"REPLAT OF LOT - 2" IN THE AMENDED PLAT OF JEFFERY COURT, AS PER PLAT THEREOF.

RECORDED IN PLAT BOOK "M" PAGE 14.

88-00408

OWNERS CERTIFICATE

I, the undersigned owner of the real estate shown herron, do hereby plat the same and designate said real estate as Replat Lot 2, In The Amended Plat Jeffery Court.

All Streets Rights-of-Way Shown On This Plat Not Heretofore Dedicated Are Hereby Declared As Easements For The Common Use Of The Owners Of The Various Lots Adjoining The Street Called "Jeffery Court", Or Their Assigns, Their Guests Thereof, And Also For Use By All Governmental Agencies Or Their Agents Or Assigns For Rendering Of Any Governmental Services (Including, But Not Limited To Fire And Police Protection), And Also As Easements For Drainage And For The Use Of Public Utilities For The Installation, Maintenance, Repair, Or Replacement Of Public Utility Services (Including, But Not Limited To, Water, Sewer, Electric, Gas, And Telephone Service), And Mains, Ducts, Lines And Wires, Thereby, Subject At All Times To The Proper Authorities; However, Where Any Utilities Are Installed, Maintained, After The Streets Are Constructed And Paved, Any Damage Thereto Shall Be Repaired By The Entity Causing Said Damage. Building Lines Are Established As Shown On This Plat, And Between These Lines, And The Street Easement Lines There Shall Not Be Erected Or Maintained Any Building Or Structure. Owners Shall Take Title Subject To The Rights Of Public Utility Easements, As Set Out Above.

David B. Herron — DAVID HERRON

Roxann Herron — ROXANN HERRON

SURVEYORS CERTIFICATE

I, Sam Biggerstaff, hereby certify that I am a Registered 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 exists at the locations noted.

Jan 7th 1988
Date

Sam Biggerstaff
Sam Biggerstaff, R.L.S.
Indiana Reg. No. 9836

A.P.C. CERTIFICATE

Under the authority provided by the Acts of 1981, Public Law 309, 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 COUNTY at a meeting held on JANUARY 6, 1988.

President — Executive Director

PLAT RELEASE

JANUARY 8, 1988
Date — Executive Director

NOTARY CERTIFICATE

STATE OF INDIANA)
) SS:
COUNTY OF VANDERBURGH)

Before me, the undersigned Notary Public in and for Vanderburgh County, State of Indiana, personally appeared the above named Owner's of said real estate, who acknowledge the foregoing plat to be their voluntary act and deed.

WITNESS my hand and seal this 7th day of January, 1988.

Linda A. Henriksen
Notary Public

My Commission Expires:
Sept. 12, 1989

Linda A. Henriksen
Printed

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

1.) UTILITIES:
According to S.I.G.E.C.O., gas and electric power are available to the proposed site; city water is also available.

2.) FLOOD DATA:
According to F.I.R.M. Panel 25 of 100 for Vanderburgh County, Indiana, dated March 19, 1982, the proposed site lies outside the 100 year flood zone.

3.) SOIL TYPES:
The soil type for the proposed site is Hosmer [HoB2], Hosmer Silt Loam, 2 to 6 per cent slopes, eroded.

4.) EROSION CONTROL:
The soils with 0% - 6% slopes 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.

5.) ZONING:
The zoning for the proposed site as well as all adjoining parcels is agricultural.

6.) OWNERS AND DEVELOPERS:
David and Roxann Herron 2811 Nevada Court, Evansville, Indiana 47710

7.) ENGINEER AND SURVEYOR:
Sam Biggerstaff 1270 Maxwell Ave. Evansville, Indiana 47711

ADDITIONAL NOTES:

8) There Will Be No Access To Wortman Road From The Owners Of Lot 2-B.

9) Driveway Cuts On Lot 2-B Shall Be No Closer Than 50' From Intersection Of Jeffery Court & Wortman Road.

10) Lots 2-A and 2-B Shall Be Required To Tap Into The Darmstadt Sewer.

10:50 A
JAN 8 88
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N-129

ONLY ENTERED FOR TAXATION
102 JAN 8 1988
AUDITOR

For easement Applying to Lot 2-B
See Deed Drawer C Card 1799