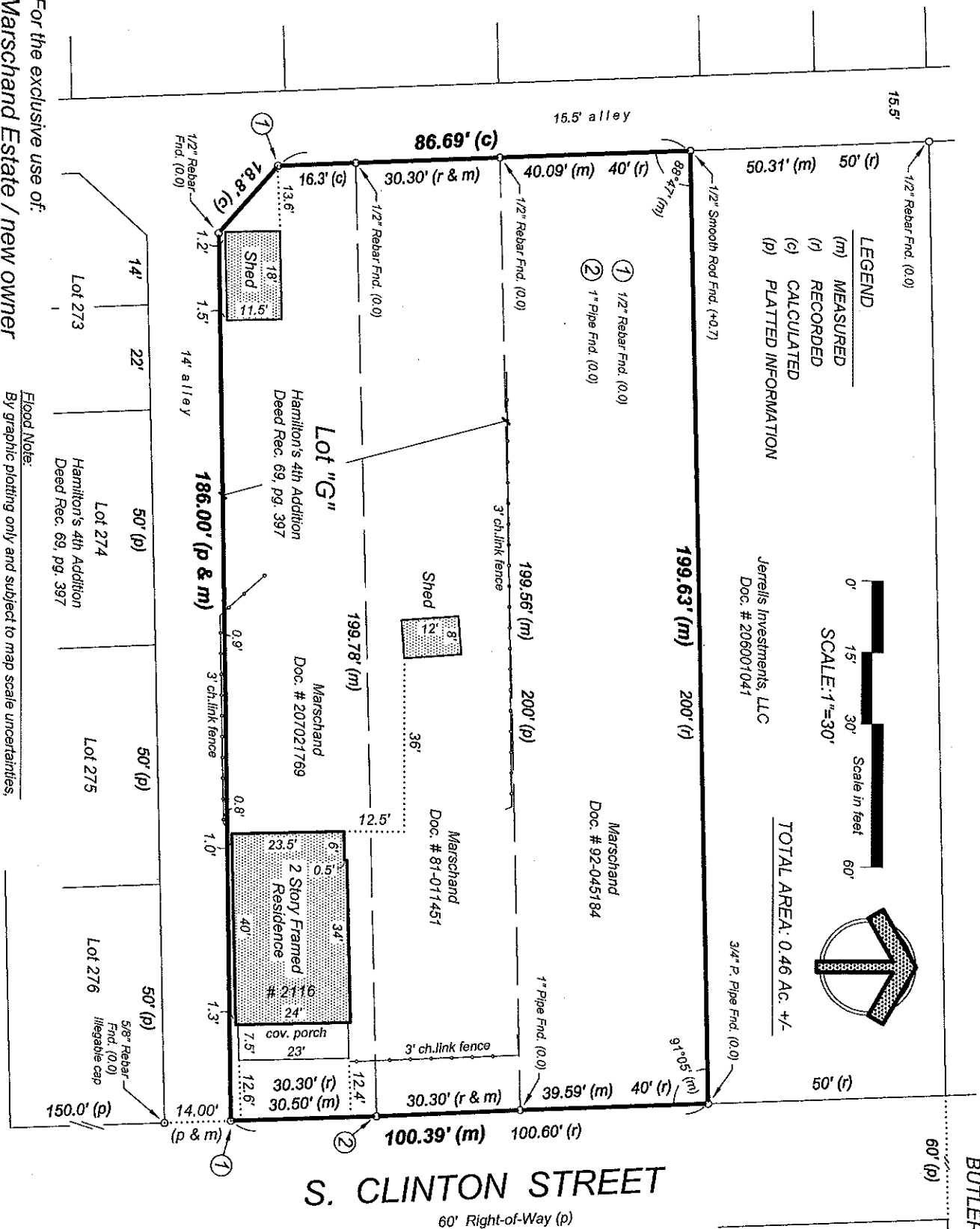
Flood Note

**By graphic plotting only and subject to map scale uncertainties, the real estate described and delineated herein appears to lie within**

Zone "X" (NOT considered a special flood hazard area) on FIRM Map Number 18003C0284G, dated August 3, 2009 for Allen County, Indiana.

DeWALT STREET

60' Right-of-Way (p)



SHEET 1 OF 2



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

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

**SURVEYOR'S REPORT**  
2110, 2112 and 2116 S. Clinton Street,  
Fort Wayne, IN 46803

LEGAL DESCRIPTION - Doc. # 92-045184

Commencing on the West line of Clinton Street in the City of Fort Wayne, 50 feet South of where the South line of Butler Street extended intersects the same; thence South on the West line of Clinton Street 40 feet, more or less to the North line of Lot "G" Hamilton's Fourth Addition to said City; thence West on North line of said Lot "G" 200 feet to the East line of the alley in rear of same; thence North on said East line of alley 40 feet more or less to a point directly West of Beginning; thence East 200 feet to Beginning, in the City of Fort Wayne, Allen County, Indiana.

LEGAL DESCRIPTION - Doc. # 81-011451

The North half of Lot "G", in Hamilton's 4th Addition to the City of Fort Wayne, Allen County, Indiana, according to the plat thereof.

LEGAL DESCRIPTION - Doc. # 207021769

The South one-half (1/2) of Lot "G", in Hamilton's 4th Addition to the City of Fort Wayne, Allen County, Indiana, more commonly known as 2116 S. Clinton Street, Fort Wayne, IN.

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 Hamilton's 4th Addition, along with Documents #92-045184, #81-011451 and #207021769 as found in the Office of the Recorder 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 0.44 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 August 26, 2016.

DATED THIS 31st DAY OF AUGUST, 2016.

Job No.: 20160274

  
Timothy C. Gouloff RLS 29500017



SHEET 2 OF 2