89-00199

MS-31

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

JAN 0 1 1989

Sam Humphrey
AUDITOR

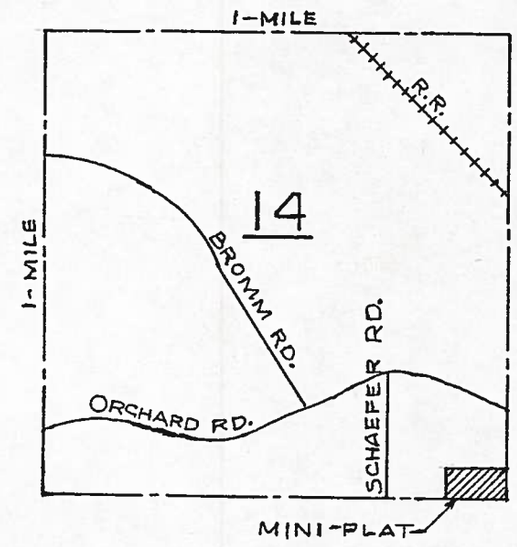
RECEIVED FOR RECORD
at 8:32 A M.
JAN. 4, 1989
Plat Drawer MS
Card 31
BOB STEELE, RECORDER
VANDERBURGH COUNTY

DO NOT WRITE IN SPACE ABOVE THIS LINE

VOLLMAN PLACE

N.

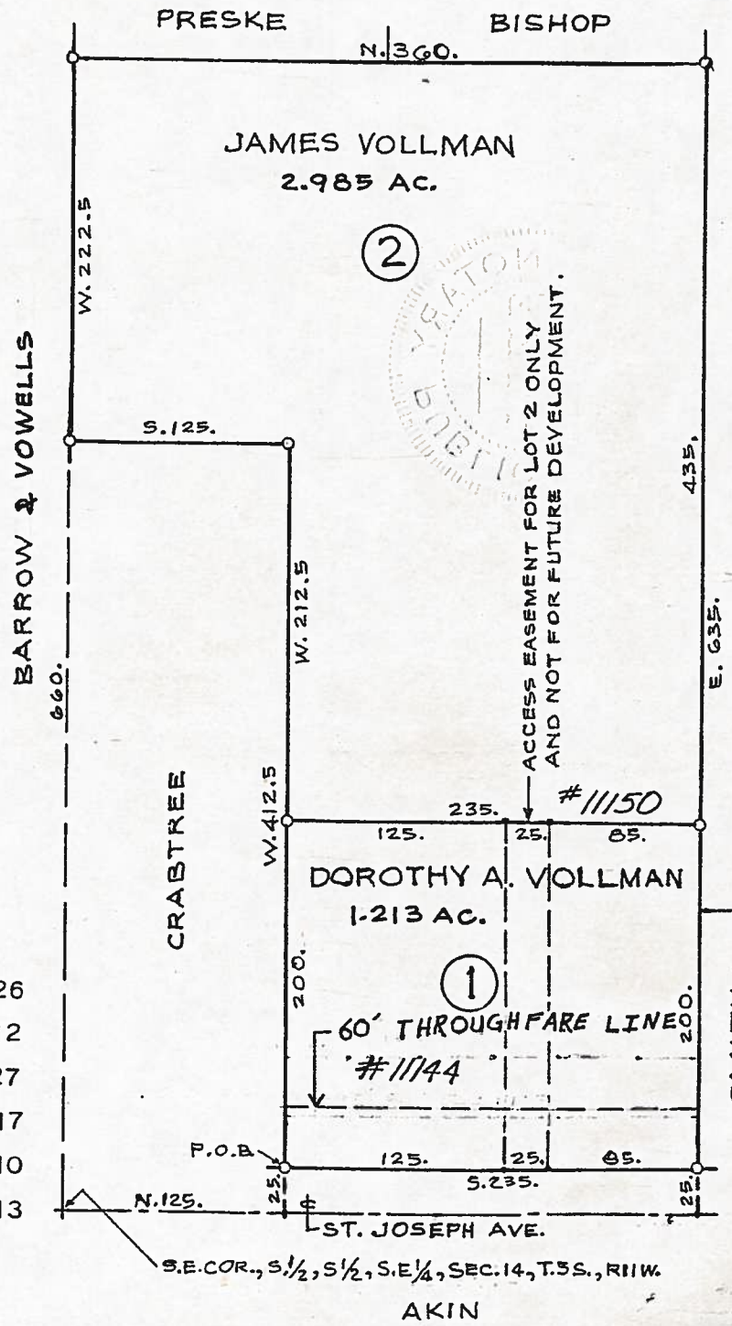
SCALE 1"=100'



MAP
SCALE 1:24000

ADJOINING PROPERTY OWNERS

Robert J. Barrow & Patricia L. Vowells -3-29-26
James H.& Jacqueline Preske -3-17-12
William & Judith Bishop -3-17-27
Lee Jr.& Shannon J.Werner -3-17-17
James E.& Cheril D.Smith -37-1-10
Roy E.& Cindy J.Crabtree -37-1-13
Loraine Akin



AREA PLAN COMMISSION OFFICIAL FORM

SURVEYORS CERTIFICATE

I, Albert K. Holtz, HEREBY CERTIFY THAT I AM A 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 LOCATIONS AS NOTED.

DATE November 14, 1988

Albert K. Holtz

ALBERT K. HOLTZ REGISTERED No. 10035 STATE OF INDIANA LAND SURVEYOR

OWNERS CERTIFICATE

DOROTHY A. & JAMES E. VOLLMAN, 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 VOLLMAN PLACE.

Dorothy A. Vollman

James E Vollman

NOTARY PUBLIC STATE OF INDIANA

NOTARY CERTIFICATE

STATE OF INDIANA)
) ss:
COUNTY OF VANDERBURGH)

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC FOR Vanderburgh COUNTY, STATE OF INDIANA PERSONALLY APPEARED THE ABOVE SIGNED OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON AND THE EXECUTION OF THE PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND SEAL THIS 7th DAY OF Dec. 1988.

MY COMMISSION EXPIRES: Jan. 31, 1992

Ley Ann Behme
NOTARY PUBLIC

RESIDENT OF Vanderburgh COUNTY

Ley Ann Behme
PRINTED

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 GIVEN SECONDARY APPROVAL BY THE AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH CO. ON JAN 3, 1989.

Alfred H. Bauer, Jr.
PRESIDENT

EXECUTIVE DIRECTOR Barbara Cunningham

PLAT RELEASE JAN. 3, 1989

EXECUTIVE DIRECTOR Barbara Cunningham

EVANSVILLE AND VANDERBURGH COUNTY INDIANA AREA PLAN COMMISSION OFFICIAL SEAL

AREA PLAN COMMISSION OFFICIAL FORM

D E S C R I P T I O N

VOLLMAN PLACE

That part of the South Half of the South Half of the Southeast Quarter of Section 14, Township 5 South, Range 11 West as recorded in the office of the Recorder of Vanderburgh County, Indiana and described as follows:

Beginning at a point that is North One Hundred Twenty Five (125.) feet and West Twenty Five (25.) feet of the Southeast Corner of the Southeast Quarter of Section 14, Township 5 South, Range 11 West, along the East line; thence West and parallel with the South line for a distance of Four Hundred Twelve and Five-Tenths (412.5) feet; thence South One Hundred Twenty Five (125.) feet to a point on the South line that is Four Hundred Thirty Seven and Five-Tenths (437.5) feet West of the Southeast Corner; thence West on the South line for a distance of Two Hundred Twenty Two and Five-Tenths (222.5) feet to a corner; thence North Three Hundred Sixty (360.) feet to a corner and said line being parallel with the East line; thence East and parallel with the South line for a distance of Six Hundred Thirty Five (635.) feet to a corner point Twenty Five (25.) feet West of the East line; thence South Two Hundred Thirty Five (235.) feet and parallel with the East line to the Place of Beginning and Closure, and containing an area of 4.198 Acres, more or less.

The above described real estate is subject to all right-of-way and easements of record.

NOTES: These notes are required by the Area Plan Commission.

1. Utilities: According to S.I.G.& E. Co. gas and electric power are available to the proposed site. Water service is available. Darmstadt sanitary sewer is being used.

2. Flood Data: Ground elevation is approximately 490. to 485.. According to FIRM Panel 75 of 100, for Vanderburgh County, Indiana, dated March 19,1982, the proposed site lies outside the 100 year flood zone.

3. Soil Type & Erosion Control: According to the soil survey of Vanderburgh County, Indiana, the soil types for the proposed site are HoC3 Hosmer silt loam, 6 to 12 percent slopes, severely eroded. This soil is on sides of natural draws where slopes are short and on uniform long sides of ridges. It has a profile similar to that described as representative of the series, but the depth to the fragipan ranges from 20 to 24 inches and the surface layer is mostly yellowish-brown subsoil material. Runoff is rapid on this soil. The hazard of further erosion, the very slowly permeable fragipan, and the moderate available water capacity limit use. This soil suited to small grain, hay, and pasture. It is not suited to deep rooted crops, because the fragipan restricts downward root growth .
Because of the very slowly permeable fragipan, this soil has severe limitations for residential development unless public sewers are available. Soils of 0% to 6% slopes shall be mulched and seeded, i.e.,rye, red top, and wheat (which will be used primarily forfall planting) within 45 days of disturbance of soil and must remain in place until final grading and shaping. Slopes of more than 6% shall have straw bales and/or erosion blankets in place within 45 days of disturbance of soil and must remain in place until final grading and shaping.

4. Owner and Developer:

DOROTHY A. VOLLMAN, R.9,B.65, ST. JOSEPH AVE.,EVANSVILLE,IN 47712

JAMES VOLLMAN, R.9,B.318, SCHENK ROAD,EVANSVILLE,IN 47712

5. Engineer and Surveyor:

ALBERT K. HOLTZ, 1613 Washington Ave., Evansville, IN 47714