95-27583

AREA PLAN COMMISSION OFFICIAL FORM

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

NOV 29 1995

Suzanne M Cronin
AUDITOR

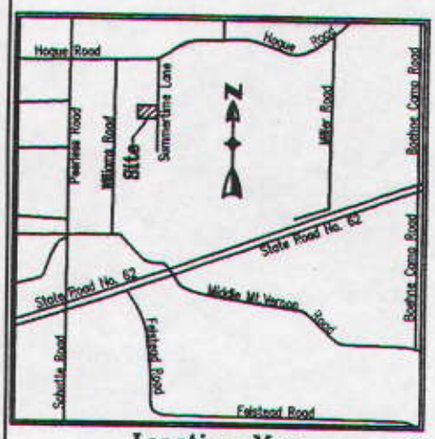
6653

RECORDED RECORD
at 10:38 A.M.
11-29 1995
Plat Drawer MS
Card 232
BETTY J. PETERSON, RECORDER
VANDERBURGH COUNTY
0017

MS-232

DO NOT WRITE IN SPACE ABOVE THIS LINE

Minor Replat of Lots 4 and 5 Kleinknechts Sub. No.2



Loaction Map
(No Scale)

Note: The subject real estate lies outside the 100 year flood zone, according to the Community No. 180256 0100 B, FIRM Panel No. 100 of 100, Dated March 19, 1982.

℄ Hogue Road

N.E. Corner W.1/2, N.E.1/4 Section 29-6-11

S 00°03'00" E 330.00'(R)

60.0' R/W
30.0' 30.0'

N 89°49'00" E - 330.00'(R)
300.00'(R)

S 89°49'00" W 30.00'(R)

6' Easement

30' Building Line

123.80'(R)

Kleinknechts Sub. No.2 Plat Book "K", Page 62

1

300.08'(R) 300.09'(C)

2

S 00°03'00" E - 371.40'(R)

300.17'(R)

7-99-99
Vindhurst, Rick Jack & Judith Ann
22 Williams Road
Evansville, IN 47712
Deed Book 646, Page 410
AG

7-270-3
Deig, Alfred H. & Virginia J.
105 S. Summertime Ln.
Evansville, IN 47712
Deed Book 530, Page 413
AG

3

520' 525' 530'

N 89°49'00" E - 300.26'(C)
300.25'(R)

Fnd. 1/2"LRod

Fnd. 1/2"LRod

7-287-33
Parkinson, Gerald N. & Carol J.
3420 Conservation Drive
Evansville, IN 47712
Deed Book 531, Page 417
AG

515' 510' 505'

Deck

Existing 1 Story Brick

109

4

Lot 4 and 5 Combined
(1.71 Acres)

505'

5

Andrecht's Subdivision Plat Book "L", Page 49

7-293-1
Kretenstein, Wayne M. & Michele C.
140 Williams Road
Evansville, IN 47712
Deed Book 868, Page 418-419
AG

7-293-2
University Heights Baptist Church
8800 Middle Mt Vernon Road
Evansville, IN 47712
Deed Book 867, Page 5
AG

N 00°01'00" E - 247.60'(R)
N 00°00'38" W - 247.60'(C)

S 00°03'00" E - 247.60'(R)
℄ Summertime Lane

Fnd. 1/2"LRod

Fnd. 1/2"LRod

300.48'(R)

S 89°49'00" W - 300.43'(C)

510' 515' 520' 525' 530'

7-326-1
Davidson, Don Andrew & Judy Ann
200 Summertime Lane
Evansville, IN 47712
Deed Drawer 1, Card 21,765
AG

7-270-6
Rebstock, John W.
225 S. Summertime Ln.
Evansville, IN 47712
Deed Book 555, Page 283
AG

6

6' Easement

30' Building Line

300.51'(R)
S 89°49'00" W - 300.51'(R)

60.0' R/W
30.0' 30.0'

N

SCALE 1" = 100'

Note: Contours scaled from Vanderburgh County Topographic Map No. 65 and not based on an actual survey.

SURVEYORS CERTIFICATE

I, James Q. Morley, 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 October 31, 1995

James Q. Morley

James Q. Morley, Ind. Registration No. 12629
Morley and Associates, Inc.
605 S.E. M L King, Jr. Blvd.
Evansville, IN 47713
(812) 464-9585

OWNERS CERTIFICATE

Robert & Rebecca Leggett, 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 Minor Replat of Lots 4 & 5, Kleinknechts Sub. No. 2

Robert E. Leggett Jr.

Robert E. Leggett, Jr.
109 Summertime Lane
Evansville, IN 47712

Rebecca Diane Leggett

Rebecca Diane Leggett
109 Summertime Lane
Evansville, IN 47712

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 31st DAY OF October 1995.

MY COMMISSION EXPIRES: 09/16/98

Deborah J. Masterson
NOTARY PUBLIC

RESIDENT OF Vanderburgh COUNTY

Deborah J. Masterson
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 11-28 1995.

AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY
OFFICIAL SEAL

PLAT RELEASE Barbara L. Cunningham

PRESIDENT Alfred H. Barrer, Jr.

EXECUTIVE DIRECTOR Barbara L. Cunningham

AREA PLAN COMMISSION OFFICIAL FORM

MINOR REPLAT OF LOTS 4 AND 5
KLEINKNECHTS SUB. NO. 2
BOUNDARY DESCRIPTION

Lot 4 and 5, in Kleinknechts Sub. No. 2 of part of the West Half of the Northeast Quarter of Section 29, Township 6 South, Range 11 West, as recorded in Plat Book K, page 52, in the office of the Recorder of Vanderburgh County, Indiana.

General Notes

Flood Plain Data: Per F.I.R.M. Vanderburgh County, Indiana, Panel Number 180256 0100 B, dated March 19, 1982, no part of the proposed site is within the designated Special Flood Hazard Zone "A".

Utilities: Water is available on the site.

Zoning: The subject property and the abutting property is currently zoned AG.

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

NOV 29 1995

6653

Suzanne M Crouch
AUDITOR