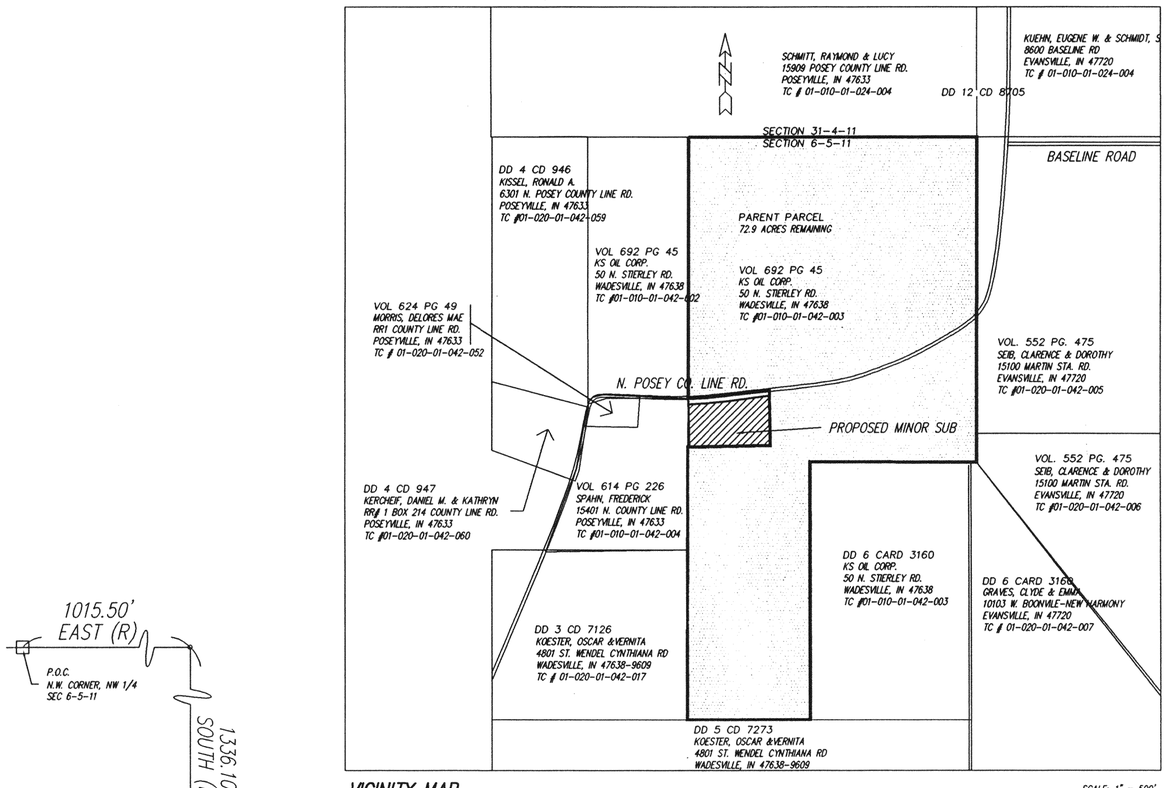
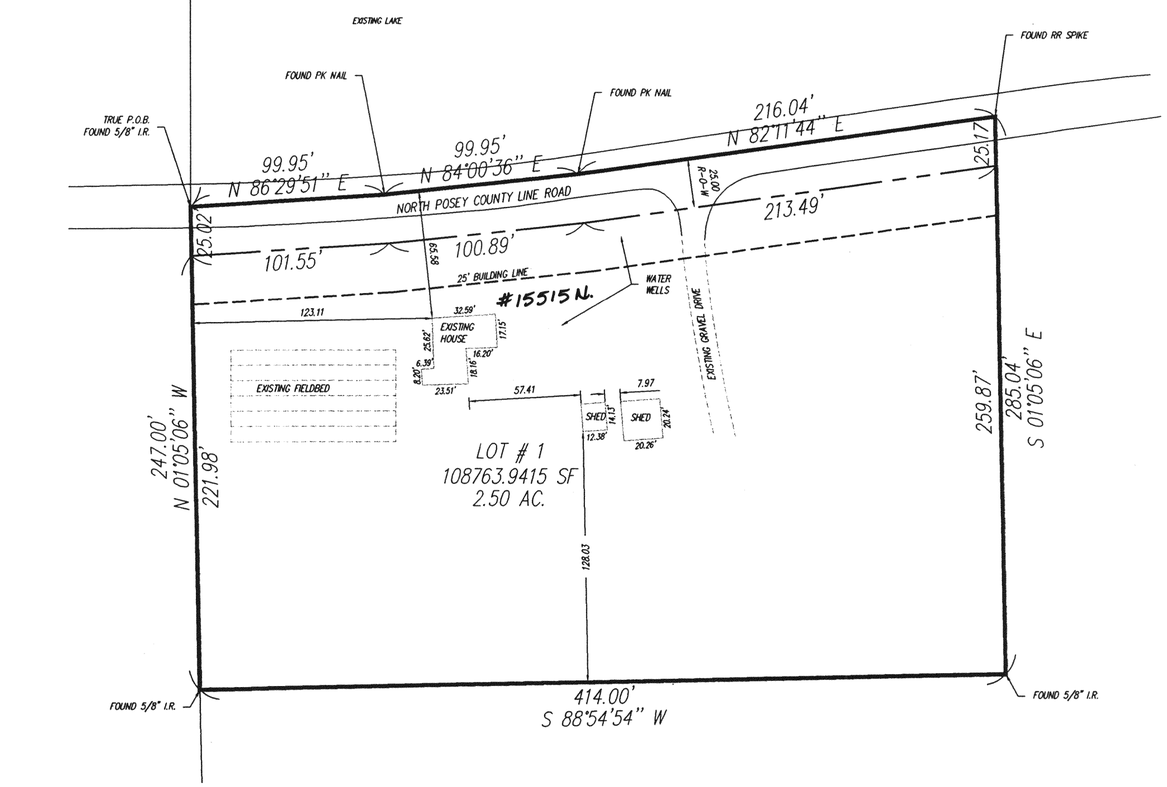


VICINITY MAP

SCALE: 1" = 500'



LOT 1 OF JOSHUA MINOR SUBDIVISION

SCALE: 1" = 50'

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Joshua Minor Subdivision

Part of the West Half of the Northwest Quarter of Section 6, Township 5 South, Range 11 West in Armstrong Township, Vanderburgh County, Indiana

Part of the West Half of the Northwest Quarter of Section 6 Township 5 South, Range 11 West in Armstrong Township, Vanderburgh County, Indiana, more particularly described as follows:

Beginning at the Northwest corner of said Quarter Section; thence along the North line of said Quarter Section East 1015.5 feet; thence South 1336.1 feet to a 5/8" iron rod found (3" below grade) in the centerline of County Line Road and the true point of beginning; thence along said centerline for the following three (3) courses

1st: North 86° 29' 51" East 99.95 feet to a PK nail set (flush); thence

2nd: North 84° 00' 36" East 99.95 feet to a PK nail set; thence

3rd: North 82° 11' 44" East 216.04 feet to a railroad spike set; thence

4th: South 01° 05' 06" East 285.04 feet to a 5/8" iron rod set; thence

5th: South 88° 54' 54" West 414.00 feet to a 5/8" iron rod set; thence

6th: North 01° 05' 06" West 247.00 feet to the true point of beginning, containing 2.50 acres, more or less.

STATE OF INDIANA
SEPT 12 2001
REGISTERED LAND SURVEYOR
5777

THE GENERAL NOTES:

1. OWNER/DEVELOPER: MARTIN AND CAROLYN WOODWARD; 15515 POSEY COUNTY LINE RD.; EVANSVILLE, IN 47720; (812) 963-8026

2. UTILITIES: WATER BY PRIVATE WELL. SEWER BY PRIVATE SEPTIC SYSTEM. GAS AND ELECTRIC SERVICE BY S.I.G.E.CO.

3. FLOOD PLAIN DATA: NONE OF THE PROPERTY IS LOCATED WITHIN A FLOOD HAZARD AREA AS DETERMINED BY EXAMINATION OF FIRM COMMUNITY PANEL # 180256 0075C FOR VANDERBURGH COUNTY, INDIANA UNICORPORATED AREA, DATED AUGUST 5, 1991.

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 REMAIN IN PLACE UNTIL FINAL GRADING AND SEEDING.

5. NO BRICK OR OTHER NON-BREAKAWAY MAILBOX STRUCTURES CAN BE PLACED IN COUNTY R-O-W.

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.
RALPH A. EASLEY, JR.
INDIANA REG. NO. LS S0006
SURVEYED PERFORMED ON JULY 10TH, 2001

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 ESTATES, AND DESIGNATE IT AS
JOSHUA MINOR SUBDIVSION

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.

Martin D. Woodward — Carolyn S. Woodward

MARTIN D. WOODWARD
15515 N. POSEY COUNTY LINE ROAD
EVANSVILLE, IN 47720

CAROLYN S. WOODWARD
15515 N. POSEY COUNTY LINE ROAD
EVANSVILLE, IN 47720

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 4th DAY OF September, 2001.
MY COMMISSION EXPIRES: 11/22/06 Patricia E. Keith
RESIDENT OF VANDERBURGH COUNTY Patricia E. Keith

NOTARY PUBLIC SEAL INDIANA
OFFICIAL 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 Aug. 14, 2001. (AT SUBREVIEW).

PLAT RELEASE Sept. 12, 2001
PRESIDENT
EXECUTIVE DIRECTOR Barbara L. Cummings

50 0 50 100 150
Scale 1" = 50'

Q-154

APC# 23-MS-2001 Q-154