66-01978

RIDGEWOOD ESTATES

SECTION "A"

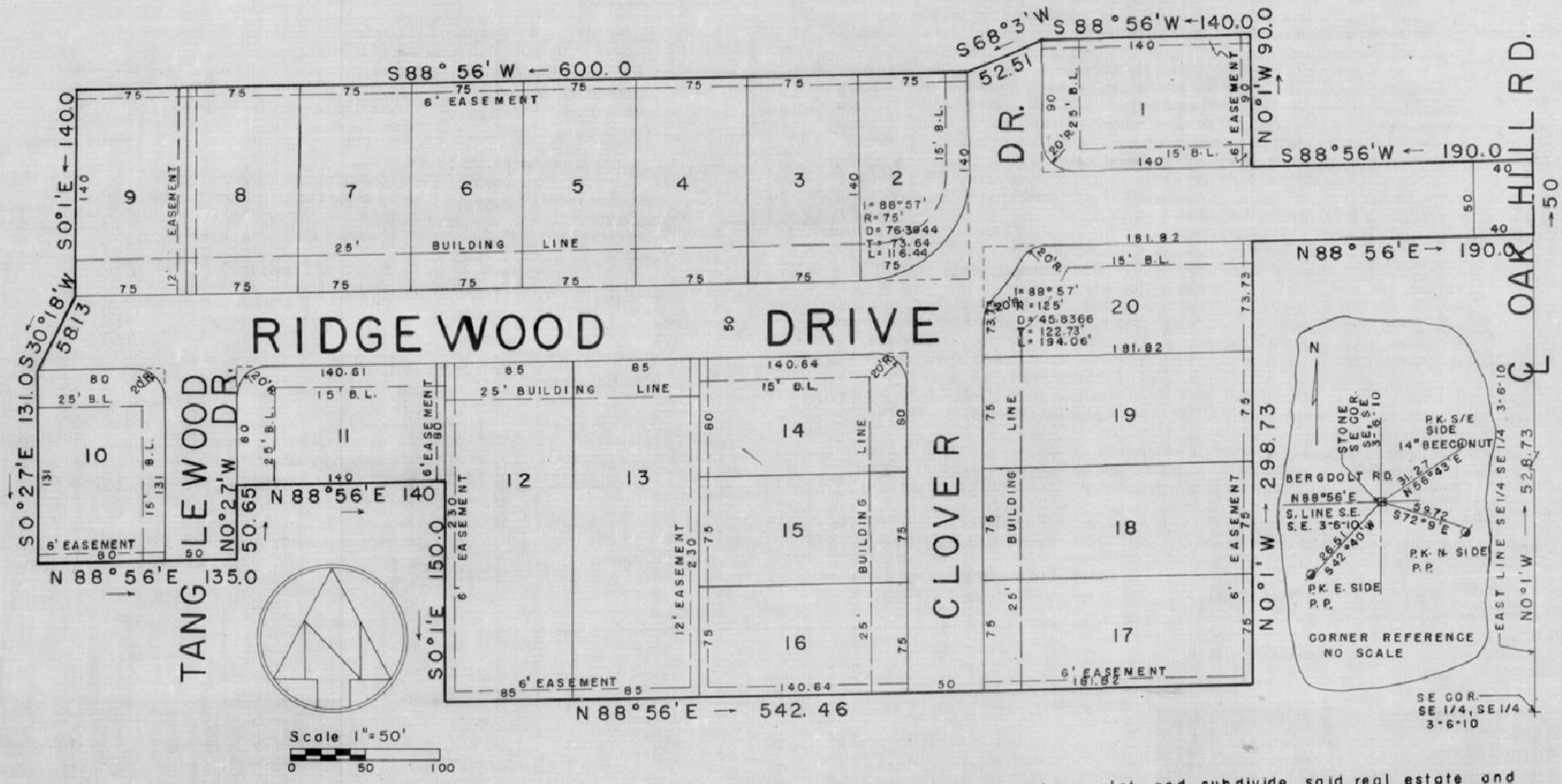
LEGAL DESCRIPTION

RECEIVED FOR RECORD at 3:01 P.M. February 10 1966 Recorded in Deed Record No. 3 Page 277 Charles E. Bultemeier, recorder Vanderburgh County

JULY ENTERED for TAXATION FEB 10 1966 AUDITOR

Part of the Southeast Quarter of the Southeast Quarter of Section 3, Township 6 South, Range 10 West lying in Vanderburgh County, Indiana and more particularly described as follows:

Beginning at a point on the East line of said quarter quarter section which lies 528.73 feet N0°1'W from the Southeast Corner thereof, thence N0°1'W along the East line of said quarter quarter section 50.0 feet, thence S 88° 56'W and parallel to the South line of said quarter quarter section 190.0 feet, thence N0°1'W and parallel to the East line of said quarter quarter section 90.0 feet, thence S 88° 56'W and parallel to the South line of said quarter quarter section 140.0 feet, thence S68°3'W 52.51 feet, thence S88°56'W and parallel to the South line of said quarter quarter section 600.0 feet, thence S0°1'E and parallel to the East line of said quarter quarter section 140.0 feet, thence S 30°18'W 58.13 feet, thence S0°27'E and parallel to the West line of said quarter quarter section 131.0 feet, thence N88°56'E and parallel to the South line of said quarter quarter section 135.0 feet, thence N0°27'W and parallel to the West line of said quarter quarter section 50.65 feet, thence N88° 56'E and parallel to the South line of said quarter quarter section 140.0 feet, thence S0° 1' E and parallel to the East line of said quarter quarter section 150.0 feet, thence N88°56'E and parallel to the South line of said quarter quarter section 542.46 feet, thence N0°1'W and parallel to the East line of said quarter quarter section 298.73 feet, thence N 88° 56'E and parallel to the South line of said quarter quarter section 190.0 feet to the place of beginning.



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

ALFRED BAUER CONSTRUCTION CO. INC.

by Alfred H. Bauer President
Alfred H. Bauer

attest Martha I. Bauer Secretary-Treasurer
Martha I. Bauer

State of Indiana s.s.
County of Vanderburgh

Before me the undersigned, a notary public in and for said county and state aforesaid personally appeared the said Alfred Bauer Construction Co. Inc. by Alfred H. Bauer its president and Martha I. Bauer its secretary-treasurer for the corporation who acknowledge the execution of the foregoing plat of RIDGEWOOD ESTATES with 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 notorial seal this day of Jan 24th 1966, 1965
My commission expires Feb 23, 1968.

M. A. Thurber
Notary Public

CERTIFICATES

Under the authority provided by Chapter 174-Acts of 1947 enacted by the State of Indiana and by Ordinance adopted by the Board of County Commissioners of the County of Vanderburgh, Indiana, this plat was given approval by the County as follows:

Approval by the Evansville Vanderburgh Metropolitan Plan Commission at a meeting held on December 13, 1965

B. F. Skeffington
President

W. D. Jones
Executive Secretary

Plat Release-County Auditor's Certificate Received December 16, 1965
Date

W. D. Jones
Executive Secretary

I, Elmo D. Dockery, hereby certify that I am a Professional Land Surveyor licensed in compliance with the laws of the State of Indiana and certify that this plat correctly represents a survey completed by me on December 7, 1965, and that all monuments shown actually exist, and that their location, type and material are accurately shown.

Elmo D Dockery
Elmo D. Dockery L.S.
Ind. Reg. No. 9920

Sewage disposal installation must meet the requirements of the Evansville-Vanderburgh County Health Department.

"Street, Road, and other minimum improvements have not been made and the public is notified that the County will not accept the same for maintenance until the owners of the various lots herein improve the same up to said minimum standards."

For Amendment to Conditions, Restrictions and Building Covenants of this plat, see Misc. Record 18, page 407. 4-7-66

66-04965