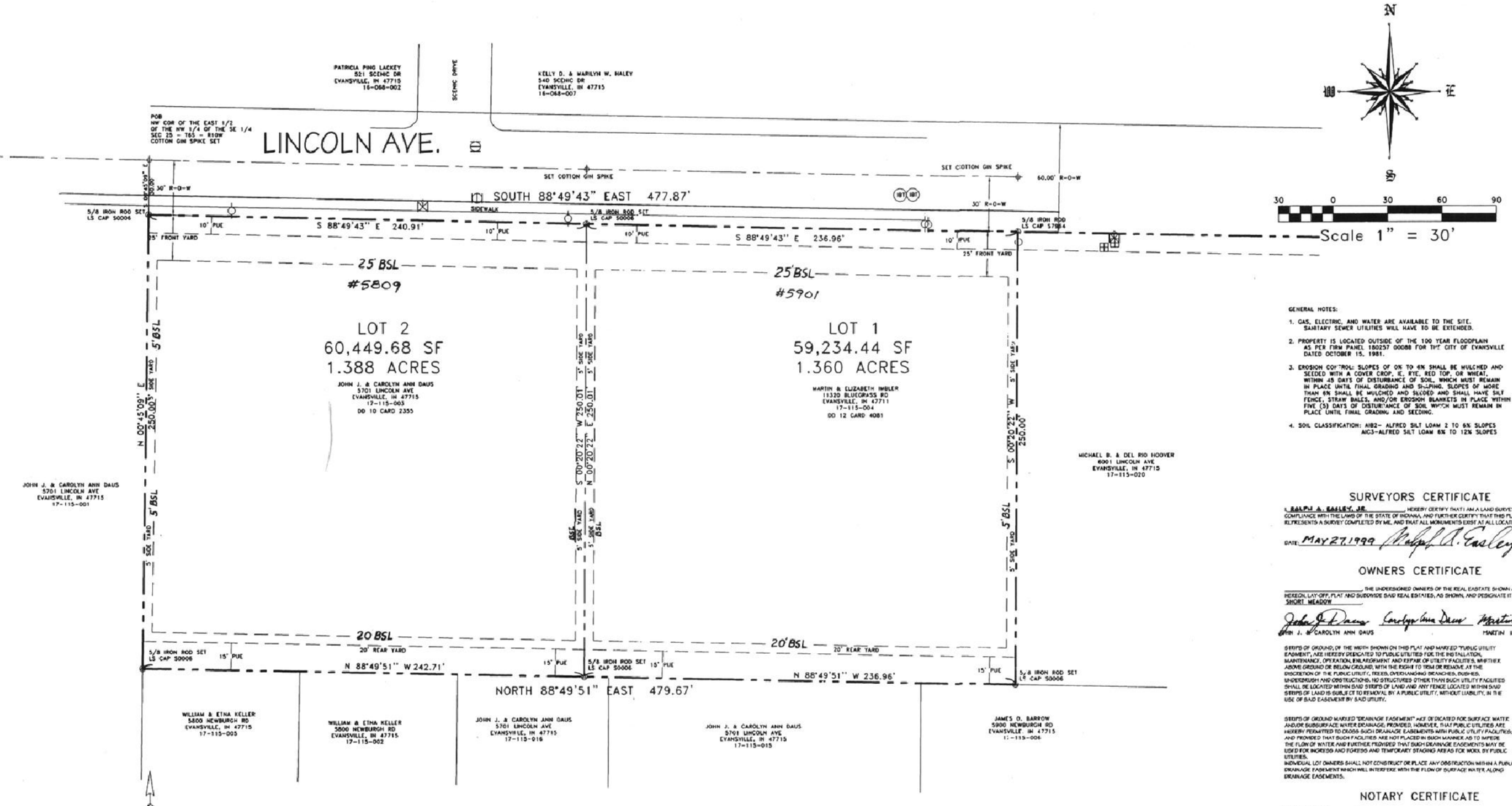
SHORT MEADOW MINOR SUBDIVISION

FILED FOR RECORD
11:39 A.M.
AUG 18 1999
Plat Book
Q
33
BETTY J. HERMANN RECORDER
VANDERBURGH COUNTY, INDIANA
1999R00027845

RALPH A. EASLEY, JR. REGISTERED No. 12892 STATE OF INDIANA PROFESSIONAL ENGINEER / LAND SURVEYOR

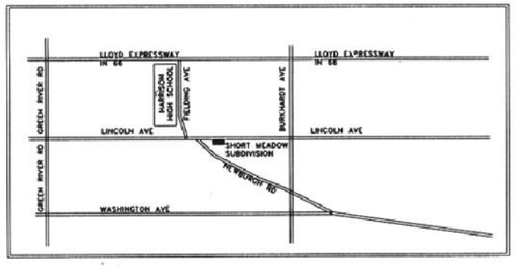


5668

GENERAL NOTES:

1. GAS, ELECTRIC, AND WATER ARE AVAILABLE TO THE SITE. SANITARY SEWER UTILITIES WILL HAVE TO BE EXTENDED.
2. PROPERTY IS LOCATED OUTSIDE OF THE 100 YEAR FLOODPLAIN AS PER FIRM PANEL 180257 0008B FOR THE CITY OF EVANSVILLE DATED OCTOBER 15, 1981.
3. EROSION CONTROL: SLOPES OF 0% TO 4% SHALL BE MULCHED AND SEEDED WITH A COVER CROP, IE. RYE, RED TOP, OR WHEAT, WITHIN 45 DAYS OF DISTURBANCE OF SOIL, WHICH MUST REMAIN IN PLACE UNTIL FINAL GRADING AND SLOPING. SLOPES OF MORE THAN 6% SHALL BE MULCHED AND SEEDED AND SHALL HAVE SILT FENCE, STRAW BALES, AND/OR EROSION BLANKETS IN PLACE WITHIN FIVE (5) DAYS OF DISTURBANCE OF SOIL WHICH MUST REMAIN IN PLACE UNTIL FINAL GRADING AND SEEDING.
4. SOIL CLASSIFICATION: AlB2- ALFRED SILT LOAM 2 TO 6% SLOPES
   AlC3-ALFRED SILT LOAM 6% TO 12% SLOPES

VICINITY SITE MAP
NOT TO SCALE



Land Description

Part of the East 1/2 of the Northwest Quarter of the Southeast Quarter of Section 25, Township 6 South, Range 10 West, of Knight Township in Vanderburgh County, Indiana, more particularly described as follows:

Beginning at a cotton gin spike at the Northwest corner of said Half, Quarter, Quarter Section; thence South 00°45'09" East 30.00 feet to a 5/8" iron rod with LS Cap #S0006 and being the true point of beginning; thence

1st: South 88°49'43" East 477.87 feet parallel with the North line of said Half, Quarter, Quarter section to a 5/8" iron rod with LS Cap #S7964; thence

2nd: South 00°20'22" West 250.00 feet to a 5/8 inch iron rod with LS Cap #S0006; thence

3rd: North 88°49'51" West 479.67 feet to a 5/8 inch iron rod with LS Cap #S0006 in the West line of said Half, Quarter, Quarter Section; thence along said West line

4th: North 00°45'09" East 250.00 feet to the true point of beginning, containing 2.748 acres more or less.

SURVEYORS CERTIFICATE

I, RALPH A. EASLEY, JR. 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 EXIST AT ALL LOCATIONS NOTED.

DATE: MAY 27, 1999 Ralph A. Easley Jr.

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

OWNERS CERTIFICATE

WE, 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 SHORT MEADOW

John J. & Carolyn Ann Daus — Martin R. Imbler — Elizabeth Imbler
JOHN J. & CAROLYN ANN DAUS — MARTIN IMBLER — ELIZABETH IMBLER

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 "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 A PUBLIC DRAINAGE EASEMENT WHICH WILL INTERFERE WITH THE FLOW OF SURFACE WATER ALONG DRAINAGE EASEMENTS.

Q-33

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 28th DAY OF May 1999.
MY COMMISSION EXPIRES: 4/25/2006 Patricia E. Keith
RESIDENT OF VANDERBURGH COUNTY Patricia E. Keith

SEAL

APC 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 MAY 11, 1999.

PLAT RELEASE Aug 18, 1999
PRESIDENT
EXECUTIVE DIRECTOR Barbara A. Cunningham

OFFICIAL SEAL

APC # 12-M3-99

ANDY EASLEY ENGINEERING
CIVIL ENGINEERING (812) 424-2481 LAND SURVEYING
1133 WEST MILL ROAD EVANSVILLE, INDIANA 47710

DAUS-IMBLER PROPERTY
SHORT MEADOW SUBDIVISION
LINCOLN AVE, EVANSVILLE, IN

SHEET NO.:	DATE:	DRAWN BY:
1 OF 1	05-18-99	JAES
	PROJECT NO.:	CHECKED BY:
	6-98	RAE
	REVISIONS	SCALE:
		AS NOTED