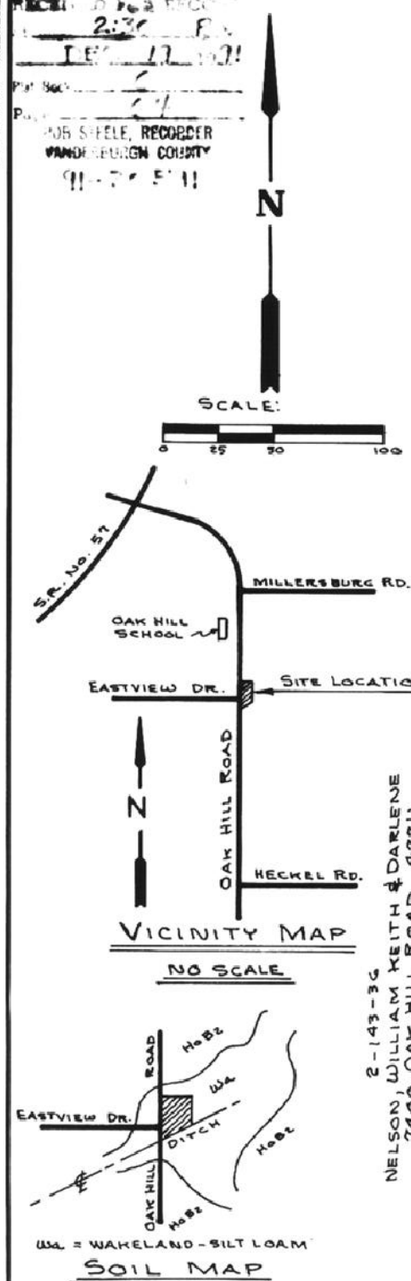
A REPLAT OF THE CORRECTED PLAT OF LOREN'S PLACE

0-64

RECEIVED FOR RECORD
2:3[illegible] P.M.
DEC 17 1991
Book [illegible] Page 7
JOE STEELE, RECORDER
VANDERBURGH COUNTY
11:[illegible]

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
DEC 19 1991
Auditor



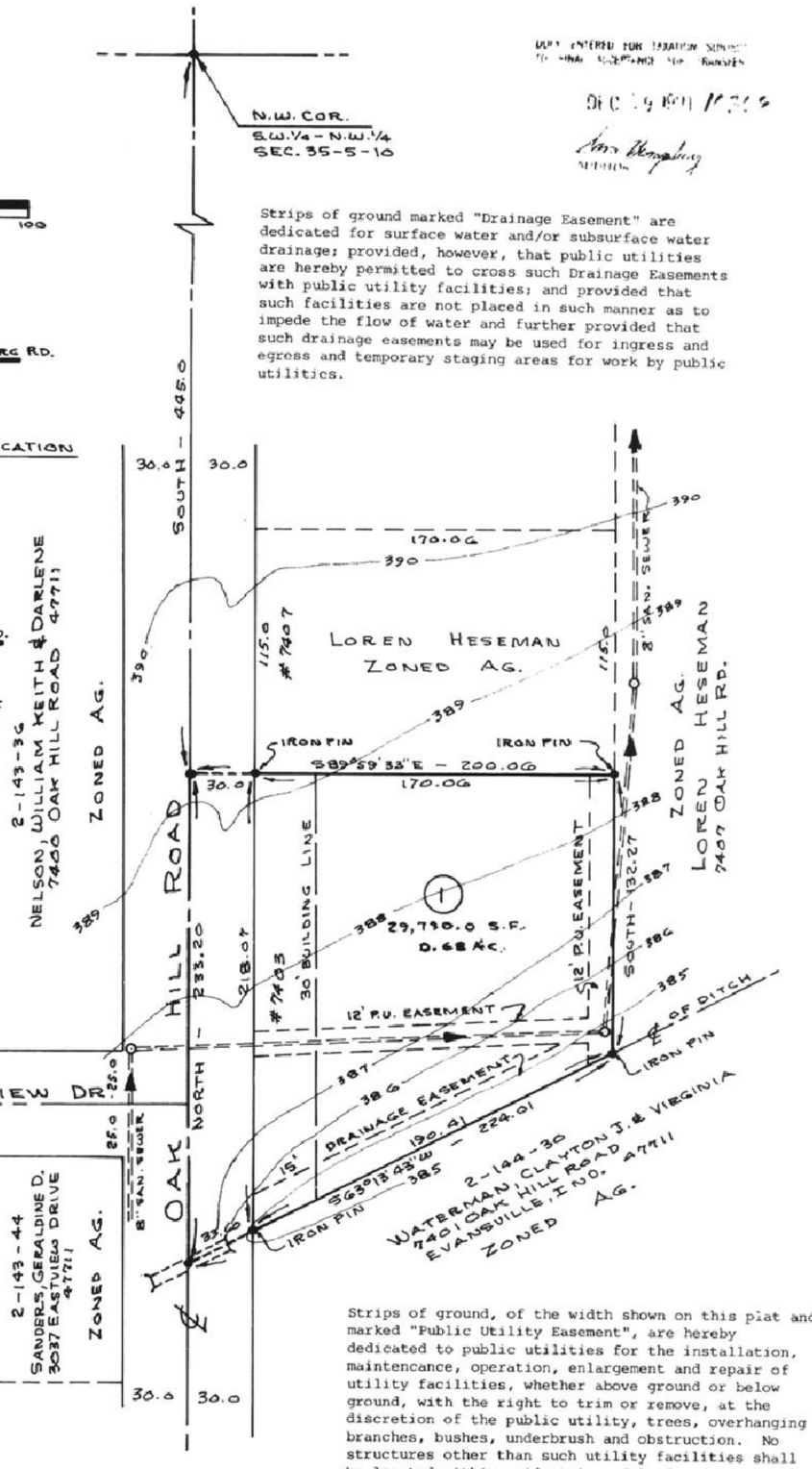
VICINITY MAP

NO SCALE

W4 = WAKELAND - SILT LOAM

SOIL MAP

SCALE: 1" = 600'



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.

Strips of ground, of the width shown on this plat and marked "Public Utility Easement", are hereby dedicated to public utilities for the installation, maintencance, 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 obstruction. 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.

DESCRIPTION

A Subdivision of part of the Southwest Quarter of the Northwest Quarter of Section Thirty-five (35), Township Five (5) South, Range Ten (10) West, described as follows: Beginning at a point on the West line of said quarter, quarter Four Hundred Forty-five (445.0) feet South of the Northwest corner thereof; from said place of beginning, thence South 89 degrees, 59 minutes and 33 seconds East for Two Hundred and Six Hundredths (200.06) feet; thence South and parallel to the West line of said quarter, quarter for One Hundred Thirty-two and Twenty-seven Hundredths (132.27) feet to the center of a ditch; thence South 63 degrees, 13 minutes and 43 seconds West along the center of said ditch for Two Hundred Twenty-four and One Hundredth (224.01) feet to a point on the said West line; thence North along the said West line for Two Hundred Thirty-three and Twenty Hundredths (233.20) feet to the place of beginning and containing 0.68 acres more or less.

OWNERS CERTIFICATE

We, the undersigned owners of the real estate shown and described hereon do hereby plat and subdivide the subject real estate and designate the same as A Replat of the Corrected Plat of Loren's Place. Building setback lines are established as shown on the plat No buildings shall be erected or maintained between the building line and property line. Strips of land of the width shown on the plat and marked "P.U. Easement" are reserved for the use of Public Utilities for the installation of water, sewer, and gas lines and electric, telephone and cable television overhead and underground. No structures other than utility structures shall be erected or maintained on said strips of land. Drainage Easements shown on the plat shall be for drainage purposes and not structures, shrubs, trees or fences shall be erected or maintained within these easements. These easements shall be maintained as grass areas, free of debris, by the owners of the property on which they are located. Owners of lots shall take title subject to the rights of the property authorities in said strips of land. All streets within this plat are dedicated to the public.

Loren P. Heseman
LOREN P. HESEMAN

Ruby L. Heseman
RUBY L. HESEMAN

NOTARY CERTIFICATE

STATE OF INDIANA
COUNTY OF VANDERBURGH SS:

Before me, the undersigned Notary Public of Vanderburgh County, State of Indiana, personally appeared the above signed owners and subdividers of the real estate described hereon and acknowledged the execution of this plat to be their voluntary act and deed.

WITNESS my hand and seal this 23rd day of November, 1991.

Lucille V. Biggerstaff
Notary Public

My commission expires:
June 9, 1992

Lucille V Biggerstaff
Notary Public - Printed

Resident of Vanderburgh County, Indiana.

NOTARY PUBLIC SEAL INDIANA

SURVEYORS CERTIFICATE

I, Sam Biggerstaff, 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.

Date Nov 21, 1991

Sam Biggerstaff
Sam Biggerstaff - L.S.

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 COUNTY at a meeting held on 12-11-91, 19[illegible].

President

Executive Director

PLAT RELEASE: 12-11-91

Executive Director

NOTES: These Notes are required by the Area Plan Commision

UTILITIES: Water, sanitary sewer, gas and electric are located in Oak Hill Road.

FLOOD INFORMATION: According to FIRM Panel 25 of 100, for Vanderburgh County, Indiana, dated March 19, 1982 this site lies outside the 100 year flood plain.

SOIL TYPE: The soil type is Wakeland Silt Loam with moderate slopes seasonable high water table.

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.

ZONING: The zoning for this site and adjoining properties is Agricultural.

OWNER AND DEVELOPER: Loren P. Heseman and Ruby L. Heseman, 7407 Oak Hill Road, Evansville, IN

SURVEYOR AND ENGINEER: Sam Biggerstaff, 1270 Maxwell Avenue, Evansville, IN 47711