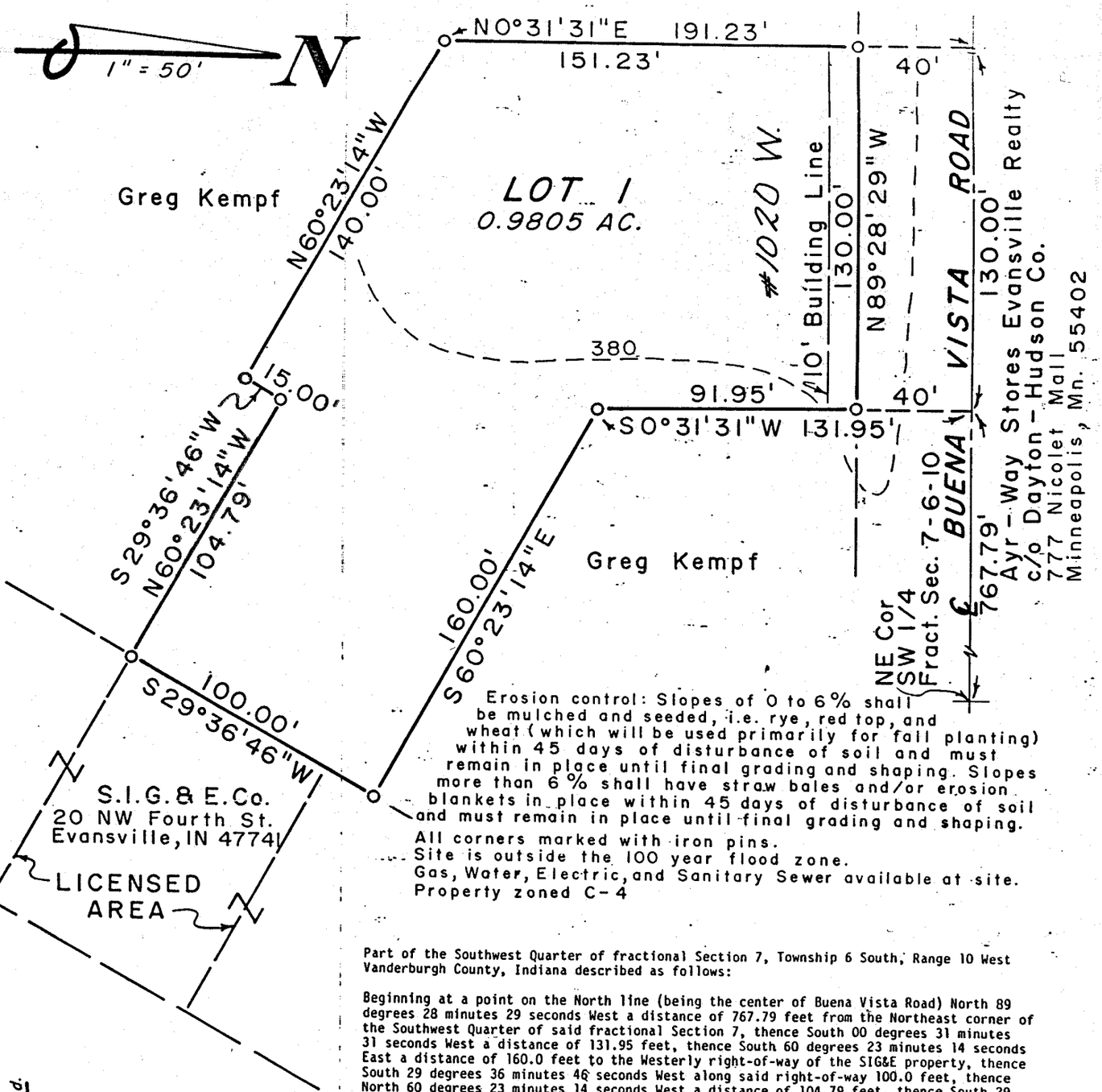
90-05102

MS-67

RECEIVED FOR RECORD
at 9:50 A.M.
MARCH 16 1990
Plat Drawer MS
Card 67
BOB STEELE, RECORDER
VANDERBURGH COUNTY

DO NOT WRITE IN SPACE ABOVE THIS LINE

VISTA SUBDIVISION

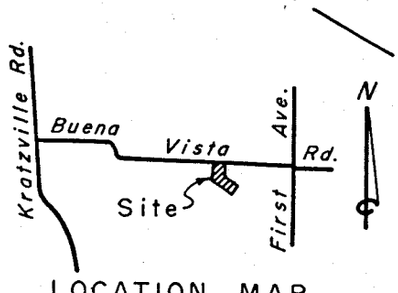


Erosion control: Slopes of 0 to 6% shall be mulched and seeded, i.e. rye, red top, and wheat (which will be used primarily for fall planting) within 45 days of disturbance of soil and must remain in place until final grading and shaping. Slopes more than 6% shall have straw bales and/or erosion blankets in place within 45 days of disturbance of soil and must remain in place until final grading and shaping.

All corners marked with iron pins.
Site is outside the 100 year flood zone.
Gas, Water, Electric, and Sanitary Sewer available at site.
Property zoned C-4

Part of the Southwest Quarter of fractional Section 7, Township 6 South, Range 10 West Vanderburgh County, Indiana described as follows:

Beginning at a point on the North line (being the center of Buena Vista Road) North 89 degrees 28 minutes 29 seconds West a distance of 767.79 feet from the Northeast corner of the Southwest Quarter of said fractional Section 7, thence South 00 degrees 31 minutes 31 seconds West a distance of 131.95 feet, thence South 60 degrees 23 minutes 14 seconds East a distance of 160.0 feet to the Westerly right-of-way of the SIG&E property, thence South 29 degrees 36 minutes 46 seconds West along said right-of-way 100.0 feet, thence North 60 degrees 23 minutes 14 seconds West a distance of 104.79 feet, thence South 29 degrees 36 minutes 46 seconds West a distance of 15.0 feet, thence North 60 degrees 23 minutes 14 seconds West a distance of 140.0 feet, thence North 00 degrees 31 minutes 31 seconds East a distance of 191.23 feet to a point on the aforesaid North line, thence South 89 degrees 28 minutes 29 seconds East along said North line 130.0 feet to the place of beginning, containing 0.9805 acres (42,709.9 square feet).



LOCATION MAP
1" = 2000'

SURVEYORS CERTIFICATE

I, BILLY T. NICHOLSON, 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, THAT THIS SURVEY WAS MADE IN ACCORDANCE WITH TITLE 864, *

DATE 2/20/90

[signature]
IN No. 7964 Evansville, IN

*Article 1.1, Chapter 8, Section 1 Through 34 Of The Indiana Administrative Code And Accordingly Under My Supervision. This Is A Class C Survey With A Theoretical Uncertainty Of 0.5 Feet As Determined By Sub-Section 7d, Section 7 Of Subject Code.

BILLY T. NICHOLSON REGISTERED No. 7964 STATE OF INDIANA LAND SURVEYOR

OWNERS CERTIFICATE

WILLIAM PENLAND + ELIZABETH SOWA, 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 VISTA SUBDIVISION.

x [signature]
611 HARRIET ST.
SUITE 205
E'ville, IN 47710

x Elizabeth Sowa

NOTARY CERTIFICATE

STATE OF INDIANA)
) ss: W R Penland, E. Sowa
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 20 DAY OF February 1990

MY COMMISSION EXPIRES: 3-1-92

Marlene Huff Boyd
NOTARY PUBLIC

MARLENE HUFF BOYD
PRINTED

RESIDENT OF Vanderburgh COUNTY

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 3-16, 1990.

PRESIDENT Alfred H. Bauer, Jr.

EXECUTIVE DIRECTOR Barbara L. Cunningham

PLAT RELEASE 3-16-90

EXECUTIVE DIRECTOR Barbara L. Cunningham

AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY OFFICIAL SEAL

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

1468

MAR 16 1990

Sam Humphrey
AUDITOR

5.50 SAD