91-19204

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

AUG 20 1991 6629

Tom Humphrey
AUDITOR

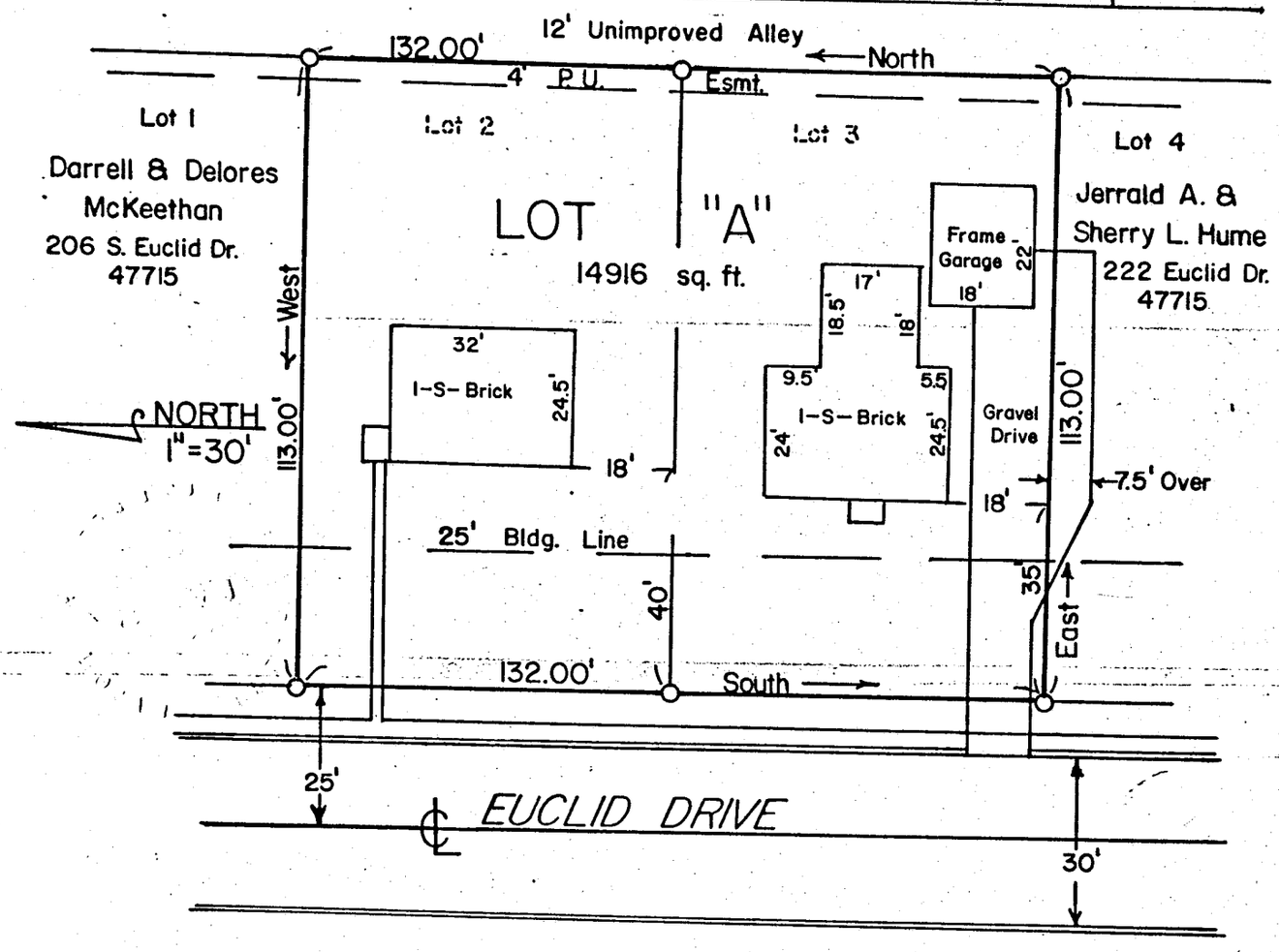
MS-114

RECEIVED FOR RECORD
at 10:27 A.M.
Aug 20 1991
Plat Drawer MS
Card 114
BOB STEELE, RECORDER
VANDERBURGH COUNTY

DO NOT WRITE IN SPACE ABOVE THIS LINE

REPLAT OF LOTS 2 & 3, SECT. K, IROQUOIS GARDENS

Julio J. & Mary E Esparza 207 Polster Dr. 47715	Alice M. Mitchell Lot 20 213 Polster Dr. 47715	Cheryl L. Henderson Lot 19 219 Polster Dr. 47715



William V. & Ruth W. Pataki 207 Euclid Dr. 47715	Jon W. & Anne M. Hill Lot 21 216 S. Harper 47714	Harvey F. Harris Lot 20 219 Euclid Dr. 47715	Susan K. Shappard 325 Simone Place Santa Rosa, CA 95405

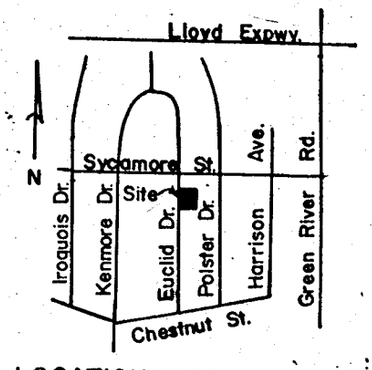
Section "J"

Lots 2 and 3, Section K, in Iroquois Gardens, an addition to the City of Evansville, according to the recorded plat thereof, as recorded in Plat Book I, Page 46, in the office of the Recorder of Vanderburgh County, Indiana.

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 5 days of disturbance of soil and must remain in place until final grading and shaping.

City water, sanitary sewer, gas, and electric available at site.

The site is relatively flat with a mean elevation of 395. The site is outside of the 100 year flood zone.



LOCATION MAP
No Scale

AREA PLAN COMMISSION OFFICIAL FORM

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: Aug 14 1991

Billy T. Nicholson
IN No. 7964 Evansville, IN

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

* Article 1.1, Chapter 8, Section 1 Through 34 Of The Indiana Administrative Code And Accordingly Under My Supervision. This Is A Class B Survey With A Theoretical Uncertainty Of 0.25 Feet As Determined By Sub-Section 7d, Section 7 Of Subject.

OWNERS CERTIFICATE

We, Paul & Jean Cundiff, 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 THE REPLAT OF LOTS 2 & 3, SECTION K, IROQUOIS GARDENS.

Paul Cundiff
218 Euclid Dr. 47714

Jean Cundiff

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 15th DAY OF August, 1991.

MY COMMISSION EXPIRES: March 13, 1992

Barbara A. Runyon
NOTARY PUBLIC

BARBARA A. RUNYON
PRINTED

RESIDENT OF Vanderburgh COUNTY

INDIANA NOTARY PUBLIC SEAL

COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY OFFICIAL SEAL AREA PLAN

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 August 20, 1991.

PRESIDENT Richard H. Bower, Jr.

EXECUTIVE DIRECTOR Barbara Cunningham

PLAT RELEASE August 20, 1991

EXECUTIVE DIRECTOR Barbara Cunningham

Strips of ground, of the width shown on this plat and marked "Public Utility Easement", are hereby dedicated to public utilities for the installation, maintenance, operation, enlargement and repair of utility facilities, whether above ground or below ground, with the right to trim or remove, at the discretion of the public utility, trees, overhanging branches, bushes, underbrush and obstructions. No structures other than such utility facilities shall be located within said strips of land and any fence located within said strips of land is subject to removal by a public utility, without liability, in the use of said easements by said utility.

Strips of ground marked "Drainage Easement" are dedicated for surface water and/or subsurface water drainage; provided, however, that public utilities are hereby permitted to cross such Drainage Easements with public utility facilities; and provided that such facilities are not placed in such manner as to impede the flow of water and further provided that such drainage easements may be used for ingress and egress and temporary staging areas for work by public utilities.