AREA PLAN COMMISSION OFFICIAL FORM

RECEIVED FOR RECORD
at 9:57 A.M.
JANUARY 12 1994
Plat Drawer MS
Card 190
BETTY J. HERMANN, RECORDER
VANDERBURGH COUNTY

94-01090

MS-190

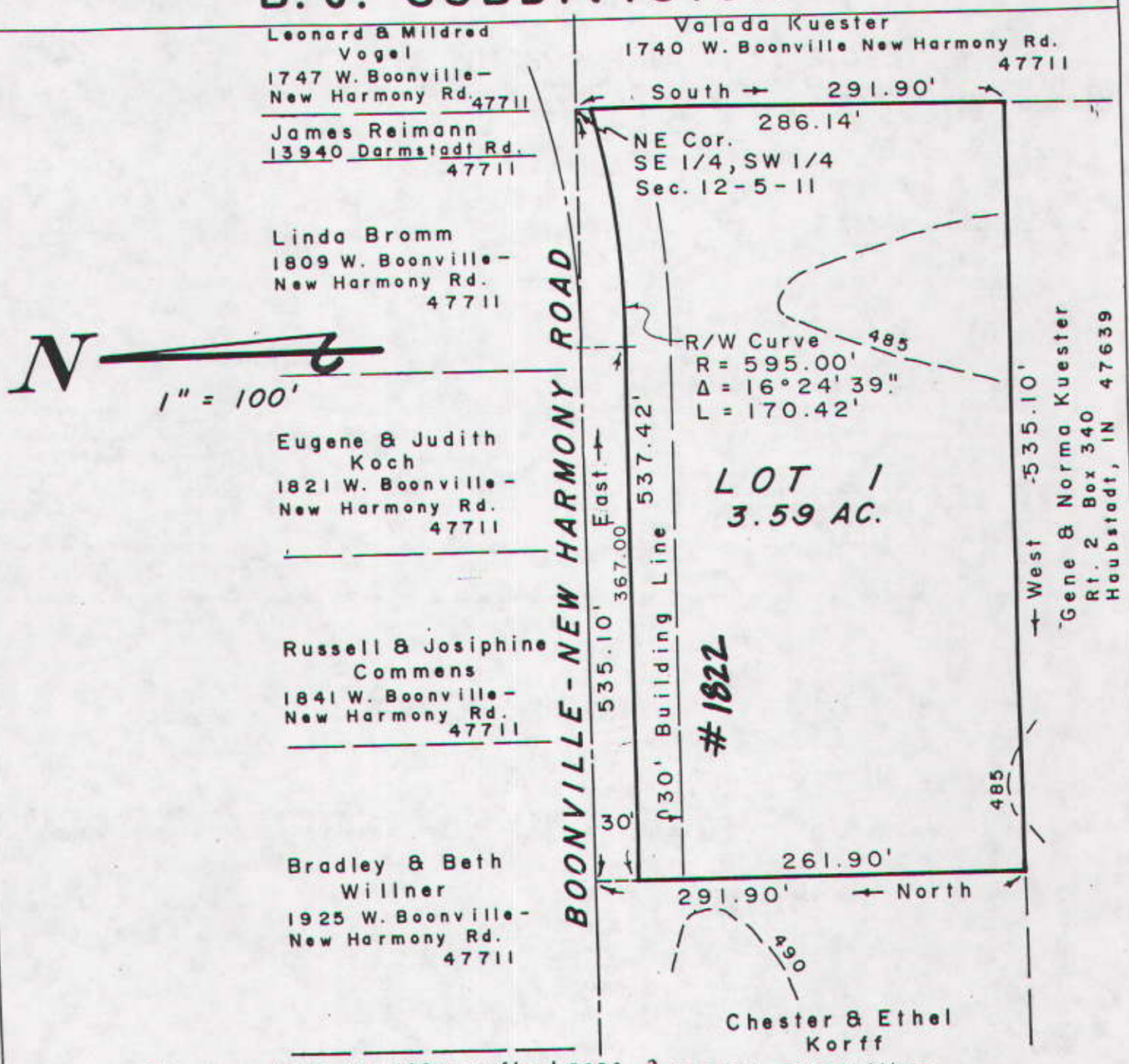
DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

JAN 12 1994 219

Sam Humphrey
AUDITOR

DO NOT WRITE IN SPACE ABOVE THIS LINE

B. J. SUBDIVISION



- Site is outside the 100 year flood zone
- City Water, Darmstadt Sanitary Sewer, and electric available at site

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.

Part of the Southeast Quarter of the Southwest Quarter of Section 12, Township 5 South, Range 11 West, Vanderburgh County, Indiana described as follows;

Beginning at a stone marker on the Northeast corner of the Southeast Quarter of the Southwest Quarter of said Section 12, thence South along the East line thereof a distance of 291.9 feet, thence West and parallel with the North line 535.10 feet to the Southeast corner of the Chester Korff Tract, thence North along the East line of said tract 291.9 feet to the North line of said quarter quarter section, thence East along said North line a distance of 535.10 feet to the place of beginning, containing 3.59 acres more or less.

Subject to the legal Right-Of-Way of Boonville and New Harmony Road on the North side thereof.



LOCATION MAP
No Scale

#8-93-30

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 ALL LOCATIONS NOTED.

DATE 12/13/93 Billy T. Nicholson LS

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

OWNERS CERTIFICATE

BRAD A. KORFF & JANENE M. KORFF, THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, LAY-OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE, AS SHOWN, AND DESIGNATE IT AS B.J. SUBDIVISION

Brad A Korff
BRAD A. KORFF

Janene M. Korff
JANENE M. KORFF

1714 HARMONY WAY
EVANSVILLE, IN 47720

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.
Individual lot owners shall not construct or place any obstruction within any public drainage easement which will interfere with the flow of surface water along drainage easements.

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 ACKNOWLEDGE THE EXECUTION OF THE PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND SEAL THIS 27th DAY OF December 1993.

MY COMMISSION EXPIRES: 3/13/96

RESIDENT OF Vanderburgh COUNTY

Barbara A. Runyon
NOTARY PUBLIC

BARBARA A. RUNYON
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 PRIMARY APPROVAL BY THE AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY ON JANUARY 12 1994.

PLAT RELEASE JANUARY 12, 1994

PRESIDENT

EXECUTIVE DIRECTOR Barbara P. Cunningham