HOOD MINOR SUBDIVISION
RE-PLAT LOT "E"

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER, SECTION 25, TOWNSHIP 5 SOUTH, RANGE 11 WEST, VANDERBURGH COUNTY, INDIANA
HOOD SUBDIVISION PREVIOUSLY RECORDED IN PLAT BOOK "O", PAGE 172

LEGAL DESCRIPTION LOT "E"

Part of the northwest quarter of the northeast quarter of Section 25, Township 5 South, Range 11 West, in Center Township, Vanderburgh County, Indiana:

Commencing at the northwest corner of the northwest quarter of the northeast quarter of said section;

1. Thence, S90°00'00"W, 12.00 ft., coincident with the north line of said quarter, quarter section;
2. Thence, S8°55'56"E, 25.00 ft., to an iron pin with plastic cap stamped "8800355" (hereafter referred to as a pin with cap), on the south Right-of-Way of Schenk Road. Said pin being the northeast corner of Amended Hood subdivision as recorded in Plat Book "O", Page 172 in the office of the Recorder of Vanderburgh County, Indiana;
3. Thence, S90°00'00"W, 434.23 ft., coincident with said Right-of-Way to a pin with cap at the northeast corner of Lot "D" in said Hood Subdivision;
4. Thence, S0°00'00"W, 5.00 ft., coincident with said Right-of-Way to the POINT OF BEGINNING;
5. Thence, S5°03'49"E, 427.13 ft., to a pin with cap;
6. Thence, N82°08'07"E, 54.45 ft., to a pin with cap;
7. Thence, S9°51'58"E, 562.53 ft., to a pin with cap;
8. Thence, S82°52'04"W, 425.16 ft., to a pin with cap;
9. Thence, S34°55'43"W, 194.88 ft., to a pin with cap;
10. Thence, S83°05'58"W, 130.85 ft., to a pin with cap;
11. Thence, N18°00'36"W, 385.33 ft., to a pin with cap on the northwest Right-of-Way of Poplar Ridge Lane;
12. Thence, N53°33'44"E, 108.21 ft., to a pin with cap on the northwest Right-of-Way of Poplar Ridge Lane;
13. Thence, S67°34'38"E, 40.00 ft., to a point on the southeast Right-of-Way of Poplar Ridge Lane;
14. Thence, Northerly, 71.44 ft., along an arc concave to the west with a radius of 383.38 ft., through a central angle of 13°29'44" (Chord = 71.28 ft., N15°48'38"E), coincident with said Right-of-Way to a pin with cap;
15. Thence, N82°55'46"E, 61.75 ft., coincident with said Right-of-Way, to a pin with cap;
16. Thence, S88°35'49"E, 103.23 ft., to a pin with cap;
17. Thence, S21°54'16"E, 188.69 ft., to a pin with cap;
18. Thence, S79°15'17"E, 44.92 ft., to a pin with cap;
19. Thence, N72°02'13"E, 90.36 ft., to a pin with cap;
20. Thence, N21°17'09"E, 138.48 ft., to a pin with cap;
21. Thence, N9°55'02"W, 139.33 ft., to pin with cap;
22. Thence, N28°04'14"W, 76.96 ft., to a pin with cap;
23. Thence, N54°10'44"W, 127.44 ft., to a pin with cap;
24. Thence, N71°11'27"W, 101.44 ft., to a pin with cap on the east Right-of-Way of Poplar Ridge Lane;
25. Thence, Northerly 57.88 ft., along an arc concave to the west with a radius of 186.38 ft. through a central angle of 17°47'59" (Chord = 57.64 ft., N11°09'59"W), coincident with said Right-of-Way;
26. Thence, N20°03'58"W, 124.61 ft., coincident with said Right-of-Way;
27. Thence, Northerly 149.15 ft., along an arc concave to the east with a radius of 296.78 ft., through a central angle of 28°47'38" (Chord = 147.58 ft., N5°40'09"W), coincident with said Right-of-Way;
28. Thence, N8°43'48"E, 38.71 ft., coincident with said Right-of-Way to the south Right-of-Way of Schenk Road;
29. Thence, N90°00'00"E, 355.63 ft., coincident with said Right-of-Way to the POINT OF BEGINNING.

Containing 9.6857 acres.

Excepting therefrom portions of the Right-of-Way for Poplar Ridge Lane as dedicated in the Hood Subdivision, Amended Plat, as per plat thereof recorded in Plat Book O, Page 172 in the office of the Recorder of Vanderburgh County, Indiana. Described as follows:

Commencing at the southwest corner of the previously described tract;

1. Thence, N18°00'36"W, 291.53 ft., to a pin with cap on the southeast Right-of-Way of Poplar Ridge Lane. Said point being the POINT OF BEGINNING;
2. Thence, N18°00'36"W, 55.52 ft., to a pin with cap on the northwest Right-of-Way of Poplar Ridge Lane;
3. Thence, Southeasterly, 9.45 ft., along an arc concave to the southwest with a radius of 40.00 ft., through a central angle of 13°31'53" (Chord = 9.42 ft., S47°11'48"E), coincident with said Right-of-Way;
4. Thence, Northeasterly, 40.98 ft., along an arc concave to the northwest with a radius of 65.29 ft., through a central angle of 35°57'37" (Chord = 40.24 ft., N47°34'32"E), coincident with said Right-of-Way;
5. Thence, N29°37'43"E, 59.23 ft., coincident with said Right-of-Way;
6. Thence, Northeasterly, 33.10 ft., along an arc concave to the northwest with a radius of 268.76 ft., through a central angle of 7°16'25" (Chord = 33.08 ft., N26°00'19"E), coincident with said Right-of-Way, to a pin with cap;
7. Thence, S67°34'38"E, 40.00 ft., to a point on the southeast Right-of-Way of Poplar Ridge Lane;
8. Thence, Southwesterly, 38.13 ft., along an arc concave to the northwest with a radius of 383.38 ft., through a central angle of 7°12'13" (Chord = 38.11 ft., S26°01'37"W), coincident with said Right-of-Way;
9. Thence, S29°37'43"W, 59.23 ft., coincident with said Right-of-Way;
10. Thence, Southwesterly, 76.36 ft., along an arc concave to the northwest with a radius of 185.29 ft., through a central angle of 41°33'15" (Chord = 74.78 ft., S58°24'20"W), coincident with said Right-of-Way;
11. Thence, Southwesterly, 9.87 ft., along an arc concave to the northwest with a radius of 40.00 ft., through a central angle of 17°59'47" (Chord = 9.85 ft., S27°26'38"W), coincident with said Right-of-Way to the POINT OF BEGINNING.

Containing 0.1472 acres.

NOTES

1. 100 Year flood plain elevation 415.5 (see site plan) Panel No. 180245 0075 B.
2. Hood Subdivision is zoned agricultural.
3. Surveyor: Donald Ray Adler, Three I Engineering, Inc. PLS No. 8800355 (IN)
4. Class "D" Survey (Theoretical Uncertainty ± 1.0 feet)
5. Developer: Tony E. Hood 1700 Schenk Road
6. City water, electric, telephone and gas are available at site.
7. Erosion control methods are shown on soil erosion plan filed with Vanderburgh County Soil Conservation Service.
8. Poplar Ridge Lane is a dedicated roadway right-of-way.
9. The 40' wide roadway Right-of-Way and roadway will be maintained by the residents of Hood Subdivision and not Vanderburgh County. Should for any reason, the residents of Hood Subdivision request that Vanderburgh County maintain the roadway, said roadway must be upgraded to the standards existing at the time of the request prior to the county accepting maintenance responsibilities.

CONSTRUCTION NOTES

1. No construction on the re-platted lots shall disturb more than 5.00 acres.
2. On site septic systems shall not be constructed below the 100 year flood elevation.
3. Lots created by the Replat of Lot "E" shall access interior streets only.

DESCRIPTION - DRAINAGE EASEMENT FROM POND SPILLWAY TO DITCH

Part of northwest quarter of the northeast quarter of Section 25, Township 5 South, Range 11 West, in Vanderburgh County, Indiana, described as follows:

Beginning at the northeast corner of said quarter, quarter;

thence WEST along the section line, 691.30 ft.;

thence, SOUTH, across Lot "E" to a point in the center of a pond spillway, said point being the center of a 10 ft. drainage easement and the point of beginning;

1. Thence, N13°06'34"W, 30.65 ft.;
2. Thence, N37°48'05"E, 49.31 ft.;
3. Thence, N51°03'32"E, 52.92 ft.;
4. Thence, S78°15'47"E, 138.69 ft.;
5. Thence, S32°58'08"E, 91.59 ft.;
6. Thence, S88°10'42"E, 37.32 ft.; to the center of a grassed waterway.

COMMUNITY LOT AND DETENTION BASIN MAINTENANCE

The property owners of Lots A, B, C, D, E-1and E-2 shall maintain basins and Community Lot. The grass shall be kept to a height not to exceed 12 inches.

Drainage plans were approved by the Vanderburgh County Drainage Board on 10-26-92.

Road construction plans were approved by the Vanderburgh County Engineer's office on 2-22-93.

The 48' wide dedicated roadway Right-of-Way and road shall be maintained by the residents of Hood Subdivision and Hood Minor Subdivision Re-Plat of Lot E and not Vanderburgh County.

Except for Lot "D", all lots must access on the interior street only.

OWNER'S CERTIFICATE & EASEMENT DEDICATION

The undersigned Owner of the real estate shown and described hereon does hereby plat and subdivide said real estate as shown and designates the same as Hood Minor Subdivision Re-Plat of Lot E. All easements shown and hereby dedicated for public utility services to lots within the subdivision and surface water drainage.

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 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 easements by said utility.

1 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 utility facilities; and provided that such facilities are not placed in such manner as to impose 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.

Tony E. Hood

Claudia J. Hood

EROSION CONTROL

Erosion Control: Slopes of 0%-6% shall be mulched and seeded, i.e., rye, ret top, and wheat (which will be used primarily for fall planting) within 4 to 5 days of disturbance of soil and this remain in place until final grading and shaping. Slopes more than 6% shall have straw bales and/or soil erosion blankets in place within 4 to 5 days of disturbance of soil and ust remain in place until final grading and shaping.

Temporary Erosion Control: Slopes of more than 6% shall be mulched and seeded and shall have straw bales and/or erosion blankets in place daily upon initiation of grading.

Erosion Control and Sediment Retention Measures shall be instituted daily upon initiation of grading. Sediment Controls shall be used for 100% of site runoff.

Erosion Control for Ditches: Slopes of 0%-2% shall be mulched and seeded within 4 to 5 days of disturbance. Slopes of 2%-6% shall be sodded or stabilized with an erosion control mat at completion of ditch grading. Slopes of over 6% require riprap or other approved stabilization at completion of ditch grading if the total ditch length at that point is greater than 100 feet.

A P C CERTIFICATE

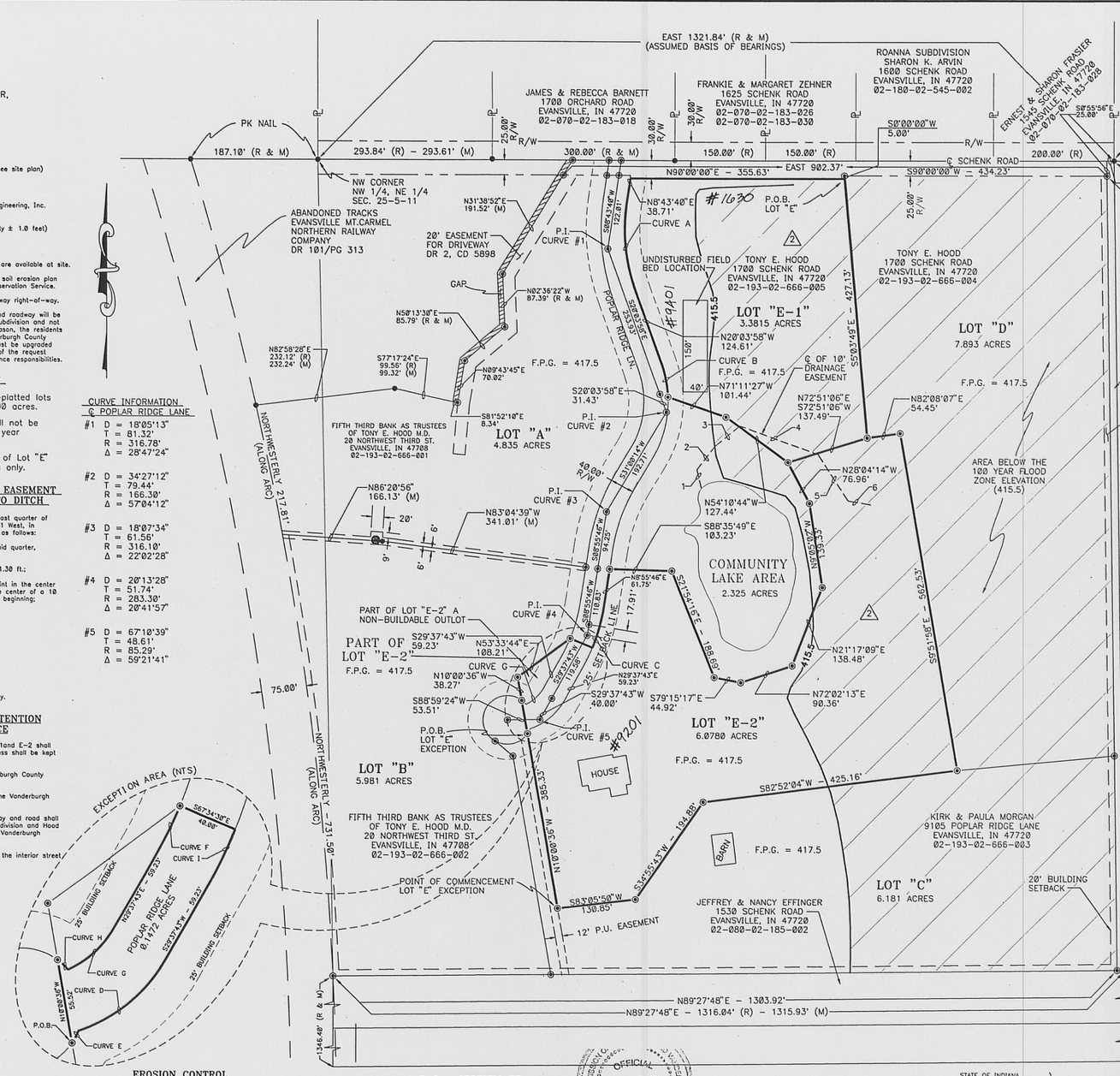
Under authority provided by the Acts of 1981 Law No. 309, enacted by General Assembly of the State of Indiana this plat has been approved by the Area Plan Commission of Evansville and Vanderburgh County on JUNE 11, 2002

(PRIMARY APPROVAL GIVEN AT SUB. REVIEW)

President Mark Foster Blaine Oliver
ASST. Executive Director

Nov. 1, 2002 Plat Release

Blaine Oliver
ASST. Executive Director



CURVE INFORMATION ℄ POPLAR RIDGE LANE

#1 D = 18°05'13" T = 81.32' R = 316.78' Δ = 28°47'24"

#2 D = 34°27'12" T = 79.44' R = 166.30' Δ = 57°04'12"

#3 D = 18°07'34" T = 61.56' R = 316.10' Δ = 22°02'28"

#4 D = 20°13'28" T = 51.74' R = 283.30' Δ = 20°41'57"

#5 D = 67°10'39" T = 48.61' R = 85.29' Δ = 59°21'41"

CURVE INFORMATION LOTS E, E-1, & E-2

A D = 19°18'21" T = 76.18' R = 296.78' Δ = 28°47'38" A = 149.15'
E D = 143°14'22" T = 4.56' R = 40.00' Δ = 12°59'47" A = 9.07'
B D = 30°45'16" T = 29.17' R = 186.30' Δ = 17°47'59" A = 57.88'
F D = 21°45'38" T = 16.58' R = 263.30' Δ = 7°12'29" A = 33.10'
C D = 18°53'27" T = 55.39' R = 303.30' Δ = 13°29'44" A = 71.44'
G D = 87°45'21" T = 21.15' R = 65.29' Δ = 35°53'37" A = 40.90'
D D = 54°25'02" T = 39.95' R = 105.29' Δ = 41°33'15" A = 76.36'
H D = 143°14'22" T = 4.75' R = 40.00' Δ = 13°31'53" A = 9.45'
I D = 18°53'27" T = 19.09' R = 303.38' Δ = 7°12'13" A = 38.13'

LEGEND

R RECORDED
M MEASURED
● FOUND MONUMENT
◉ SET MONUMENT CAP NO. 8800355
□ STONE

VICINITY MAP

NOT TO SCALE

GRAPHIC SCALE

0 100 150 200 300
(IN FEET)
1 inch = 100 ft.

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
NOV 0 1 2002
AUDITOR
7555

RECEIVED FOR RECORD
DATE 11-01-02 2:17P M
R-
PLAT BOOK 25
PAGE
INSTR # 2002R00042013
BETTY KNIGHT-SMITH RECORDER
VANDERBURGH COUNTY

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 Subdividers who acknowledges the execution of the foregoing plat with the dedications and restrictions thereon, expressed to be their voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and Notarial seal this 9 day of Sept 20 02

Notary Public

SEAL

My Commission Expires 7-19-09

I, Donald Ray Adler, Registered Land Surveyor in the State of Indiana, certify that this plat of Hood Minor Subdivision Re-Plat of Lot E represents a survey completed under my supervision and that it is true and correct to the best of my information, knowledge and belief.

Donald Ray Adler
Donald Ray Adler, Indiana Registration No. 8800355
1 August, 2002

R-25

HOOD MINOR SUBDIVISION
RE-PLAT LOT "E"

REV.	DATE	BY	ITEM
1	08 08 94	DRA	CHANGE OWNER'S CERTIFICATE
2	07 30 02	DRA	RE-PLAT LOT "E"

DONALD RAY ADLER REGISTERED LAND SURVEYOR NO. ENL 8800355 STATE OF INDIANA

Three I Engineering, Inc.
Engineers/Architects
2425 W. INDIANA ST. EVANSVILLE, INDIANA
RICHARD F. BROERMAN, P.E. JOHN C. HELFERT, P.E.
DAVID W. TIEKEN, P.E.
STEPHEN L. WUNDERLICH, P.E. THOMAS J. SOLECKI, A.I.A.

HOOD MINOR SUBDIVISION
RE-PLAT LOT "E"

DRAWN BY: SDG
DATE: 07/31/02
CKD. BY: DRA
SCALE: 1" = 100'
DRAWING NO: 01284A
SHEET NO: C-1
APC #16-MS-2002

sgillespi 07/31/2002 - 02:49pm 85:01:01 1=100 N:HOOD_SUB-2 COMPANY JOB_DESCRIPTION