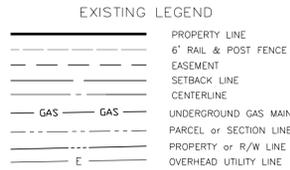
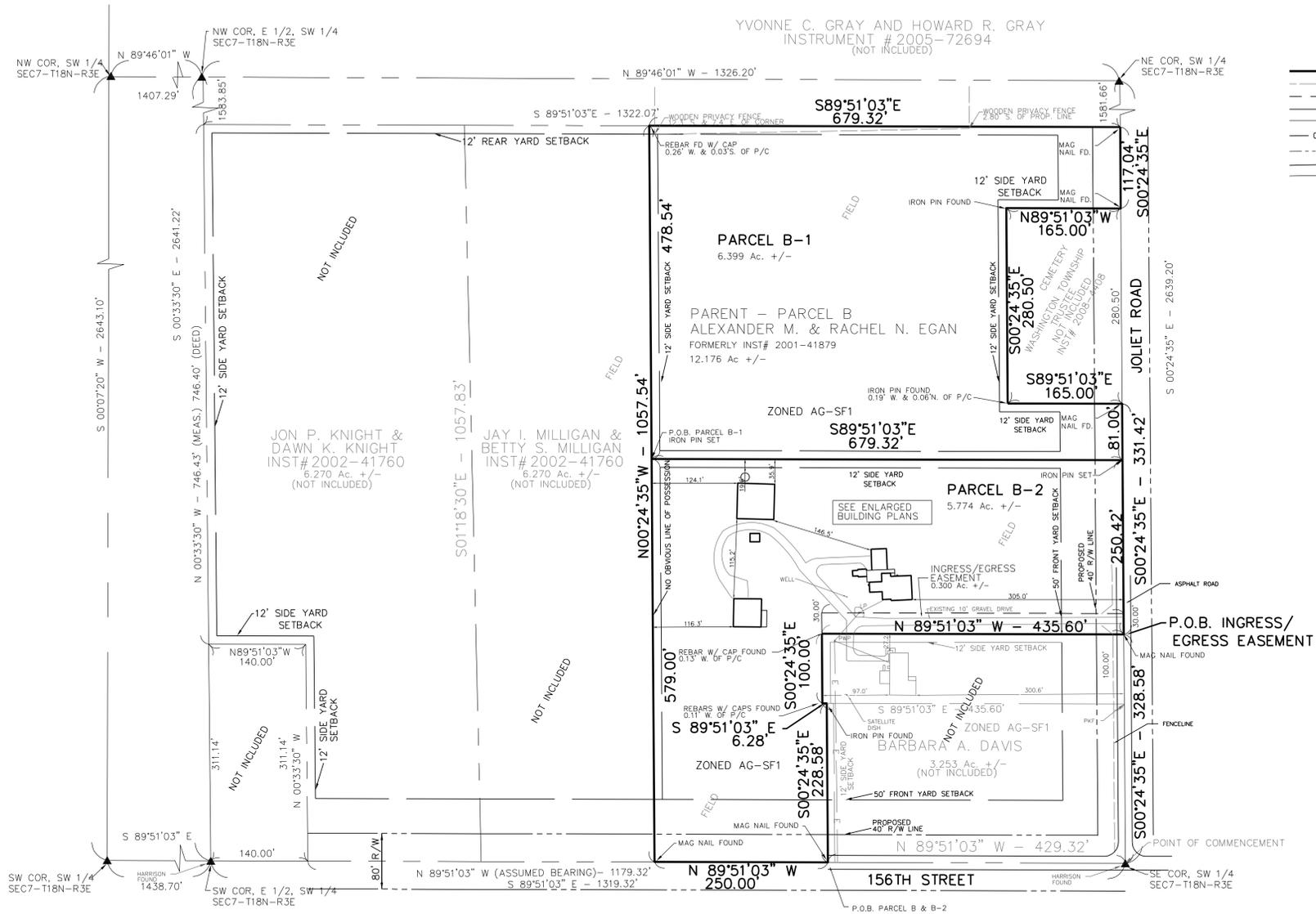


YVONNE C. GRAY AND HOWARD R. GRAY
INSTRUMENT # 2005-72694
(NOT INCLUDED)



SURVEYORS REPORT FOR ORIGINAL SURVEY

The purpose of this survey is to provide a Land Title Survey for two new tax parcels split from the original parcel B for the property commonly known as 15630 Joliet Road, Westfield, Indiana.

To Alexander M. and Rachel N. Egan, Sierra Pacific Mortgage Company, Inc., Enterprise Title:

I, the undersigned, certify that this survey was performed under my direction and to the best of my knowledge or belief, was executed according to survey requirements.

This is to certify that this map or plat and the survey on which it is based were made in accordance with "2011 Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys", jointly established and adopted by ALTA, and NSPS, and includes Items No. 1, 2, 3, 4, 6, 7a, 8, 10, and 11a of Table 'A' thereof. Keeler-Webb Associates fieldwork was completed in September 8, 2008, and May 27, 2011.

In accordance with Title 865, Article 1, Chapter 12, Section 1 through 26 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.) Variances in the referenced monuments;
- B.) Discrepancies in record descriptions and plans;
- C.) Inconsistencies in lines of occupation; and
- D.) Relative Positional Accuracy for Measurements Controlling Land Boundaries

As a result of the above observations, it is my opinion that the uncertainties in the locations of the lines and corners established on this survey are as follows:

Due to variances in referenced monuments: 0.06' (North-South) & 0.66' (East-West)

Monuments were set or found during the course of this survey, those set in the ground are 5/8" rebar with yellow/red plastic caps stamped "Keeler-Webb" or "29500025", respectively, unless otherwise noted. Monuments set in hard surfaced areas, such as asphalt, are as indicated on the drawing. Monuments found at or near the deed corners, or along the dead lines of the subject real estate are indicated on the drawing. Monuments were not set in those cases where a found monument was not in agreement with this survey, but within the tolerances required, because the difference is deemed insignificant. The difference may be shown on the survey to accentuate the uncertainty of that corner. In those cases where the difference is greater than the relative positional accuracy of uncertainty in controlling monuments, caution should be exercised before making any improvements along the lines affected.

It is a fact that in many locations, the original section corners have not been perpetuated or have been lost. In these instances, the only evidence available to indicate the true positions of original section corners is existing topographical features and current monuments. Lacking any evidence, the surveyor may resort to proportional measurement to reestablish section corners. Section corners that are not original are usually classified as Title Corners. Since undiscovered information may affect the true position of a title corner, the uncertainty in a title corner is unknown. This survey made use of the assumed bearings for the South line of the Southwest Quarter of Section 7. Section corner monuments were located based on Section 7 records from the Hamilton County Surveyors Office. Those uncertainties considered to be significant and they are 0.66' East-West, and 0.06' North-South for the reference monuments.

Due to discrepancies in the record description: <0.1' (East-West) <0.1' (North-South)

The record descriptions for the adjoining real estate were obtained from the Hamilton County Recorder's Office and retraced to disclose possible gaps and/or overlaps between the lines of the surveyed tract and those of the adjoining real estate. It is this surveyor's professional opinion that there are minimal uncertainties in the lines of the surveyed real estate and those of the surrounding adjacers. Inconsistencies in lines of occupation and possession are as shown. The survey reflects boundary lines of the subject real estate which close by calculation.

There may be differences between lines of occupation (possession) and the deed lines as shown on this survey. Occupation means some observable improvement either man made or a natural barrier manipulated by man to delineate the property line. It should be noted that not all fences are erected to define property lines and caution is warranted before accepting this type of barrier as such. One should also be aware that when these types of occupation are not in agreement with deed lines certain unwritten rights may exist over the land between them. Those parties relying on the survey should assume that the uncertainty of ownership of these areas where occupation lines and deed lines are not in coincidence is, at least, equal to the magnitude of the difference. All fences and lines of occupation are as shown on the survey. There is a possible encroachment noted upon the boundary lines of the subject property or upon any easement areas shown on the survey. (See fence line on North line of subject property).

This survey complies with Allowable Relative Positional Accuracy for Measurements Controlling Land Boundaries on ALTA/ACSM Land Title Surveys. The relative positional accuracy for an ALTA/ACSM Land Title Survey is 0.07 feet (or 2 cm) plus 50 parts per million (based on the direct distance between the two corners being tested).

This survey was based in part on a previous Survey performed by Miller Surveying Inc. dated 3-1-97 Project # B23978 and a previous Survey performed by KWA dated September 26, 2000, project # 0004-031, June 22, 2001 project # 0106-047, and September 10, 2008, project # 0803-009.

By graphic plotting the subject property DOES NOT lie within a Special Flood Hazard Area as defined by the Federal Emergency Management Agency. The subject property is located within an area having a Zone Designation of (X) by the Federal Emergency Management Agency (FEMA), on Flood Insurance Rate Map No. 1805700115F, with an effective date of identification of, February 19, 2003 for Community of Hamilton County, State of Indiana, which is the current Flood Insurance Rate Map for the community in which the subject property is situated.

By graphic plotting the above described tract does not lie within a delineated wetland per U.S. Department of Interior Wetland Inventory Map, of the Westfield, Indiana Quad, effective date 1989.

The accompanying survey was made on the ground and shows the location of all buildings, structures and other improvements situated on the subject property and the perpendicular distances therefrom to the nearest facing exterior property lines of the subject property are shown. All lot lines and the location and dimension of all improvements (including pads, roadways, and parking areas) on the subject property.

The right-of-way shown is based on evidence collected from Hamilton County Transfer & Mapping (Auditors Office). No record description of the right-of-way was found on record. The location and width shown are based on field locations and scaling from historical aerial photos and parcel maps. Access is limited to the abutting right-of-way for Joliet Road and 156th Street as shown. The means of access and location and right-of-way boundaries of all adjoining streets together with the width and the name thereof. The widths of all adjacent rights-of-way are indicated by perpendicular arrows on the survey drawing to confirm that the subject property is tied to the same.

This real estate is served the adjoining right-of-way and easements for utilities including phone, telecommunications, gas, power, storm sewer, sanitary sewer, and water service.

Location of utilities are above grade visible evidence serving or existing on the subject real estate are as shown. Also, shown is evidence of utilities as issued to Keeler-Webb Associates by the owners.

The zoning of the real estate is labeled based on the local zoning maps available on-line on the web site of the local municipality. All bulk requirements and setbacks are listed as they are stated in the local zoning ordinance, per the latest edition found on the municipality's web site.

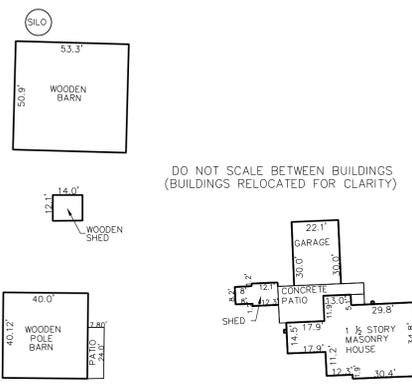
This survey was completed with the benefit of a title commitment prepared by Enterprise Title Commitment No. 200810492 effective date August 19, 2008. All title exceptions are easements, covenants and restrictions referenced in said title commitment or apparent from a physical inspection of the subject property or otherwise known to me have been plotted hereon or otherwise noted as to their effect on the subject property. The following items directly correlate with the title commitment:

- 8. Subject to rights-of-way for drainage tiles, ditches, feeders and laterals.
- 9. Subject to the right-of-way of 156th and Joliet Road.

KEELER-WEBB ASSOCIATES

Certified this 31st day of May, 2011.

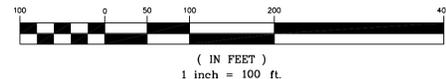
AL. DeHart, LS
State of Indiana
Registration No. 29500025



ENLARGED BUILDING PLANS
SCALE: 1" = 40'

ALTA/ACSM LAND TITLE SURVEY

GRAPHIC SCALE



Warranty Deed
Instrument Number 2001-41879
Record Legal Description

INGRESS/EGRESS & NON-EXCLUSIVE UTILITY EASEMENT

A part of the East Half of the Southwest Quarter of Section 7, Township 18 North, Range 3 East, of the Second Principal Meridian, in Washington Township, Hamilton County, Indiana described as follows:

Commencing at a 1" Boat Spike at the Southeast corner of the Southwest Quarter of Section 7, thence North 00 degrees 24 minutes 35 seconds West, (assumed bearing), along the East line of the Southwest Quarter, 328.58 feet, to the Point of Beginning; thence North 89 degrees 51 minutes 03 seconds West, parallel to the South line of the East Half of the Southwest Quarter, 435.60 feet; thence North 00 degrees 24 minutes 35 seconds West, parallel to the East line of the Southwest Quarter, 30.00 feet; thence South 89 degrees 51 minutes 03 seconds East, parallel to the South line of the East Half of the Southwest Quarter, 435.60 feet, to the East line of the Southwest Quarter; thence South 00 degrees 24 minutes 35 seconds East, along the East line of the Southwest Quarter, 30.00 feet, to the Point of Beginning, containing 0.300 acres, more or less.

PARCEL B

A part of the East Half of the Southwest Quarter of Section 7, Township 18 North, Range 3 East, of the Second Principal Meridian, in Washington Township, Hamilton County, Indiana, described as follows:

Commencing at 1" boat spike at the Southeast corner of the Southwest Quarter of Section 7, thence North 89 degrees 51 minutes 03 seconds West (assumed bearing), along the South line of the East Half of the Southwest Quarter, 429.32 feet to the Point of Beginning, thence continuing North 89 degrees 51 minutes 03 seconds West along the said South line of said Quarter, 250.00 feet; thence North 00 degrees 24 minutes 35 seconds West, parallel to the East line of said Southwest Quarter, 1057.54 feet; thence South 89 degrees 51 minutes 03 seconds East, parallel to the South line of said Southwest Quarter, 679.32 feet, to the East line of said Southwest Quarter; thence South 00 degrees 24 minutes 35 seconds East along the East line of said Southwest Quarter, 117.04 feet; thence North 89 degrees 51 minutes 03 seconds West, parallel to the South line of said Southwest Quarter, 165.00 feet, to the East line of said Southwest Quarter, 250.00 feet; thence North 89 degrees 51 minutes 03 seconds East, parallel to the East line of said Southwest Quarter, 100.00 feet; thence South 89 degrees 51 minutes 03 seconds East, parallel to the South line of said Southwest Quarter, 6.28 feet; thence South 00 degrees 24 minutes 35 seconds East, parallel to the East line of said Southwest Quarter, 228.58 feet to the Point of Beginning, containing 12.176 acres, more or less.

The following legal descriptions describe the two new tax parcels created by this survey:

NEW PARCEL B-1

A part of the East Half of the Southwest Quarter of Section 7, Township 18 North, Range 3 East, of the Second Principal Meridian, in Washington Township, Hamilton County, Indiana, described as follows:

Commencing at 1" boat spike at the Southeast corner of the Southwest Quarter of Section 7, thence North 89 degrees 51 minutes 03 seconds West (assumed bearing), along the South line of the East Half of the Southwest Quarter, 429.32 feet; thence continuing North 89 degrees 51 minutes 03 seconds West along the said South line of said Quarter, 250.00 feet; thence North 00 degrees 24 minutes 35 seconds West, parallel to the East line of said Southwest Quarter, 579.00 feet, to the POINT OF BEGINNING; thence continuing North 00 degrees 24 minutes 35 seconds West, parallel to the East line of said Southwest Quarter, 478.54 feet; thence South 89 degrees 51 minutes 03 seconds East, parallel to the South line of said Southwest Quarter, 679.32 feet, to the East line of said Southwest Quarter; thence South 00 degrees 24 minutes 35 seconds East, parallel to the East line of said Southwest Quarter, 117.04 feet; thence North 89 degrees 51 minutes 03 seconds West, parallel to the South line of said Southwest Quarter, 165.00 feet, to the East line of said Southwest Quarter, 280.50 feet; thence South 89 degrees 51 minutes 03 seconds East, parallel to the South line of said Southwest Quarter, 165.00 feet, to the East line of said Southwest Quarter; thence South 00 degrees 24 minutes 35 seconds East, on and along the East line of said Southwest Quarter, 81.00 feet; thence North 89 degrees 51 minutes 03 seconds West, parallel to the South line of said Southwest Quarter, 679.32 feet, to the POINT OF BEGINNING, containing 6.400 Acres, more or less.

NEW PARCEL B-2

A part of the East Half of the Southwest Quarter of Section 7, Township 18 North, Range 3 East, of the Second Principal Meridian, in Washington Township, Hamilton County, Indiana, described as follows:

Commencing at 1" boat spike at the Southeast corner of the Southwest Quarter of Section 7, thence North 89 degrees 51 minutes 03 seconds West (assumed bearing), along the South line of the East Half of the Southwest Quarter, 429.32 feet to the POINT OF BEGINNING; thence continuing North 89 degrees 51 minutes 03 seconds West along the said South line of said Quarter, 250.00 feet; thence North 00 degrees 24 minutes 35 seconds West, parallel to the East line of said Southwest Quarter, 579.00 feet; thence South 89 degrees 51 minutes 03 seconds East along the East line of said Southwest Quarter, 117.04 feet; thence North 89 degrees 51 minutes 03 seconds West, parallel to the South line of said Southwest Quarter, 435.60 feet; thence South 00 degrees 24 minutes 35 seconds East, parallel to the East line of said Southwest Quarter, 100.00 feet; thence South 89 degrees 51 minutes 03 seconds East, parallel to the South line of said Southwest Quarter, 6.28 feet; thence South 00 degrees 24 minutes 35 seconds East, parallel to the East line of said Southwest Quarter, 228.58 feet to the POINT OF BEGINNING, containing 5.776 acres, more or less.

ISSUE FOR	
DATE	5-31-11
WESTFIELD REVIEW	

KEELER-WEBB ASSOCIATES
Consulting Engineers-Planners-Surveyors
15630 JOLIET ROAD
WESTFIELD, INDIANA 46032
E-mail: oedhart@keelerwebb.com

Alexander M. and Rachel N. Egan
15630 JOLIET ROAD
WESTFIELD, INDIANA 46074

ALTA/ACSM LAND TITLE SURVEY
PARCEL B
15630 JOLIET ROAD
WESTFIELD, INDIANA 46074

DRAWN BY: ALD
CHECKED BY: ALD
PROJECT No. 1105-050
SHEET No.

Warranty Deed
Instrument Number 2001-41879
Record Legal Description

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