

REPORT OF SURVEY

In accordance with Title 865, Chapter 12 of the Indiana Administrative Code, a report of survey is required to explain procedures used in establishing the subject property lines and to provide an opinion regarding uncertainties in surveyed property lines.

The following procedures were used to establish the subject property lines.

1. Monuments were found for the west line and for the south line of southwest quarter of Section 20 as per the Brown County Surveyor and are shown on the plat.
2. The north line of the Park View Subdivisions was established as per found monuments as shown on the plat. This was used as the south line of the subject parcel.
3. The west line of the small parcels at the southeast corner of the subject parcel was established as per found monuments as shown on the plat. The north line of the northernmost of these tracts was established at the record angle as per the deed.
4. The centerline of the creek was used as a westerly property line as per the deed of the subject parcel.
5. The centerline of Park View Lane was used as an easterly property line as per the deed of the subject parcel.
6. The south right-of-way for S.R. 46 was established as per a right-of-way monument found on the west and as per the physical centerline of the road and bridge on the east. This worked well with the right-of-way fence found near the northerly line of the subject parcel.

Uncertainties in the boundary positions may result from any or all of the following factors:

- A. Availability and Condition of Reference Monuments
- B. Ambiguities in Record Description

Found monuments were found in good condition except as noted.

The deed for the subject parcel does not describe land west of the creek. The deed for the western adjoiner does not describe land east of the quarter section line. This leaves a small piece of land in between the creek and the quarter section line with no title.

Record distances along the south line of the subject parcel differed from the distance found by this survey and varied by up to 5 feet, according to deeds and unrecorded surveys discovered. The north line of the Park View subdivisions is supposed to be on the section line and/or quarter section, but was found to skew well north of a line between the two accepted quarter section corners.

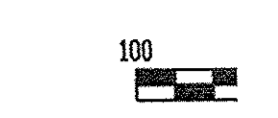
- C. Inconsistencies in Lines of Occupation
- D. Theoretical Uncertainty

Occupation lines were generally consistent with the boundaries as per this survey.

Due to random errors caused by survey instrument precision and survey field methods used, the theoretical uncertainty of all points in this survey is 0.50 feet, which meets the requirements of a Class "C" survey as defined in the survey standards. This means that the actual field position of all points in this survey is within this uncertain distance from the theoretical point locations as shown on the survey plat.

NOTES:

- 1) Subject to Grant of Flowage Right in favor of PARKVIEW SQUARE INC., as recorded in Book 39, page 208, in the Office of the Recorder of Brown County. Exact location not delineated in document.
- 2) Subject to Right Of Way Agreement in favor of Indiana Natural Gas Corporation, as recorded in Book Easement 9, pages 487-488, in the Office of the Recorder of Brown County. Exact location not delineated in document.
- 3) A water line found along the West side of Park View Lane as shown on drawing. No easement was found.
- 4) Location of sanitary sewer force main running generally Southeast - Northwest across the site was derived from construction plans. The force main connected to the existing lift station was not located. City of Nashville Utilities personnel were unable to provide an accurate location of either force main.
- 5) The Brown County Highway Department claims a 40' right-of-way based on the physical centerline, for Park View Lane.
- 6) Overhead electric and telephone lines were found crossing the extreme easterly portion of the site. Overhead electric and telephone lines were found along the 657.50 foot southeasterly line. No easements were found for these lines.
- 7) According to the Brown County Planning Department zoning changes at the 610 elevation contour line. Elevations higher than 610 are zoned R2, and lower than 610 are zoned FP.



SOURCE OF BASIS OF BEZ ZONING: FP =

PROPERTY LINE  
EASEMENT LINE  
QUARTER SECTION  
OVERHEAD TELEPHONE  
UNDERGROUND TELEPHONE  
WATER LINE  
GAS LINE  
FENCE  
DEED RECORD FOUND  
5/8" REBAR RIGHT-OF-WAY  
UTILITY POLE  
FIRE HYDRANT  
WATER VALVE  
MANHOLE

LEGAL DESCRIPTION

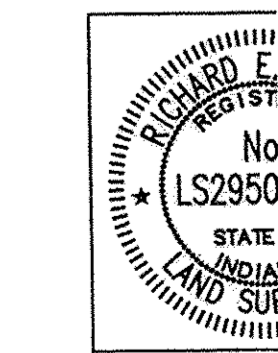
A part of the West Half more particularly describe

Beginning at the Southwest 56 seconds East along the line of Salt Creek; thence do minutes 53 seconds East 3) North 12 degrees 48 1 seconds West 71.20 feet along said West line 634. the following seven (7) or North 28 degrees 25 min seconds East 130.78 feet degrees 57 minutes 04 seconds East 92.84 feet; Southerly right-of-way line radius of 3730.02 feet or of 544.21 feet; thence South 62 degrees thence leaving said right-Park View Lane: 1) South degrees 03 minutes 49 s 30.93 feet; 4) South 01 minutes 52 seconds East 7) South 07 degrees 43 seconds East 77.73 feet; degrees 20 minutes 18 s 69.17 feet; 12) South 02 minutes 27 seconds West seconds West 321.54 feet the North line of Park View along said North line and point of beginning, contain

#97-965  
Received For Record  
This 14 day of March  
A.D. 1997 at 8:20 o'clock AM  
and recorded in record  
Page 44A  
RECORDER OF BROWN COUNTY  
Richard E. Wat

I hereby certify to a Class "C" sur Title 865, Cha MINIMUM STAND In witness the of March, 1997;

Richard E. Wat  
Richard E. Wat  
Indiana L.S. 29



OWNER: