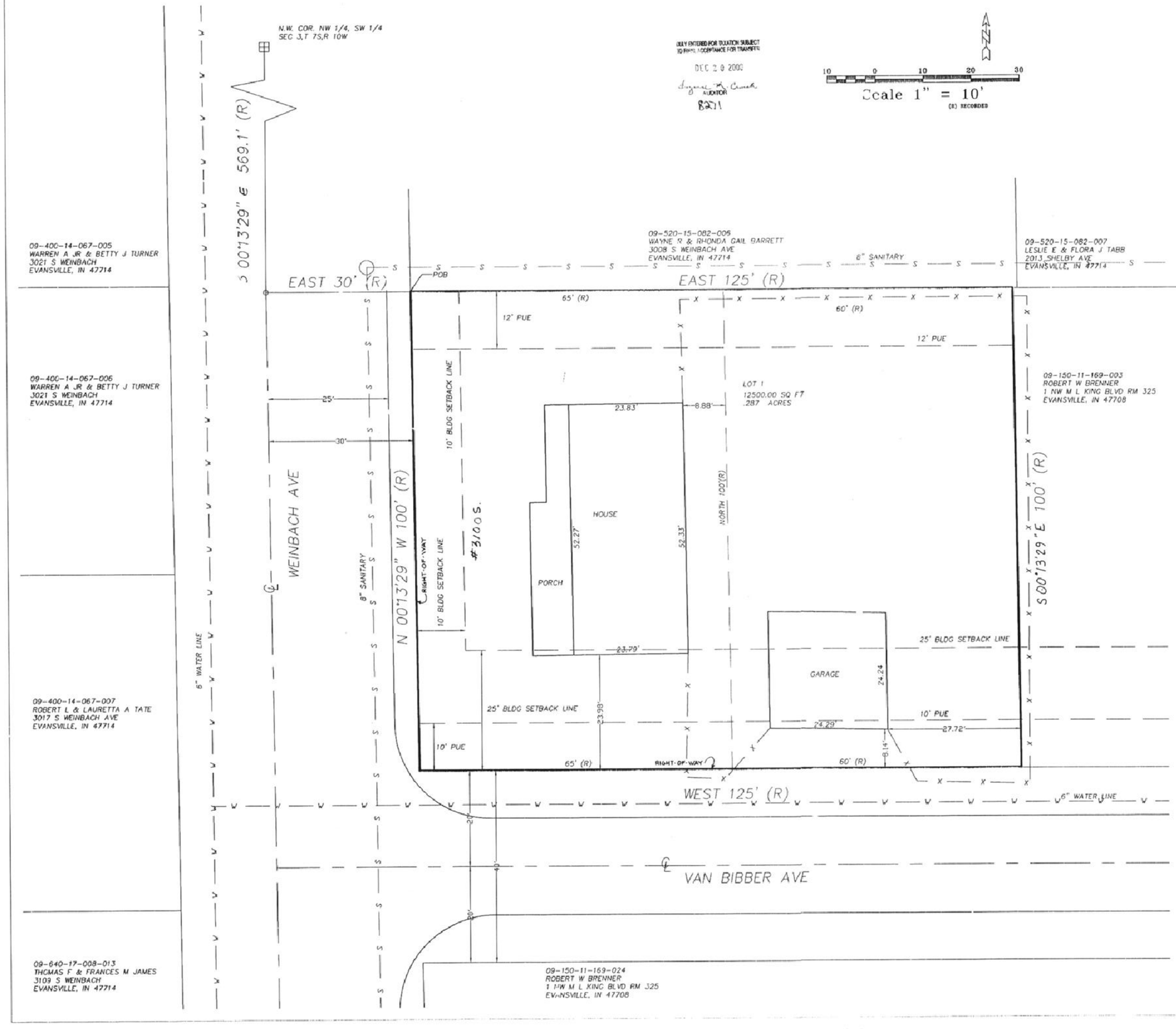
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REPLAT OF LOTS 1 AND 2 IN BRENNER'S OLD ORCHARD SUBDIVISION AS RECORDED IN PLAT BOOK "M", PAGE 28 IN THE OFFICE OF THE VANDERBURGH COUNTY RECORDER.

ONLY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
DEC 20 2000
AUDITOR
B021





VICINITY MAP

500 0 500 1000 1500

Scale 1" = 500'

Q-III

THE GENERAL NOTES:

1. OWNER/DEVELOPER: Zenas Bobby Quick; 3100 S. Weinbach; EVANSVILLE, IN 47714; (812)-437-8452

2. UTILITIES: CITY OF EVANSVILLE WATER AND SEWER SERVICE IS AVAILABLE. SOUTHERN INDIANA GAS AND ELECTRIC SERVICE ARE ALSO AVAILABLE.

3. FLOOD PLAIN DATA: THE PROPERTY IS LOCATED IN ZONE C (EXPLANATION: AREAS OF MINIMAL FLOODING ACCORDING TO COMMUNITY PANEL, 180257 0007 B FOR VANDERBURGH COUNTY, INDIANA DATED OCTOBER 15, 1981).

4. EROSION CONTROL: SLOPES OF 0% TO 6% 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 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 FIVE (5) DAYS OF DISTURBANCE OF SOIL WHICH MUST REAIN IN PLACE UNTIL FINAL GRADING AND SEEDING.

6. ZONING OF SUBJECT PROPERTY & ADJACENT IS R-1.

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; AND FURTHER CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY COMPLETED BY ME, AND THAT ALL MONUMENTS SHOWN EXIST AT ALL LOCATIONS NOTED.

SEAL
RALPH A. EASLEY, JR.
INDIANA REG. NO. S0006

OWNERS' CERTIFICATE:

WE, THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, LAY-OFF, PLAT AND SUBDIVIDE SAID REAL ESTATES, AND DESIGNATE IT AS
REPLAT OF LOTS 1 AND 2 IN BRENNER'S OLD ORCHARD AS PER PLAT "M" PAGE 28.

ZENAS BOBBY QUICK, OWNER 3100 S. WEINBACH, EVANSVILLE, IN. 47714; (812) 437-8452
FLOYDENE J. GHIA, OWNER 3100 S. WEINBACH, EVANSVILLE, IN 47714; (812) 437-8452

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.

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 16th DAY OF November 2000.
MY COMMISSION EXPIRES: 11/22/2006
RESIDENT OF VANDERBURGH COUNTY

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 Sept 6, 2000.

PLAT RELEASE Dec 20, 2000
PRESIDENT
EXECUTIVE DIRECTOR

Legal Description

Lots 1 and 2 in Brenner's Old Orchard as per plat recorded in Plat Book "M", p. 28 in the office of the Vanderburgh County Recorder, in Knight Township, Indiana, more particularly described as follows:

Commencing at the Northwest corner of the Northwest Quarter of the Southwest Quarter of Section 3, Township 7 South, Range 10 West, thence South 00°13'29" East 569.1 feet to the Northwest corner of said subdivision; thence along the North line of said Subdivision East 30 feet to the East right of way of Weinbach also being the Northwest corner of lot 1 marking the true point of beginning; thence continuing along the North line of lots 1 and 2

1st East 825 feet to the Northeast corner of lot 2; thence along the East line of lot 2

2nd **S00°13'29"E,100ft** to the Southeast corner of lot 2 being on the North right of way of Van Bibber Ave; thence along the South line of lots 1 and 2 and said right of way line

3rd West 125 feet to the Southwest corner of lot 1; thence along the West line of lot 1 also being the East right of way of Weinbach

4th North 00°13'29" West 100 feet to the true point of beginning , containing 12,500 Square feet, .287 Acres more or less.

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

REPLAT OF LOTS 1 AND 2 IN BRENNER'S OLD ORCHARD
EVANSVILLE, INDIANA

DATE: 1-24-00 | PROJECT NO. 6857 | REVISIONS | DRAWN: RAE | SCALE: AS NOTED | CHK:

SHEET NO: 1 OF 1

APC # 20-M3-2000