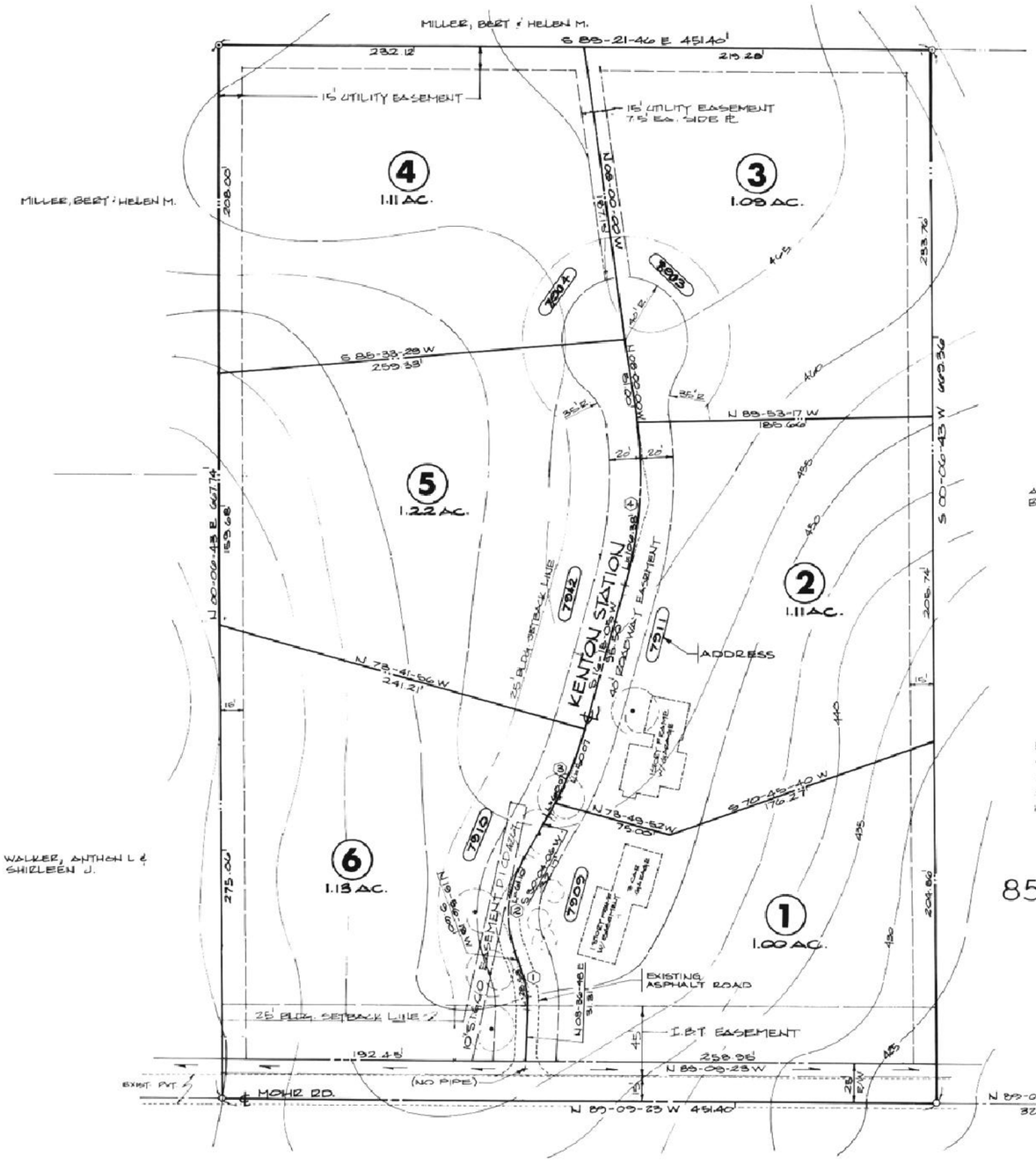
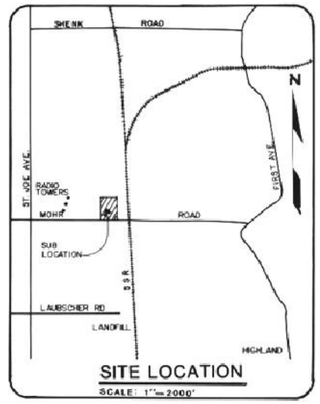
SIMON KENTON SUBDIVISION



SCALE: 1"=40'



SITE LOCATION
SCALE: 1"=2000'

RECEIVED FOR RECORD
AT 10:38 A.M.
MARCH 21 1985
IN BOOK M
PAGE 114
BOB SIEGEL RECORDER
VANDERBURGH COUNTY

85-05067

12/19

GENERAL NOTES

Erosion Control: All disturbed areas to be mulch seeded within 45 days of completion of cut and fill grading.

Flood Plain Data: None of the proposed subdivision falls within the 100 year flood zone.

Zoning: Subject property and all adjacent property is zoned A.

Soils: Soil type for Alford silt loam, HoB2, HoC2, HoC3, HoD3, ZaD3.

Road Grades: Maximum road grades not to exceed 10%.

Easements: All owners of lots within this subdivision are equally responsible for maintenance of the private road and shall pay a 1/6 share of maintenance expenses.

Sanitary Sewers: No sanitary sewers are available for proposed site.

Water: Water supply by private wells.

Private Roadway: The remainder of the private roadway from Lot 1 north shall be wide enough to accomodate two vehicles. The cul-de-sac to be constructed to a 60 foot diameter for vehicle turn-around.

ADJACENT PROPERTY OWNERS

Margaret L. Appel and
Janice S. Bowen
RR#9, Box 16, Mohr Road
Evansville, IN 47712

Bert & Helen M. Miller
RR#7, Box 11, Mohr Road
Evansville, IN 47712

Anthony L. & Shirleen J. Walker
RR#7, Mohr Road
Evansville, IN 47712

Leo H. & Marian C. Macke
RR#9, Box 13, Mohr Road
Evansville, IN 47712

BOUNDARY DESCRIPTION

Part of the South Half of the Southeast Quarter of the Southwest Quarter of Section 25, Township 5 South, Range 11 West, in Vanderburgh County, Indiana, more particularly described as follows:

Beginning at a point north 89 degrees 09 minutes 23 seconds west 329.50 feet from the southeast corner of said half quarter quarter section; thence continue north 89 degrees 09 minutes 23 seconds west along the south line of said half quarter quarter section 451.40 feet; thence north 00 degrees 06 minutes 43 seconds east parallel with the east line of said half quarter quarter section 667.74 feet to the north line of said half quarter quarter section; thence south 89 degrees 21 minutes 46 seconds east along the north line of said half quarter quarter section 451.40 feet; thence south 00 degrees 06 minutes 43 seconds west 669.36 feet to the place of beginning, containing 6.93 acres.

SURVEYOR'S CERTIFICATE

I, James O. Morley, do hereby certify that I am a professional registered land surveyor licensed in compliance with the laws of the State of Indiana and that this plat correctly represents a true and accurate survey completed by me on January 25, 1985, and that the monuments shown hereon actually exist and that their location and materials are accurately shown.

JAMES O. MORLEY REGISTERED No. 12629 STATE OF INDIANA LAND SURVEYOR

James O. Morley
James O. Morley, L.S.
Indiana Registration No. 12629

OWNERS' CERTIFICATE

The undersigned Owners of the real estate shown and described hereon do hereby plat and subdivide said real estate as shown and designates the same as **SIMON KENTON SUBDIVISION**. Twenty-five feet is reserved off of the south side for right-of-way for Mohr Road. Utility easements are hereby dedicated for utility service to lots within the subdivision only.

ALVIN P. SCHENK

HELEN E. SCHENK

JAMES A. SCHENK

NOTARY CERTIFICATE

STATE OF INDIANA)
) SS:
COUNTY OF VANDERBURGH)

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

Witness my hand and Notarial Seal this 13th day of March, 1985.

My Commission Expires:
2-11-89

Terry A. Campbell
Notary Public Terry A. Campbell

Notary Resides in Vanderburgh County.

NOTARY PUBLIC SEAL INDIANA

AREA PLAN COMMISSION CERTIFICATE

Under the 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 Commissioners, Vanderburgh County, Indiana, this plat was given approval as follows:

Approved by the Area Plan Commission of Evansville and Vanderburgh County, Indiana at a meeting held on MARCH 6, 1985.

SUBJECT TO: SLOTTED DRAINPIPE

President

Plat Release Date 3-21-85

Director

Director

CURVE DATA

CURVE	RADIUS	DEGREE	DELTA	LENGTH	TANGENT	CHORD	EXTERNAL
No. 1	70.00	81-51-04	23-21-07	28.53	14.47	28.33	1.48
No. 2	70.00	81-51-04	50-00-25	61.10	32.65	59.17	7.24
No. 3	250.00	22-55-06	13-46-01	60.07	30.18	59.93	1.82
No. 4	250.80	22-50-41	24-18-05	106.38	54.00	105.58	5.75

M-113

For easement Applying to Lot 1 & 2
See Deed Drawer 5 card 3051

PROJ. #85-994-4