RECEIVED FOR RECORD
2:30 P.M.
Aug 31 1956
Plat Record No. J
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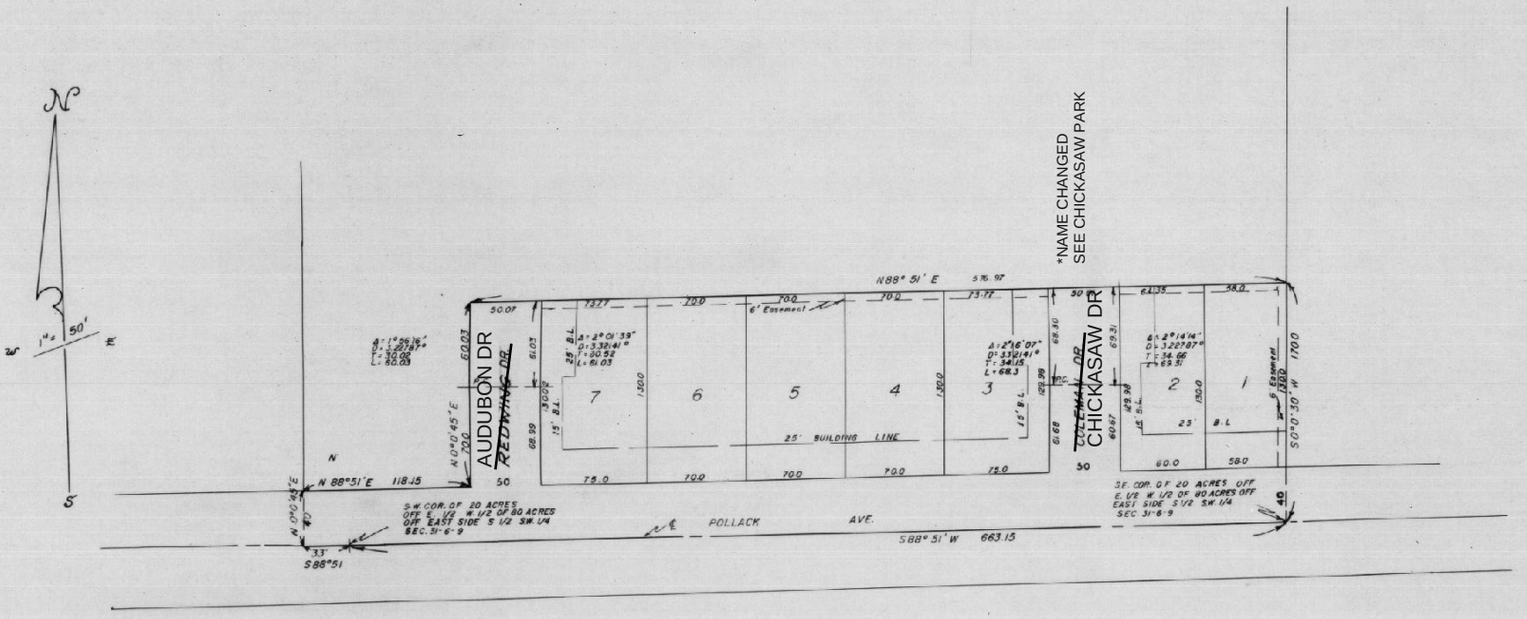
Earl H. Sieberth, Recorder
Vanderburgh County

COLEMAN TERRACE

SECTION "A."

A Subdivision of Part of the South Half of the Southwest Quarter of Section 31, Township 6 South, Range 9 West, More Particularly Described as Follows;

Beginning at the southeast corner of 20 acres off the east half of the west half of 80 acres off the east side of the south half of the southwest quarter of said section, Thence South 88 degrees 51 minutes West along the south line of said 20 acres tract a distance of 663.15 feet to the southwest corner of said 20 acres tract, Thence South 88 degrees 51 minutes along said south line a distance of 33 feet, Thence North 0 degrees 00 minutes 45 seconds East and parallel to the west line of said 20 acre tract a distance of 40 feet, Thence North 88 degrees 51 minutes East and parallel with the south line of said 20 acre tract a distance of 118.15 feet, Thence North 0 degrees 0 minutes 45 seconds East a distance of 70.0 feet to a point of curvature of a 3.22787 degree curve to the right, Thence along said curve a distance of 60.03 feet, Thence North 88 degrees 51 minutes East and parallel to said south line a distance of 576.97 to a point on the east line of said 20 acre tract, Thence South 0 degrees 00 minutes 30 seconds West along said east line a distance of 170.0 feet to the place of beginning.



We the undersigned, owners of the real estate shown and described here on do hereby as shown plat and subdivide said realestate and designate same as COLEMAN TERRACE Sec. "A" All streets within the plat are dedicated to the public. Building setback lines are established as shown on the plat between which lines and the property of the street there shall not be erected or maintained any building or structure. Strips of ground of the width shown on the plat and marked "P.U." Easement" are reserved for the use of Public Utilities for the installation of water and sewer mains, poles, ducts, lines and wires, subject at all times to the proper authorities and to the easements hereon reserved. No structures are to be erected or maintained on said strips; and owners of lots shall take title subject to the rights of the public utilities in said strips of ground.

Frances June Howard

F. Wayne Howard

STATE OF INDIANA
COUNTY OF VANDERBURGH } SS

Before me, the undersigned, a Notary Public in and for said county and state aforesaid personally appeared the said who acknowledged the execution of the foregoing plat of the dedications and restrictions thereon, expressed to be their voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and Notarial Seal this 29th day of Aug. 1956

Helen L. Ayers
Notary Public

Seal

My commission expires August 10, 1957

Under authority provided by Chapter 174—Act of 1947 enacted by the General Assembly of the State of Indiana and by Ordinances adopted by board of County Commissioners of the County of Vanderburgh, Indiana this plat was given final approval by the County of Vanderburg as follows

Approved by the Evansville—Vanderburgh Regional Plan Commission at meeting held

July 10th 1956.
Date

B. F. Shepp
B.F. Shepp — President

Henry Sucher
Henry Sucher — Secretary

Plat Release - County Auditor's Certificate Recieved

July 25, 1956
Date

Henry Sucher
Executive Secretary

I, Leo V. Weiss, hereby certify I am a Professional Engineer, licensed in compliance with the laws of the State of Indiana, that this plat correctly represents a survey completed by us on Aug. 10 1956, that all monuments shown thereon actually exist, and that their location, size, type, and material are accurately shown.

Engineer Associates
312 N.W. 8th St.
Evansville, Indiana

By Leo V. Weiss
Leo V. Weiss — Civil Engineer

Seal

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