Jean's Place

86-05539

DESCRIPTION

A Subdivision of part of the Northwest Quarter of the Southwest Quarter of Section 21, Township 6 South, Range 11 West, in Vanderburgh County, Indiana, more particularly described as follows:

Beginning at a point in said quarter quarter section which is located by commencing at the Southwest corner thereof; thence North 0 degrees 17 minutes East along the West line 796.34 feet; thence North 68 degrees 02 minutes 30 seconds East a distance of 127.32 feet to said place of beginning; thence North 61 degrees 21 minutes 30 seconds East a distance of 509.57 feet to a 15-foot alley as platted in Westmore Subdivision; thence South 51 degrees 44 minutes East along said alley 100.0 feet; thence South 41 degrees 51 minutes West along Lot 11 in said subdivision 250.0 feet; thence South 38 degrees 16 minutes West a distance of 50.0 feet; thence South 42 degrees 26 minutes 30 seconds West a distance of 241.47 feet; thence North 36 degrees 39 minutes 30 seconds West a distance of 275.60 feet to the place of beginning, and containing 2.23 acres more or less.

OWNER'S CERTIFICATE

I, Jean Hollander, guardian of the Estate in person of Lori Ann Hollander, the Owner of the real estate shown and described hereon, do hereby lay-off, plat and subdivide said real estate, an shown, and designate it as:

JEAN'S PLACE

The strip of ground of the width shown on this plat and marked Roadway Easement is hereby reserved for ingress and egress to adjoining properties and 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 strip of land, and owners in this subdivision shall take their titles subject to the rights of the public utilities.

Jean M. Hollander
Jean Hollander, Guardian
Estate of Lori Ann Hollander

NOTARY CERTIFICATE

STATE OF INDIANA)
) SS:
COUNTY OF VANDERBURGH)

Before me, the undersigned Notary Public of Vanderburgh County, State of Indiana, personally appeared the above named Jane Hollander, Guardian of the Estate of Lori Ann Hollander, owner and subdivider of the real estate, described hereon and acknowledged the execution of this plat to be her voluntary act and deed.

WITNESS my hand and seal this 5 day of December, 1985.

My commission expires:
July 1, 1986

Doris Jean Jackson
Notary Public

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.

November 29 1985
Date

Sam Biggerstaff-LS
Indiana Reg. No. 9838

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 MARCH 24, 1986.

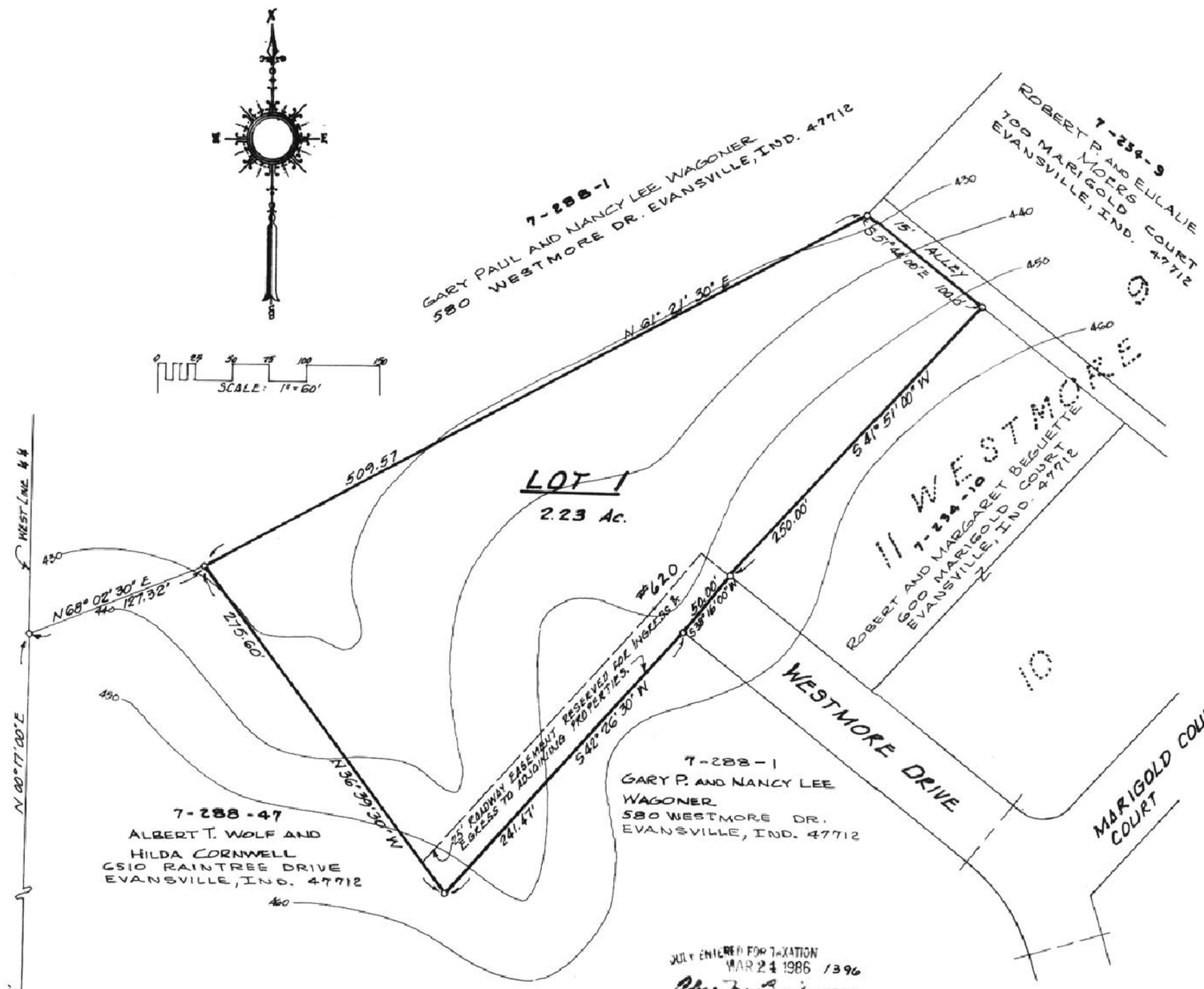
[redacted]
President

Barbara L. Cummings
Executive Director

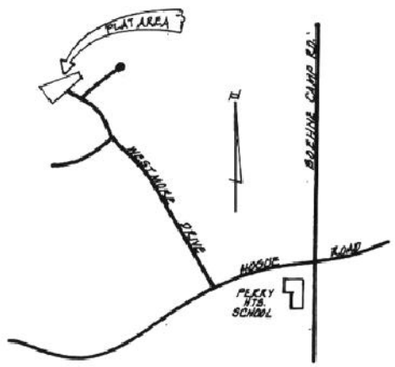
Plat Release MARCH 24, 1986

Barbara L. Cummings
Executive Director

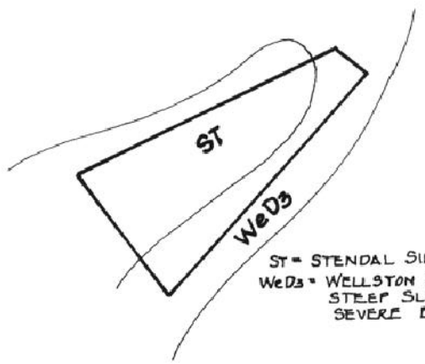
M-191



JULY ENTERED FOR TAXATION
MAR 24 1986 1396
Alice Mae Buckle AUDITOR



LOCATION MAP



ST = STENDAL SILT LOAM
WeD3 = WELLSTON SILT LOAM, STEEP SLOPES AND SEVERE EROSION

SOIL MAP

RECEIVED FOR RECORD
at 12:43 P.M.
MARCH 24 1986
Plat Book M
Page 191
BOB STEELE, RECORDER
VANDERBURGH COUNTY

NOTES

1. ZONING: PLAT AREA & ADJOINING PROPERTIES ARE ALL ZONED "R3", ACCORDING TO APC MAPS.
2. SOIL TYPE: AS SHOWN HEREON.
3. EROSION CONTROL: SOIL CONSERVATION DEPT. REQUIRES ALL DISTURBED AREA BE MULCH SEEDED WITHIN 45 DAYS AFTER GRADING COMPLETED.
4. UTILITIES: CITY WATER & ELECTRIC AVAILABLE AT OR NEAR THE SITE.
5. FLOOD: THE PLAT AREA IS OUTSIDE THE 100 YEAR ZONE ACCORDING TO PANEL 100 OF 100 (F.I.R.M.) DATED 3-19-82