

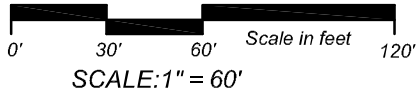
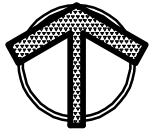


**GOULOFF - JORDAN
SURVEYING AND DESIGN, INC.**

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

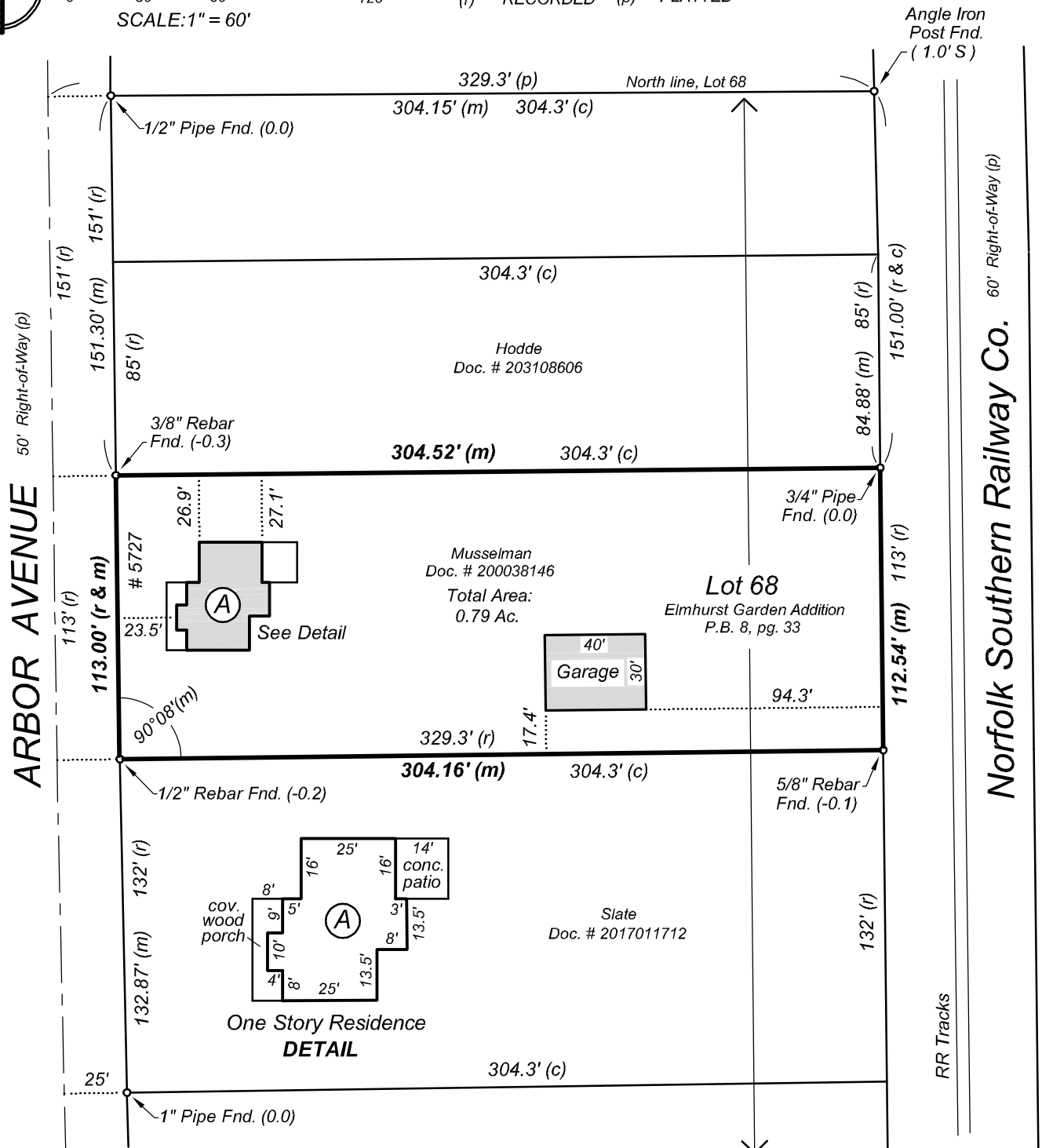
BOUNDARY RETRACEMENT SURVEY

Part of Lot 68 - Elmhurst Garden Addition
5727 Arbor Avenue, Fort Wayne, IN 46809



LEGEND

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



For the exclusive use of:
Musselman / new owner

Date: September 8, 2021

Job No.: 20210323

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 18003C0291G, dated August 3, 2009 for Allen County, Indiana.



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SURVEYOR'S REPORT

Part of Lot 68 - Elmhurst Garden Addition
5727 Arbor Avenue, Fort Wayne, IN 46809

LEGAL DESCRIPTION - Doc. # 200038146

Part of Lot Number 68 in Elmhurst Garden Addition, by metes and bounds described as follows:

Commencing on the West line of said lot, at a point situated 151 feet South of the Northwest corner thereof; thence continuing South on the same line 113 feet; thence East and parallel to North line of said Lot a distance of 329.3 feet to the East line thereof; thence North on the East line of said lot, a distance of 113 feet; thence West to the point of beginning. Allen County, Indiana

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 Elmhurst Garden Addition and Document Number 200038146 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 0.96 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.

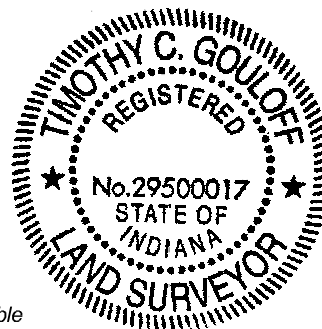
SURVEYOR'S CERTIFICATION

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 31, 2021.

DATED THIS 8th DAY OF SEPTEMBER, 2021.

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



"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." Timothy C. Gouloff

Job No.: 20210323

SHEET 2 OF 2