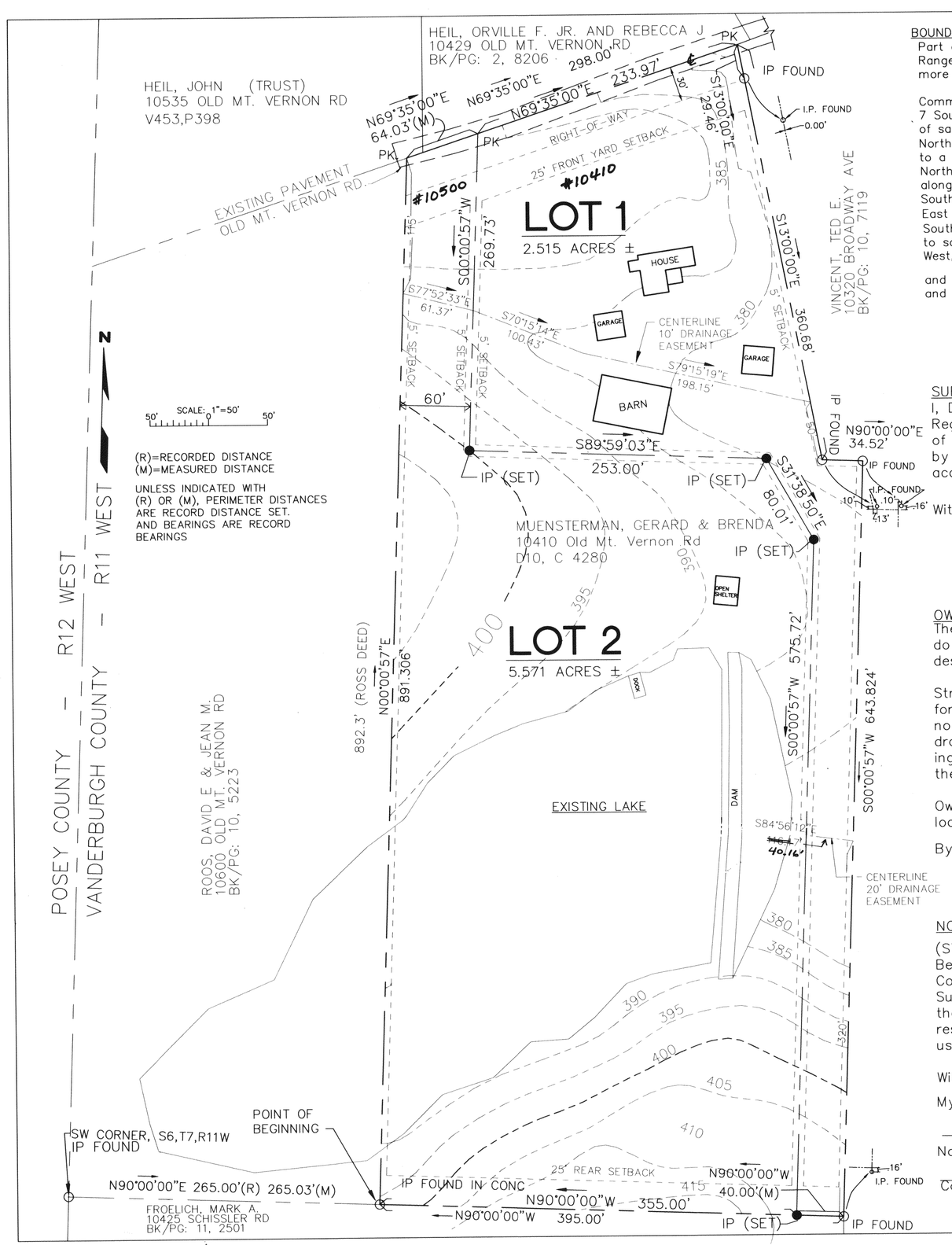
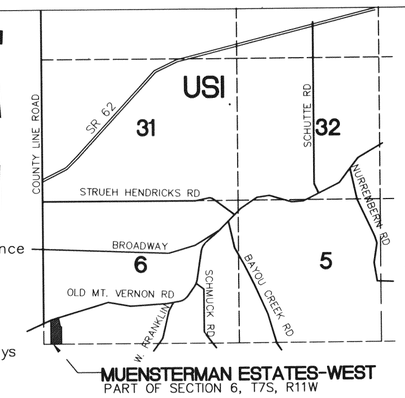



BOUNDARY DESCRIPTION

Part of the Southwest Quarter of Section 6, Township 7 South, Range 11 West, in Perry Township, Vanderburgh County, Indiana, more particulary described as follows:

Commencing at the Southwest corner of Section 6, Township 7 South, Range 11 West, thence east along the southern boundary of said Section, 265.03 feet to the Point of Beginning, thence:
North 00 degrees, 00 minutes, 57 seconds East, a distance of 891.306 feet to a point Lower Mt. Vernon Road; thence,
North 69 degrees, 35 minutes, 00 seconds East, a distance of 298.00 feet along Lower Mr. Vernon Road; thence,
South 13 degrees, 00 minutes, 00 seconds East, a distance of 360.68 feet; thence East and paralleling said southern boundary, a distance of 34.52 feet;, thence South 00 degrees, 00 minutes, 57 seconds West, a distance of 643.824 feet to said southern boundary;, thence,
West, a distance of 395.00 feet to the point of beginning,

and containing 8.086 acres, more or less, and subject to all legal rights-of-ways and easements of record.




MUENSTERMAN ESTATES-WEST
PART OF SECTION 6, T7S, R11W

RECEIVED FOR RECORD
DATE 5-8-02 10:45 AM
PLAT BOOK Q-
PAGE 194
INSTR # 2002R00017677
BETTY KNIGHT-SMITH RECORDER
VANDERBURGH COUNTY

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
MAY 0 8 2002
AUDITOR
# 3108

SURVEYOR'S CERTIFICATE

I, Dennis R. Verkamp, do hereby certify that I am a Registered Land Surveyor in compliance with the laws of Indiana, and that this plat represents a survey completed by me in Feb. 2002, and that to the best of my belief, is true and accurate, and that all monuments show exist at locations indicated.

Witness my hand and seal, this 6th day of April 2002

DENNIS R. VERKAMP No. 50216 STATE OF INDIANA REGISTERED LAND SURVEYOR

Dennis R. Verkamp, P.E., L.S.
300 NW Second Street
Evansville In.

OWNER'S CERTIFICATE

The Undersigned owners of the real estate shown hereon do hereby plat and subdivide said real estate as shown and designated as MUENTSERMAN ESTATES-WEST

Stripes of land designated as "Drainage Easement" are dedicated for conveyance of surface water and/or subsurface water, and no facilities will be placed in such a manner as to impede the drainage of water flow. Drainage easements may be used for ingress and egress. The property owner is responsible to maintain the drainage easement area.

Owners of Lot 2 are responsible for maintanence of lake located on Lot 2.

By: Gerard Muensterman
Gerard Muensterman
10410 Old Mt. Vernon Rd
Evansville, In. 47712

Brenda Muensterman
10410 Old Mt. Vernon Rd
Evansville, In. 47712

NOTARY CERTIFICATE

(STATE OF INDIANA, COUNTY OF VANDERBURGH) ss:
Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the said Owners and Subdivividers , Gerard and Brenda Muensterman, who acknowledged the execution of the foregoing plat with the dedications and restrictions thereon, express to their voluntary act and deed for uses and purposed therin set forth.

Witness my hand and seal, this 10th day of April 2002

My commission expires: 6-1-2003

Notary Resides in: Vanderburgh County, Indiana

Notary Public

Kristine K Crabtree
Printed Name

GENERAL NOTES

1 OWNER/DEVELOPER: Gerard Muensterman and Brenda Muensterman
10410 Old Mt. Vernon Rd, Evansville, In. 47712

2 FLOOD PLAIN DATA-FEMA FLOOD INSURANCE RATE MAP, PANEL NO. 180256 0100 B 100 YEAR FLOOD ELEVATION IS 374', AND FLOOD BOUNDARY INDICATED DOES NOT EXTEND ONTO SUBDIVISION SITE.

3 EROSION CONTROL-SHALL COMPLY WITH REQUIREMENTS OF STATE OF INDIANA AND VANDERBURGH COUNTY. SLOPES OF 0% TO 6% SHALL BE MULCHED AND SEEDED WITH A COVER CROP, 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 FIVE (5) DAYS OF DISTURBANCE OF SOIL WHICH MUST REMAIN IN PLACE UNTIL FINAL GRADING AND SEEDING.

4 UTILITY DATA:
- WATER (EW&SU) IS AVAILABLE FROM OLD MT. VERNON ROAD
- ELECTRIC (VECTREN) IS AVAILABLE FROM OLD MT. VERNON ROAD
- GAS (VECTREN) IS AVAILABLE FROM OLD MT. VERNON ROAD
- SANITARY SEWAGE WILL BE BY ON SITE DISPOSAL SYSTEMS, COMPLYING WITH THE VANDERBURGH CO. **HEALTH DEPARTMENT**.

AREA PLAN COMMISSION CERTIFICATE

Under the authority provided by the Acts of 1981, Public Law No. 309, and enacted byt the General Assembly of the State of Indiana, proper notice was given and this plat has been given Primary Approval by the AREA PLAN COMMISSION of EVANSVILLE and VANDERBURGH COUNTY, at a meeting held on MARCH 12, (AT SUB REVIEW) 2002

Mark Foster
President

Bradley Smith
Attest Executive Director

Secondary Plat complies with the Ordinance and is released for Recording.

Bradley Smith
Executive Director

PLAT RELEASE DATE: May 8, 2002

# Q-194

# MUENSTERMAN ESTATES-WEST

APC # 6-MS-2002