PRIMARY PLAT OF HONEY HILL SUBDIVISION

PART OF THE W 1/2, SE 1/4, E 1/2, SW 1/4 FRACTIONAL SEC. 6, T5S, R11W

(A) 1-42-6

N 89°37'27" E 651.60'(M)

SET 5/8" IRON ROD LS#0006
NW COR., W 1/2, SE 1/4, E 1/2, SW 1/4
SEC. 6, T5S, R11W

FD. 1" REBAR, 6" UP
NE COR., W 1/2, SE 1/4, E 1/2, SW 1/4
SEC. 6, T5S, R11W

(G) 1-42-9

(J) 1-42-58

(I) 1-42-54

304.40'(R) 305.59'(M)

340.34'(M)

N 00°55'59" W 788.70'(R & M)

FD. 1/2" IRON ROD

S 89°37'27" W 596.76'(M)
N 89°37'27" E 596.76'(M)

231.31'(M)

#14,616

FD. P.K. NAIL
0.49' S. & 1.17' E.
OF PROP. CORNER

MARTIN STATION ROAD

118.18'

S 82°12'00" E 184.10'
(N 82°12' W)

44.84'

108.64'(M)
S 26°48' W

N 00°30'30" E 1318.68'(M)
(BASIS OF BEARINGS)

1087.37'(R & M)

(C) 1-42-12

(D) 1-94-1

(H) 1-42-53

484.30'(R) 485.11'(M)

446.32'(M)

LOT 1

5.00 ACRES

#174

LOT 2

4.413 ACRES±

HOUSE
#14,428

RAILROAD SPIKE FOUND

62.80'(R & M)
S 26°48'57" W

30'
RIGHT OF WAY

94.47'(M)
S 26°48'57" W

MAG NAIL SET
OVER IRON MONUMENT

S 89°58'02" W 86.33'(M)

95.68'(M)
S 75°48'57" W

20'
RIGHT OF WAY

S 81°25'27" W
53.11'(M)

58.13'(M)
S 78°35'11" W

74.90'(M)
S 7°07'40" W

(E) 1-42-13

(G) 1-42-9

FD. P.K. NAIL

(F) 1-42-6

1087.37'(R & M)

1/2" IRON ROD W/WASHER FD.
NEXT TO BROKEN STONE
SW COR., W 1/2, SE 1/4, E 1/2, SW 1/4
SEC. 6, T5S, R11W

EAST 808.49'(R)
N 89°56'45" W 808.15'(M)

FD. 1" REBAR 6" UP
SW COR., W 1/2, SE 1/4, E 1/2, SW 1/4
SEC. 6, T5S, R11W

1" = 2000'
SITE

(B) 1-42-21

RECEIVED FOR RECORD
at 1:36 P M
JAN 8 99
Plat Book P-
Page 195
BETTY J. HERMANN RECORDER
VANDERBURGH COUNTY
1999R00000763

P-195

N

0' 30' 60'
1" = 60'

DATE: 11/6/98

▲ SET 5/8" IRON ROD LS#0006
● SET COTTON GIN SPIKE
(M) MEASURED
(R) RECORDED
FD FOUND

GENERAL NOTES

1. OWNER/DEVELOPER: JAMES LOWERY, 14428 MARTIN STATION RD, EVANSVILLE, INDIANA 47720, TRAVIS MARX, 1300 FIELDSTEAD RD, EVANSVILLE, IN 47712
2. UTILITIES: GERMAN TOWNSHIP WATER, GAS AND ELECTRIC ARE AVAILABLE AT THE SITE. SEWAGE DISPOSAL IS BY SEPTIC FIELD SYSTEM AND MUST BE APPROVED BY THE HEALTH DEPARTMENT.
3. EROSION CONTROL: SLOPES 0% TO 6% SHALL BE MULCHED AND SEEDED WITH A CROP COVER, I.E., RYE, RED TOP OR WHEAT, WITHIN 45 DAYS OF DISTURBANCE OF SOIL WHICH MUST REMAIN IN PLACE UNTIL FINAL GRADING AND SHAPING. SLOPES OF MORE THAN 6% SHALL BE MULCHED AND SEEDED AND SHALL HAVE SILT FENCE, STRAW BALES AND/OR EROSION BLANKETS IN PLACE WITHIN 5 DAYS OF DISTURBANCE OF SOIL WHICH MUST REMAIN IN PLACE UNTIL FINAL GRADING AND SEEDING.
4. ZONING: THE DESCRIBED PROPERTY IS ZONED AG.
5. FLOOD PLAIN DATA: THE PROPERTY IS LOCATED WITHIN ZONE C ACCORDING TO FIRM PANEL #0025 C 0075 C, DATED AUGUST 5, 1998 FOR VANDERBURGH COUNTY, INDIANA.
6. SOIL CLASSIFICATIONS:
   - AlB2: ALFORD SILT LOAM, 2 TO 6% SLOPES, ERODED.
   - AlC3: ALFORD SILT LOAM, 6 TO 12% SLOPES, SEVERLY ERODED.
   - WeE2: WELLSTON SILT LOAM 18 TO 25% SLOPES, ERODED.
   - ZaD3: ZANESVILLE SILT LOAM, 12 TO 18% SLOPES, SEVERELY ERODED.
7. ADJUTTING PROPERTY OWNERS:
   - A: CLARENCE & DOROTHY SEIB 15100 MARTIN STATION RD, EVANSVILLE, IN 47720.
   - B: ROBERT LEE MARTIN 14721 BUENTE RD, EVANSVILLE, IN 47720.
   - C: SYLVESTER & IDA VILLI 201 W INGLEFIELD RD, EVANSVILLE, IN 47711.
   - D: JAMES & LORIE MERCER, 14600 MARTIN STATION RD, EVANSVILLE, IN 47720.
   - E: HAROLD & BETTY SMITH 9353 W BOONVILLE-NEW HARMONY RD, EVANSVILLE, IN 47720.
   - F: ALBERT & BECKY JO SCHMITT, 14425 MARTIN STATION RD, EVANSVILLE, IN 47720.
   - G: CLYDE & ELLA GRAVES, & PAMELA TIEKEN, 10103 W BOONVILLE-NEW HARMONY RD, EVANSVILLE, IN 47720.
   - H: JEROME & DEBRA RIETMAN, 14541 GRAVES LANE, EVANSVILLE, IN 47720.
   - I: JAMES & CINDY REXING, 14437 GRAVES LANE, EVANSVILLE, IN 47720.
   - J: GERALD & PATRICIA DUCKWORTH, 14611 GRAVES LANE, EVANSVILLE, IN 47720.

OWNER'S CERTIFICATE

THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, LAYOFF, PLAT AND SUBDIVIDE SAID REAL ESTATE, AS SHOWN, AND DESIGNATES IT AS ***HONEY HILL SUBDIVISION***

James Lowery
JAMES LOWERY

Travis Marx
TRAVIS MARX

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 EASEMENT BY SAID UTILITY.

STRIPS OF GROUND MARKED "PUBLIC UTILITY AND DRAINAGE EASEMENT" ARE DEDICATED FOR SURFACE WATER AND/OR SUBSURFACE WATER DRAINAGE IN ADDITION TO PUBLIC UTILITIES; PROVIDED, HOWEVER THAT NO AVOVE GROUND PARTS OF SUCH FACILITIES SHALL BE PLACED WITH THE BANKS OF DRAINAGE DITCHES OR SWALES IN SUCH A MANNER AS TO IMPEDE THE FLOW OF WATER.

STRIPS OF GROUND MARKED "DRAINAGE EASEMENTS" ARE DEDICATED FOR SURFACE WATER AND/OR SUBSURFACE WATER DRAINAGE; PROVIDED, HOVEVER THAT PUBLIC UTILITIES ARE HEREBY PERMITTED TO CROSS SUCH DRAINAGE EASEMENTS WITH UTILITY FACILITIES; AND PROVIDED THAT SUCH FACILITIES ARE NOT PLACED IN SUCH A 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 UTILITIES. INDIVIDUAL LOT OWNERS SHALL NOT CONSTRUCT OR PLACE ANY OBSTRUCTION WITHIN A PUBLIC DRAINAGE EASEMENT WHICH WILL INTERFERE WITH THE FLOW OF SURFACE WATER ALONG DRAINAGE EASEMENTS.

NOTARY CERTIFICATE

STATE OF INDIANA)
COUNTY OF VANDERBURGH)

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE SAID OWNERS AND SURVEYORS, WHO ACKNOWLEDGE THE EXECUTION OF FOREGOING PLAT WITH DEDICATIONS AND RESTRICTIONS THEREON, EXPRESS TO BE VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN SET FORTH.

WITNESS MY HAND AND NOTARIAL SEAL THIS 21st DAY OF December 1998

MY COMMISSION EXPIRES 11/22/2006 Patricia E. Keith NOTARY PUBLIC

Patricia E. Keith PRINTED NAME

A RESIDENT OF Vanderburgh COUNTY

NOTARY PUBLIC SEAL INDIANA

SURVEYOR'S CERTIFICATE

I, RALPH A. EASLEY, JR., HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA, THAT THE PLAT CORRECTLY REPRESENTS A SURVEY COMPLETED BY ME ON JANUARY 6 1998; THAT ALL THE MONUMENTS SHOWN THEREON ACTUALLY EXIST, AND THAT THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE ACCURATELY SHOWN.

SEAL
RALPH A. EASLEY, JR.
INDIANA REG. NO. S 0006

Ralph A. Easley Jr.

RALPH A. EASLEY JR. REGISTERED No. S 0006 STATE OF INDIANA LAND SURVEYOR

AREA PLAN COMMISSION 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 AT A MEETING HELD ON Dec. 8 19 98

PRESIDENT

Barbara L. Cummings
EXECUTIVE DIRECTOR

PLAT RELEASE Jan. 6, 1999

Barbara L. Cummings
EXECUTIVE DIRECTOR



LAND DESCRIPTION

PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE EAST HALF OF THE SOUTHWEST QUARTER OF FRACTIONAL SECTION 6, TOWNSHIP 5 SOUTH, RANGE 11 WEST, IN ARMSTRONG TOWNSHIP, IN VANDERBURGH COUNTY, MORE PARTICULARLY DESCRIBE AS FOLLOWS:

BEGINNING AT A 1 INCH REBAR 6 INCHES UP AT THE NORTHEAST CORNER OF SAID HALF, QUARTER, HALF, QUARTER; THENCE ALONG THE EAST LINE OF SAID HALF, QUARTER, HALF, QUARTER; THENCE

1ST: SOUTH 00°30'30" WEST 231.31 FEET TO A COTTON GIN SPIKE AT THE CENTERLINE OF MARTIN STATION ROAD; THENCE ALONG SAID CENTERLINE FOR THE FOLLOWING 10 COURSES

2ND: SOUTH 23°21'30" WEST 184.10 FEET TO A COTTON GIN SPIKE; THENCE

3RD: SOUTH 26°43'30" WEST 108.64 FEET TO A COTTON GIN SPIKE; THENCE

4TH: SOUTH 32°05'58" WEST 97.30 FEET TO A COTTON GIN SPIKE; THENCE

5TH: SOUTH 39°24'21" WEST 62.35 FEET TO A RAILROAD SPIKE; THENCE

6TH: SOUTH 50°49'16" WEST 94.47 FEET TO A COTTON GIN SPIKE; THENCE

7TH: SOUTH 63°58'02" WEST 86.33 FEET TO A MAG NAIL; THENCE

8TH: SOUTH 75°48'57" WEST 95.55 FEET TO A COTTON GIN SPIKE; THENCE

9TH: SOUTH 81°25'27" WEST 53.11 FEET TO A MAG NAIL; THENCE

10TH: SOUTH 78°35'11" WEST 58.13 FEET TO A COTTON GIN SPIKE; THENCE

11TH: SOUTH 7°07'40" WEST 74.90 FEET TO A P.K. NAIL ON THE WEST LINE OF SAID HALF, QUARTER, HALF QUARTER; THENCE ALONG SAID WEST LINE

12TH: NORTH 00°55'59" WEST 788.70 FEET TO A 5/8 INCH IRON ROD WITH LS CAP S0006; THENCE ALONG THE NORTH LINE OF SAID HALF, QUARTER, HALF, QUARTER

13TH: NORTH 89°37'27" EAST 651.60 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 9.413 ACRES MORE OR LESS.

SUBJECT TO: THE RIGHT-OF-WAY FOR MARTIN STATION ROAD BEING 30 FEET IN WIDTH AND LYING NORTHWESTERLY OF AND ADJACENT TO THE FIRST 10 COURSES.

APC # 37-MS-98