ROBINSON ACRES MINOR SUBDIVISION

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

MAR 06 2003

Beth Hatty
AUDITOR
#1536

RECEIVED FOR RECORD
03-06-03 1:49 P
PLAT BOOK R-
PAGE 47
INSTR # 2003R0000 10242
BETTY KNIGHT-SUPT RECORDS
VANDERBURGH COUNTY



ADJACENT PROPERTY

(A) 02-100-02-310-001
La Donna Height
7823 Darmstadt Rd.
Evansville, IN 47710

(B) 02-100-02-310-007
James Patterson
7701 Darmstadt Rd.
Evansville, IN 47710

(C) 02-100-02-310-008
Jack Theuerkauf
7625 Darmstadt Rd.
Evansville, IN 47710

(D) 02-100-02-310-010
Gregory Kempf
7727 Darmstadt Rd.
Evansville, IN 47710

(E) 02-050-02-136-002
Donald & Karen Robling
7816 Darmstadt Rd.
Evansville, IN 47710

(F) 02-050-02-136-017
Randall & Linda Gentry
931 Barberry Ln.
Evansville, IN 47710

(G) 02-050-02-136-028
02-050-136-045
02-050-02-136-046
02-050-02-136-051
Glen & Linda Hille
7900 New Maple Rd.
Evansville, IN 47710

(H) 02-050-02-136-052
Todd & Sheryl Schroer
925 Barberry Ln.
Evansville, IN 47710

(I) 02-192-02-637-001
Gordon & Vickie Holder
1115 Mohr Rd.
Evansville, IN 47710

(J) 02-040-02-132-010
02-040-02-132-012
Bernard & Susan Flittner
PO Box 2711
Darmstadt Rd.
Evansville, IN 47728

(K) 02-040-02-132-045
Victor & Gina Delcoma
7908 New Maple Rd.
Evansville, IN 47710

(L) 02-040-02-132-067
Paul & Edna Becker
7916 New Maple Rd.
Evansville, IN 47710

(M) 02-040-02-132-016
02-040-02-132-080
Kimberly Wenzel
7935 Darmstadt Rd.
Evansville, IN 47710

(N) 02-040-02-132-064
William & Joyce Beaven
7908 New Maple Rd.
Evansville, IN 47710

SECONDARY PLAT OF ROBINSON ACRES MINOR SUBDIVISION

Part of the Southwest Quarter of Section 30 and part of the Northeast Quarter of the Northwest Quarter of Section 31 all lying in Township 5 South, Range 10 West, Center Township, Vanderburgh County, Indiana, being more particularly described as follows:

Beginning at a 1" iron pipe at the Southeast corner of the Southwest Quarter of the Southwest Quarter of said Section 30; thence along the South line of said Quarter, Quarter Section

1st: South 89°28'53" West 194.88 feet to a railroad spike in the centerline of Darmstadt road, also being a corner of Holder Acres Minor Subdivision as recorded in Drawer MS Card 153 in the office of the recorder of Vanderburgh County; thence along said centerline and the Southeasterly line of said subdivision

2nd: North 52°26'03" East 245.37 feet; thence continue along said centerline

3rd: North 52°30'16" East 187.51 feet; thence

4th: South 37°54'00" East 172.16 feet; thence

5th: North 52°36'20" East 182.10 feet to a 5/8 inch iron rod with LS cap stamped "EASLEY S0006"; thence

6th: South 00°00'00" West 676.11 feet to a 1/2 inch rebar; thence

7th: North 89°05'38" West 399.60 feet to a 5/8 inch rebar in the West line of the Northeast Quarter of the Northwest Quarter of said Section 31; thence along said West line

8th: North 00°05'46" West 429.55 feet to the point of beginning, containing 6.12 acres more or less.

Subject to: The right-of-way for Darmstadt road, being 30 feet in width and lying Southeasterly of and coincident with the 2nd and 3rd courses of the above described parcel.

General notes:

1. Owner / Developer: Dan Robinson (recorded in Deed Drawer 13 Card 8864)

2. Utilities: A) Vectren gas and electric services are available B) EVWS city water is available for connection C) Sanitary Sewer is not available. On site sewage disposal systems shall be constructed as directed by the Vanderburgh County Health Department to meet all applicable federal, state and local laws.

3. Erosion Control: 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 control blankets in place within five (5) days of disturbance of soil which must remain in place until final grading and SEEDING.

4. Flood Plain Data: Lot #1 is located in flood hazard zone C, a portion of Lot #2 is located in that special flood hazard zone A, as per FIRM community panel 180256-0075C for Vanderburgh County, Indiana dated August 5, 1991. The 100 year flood elevation as established by the Vanderburgh County building commission is 440.0' and the Flood Protection grade is 442.0'

5. No brick or other non-breakaway structures can be placed in county R-O-W.

6. No structures shall be built or placed as to obstruct the water courses shown on the plat.

Owner's Certificate:

The undersigned owners of the real estate shown and described hereon do hereby plat and subdivide said real estate as shown and designate the same as ROBINSON ACRES.

Daniel L. Robinson
7915 Darmstadt Rd.
Evansville, IN 47710

Lisa L. Robinson
7915 Darmstadt Rd.
Evansville, IN 47710

Area Plan Commission Certificate:

Under the authority provided by the Acts of 1981, Public Law #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 at a meeting held on NOV. 12, 2002 (AT SUB REVIEW)

President

Attest Executive Director

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

Executive Director
Plat Release Date MAR. 6, 2003

Surveyor's Certificate:

I, Ralph A. Easley Jr., RLS, hereby certify that I am a professional registered land surveyor licensed in compliance with the laws of the State of Indiana and further certify that the plat correctly represents a survey completed by me on November 21, 2002 and that all monuments shown exist at the locations as noted.

Witness my hand and seal this 6TH day of DECEMBER 2002

Ralph A. Easley Jr., RLS
Indiana Registration S0006

Andy Easley Engineering, Inc.
1133 W Mill Rd. Suite 205
Evansville, IN 47710

Notary Certificate:

STATE OF INDIANA, COUNTY OF VANDERBURGH) ss:

Before me, the undersigned Notary Public in and for said County and State, personally appeared the said Owner(s) and Subdivider(s), who acknowledge the execution of the foregoing plat with the dedications and restrictions thereon, express to be their voluntary act and deed for the uses and purposes therein set forth.

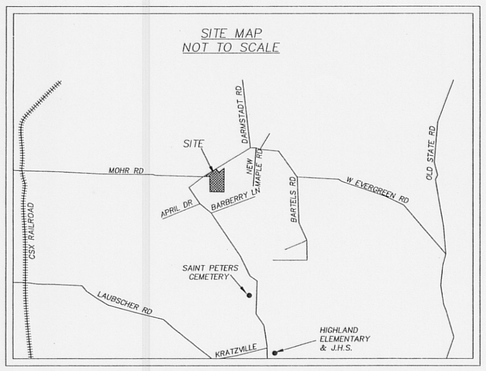
Witness my hand and seal this 19th day of December, 2002

My Commission Expires: 11/22/06

Notary resides in Vanderburgh County, Indiana.

Patricia E. Keith
Notary Public

Patricia E. Keith
(typed or printed name)



R-47

APC# 38-MS-2002

ANDY EASLEY ENGINEERING
CIVIL ENGINEERING (812) 424-2481 LAND SURVEYING
1133 WEST MILL ROAD EVANSVILLE, INDIANA 47710

MINOR SUBDIVISION
ROBINSON ACRES
7915 DARMSTADT RD., EVANSVILLE
VANDERBURGH COUNTY, INDIANA

DRAWN BY: D BISHOP
CHECKED R.E.
SCALE: 1" = 50'
DATE: DEC. 4, 2002
PROJECT NO.: 02-7475
REVISIONS
SHEET NO.: 1 OF 1

C:\Projects\7475\7475DBHS01-MS.dwg Wed Dec 04 14:34:40 2002

For easement Applying to this ~~deed~~ plat see
~~Deed Drawer~~ ____ ~~card~~ ____
LOT 2
#05-16480