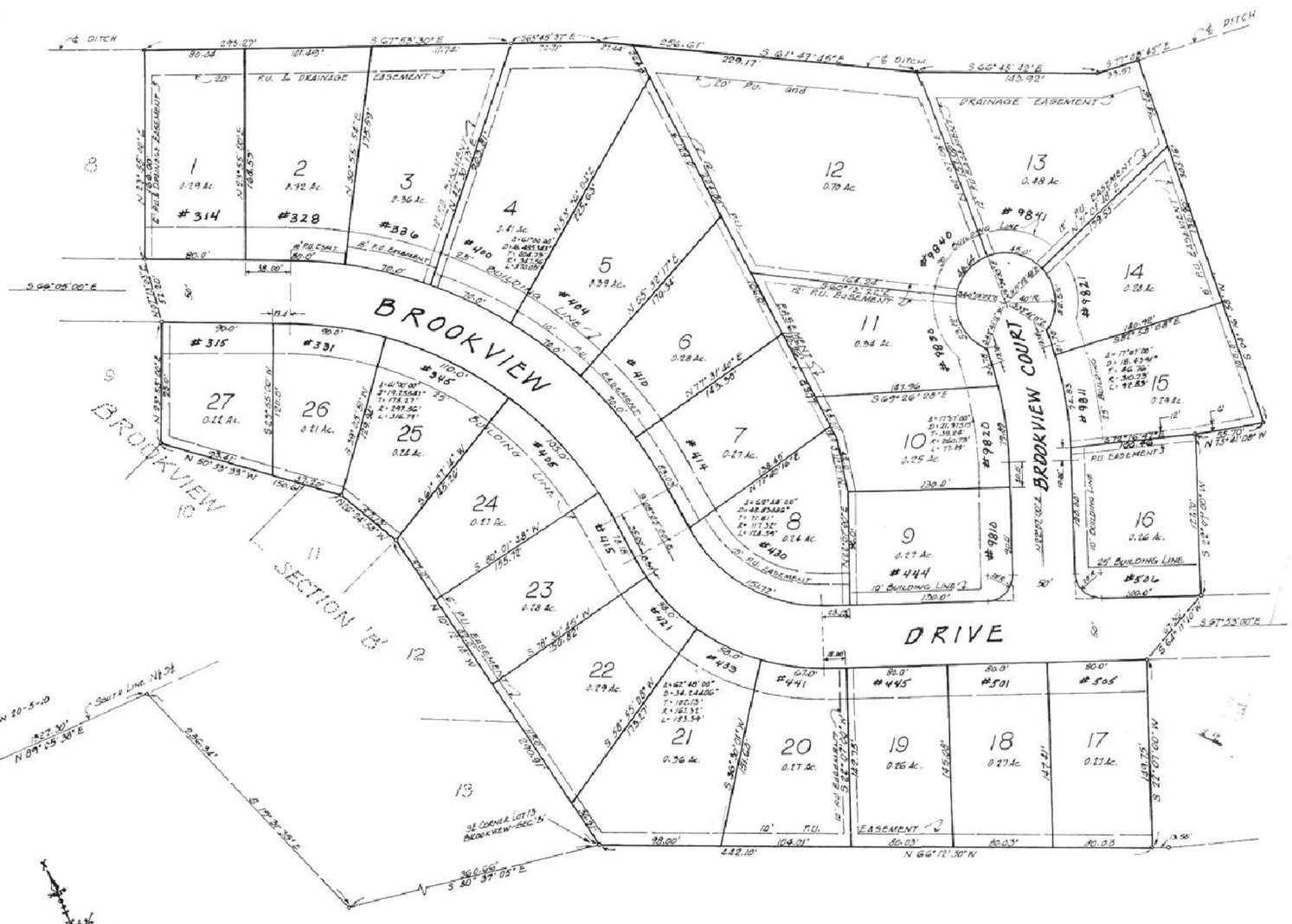
For flood elevation see misc dr 3
cd 5294 Instr. 91-03078 Date 2-13-91
Attest: BOB STEELE RECORDER
VANDERBURGH CO.
Patti Gullatte DRVC

Brookview
Section 'C'

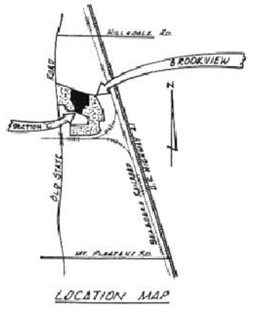
86-04221

A subdivision of part of the South half of Section Twenty (20), Township Five (5) South, Range Ten (10) West in Vanderburgh County, Indiana, and more particularly described as follows:

Beginning at a point located by commencing at the Southwest corner of the North half of the South half of said Section 20 and measuring thence North 89 degrees 05 minutes 38 seconds East along the South line thereof for 1327.30 feet; thence South 19 degrees 31 minutes 35 seconds East for 236.34 feet; thence South 80 degrees 37 minutes 05 seconds East for 160.66 feet to the Southeast corner of Lot 13 in Brookview Section "B", as recorded in the office of the Recorder of Vanderburgh County, Indiana, and being the aforesaid place of beginning; from said place of beginning thence North 10 degrees 12 minutes 18 seconds West for 290.91 feet; thence North 26 degrees 24 minutes 58 seconds West for 57.13 feet; thence North 50 degrees 33 minutes 33 seconds West for 150.61 feet; thence North 23 degrees 55 minutes 00 seconds East for 95.00 feet; thence North 07 degrees 13 minutes 03 seconds East for 52.20 feet; thence North 23 degrees 55 minutes 00 seconds East for 166.00 feet to a point in the center of a ditch; thence South 67 degrees 53 minutes 30 seconds East along the center of said ditch for 293.27 feet; thence South 65 degrees 45 minutes 37 seconds East along the center of said ditch for 70.71 feet; thence South 61 degrees 47 minutes 45 seconds East along the center of said ditch for 256.61 feet; thence South 66 degrees 45 minutes 42 seconds East along the center of said ditch for 143.92 feet; thence South 77 degrees 08 minutes 45 seconds East along the center of said ditch for 33.57 feet; thence South 04 degrees 16 minutes 58 seconds West for 305.16 feet; thence North 75 degrees 41 minutes 08 seconds West for 55.70 feet; thence South 22 degrees 07 minutes 00 seconds West for 127.70 feet; thence South 64 degrees 11 minutes 10 seconds West for 67.36 feet; thence South 22 degrees 07 minutes 00 seconds West for 149.75 feet; thence North 66 degrees 12 minutes 50 seconds West for 442.10 feet to the place of beginning and containing 10.213 acres, more or less.



SCALE: 1" = 50'



For Conditions, reservations, restrictions
see misc dr 2 cd 2862 Instr #86-05073
Date 3-17-86 BOB STEELE RECORDER
VANDERBURGH CO.
Attest:
Patti Gullatte DRVC

For easement Applying to Lot 243
See Deed Drawer 7 card 4283

JULY ENTERED FOR TAXATION
MAR 6 1986 1071
Alice Tue Brooks AUDITOR

M-185

RECEIVED FOR RECORD
at 8:20 A.M.
MARCH 6 1986
Plat Book M
Page 185
BOB STEELE, RECORDER
VANDERBURGH COUNTY

Associated Land Surveyors & Civil Engineers, Inc.

OWNER'S CERTIFICATE

I, the undersigned Owner of the real estate shown and described hereon, do hereby lay-off, plat and subdivide said real estate, as shown, and designate it as BROOKVIEW, SECTION 'C'.

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.

W.C. Bussing
W.C. Bussing, Jr.

NOTARY CERTIFICATE

STATE OF INDIANA)
) SS:
COUNTY OF VANDERBURGH)

Before me, the undersigned Notary Public of Warrick County, State of Indiana, personally appeared the above signed owner and subdivider of the real estate described hereon and acknowledged the execution of this plat to be his voluntary act and deed.

WITNESS my hand and seal this 22 day of February, 1986.

Don Jean Jackson
Notary Public

My commission expires:
July 11, 1986
Resident of Warrick County

DORIS JEAN JACKSON
Printed

SURVEYORS CERTIFICATE

I, Sam Biggerstaff, hereby certify that I am a Registered Land Surveyor, licensed in compliance with the laws of the State of Indiana, and further certify that this plat correctly represents a survey completed by me, and that all monuments shown exist at the locations noted.

Jan 28th 1986
Date

Sam Biggerstaff
Sam Biggerstaff
Indiana Reg. No. 9838

STATE OF INDIANA SAM BIGGERSTAFF 9838 REGISTERED LAND SURVEYOR

A.P.C. CERTIFICATE

Under the authority provided by the Acts of 1981, Public Law No. 309, and enacted by the General Assembly of the State of Indiana, this plat has been give SECONDARY APPROVAL by the AREA PLAN COMMISSION of EVANSVILLE and VANDERBURGH COUNTY at a meeting held on APRIL 3, 1985.

President
Barbara A. Cummings
Executive Director

Plat Release MARCH 6, 1986
Barbara A. Cummings
Executive Director

NOTES:
1. THE AREA SHOWN ON THIS PLAT IS OUTSIDE THE 100 YEAR FLOOD ZONE (SEE NOTE 5)
2. SOIL CONSERVATION DEPT. REQUIRES EROSION CONTROL COMPLETED WITHIN 45 DAYS AFTER COMPLETION OF GRADING OPERATION. SLOPES 2-8% - MULCH SEED. OVER 8% - SOD.
3. DRAINAGE PLANS APPROVED BY DRAINAGE BOARD 4-1-85
4. GENERAL CONSTRUCTION PLANS APPROVED BY Co. Comm. 8-12-85.
5. THE 100 YEAR FLOOD ELEVATION IS 399.35 DETERMINED BY INTERPOLATION BETWEEN LP 27 AND LP 28 (CROSS SECTION) ESTABLISHED BY CORPS of ENGINEERS, DEPARTMENT OF THE ARMY, LOUISVILLE, KENTUCKY FOR "SPECIAL FLOOD HAZARD INFORMATION STUDY, LITTLE PIGEON & LOCUST CREEKS, EVANSVILLE, VANDERBURGH COUNTY, INDIANA," DATED MARCH 1981.