Reservation of additional Public utility easements see misc. dr. 2
rd. 5809 Instr. 87-10013 Date. 4-20-87
Attest: BOB STEELE RECORDER
VANDERBURGH CO.
Patti Gullatte DRVC

77-09240

RECEIVED FOR RECORD
3:50 P.M.
April 22 1977
Book K
Page 227
ESTELLA M. MOSS RECORDER
VANDERBURGH COUNTY

K-227

Old State "One"

A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 5 SOUTH, RANGE 10 WEST LYING IN VANDERBURGH COUNTY, INDIANA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE SOUTH 00° 46' 43" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION FOR 934.26 FEET; THENCE SOUTH 89° 13' 17" W FOR 759.16 FEET TO A POINT IN THE CENTERLINE OF OLD STATE ROAD; THENCE NORTH 25° 23' 25" EAST ALONG THE SAID CENTERLINE FOR 283.32 FEET; THENCE NORTH 03° 19' 10" EAST ALONG THE SAID CENTERLINE FOR 100.00 FEET; THENCE NORTH 13° 39' 40" WEST ALONG THE SAID CENTERLINE FOR 100.00 FEET; THENCE NORTH 17° 39' 25" WEST ALONG THE SAID CENTERLINE FOR 95.00 FEET; THENCE NORTH 23° 49' 10" EAST FOR 178.07 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE SOUTH 22° 48' 23" EAST FOR 25.96 FEET; THENCE NORTH 89° 43' 12" EAST FOR 1773.07 FEET; THENCE SOUTH 22° 40' 23" EAST FOR 322.10 FEET; THENCE NORTH 89° 43' 12" EAST FOR 100.00 FEET; THENCE NORTH 22° 40' 23" WEST FOR 322.10 FEET; THENCE NORTH 89° 43' 12" EAST FOR 782.73 FEET; THENCE NORTH 89° 53' 24" EAST FOR 85.0 FEET; THENCE SOUTH 47° 32' 32" EAST FOR 84.88 FEET; THENCE NORTH 89° 53' 24" EAST FOR 130.0 FEET TO A POINT ON THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE SOUTH 00° 06' 37" WEST ALONG THE SAID EAST LINE FOR 2562 FEET TO THE SOUTHEAST CORNER OF SAID QUARTER QUARTER SECTION; THENCE SOUTH 89° 53' 24" WEST ALONG THE SOUTH LINE OF SAID QUARTER QUARTER SECTION FOR 1315.59 FEET TO THE PLACE OF BEGINNING.

NOTE

NO SHRUBS OR FENCES SHALL BE PLANTED, ERECTED, OR MAINTAINED HIGHER THAN 3½ FEET ABOVE GROUND LEVEL BETWEEN THE BUILDING LINE AND THE RIGHT-OF-WAY LINE OF OLD STATE ROAD AND STRAWBERRY HILL ROAD ON LOT 1 AND LOT 76.

DULY ENTERED FOR TAXATION
APR 22 1977
AUDITOR
VANDERBURGH

NOTICE!

STREET, ROAD, AND OTHER MINIMUM IMPROVEMENTS HAVE NOT BEEN MADE AND THE PUBLIC IS NOTIFIED THAT VANDERBURGH COUNTY, INDIANA, WILL NOT ACCEPT THE SAME FOR MAINTENANCE UNTIL THE OWNERS OF THE VARIOUS LOTS HEREIN IMPROVE THE SAME UP TO SAID MINIMUM STANDARDS.

Charles A. Osterhoff
EXECUTIVE DIRECTOR
AREA PLAN COMMISSION
VANDERBURGH COUNTY, INDIANA

77-19033 Misc Vol 55 page 40
Amendment of Restrictions
Aug 15, 1977
Estella M Moss DRVC
Lucille Gullatte DRVC

OWNER'S CERTIFICATE

THE UNDERSIGNED, OWNER OF THE REAL ESTATES SHOWN AND DESCRIBED HEREON, DOES HEREBY, AS SHOWN, PLAT AND SUBDIVIDE SAID REAL ESTATE AND DESIGNATES SAME AS "Old State One", ALL STREETS WITHIN THE PLAT ARE DEDICATED TO THE PUBLIC. BUILDING SET BACK 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 BUILDINGS OR STRUCTURES. STRIPS OF GROUND OF WIDTHS AS SHOWN ON THE PLAT AND MARKED "EASEMENT" OR "ESMT" ARE RESERVED FOR THE USE OF THE VARIOUS PUBLIC UTILITIES AND SUBJECT AT ALL TIMES TO THE PROPER AUTHORITIES AND TO THE EASEMENTS HEREON RESERVED. NO STRUCTURES ARE TO BE ERECTED IN SAID STRIPS AND OWNERS OF LOTS SHALL TAKE TITLE SUBJECT TO THE RIGHTS OF THE VARIOUS UTILITIES IN SAID STRIPS.

GUTHRIE MAY & CO. INC.

Guthrie May
GUTHRIE MAY - PRES.

Alice G. May
ALICE G. MAY - SEC'Y

STATE OF INDIANA
COUNTY OF VANDERBURGH } S.S.

BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED GUTHRIE MAY & ALICE G. MAY, PRESIDENT AND SECRETARY RESPECTIVELY, OF GUTHRIE MAY & CO. INC. AN INDIANA CORPORATION, WHO ACKNOWLEDGE THE EXECUTION OF THE FOREGOING PLAT OF WITH THE DEDICATIONS AND RESTRICTIONS THEREON EXPRESSED TO BE THEIR VOLUNTARY ACT AND DEED FOR FOR THE USES AND PURPOSES THEREIN SET FORTH

WITNESS MY HAND AND NOTORIAL SEAL THIS 19th DAY OF April 1977

Margaret A. Winters
NOTARY PUBLIC

MY COMMISSION EXPIRES August 21, 1979

SURVEYOR'S CERTIFICATE

I, SAM BIGGERSTAFF, HEREBY CERTIFY THAT I AM A 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 October 1, 1976 AND THAT ALL MONUMENTS SHOWN ACTUALLY EXIST AND THAT THEIR LOCATION, TYPE, AND MATERIAL IS AS NOTED.

SAM BIGGERSTAFF, L.S. IND. REG. NO. 9858

CERTIFICATE

UNDER THE AUTHORITY PROVIDED BY CHAPTER 174, ACTS OF 1947 AND ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF INDIANA AND BY AN ORDINANCE ADOPTED BY THE CITY OF EVANSVILLE IN THE COUNTY OF VANDERBURGH, INDIANA, THIS PLAT WAS GIVEN FINAL APPROVAL BY THE AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY AT A MEETING HELD ON November 10, 1976

Lance L. Davis
PRESIDENT

Charles A. Osterhoff
SECRETARY

PLAT RELEASE

BY Charles A. Osterhoff

April 22, 1977
DATE

VICINITY KEY MAP
SCALE 1" = 2000'

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