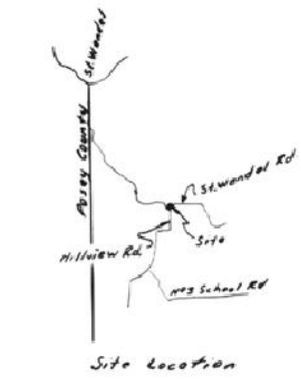
STOUT ACRE

84-10635

LEGAL DESCRIPTION

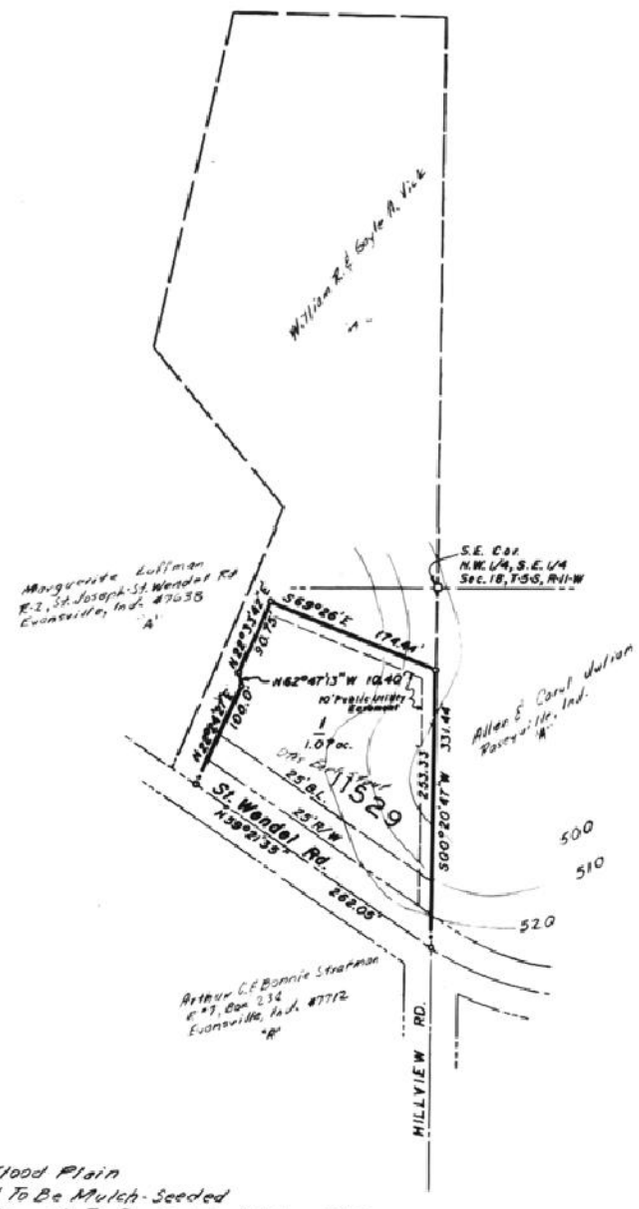
A part of the West Half (W1/2) of the Southeast Quarter (S.E. 1/4) of Section Eighteen (18), Township Five(5) South, Range Eleven (11) West in Vanderburgh County, Indiana and more particularly described as follows:

Beginning at a point on the East line of Half Quarter Section located on the centerline of Motz Road a distance of 331.44 feet South 00 degrees, 20 minutes, 47 seconds West of the Southeast corner of the Northwest Quarter of the Southeast Quarter of said section; thence North 59 degrees, 21 minutes, 35 seconds West along the center of Motz Road a distance of 262.05 feet; thence North 22 degrees, 24 minutes, 27 seconds East a distance of 100.0 feet; thence North 62 degrees, 47 minutes, 13 seconds West a distance of 10.40 feet, thence North 22 degrees, 33 minutes, 42 seconds East a distance of 90.75 feet; thence South 69 degrees, 26 minutes East a distance of 174.44 feet to a point on the East line of Half Quarter Section; thence 00 degrees, 20 minutes, 47 seconds West a distance of 253.33 feet to the place of beginning and containing 1.07 acres more or less.



Site Location





General Notes:

1. Area Not In Flood Plain
2. Desturbed Soil To Be Mulch-Seeded
   Slopes Exceeding 4% To Be Sodded Within 45 Days
   Erosion Controls
   Straw Bales Or Erosion Blankets
3. Unable To Confirm Section Corner. County Surveyor So Notified

RECEIVED FOR RECORD
at 8:59 A.M.
May 31, 1984
Recorded in BK. M Recorded file
Page 63
ESTELLA M. MOSS, RECORDER
VANDERBURGH COUNTY

DULY ENTERED FOR TAXATION
MAY 31 1984 2611
Alice McBride AUDITOR

SEAL

Plat Release

May 31, 1984
Date

Barbara L. Cunningham
Secretary

ACKNOWLEDGMENT CERTIFICATE

State of Indiana
County of *Vanderburgh*

Before me, the undersigned Notary Public, in and for the County and State, personally appeared the said owners and subdividers and each separately and severally acknowledged the execution of the foregoing instrument as his or her voluntary act and deed, for the purposes therein expressed.

WITNESS my Hand and Notarial Seal this .....day of....., 19.....

.....
Notary Public

SEAL

My Commission expires..... 19.....

DEDICATION CERTIFICATE

"We, the undersigned owners of the real estate shown and described herein, do hereby lay off, plat and subdivide said real estate in accordance with the herein plat.

This subdivision shall be known and designated as *STOUT ACRES*,

an addition to the.....County, State of Indiana. All streets and alleys and public open spaces 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 streets, there shall be erected or maintained no building or structure.

Easements for installation and maintenance of utilities and drainage facilities are reserved as shown on the recorded plat and over the rear six feet of each lot. Within these easements, no structure planting or other material shall be placed or permitted to remain which may damage or interfere with the installation and maintenance of utilities or which may change the direction of flow of drainage channels in the easements, or which may obstruct or retard the flow of water through drainage channels in the easements. The easement area of each lot and all improvements in it shall be maintained continuously by the owner of the lot, except for those improvements for which a public authority or utility company is responsible.

The right to enforce these provisions by injunction, together with the right to cause the removal, by due process of law, of any structure or part thereof erected or maintained in violation hereof, is hereby dedicated to the public, and reserved to the several owners of the several lots in this subdivision and to their heirs and assigns:"

WITNESS OUR HANDS AND SEALS THIS.....day of....., 19.....

OTIS STOUT - Owner & Developer

LAND SURVEYOR'S CERTIFICATE

"I, *ELMO D. DOCKERY* hereby certify that I am a registered Professional Land Surveyor, of the State of Indiana; that this plat correctly represents a survey completed by me on *APRIL 12*, 1984; that all the monuments shown thereon actually exist, and that their location, size, type and material are accurately shown, and comply with the provisions of the Subdivision Control Ordinance."

.....
Signature

CERTIFICATE OF APPROVAL

Under the authority provided by Chapter 138, Acts of 1957, enacted by the General Assembly of the State of Indiana, and all Acts amendatory thereto and after proper public notice of the hearing was published this plat was given final approval by the majority of the members of the Vanderburgh County Area Plan Commission on May 15th, 19 84

.....President

.....Secretary

M-63