**Property Dispute Documentation**  
Neighbors at Suburb Lane

**Case Identification:** PDN-2023-45678

**Involved Parties:**

* Complainant:  
  Name: Mr. Alan Brown  
  Address: 789 Suburb Lane  
  Legal Representation: Attorney John White
* Defendant:  
  Name: Mr. Charles Dean  
  Address: 791 Suburb Lane  
  Legal Representation: Attorney Linda Gray

**Core Allegation:**  
Mr. Alan Brown alleges that the wooden fence, which Mr. Charles Dean recently erected, encroaches upon his property by approximately three feet.

**Presented Evidence:**

* Historical Land Deeds: These documents date back to 1990 and explicitly highlight the established property boundaries.
* Land Survey Report: A detailed survey, commissioned by Mr. Brown in March 2023, to definitively identify the property lines and any potential encroachments.
* Photographic Documentation: Images that showcase the location of Mr. Dean's fence, pointing out the areas of alleged encroachment onto Mr. Brown's property.
* Witness Testimony: A statement from Mrs. Elaine Turner, a resident of 787 Suburb Lane and a neighbor for an extended period, supports Mr. Brown's claim regarding the boundary encroachment.

**Remedial Demands:**  
Mr. Alan Brown is requesting:

* The realignment and reconstruction of Mr. Dean's fence to ensure it respects the recognized property boundaries.
* Monetary compensation to cover the expenses related to the commissioned land survey and all legal proceedings that have arisen due to this dispute.