BEARD SUBDIVISION

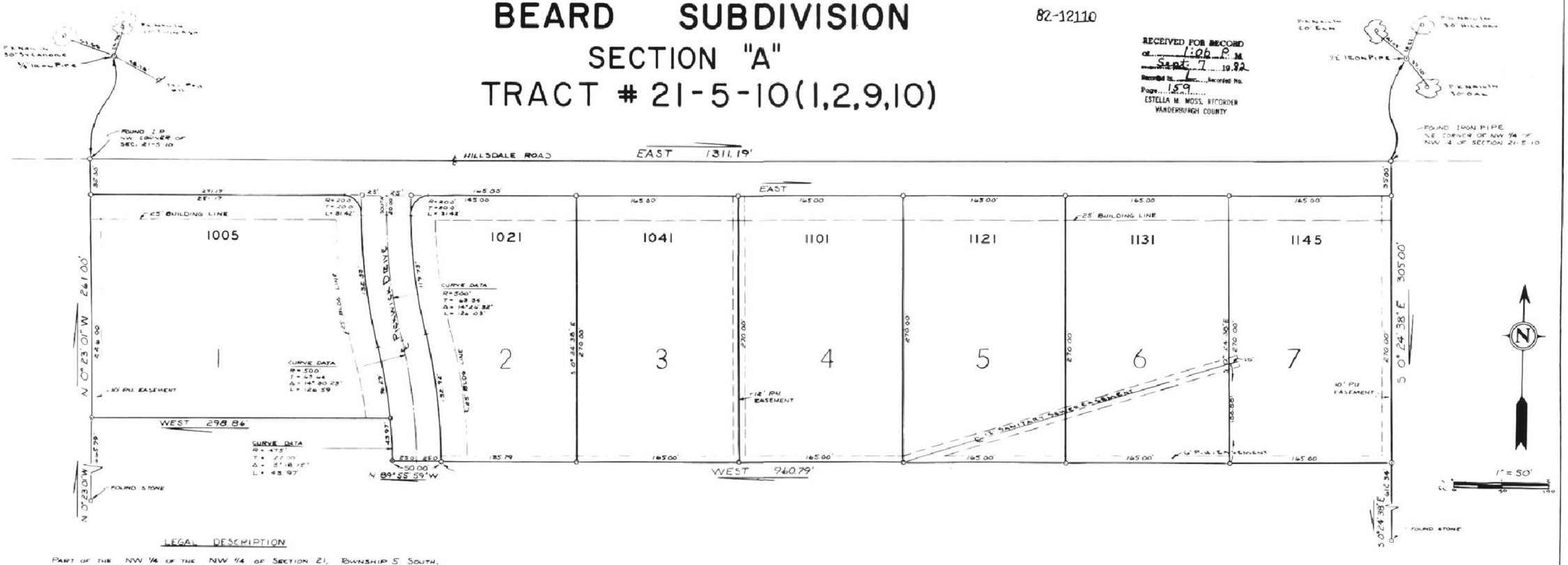
SECTION "A"

TRACT # 21-5-10(1,2,9,10)

82-12110

RECEIVED FOR RECORD
at 1:06 P M.
Sept. 7 19 82
Recorded in ..... Recorded No.
Page 159
ESTELLA M. MOSS, RECORDER
VANDERBURGH COUNTY

For Declaration of Vacation see Misc Dec Book 94-25035 Date 8/19/94
Attested: BETTY J. HEIRMANN RECORDER
VANDERBURGH COUNTY
Dana Stucki, DRVC



LEGAL DESCRIPTION

PART OF THE NW 1/4 OF THE NW 1/4 OF SECTION 21, TOWNSHIP 5 SOUTH, RANGE 10 WEST, VANDERBURGH COUNTY, INDIANA: DESRIBED AS FOLLOWS:

BEGINNING AT THE NW CORNER OF SAID SECTION; THENCE, ALONG THE NORTH LINE OF SAID SECTION
1ST: EAST 1311.19' THENCE
2ND: S 0° 24' 38" E, 305.00 THENCE
3RD: WEST 960.79' THENCE
4TH: N 89° 55' 59" W, 50.00' TO A POINT ON A 475.00 RADIUS CURVE, CONCAVE TO THE WEST, SAID CURVE HAVING A RADIAL AT SAID POINT BEARING N89° 55' 59" W; THENCE, ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 14° 30' 23" 5TH: NORTHERLY 42.87' THENCE
6TH: WEST 298.86 TO A POINT ON THE WEST LINE OF ABOVE SAID SECTION; THENCE, ALONG SAID SECTION LINE,
7TH: N 0° 23' 01" W 261.00' TO THE POINT OF BEGINNING, CONTAINING 9.87 ACRES

OWNERS' CERTIFICATE

We, the undersigned owners of the real estate shown and described herein, do hereby certify that we have laid off, platted and subdivided, and do hereby lay off, plat and subdivide the said real estate in accordance with the within plat.
All streets and alleys shown and not heretofore dedicated, are hereby dedicated to the public. Front and side yard building setback lines are hereby established as shown on this plat, between which lines and the property lines of the street, there shall be erected or maintained no buildings or structures. Strips of ground of the width as shown on this plat and marked "easement" are hereby reserved for the use of public utilities for the installation of water, sewer mains, surface water drainage, poles, ducts, lines and wires, subject at all times to the proper authorities and to the easement herein reserved. No structures are to be erected or maintained upon said strips of land but owners in this subdivision shall take their titles subject to the rights of the public utilities.

JOHN C. BEARD

BEVERLY A. BEARD

NOTARY CERTIFICATE

State of Indiana
County of Vanderburgh ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the said Owners and Subdividers, who acknowledge the execution of foregoing plat with the dedications and restrictions thereon, express to be their voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and Notorial Seal this 22d day of APRIL 1974

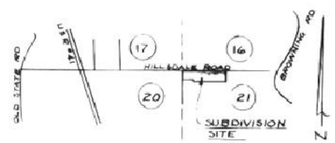
My Commission expires SEPT. 6, 1977 ***Notary Public***

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

NOTICE!

"STREET, ... AND OTHER MINIMUM ... HAVE NOT BEEN MADE AND THE ... VANDERBURGH ... THE SAME ... VAN ... WAIVER ... STAN ...

... DIRECTOR
... LEVND. YEAR ...
... COUNTY AREA PLAN COMMISSION



LOCATION MAP
1" = 2000'

APPROVAL CERTIFICATE

Approval Certificate of Area Plan Commission of Evansville and Vanderburgh County, Indiana

Under authority provided by chapter 138-acts of 1957, as amended, of the General Assembly of the State of Indiana, and an ordinance adopted by the common council of the city of Evansville and an ordinance adopted by the board of county comissioners Vanderburgh County, Indiana. the plat was given approval as follows:

Approved by the Area Plan Commission of Evansville and Vanderburgh County, Indiana at a meeting held on 4-10-74

Plat Release-County Auditors Certificate Received

PRESIDENT Louis L. Peters

SECRETARY Louis L. Peters

DATE SEPTEMBER 2, 1982

DULY ENTERED FOR TAXATION
SEP 07 1982 82-9-3028
Alice VanBuskirk AUDITOR

SURVEYOR'S CERTIFICATE

I HEREBY A... ***hereby certify that I am a professional land surveyor, licensed in compliance with the laws of the State of Indiana; that the plat correctly represents a survey completed by me on*** MARCH 5, 1974 ***; that all the monuments shown thereon actually exist; and that their location, size, type, and material are accurately shown.***

SEAL

ROBERT A. CAVEY, JR.

Ind. Reg. No. 5006

Suppl. declaration of vacation see misc dr 4 cd 403
Instr. 94-25035 Date 9/23/94
Attest: BETTY J. HEIRMANN RECORDER
VANDERBURGH COUNTY
Paul Bullitte DRVC

L-159

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