

PRELIMINARY PLAT  
CREW CAR WASH MUNSTER  
AN ADDITION TO THE  
TOWN OF MUNSTER, LAKE COUNTY, INDIANA

PARCEL DESCRIPTION:

PARCEL 1 (PER DOC. NO. 2022-527567, REC. 7/6/2022):

LOTS 25 AND 26, EXCEPT THE NORTH 114.35 FEET THEREOF, AND ALL OF LOTS 27, 28, AND 29, IN BLOCK 4, IN BROADMOOR, IN THE TOWN OF MUNSTER, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 3, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA.

PARCEL 2 (PER DOC. NO. 2022-528904, REC. 7/13/2022):

THE NORTH 114.35 FEET OF LOTS 25 AND 26, BLOCK 4, BROADMOOR, IN THE TOWN OF MUNSTER, AS SHOWN IN PLAT BOOK 18, PAGE 3, IN LAKE COUNTY, INDIANA.

OWNER'S CERTIFICATE:

COUNTY OF LAKE  
STATE OF INDIANA ] SS:

WE, THE UNDERSIGNED, CREW CARWASH, OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, DO HEREBY CERTIFY THAT IT HAS LAID OFF, PLATTED AND SUBDIVIDED, AND DO HEREBY LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THE PLAT HEREON. THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED AS CREW CARWASH MUNSTER, AN ADDITION TO THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_, 2025.

CREW CARWASH

BY: \_\_\_\_\_

TITLE: \_\_\_\_\_

(PRINTED NAME): \_\_\_\_\_

ACKNOWLEDGMENT

COUNTY OF \_\_\_\_\_ ] SS:

STATE OF \_\_\_\_\_

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED \_\_\_\_\_, AND DOES ACKNOWLEDGE THE EXECUTION OF THE FOREGOING INSTRUMENT AS HIS VOLUNTARY ACT AND DEED, FOR THE PURPOSES HEREIN EXPRESSED. WITNESS MY HAND AND NOTARIAL SEAL THIS \_\_\_\_ DAY OF \_\_\_\_, 2025.

(SIGNATURE) \_\_\_\_\_

PRINTED NAME: \_\_\_\_\_  
NOTARY PUBLIC  
RESIDENT OF \_\_\_\_\_ COUNTY

COMMISSION EXPIRES: \_\_\_\_\_

PLAN COMMISSION CERTIFICATE:

COUNTY OF LAKE  
STATE OF INDIANA ] SS:

SUBMITTED TO, APPROVED AND ACCEPTED BY THE PLAN COMMISSION OF THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, THIS \_\_\_\_ DAY OF \_\_\_\_, 2025.

PRINTED NAME \_\_\_\_\_

SIGNATURE \_\_\_\_\_

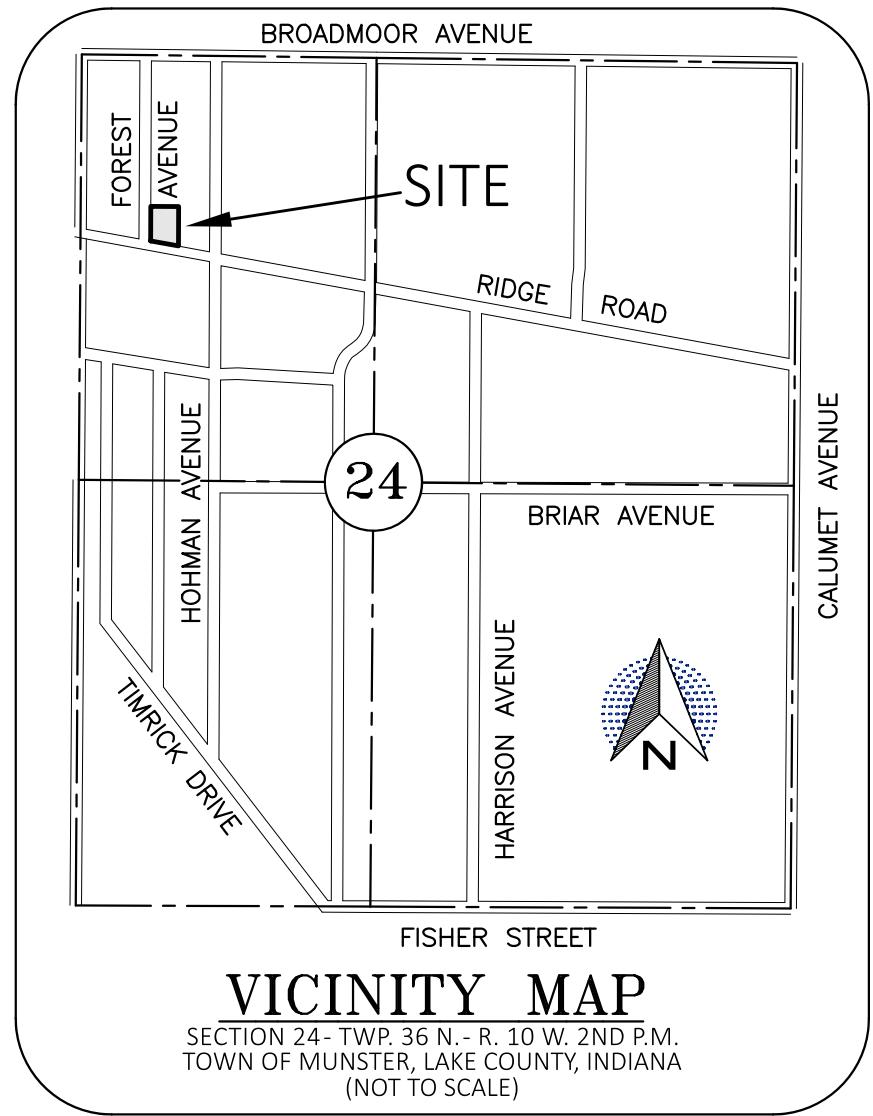
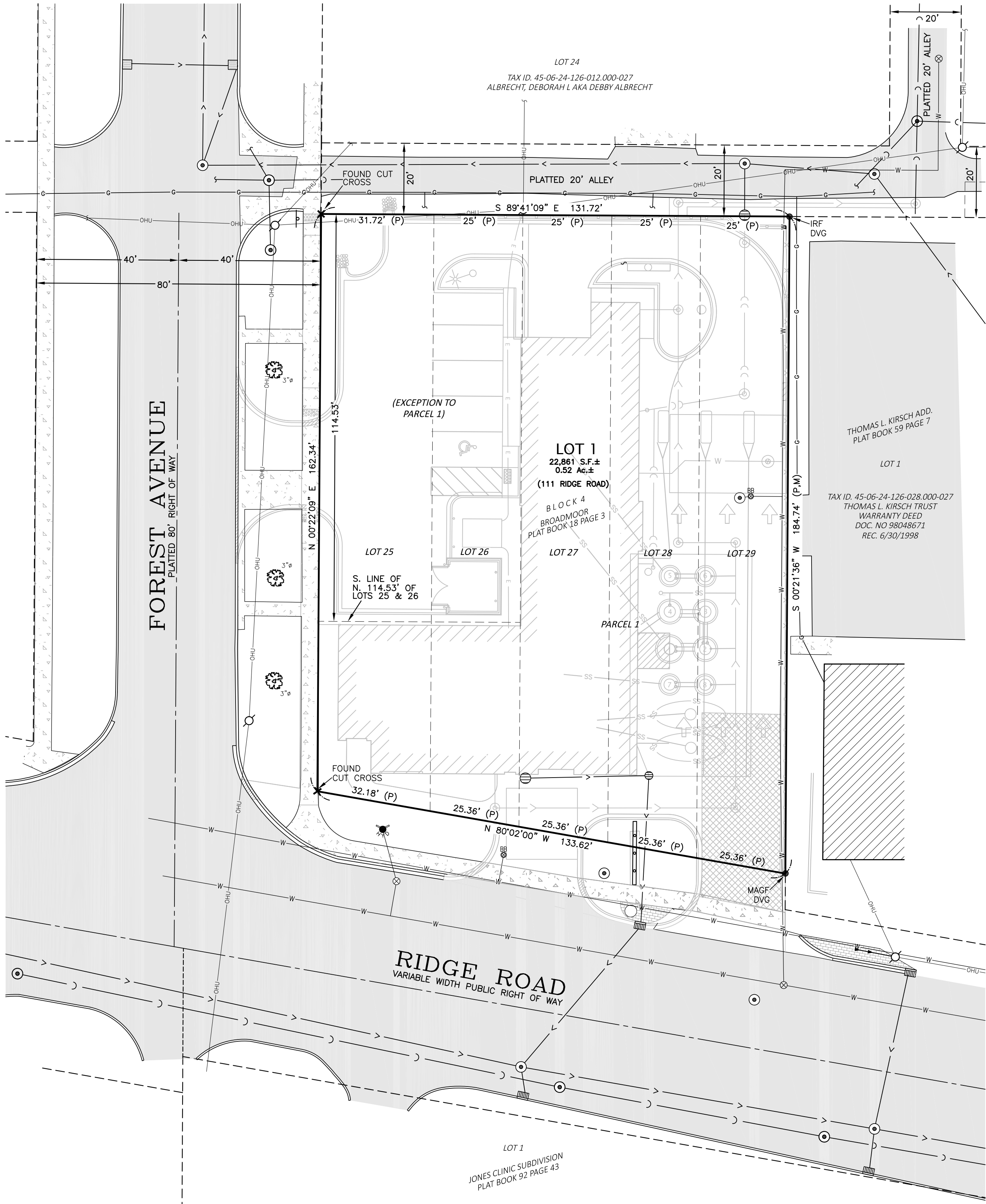
TITLE: \_\_\_\_\_

ATTEST: \_\_\_\_\_

PRINTED NAME \_\_\_\_\_

SIGNATURE \_\_\_\_\_

TITLE: \_\_\_\_\_



PARCEL INFORMATION:

PARCEL 1  
TAX ID. NO. 45-06-24-126-027.000-027  
DAHM ACQUISITION LLC  
TRUSTEE'S DEED  
DOC. NO. 2022-527567  
REC. 7/6/2022

TOTAL PARCEL AREA:

22,861 SQUARE FEET±  
0.52 ACRES±

PARCEL 2  
TAX ID. NO. 45-06-24-126-026.000-027  
DAHM NO. 63, LLC  
WARRANTY DEED  
DOC. NO. 2022-528904  
REC. 7/13/2022

LEGEND

- IRF DVG 5/8" REBAR FOUND WITH BLUE PLASTIC CAP  
STAMPED "DVG TEAM INC FIRM NO. 0120"
  - MAGF "MAG" NAIL FOUND WITH METAL WASHER  
STAMPED "DVG TEAM INC FIRM NO. 0120"
- (P) - DIMENSION SHOWN ON RECORD PLAT.

FLOOD ZONE INFORMATION:  
THE ACCURACY OF ANY FLOOD HAZARD DATA SHOWN ON THIS PLAT IS SUBJECT TO MAP SCALE UNCERTAINTY AND TO ANY OTHER UNCERTAINTY IN LOCATION OR ELEVATION ON THE FLOOD INSURANCE RATE MAP (FIRM). THE SUBJECT PARCEL DESCRIBED IN THE PARCEL DESCRIPTION SHOWN HEREON APPEARS TO LIE WITHIN THAT FLOOD HAZARD ZONE "X" AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN AS SAID SUBJECT PARCEL PLOTS BY SCALE ON FLOOD INSURANCE RATE MAP FOR THE TOWN OF MUNSTER, LAKE COUNTY, INDIANA, COMMUNITY NUMBER 180139, PANEL NO. 18089C0109E, MAP EFFECTIVE DATE: JANUARY 18, 2012.

REFERENCE SURVEY:  
REFERENCE A PLAT OF SURVEY PREPARED BY DVG TEAM, INC., JOB NUMBER 22-0538, DATED AUGUST 23, 2022, RECORDED IN SURVEY BOOK 43, PAGE 26 AS DOCUMENT NUMBER 2025-000920 ON JANUARY 15, 2025 IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA. IT IS THE OPINION OF THE SURVEYOR THAT THERE ARE NO SUBSTANTIAL DIFFERENCES BETWEEN SAID SURVEY AND THIS PLAT.

SURVEYOR'S CERTIFICATION:

I, GLEN E. BOREN, HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA; THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY COMPLETED BY ME ON MONTH DATE, YEAR AND THAT ALL DIMENSIONS, LINEAR AND ANGULAR ARE CORRECTLY SHOWN, AND THAT ALL MONUMENTS OR MARKERS SHOWN THEREON ACTUALLY EXIST, AND THAT THEIR LOCATIONS, SIZE, TYPE AND DESCRIPTION ARE ACCURATELY SHOWN.

WITNESS MY HAND AND SEAL THIS \_\_\_\_ DAY OF \_\_\_\_, 2025.

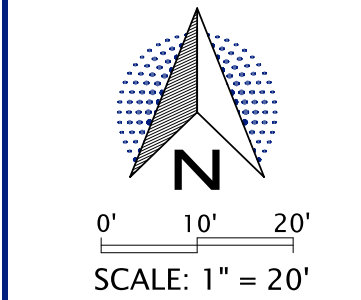
GLEN E. BOREN, P.S. NO. LS200000006



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www.dvgteam.com

DATE:	REVISIONS AND NOTES:

CREW CAR WASH MUNSTER  
111 RIDGE ROAD  
MUNSTER, INDIANA 46321  
PRELIMINARY PLAT



CREW CARWASH	
© COPYRIGHT DVG TEAM, INC.	
22-0538.01 Primary Plat.dwg	
FB/PG	FILE NO.
DRAWN BY DAR	DATE 5/19/25
SECTION 24-36-10	COUNTY, STATE LAKE, IN
JOB NO. 22-0538.01	