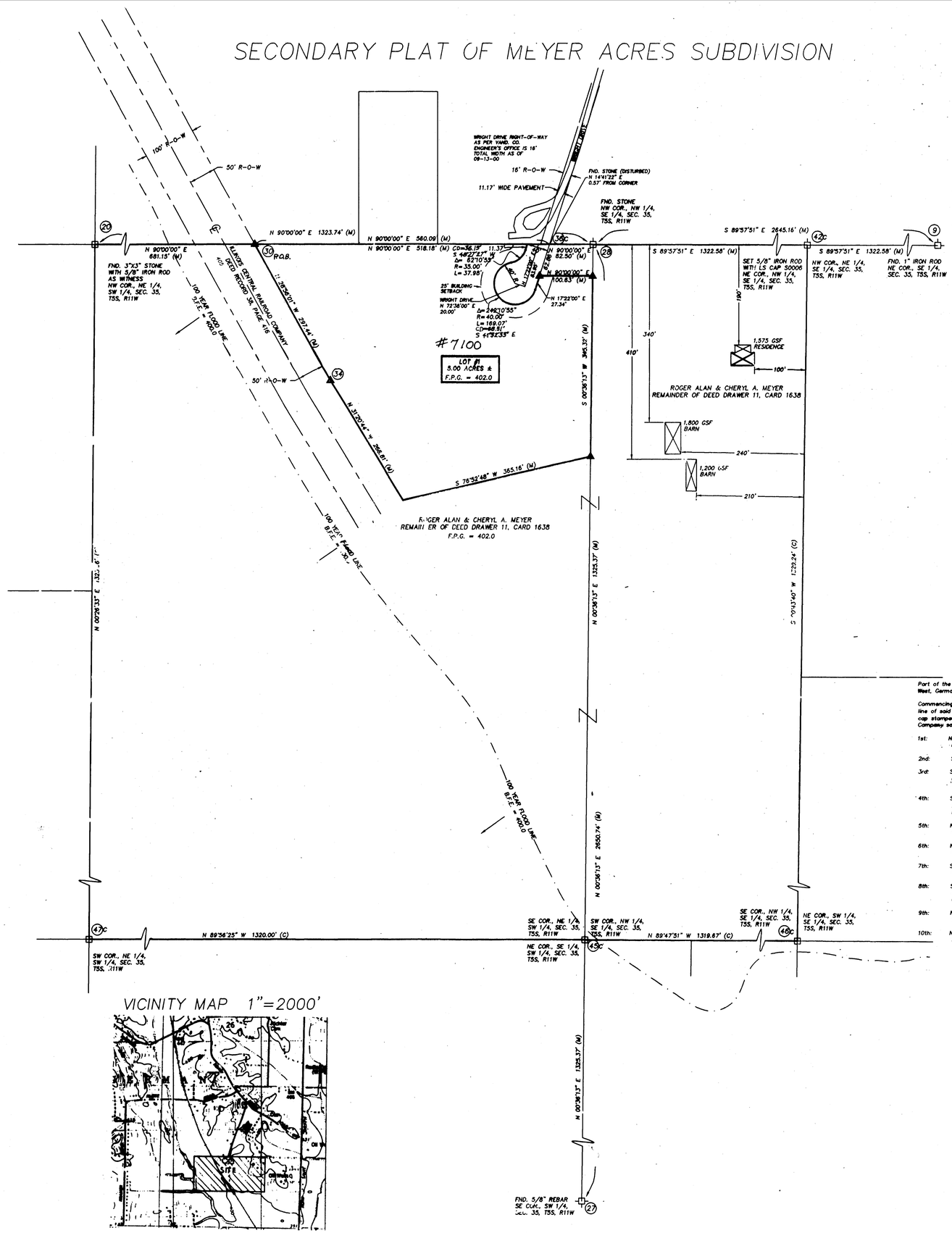
SECONDARY PLAT OF MEYER ACRES SUBDIVISION



VICINITY MAP 1"=2000'

N

W E

S

SCALE: 1"=100'

0' 50' 100' 200'

LEGEND:

△ SET 5/8" IRON ROD LS#0006
(M) MEASURED
(R) RECORDED

ROGER ALAN & CHERYL A. MEYER
DEED DRAWER 11, CARD 1638

80.460 ACRES ± TOTAL

REMAINDER OF PARENT PARCEL
75.290 ACRES ±

Excludes ROW For WRIGHT DRIVE.

GENERAL NOTES:

1. OWNER/DEVELOPER: ROGER A. & CHERYL A. MEYER; 7006 N. ST. JOSEPH AVE; EVANSVILLE, IN 47722; (812) 963-3227

2. UTILITIES: GERMAN TOWNSHIP WATER SERVICE IS AVAILABLE BY EXTENSION. SOUTHERN INDIANA GAS AND ELECTRIC SERVICE ARE ALSO AVAILABLE. SEWER BY PRIVATE SEPTIC SYSTEMS.

3. FLOOD PLAIN DATA: A PORTION OF THE PROPERTY IS LOCATED IN ZONE A ACCORDING TO COMMUNITY PANEL 180258 0075 C FOR VANDERBURGH COUNTY DATED AUGUST 5, 1991.

4. EROSION CONTROL: SLOPES OF OR 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. SOIL CLASSIFICATION: HoB3 – HOSMER SILT LOAM 2 TO 6% SLOPES
HoC3 – HOSMER SILT LOAM 6 TO 12 SLOPES

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

LAND DESCRIPTION

Part of the Northeast Quarter of the Southwest Quarter of Section 35, Township 5 South, Range 11 West, German Township, Vanderburgh County, Indiana and more particularly described as follows.

Commencing at a stone at the Northeast corner of said Quarter, Quarter Section; thence along the North line of said Quarter, Quarter Section, North 90°00'00" East 681.15 feet to a 5/8 inch iron rod with L.S. cap stamped "EASLEY S0006" in the Easterly line of a 100 foot right-of-way for Illinois Central Railroad Company said point being the True Point of Beginning; thence continuing along said North line

1st: North 90°00'00" East 518.18 feet to the Westerly right-of-way for Wright Drive; thence along the right-of-way for Wright Drive for the following 4 courses

2nd: South 17°22'00" West 11.37 feet; thence

3rd: Southwesterly 37.98 feet along a curve concave to the Northwest; through a central angle of 62°10'55", having a radius of 35.00 feet and a chord bearing and distance of South 48°27'27" West 36.15 feet; thence

4th: Southeasterly 169.07 feet along a curve concave to the Northeast, through a central angle of 242°10'55", having a radius of 40.00 feet and a chord bearing and distance of South 41°32'33" East 68.51 feet; thence

5th: North 17°22'00" East 27.34 feet to a 5/8 inch iron rod with L.S. cap stamped "EASLEY S0006"; thence parallel to the North line of said Quarter, Quarter Section

6th: North 90°00'00" East 100.63 feet to a 5/8 inch iron rod with LS cap stamped "EASLEY S0006" in the East line of said Quarter, Quarter Section; thence along said East line

7th: South 00°36'13" West 345.32 feet to a 5/8 inch iron rod with L.S. cap stamped "EASLEY S0006"; thence

8th: South 76°52'48" West 365.16 feet to a 5/8 inch iron rod with L.S. cap stamped "EASLEY S0006" in the Easterly right-of-way line for Illinois Central Railroad Company; thence along said Easterly right-of-way for the following 2 courses

9th: North 31°20'44" West 266.81 feet to a 5/8 inch iron rod with L.S. cap stamped "EASLEY S0006"; thence

10th: North 28°56'01" West 297.44 feet to the True Point of Beginning, containing 5.00 acres more or less.

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

JUL 03 2002

AUDITOR

#4568

RECEIVED FOR RECORD
DATE 7-03-02 3:19 P M
PLAT BOOK R-
PAGE 8
INSTR # 2002R00025028
BETTY KNIGHT-SMITH RECORDER
VANDERBURGH COUNTY

OWNERS CERTIFICATE

THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON DOES HEREBY PLAT AND SUBDIVIDE SAID REAL ESTATE AS SHOWN AND DESIGNATES THE SAME AS MEYER ACRES SUBDIVISION ALL ROADS SHOWN AND NOT PREVIOUSLY DEDICATED ARE HEREBY DEDICATED TO PUBLIC USE.

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 THE UTILITY FACILITIES, WHETHER ABOVE OR BELOW GROUND, WITH THE RIGHT TO TRIM OR REMOVE AT THE DISCRETION OF THE PUBLIC UTILITY, TREES OVERHANGING DRAINCHES, 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 ABOVE GROUND PARTS OF SUCH FACILITIES SHALL BE PLACED WITHIN THE BANKS OF DRAINAGE DITCHES OR SWALES IN SUCH A MANNER TO IMPEDE THE FLOW OF WATER.

STRIPS OF GROUND MARKED "DRAINAGE EASEMENT" ARE DEDICATED FOR SURFACE WATER AND/OR SUBSURFACE WATER, PROVIDED, HOWEVER, 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 TO IMPEDE THE FLOW OF WATER.

Roger A Meyer — Cheryl A. Meyer

ROGER ALAN MEYER
7006 N. ST. JOSEPH AVE.
EVANSVILLE, IN 47720

CHERYL A. MEYER
7006 N. ST. JOSEPH AVE.
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 ACKNOWLEDGED THE EXECUTION OF THE PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND SEAL THIS 16 DAY OF Nov. 2001.

MY COMMISSION EXPIRES: 4-7-08

LaVerna K. Harrison
RESIDENT OF VANDERBURGH COUNTY yes

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.

RALPH A. EASLEY, JR.
INDIANA REG. NO. 80006

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

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 Dec. 6, 2000.

PLAT RELEASE July 3, 2002

PRESIDENT

EXECUTIVE DIRECTOR

AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY OFFICIAL SEAL

MEYER ACRES RECEIVED FINAL DRAINAGE PLAN APPROVAL BY THE VANDERBURGH COUNTY DRAINAGE BOARD ON FEBRUARY 26, 2001.

MEYER ACRES RECEIVED FINAL ROAD CONSTRUCTION PLAN APPROVAL BY THE VANDERBURGH COUNTY COMMISSIONERS ON FEBRUARY 26, 2001.

WRIGHT DRIVE WAS ACCEPTED FOR MAINTENANCE BY THE VANDERBURGH COUNTY COMMISSIONERS ON JUNE 10, 2002.

APC# 32-5-2000

R-8

ANDY EASLEY ENGINEERING
CIVIL ENGINEERING (812) 424-2461 LAND SURVEYING
1133 WEST MILL ROAD EVANSVILLE, INDIANA 47710

SECONDARY SUBDIVISION PLAT
MEYER ACRES
ROGER & CHERYL MEYER
VANDERBURGH COUNTY, INDIANA

SHEET NO.:	DATE:	DRAWN BY:
1 OF 1	06-12-00	JAP
	PROJECT NO.:	CHECKED BY:
	6863	DEE
	REVISIONS JAS 06-21-00	SCALE: 1" = 50'

\\Bishop\projects\dwg\6863\6863meyr.dwg Tue Jul 02 14:15:37 2002 ANDY EASLEY ENGINEERING, INC. - COPYRIGHTED
D:\PROJECT\6863\6863MEYR.DWG Tue Mar 06 10:25:08 2001 ANDY EASLEY ENGINEERING, INC. - COPYRIGHTED