

3004888

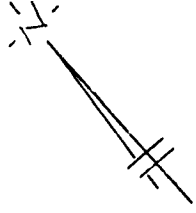
BOOK 7 PAGE 13

Survey Plot of 6' Easement on Lot #251 Foxcliff South  
Section XXXI as Recorded in Deed Record 278, Pages 461 & 469

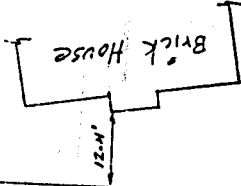
Client: Foxcliff Golf Club, Inc. & owner of Easement  
No Improvements

Foxcliff Drive South - 50' R/W

Northwest Corner  
Lot # 251



Scale 1" = 20'



Lot # 250

Lot # 251

LEGEND

- Rebar Found
- 3/4" Iron Pipe Set

Southwest Corner  
Lot # 251

6' Easement - Refer to DR 328 P 180  
N46°07'35"W 177.13' (Plat)  
N46°00'48"W 177.13' (Plat)

N58°53'10"E 45.01' (Measured)  
(N58°53'10"E 45.01' (Plat))

Split Course # 10 Tee

FOR TAXATION  
6-29  
Blanche Dubois  
Assessing Officer

Reginald M. Craden  
April 25, 1990



Subject: Surveyor's Report  
 Client: Foxcliff Golf Club, Inc.  
 Location: Lot 251 Foxcliff Estates South, Section XXXI

Page 1 of 2

### Surveyor's Report

In accordance with Title 864, Article 1.1, Chapter 13, Section 1 through 34 of the Indiana Administrative Code, the following observations and opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of:

- a) Random Errors in Measurement (Theoretical Uncertainty)
- b) Discrepancies in record descriptions and plats
- c) Inconsistencies in lines of occupation and
- d) Variances in the reference monuments

The Theoretical Uncertainty (due to random errors in measurement) of the corners of the subject tract established this survey is within the specifications for a Class "A" Survey (+/- .10 feet) as defined in IAC 864.

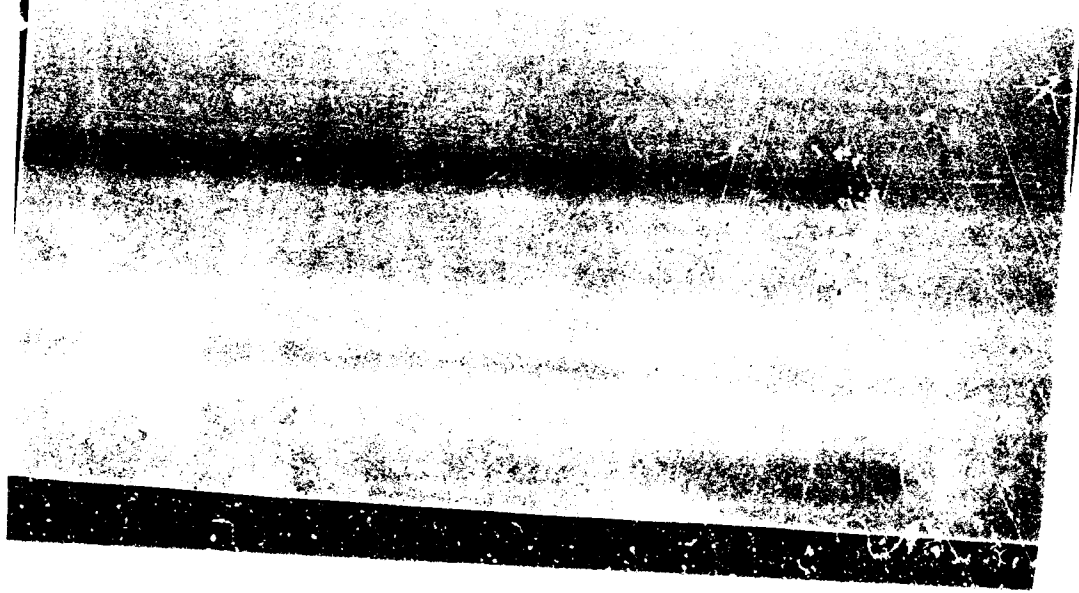
The survey base line for Foxcliff Estates South, Section XXXI should have been the West line of the Southwest Quarter of Section 14, Township 12 North, Range 1 East with the stone at the South corner and the Iron Pipe (rod) at the North end being the controlling points. These corners were found, location established per total station equipment and their location used as the base for all mathematical comparisons. Refer to Chart #1 for the comparison between the computed plat location coordinates and the monuments found representing the same point. Note, most of the monuments found did not agree close enough to accept as representing their respective lot corner(s).

A rebar was found at the Southeast corner of Lot #248; its location agreed closely with the plat location; and therefore, was used as the bases for establishing the Southwest corner and South line of Lot #251. This corner and line was established utilizing the plat bearing and distance from said rebar found at the Southeast corner of Lot #248. For the Southwest corner of Lot #251 this resulted in: 1) a variance of 0.20 feet with the plat, 2) a variance of 0.64 feet with the rebar found. These same variances would also apply to the Southeast corner of the six foot easement as established. The rebar found marking the Northwest corner of Lot #251 has a variance with the plat of 0.32 feet and was accepted as representing the Northwest corner of Lot #251. These same variances would also apply to the Northeast corner of the six foot easement established.

No discrepancies were found between record description and plat.

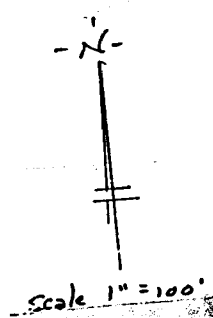
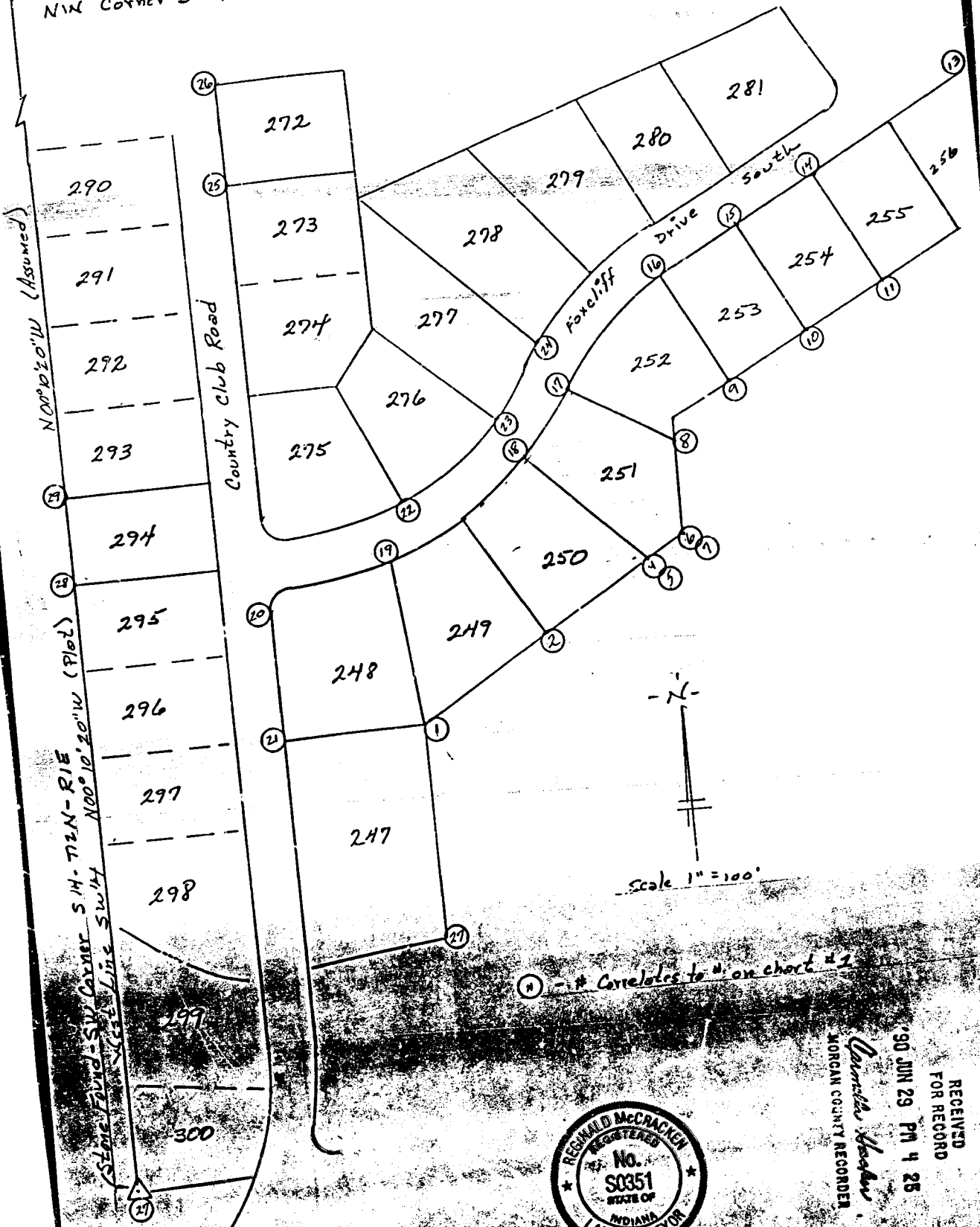
No inconsistencies in lines of occupation were noted on this date of March 3, 1990.

*Reginald McCracken*  
*April 25, 1990*



Foxcliff South - Section XXXI

Iron Rod Found  
N1/4 Corner SW 1/4



① - Correlates to # on chart # 1



*Reginald McCracken*  
 11-21-1900

RECEIVED  
 FOR RECORD  
 90 JUN 29 PM 4 25  
*Carroll H. ...*  
 MORGAN COUNTY RECORDER