RECEIVED FOR RECORD
DATE 11-18-02 3:53 PM
PLAT BOOK R-
PAGE 29
INSTR # 2002R0004461
BETTY KNIGHT-SMITH RECORDER
VANDERBURGH COUNTY

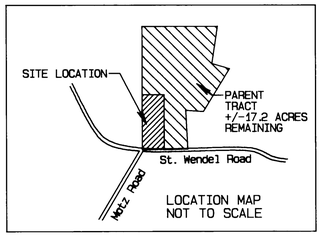
DONALD WILL SUBDIVISION

PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION (18), TOWNSHIP (5) SOUTH, RANGE (11) WEST IN ARMSTRONG TOWNSHIP, VANDERBURGH COUNTY, INDIANA.

DEED RECORD OF THE PARENT TRACT:
DEED DRAWER 6, CARD 1282
FREEMAN C. WILL AND RUTH C. WILL

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
NOV 18 2002
AUDITOR
#8024

FRED J. KUESTER
ENGINEER & LAND SURVEYOR
R.R. #2 BOX 72A
FORT BRANCH, INDIANA 47648
PHONE # (812) 753-4843



N
W E
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GRAPHIC SCALE 1"=60'
0 60 120 180

file: 2002-12-will.smi

client: Donald Will

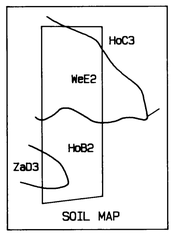
- BASIS OF BEARINGS: The west line of the Southeast Quarter of Section (18) (North = N00 °00 '00 "E per Deed Drawer 6, Card 1282).
- LAST DATE OF FIELDWORK: June 4, 2002
- DRAWN BY: CAK

Contours from Vanderburgh County Topographic Map April 27, 1990.

This survey is within the requirements for a class "C" survey (0.50 feet theoretical uncertainty) for the measurements to locate the position of the lines and corners established on this survey.

LEGEND

- △ - Stone found as noted.
- ⊙ - Monument as noted.
- ● - 5/8" iron pin set flush with cap inscribed "Fred Kuester IN RLS S0137".
- ⊠ - Mag nail set over located iron in centerline of St. Wendel Road.
- (R) - Record dimension.
- (M) - Measured dimension.



DESCRIPTION

PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION (18), TOWNSHIP (5) SOUTH, RANGE (11) WEST IN ARMSTRONG TOWNSHIP, VANDERBURGH COUNTY, INDIANA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 4" X 4" STONE FOUND 6" ABOVE GRADE MARKING THE SOUTHWEST CORNER OF SAID HALF QUARTER SECTION; THENCE ALONG THE WEST LINE OF SAID HALF QUARTER SECTION NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ONE THOUSAND ONE HUNDRED SEVENTY-THREE AND TWENTY HUNDREDTHS (1173.20) FEET TO A MAG NAIL SET IN THE CENTER OF ST. WENDEL ROAD MARKING THE INITIAL POINT OF BEGINNING OF THE FOLLOWING DESCRIBED REAL ESTATE; THENCE CONTINUE ALONG SAID WEST LINE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST THIRTY AND FOURTEEN HUNDREDTHS (30.14) FEET TO A 5/8 INCH IRON PIN SET FLUSH WITH CAP INSCRIBED "FRED KUESTER IN RLS S0137" ON THE NORTH 30-FOOT RIGHT-OF-WAY LINE OF SAID ROAD; THENCE CONTINUE ALONG SAID WEST LINE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST FOUR HUNDRED EIGHTY-FIVE AND TEN HUNDREDTHS (485.10) FEET TO A 5/8 INCH IRON PIN FOUND 1 INCH ABOVE GRADE WITH CAP INSCRIBED "GILL LS #S0312"; THENCE CONTINUE ALONG SAID WEST LINE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST SEVENTY AND THIRTY-TWO HUNDREDTHS (70.32) FEET TO A 5/8 INCH IRON PIN SET FLUSH WITH CAP INSCRIBED "FRED KUESTER IN RLS S0137"; THENCE PERPENDICULAR TO SAID WEST LINE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST TWO HUNDRED AND NO HUNDREDTHS (200.00) FEET TO A 5/8 INCH IRON PIN SET FLUSH WITH CAP INSCRIBED "FRED KUESTER IN RLS S0137"; THENCE PARALLEL WITH SAID WEST LINE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST FIVE HUNDRED THIRTY-ONE AND THIRTY HUNDREDTHS (531.30) FEET TO A 5/8 INCH IRON PIN SET FLUSH WITH CAP INSCRIBED "FRED KUESTER IN RLS S0137" ON THE NORTH RIGHT-OF-WAY LINE OF SAID ROAD; THENCE CONTINUE PARALLEL WITH SAID WEST LINE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST THIRTY AND THIRTY-ONE HUNDREDTHS (30.31) FEET TO A MAG NAIL SET IN THE CENTER LINE OF SAID ROAD; THENCE ALONG SAID CENTER LINE SOUTH 81 DEGREES 51 MINUTES 14 SECONDS WEST NINETY-NINE AND EIGHTY-NINE HUNDREDTHS (99.89) FEET TO A MAG SET IN THE CENTER LINE OF SAID ROAD; THENCE CONTINUE ALONG SAID CENTER LINE SOUTH 84 DEGREES 27 MINUTES 49 SECONDS WEST ONE HUNDRED ONE AND FIFTY-NINE HUNDREDTHS (101.59) FEET TO THE POINT OF BEGINNING.

CONTAINING 2.639 ACRES, MORE OR LESS.

SUBJECT TO ALL LEGAL RIGHTS-OF-WAY AND/OR EASEMENTS.

OWNER'S CERTIFICATE:

FREEMAN C. WILL & RUTH C. WILL, THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE, AS SHOWN, AND DESIGNATE IT AS "DONALD WILL" SUBDIVISION.

FREEMAN C. WILL Freeman C. Will RUTH C. WILL Ruth C. Will

NOTARY CERTIFICATE:

STATE OF INDIANA
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 12 DAY OF November 2002.

MY COMMISSION EXPIRES: 9-29-09 Kenneth J. Orth NOTARY PUBLIC

RESIDENT OF Vanderburgh COUNTY, INDIANA Kenneth J. Orth PRINTED

NOTARY PUBLIC SEAL INDIANA

AREA PLAN COMMISSION 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 WAS GIVEN PRIMARY APPROVAL BY THE AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY ON Aug. 12, 2002. (AT SUB. REVIEW)

PLAT RELEASE Nov. 18th 2002.

PRESIDENT Mark Foster

EXECUTIVE DIRECTOR Bradley Bridwell

SURVEYOR'S CERTIFICATE:

I, FRED J. KUESTER, HEREBY CERTIFY THAT I AM A 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 LOCATIONS NOTED.

FRED J. KUESTER, LS #S0137 Fred J. Kuester DATE 7-16-02

FRED J. KUESTER REGISTERED No. S 0137 STATE OF INDIANA LAND SURVEYOR

EROSION CONTROL:

SLOPES 0% TO 6% SHALL BE MULCHED AND SEEDED, I.E. RYE, RED TOP & WHEAT, WHICH SHALL BE USED PRIMARILY FOR FALL PLANTING WITHIN 45 DAYS OF DISTURBANCE OF SOIL AND MUST REMAIN IN PLACE UNTIL FINAL GRADING AND SHAPING. SLOPES OF MORE THAN 6% SHALL BE MULCHED AND SEEDED AND HAVE A SILT FENCE, STRAW BALES AND/OR EROSION BLANKETS IN PLACE WITHIN 5 DAYS OF DISTURBANCE OF SOIL AND MUST REMAIN IN PLACE UNTIL FINAL GRADING AND SEEDING.

FLOOD PLAIN DATA:

THE PROPERTY IS LOCATED OUTSIDE THE 100 YEAR FLOOD ZONE ACCORDING TO FIRM PANEL NO. 75 OF 100, NO. 180256 0075 B, DATED MARCH 19, 1982, FOR VANDERBURGH COUNTY, INDIANA. MINIMUM FINISHED FLOOR ELEVATION TO BE 2 FEET ABOVE THE 100 YEAR FLOOD ELEVATION AS DETERMINED BY THE VANDERBURGH COUNTY BUILDING COMMISSIONERS.

SOIL DATA:

ZaD3 ZANESVILLE SILT LOAM, 12 TO 18 PERCENT SLOPES, SEVERELY ERODED.
HoB2 HOSMER SILT LOAM, 2 TO 6 PERCENT SLOPES, ERODED.
WeE2 WELLSTON SILT LOAM, 18 TO 25 PERCENT SLOPES, ERODED.
HoC3 HOSMER SILT LOAM, 6 TO 12 PERCENT SLOPES, SEVERELY ERODED.

GENERAL NOTES:

ZONING - SUBJECT PROPERTY IS ZONED AGRICULTURE.

OWNERS - FREEMAN C. & RUTH C. WILL
11601 WINERY ROAD
WADESVILLE, IN. 47638

UTILITIES - VECTREN GAS AND ELECTRIC SERVICE IS AVAILABLE. GERMAN TOWNSHIP WATER IS AVAILABLE. THE PROPOSED PRIVATE SEPTIC SYSTEM MUST BE IN COMPLIANCE WITH 410 IAC 6-8.1.

NO BRICK OR OTHER NON-BREAKAWAY MAILBOX STRUCTURES CAN BE PLACED IN COUNTY ROAD RIGHT-OF-WAY.

R-29

Apc# 25-MS-2002