DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

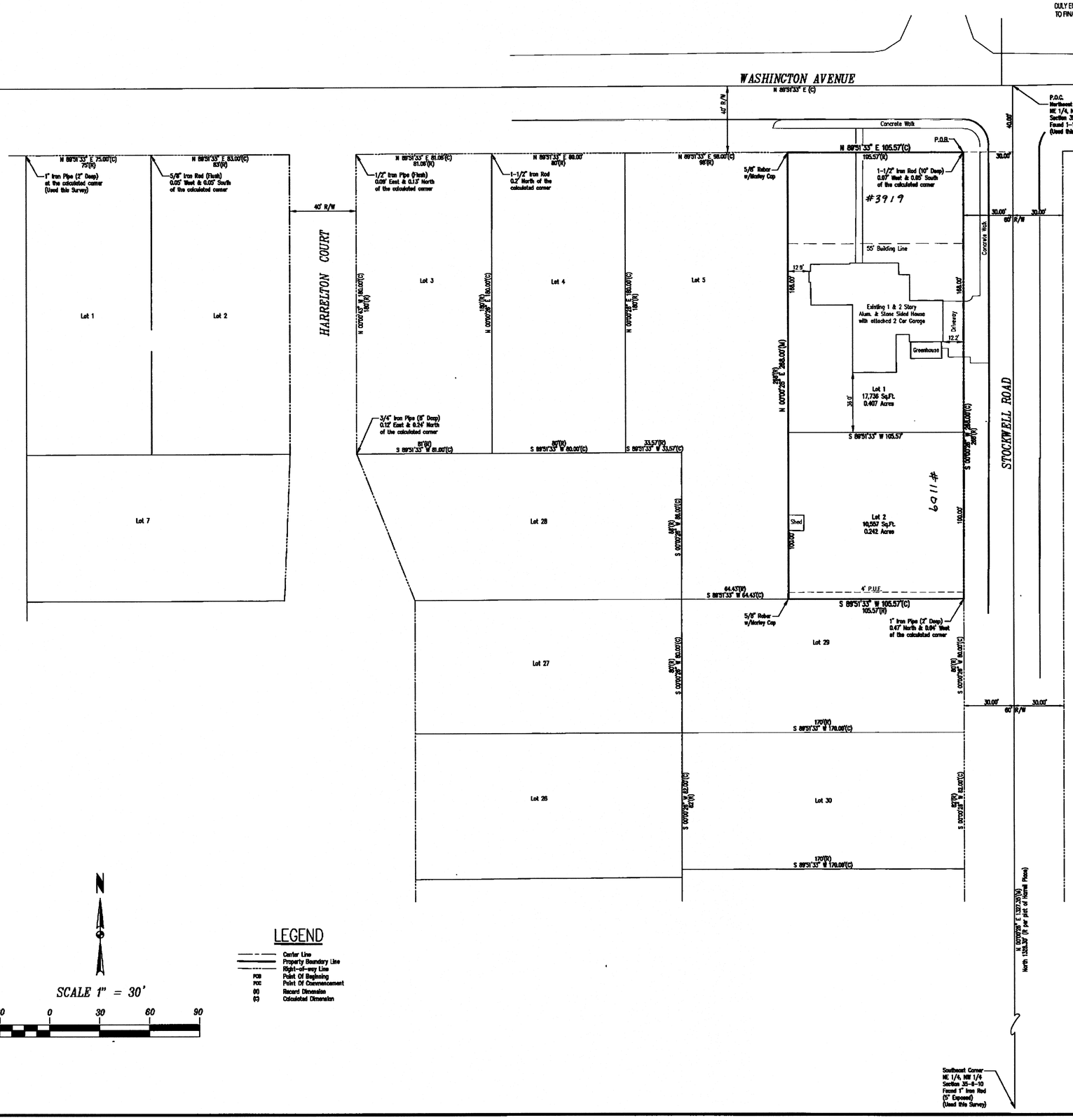
AUG 2 4 2005

Bill Hutz
AUDITOR
#5670

Klueh Minor Subdivision

A Replat of Lot 6 in Harrell Place as per plat recorded in Plat Book "I", page 139 & 140

RECEIVED FOR RECORD
DATE 08-24-05 3:12 P
PLAT BOOK R-
PAGE 172
INSTR # 2005R00026358
BETTY (CHIEF-PATH) RECORDER
VANDERBURGH COUNTY



LEGEND

- Center Line
- Property Boundary Line
- Right-of-way Line
- POB Point Of Beginning
- POC Point Of Commencement
- (M) Record Dimension
- (C) Calculated Dimension

General Notes

Utilities: Sewer, Water, Gas and Electric are available on site.

Access: Lot 1 and Lot 2 shall access Stockwell Road, only.

Basements: Any basements must be approved by the Vanderburgh County Building Commissioner.

Flood Plain Data: The within described tract of land does not lie in that special Flood Hazard Area, Zone A, as said tract plots on Community Panel No. 180257 0008 B of the Flood Insurance Rate Maps for Vanderburgh County, Indiana, dated October 15, 1981.

Temporary Erosion Control of Disturbed Areas: Slopes of 0% to 6% shall be mulched and seeded with a cover crop, i.e., rye, red top, or wheat, within forty-five (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.

Erosion Control for Ditches: Slopes of 0% to 1% shall be seeded and mulched within 45 days of disturbance. Slopes of 1% to 6% shall be sodded or stabilized with an erosion control mat at completion of ditch grading. Slopes 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.

Property Corner Markers: All corners not already monumented will be monumented with a 5/8" diameter iron rod with plastic cap stamped "Morley and Associates, Inc. I.D. No. 0023."

A Retracement Boundary survey of the subject property was completed by Morley and Associates on August 22, 2005. This survey is recorded in Document Number 2005R00026016 in the office of the Recorder of Vanderburgh County, Indiana.

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 Klueh Minor Subdivision .

Strips or areas of land, of the dimensions shown on this plat and marked "P.U.E." (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 the discretion of the public utility, trees, overhanging branches, bushes, underbrush and obstructions. No buildings or similar structures, other than such utility facilities, can be located within said areas of land. Any fence located within said areas of land is subject to removal by a public utility without liability in the use of said easements by said utility.

Michael S. Klueh
3919 Washington Avenue
Evansville, IN 47714

Martha R. Klueh
3919 Washington Avenue
Evansville, IN 47714

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 Subdividers, (Michael S. & Martha R. Klueh 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 set forth.

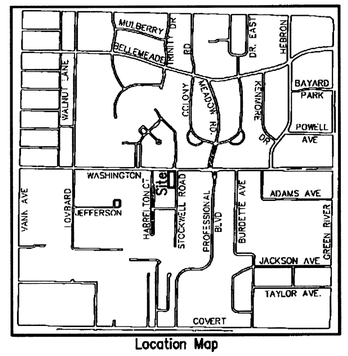
Witness my hand and seal this 22nd day of August 2005.

My Commission Expires:
4-25-07

Notary Public

Notary Resides in
Gibson
County, Indiana

Jill A. Krose
(typed or printed name)



Location Map

Boundary Description

All of Lot 6 in Harrell Place, as per plat thereof, recorded in Plat Book "I", pages 139 and 140 in the office of the Recorder of Vanderburgh County, Indiana.

Further described, by metes and bounds, as part of the Northeast Quarter of the Northwest Quarter of Section 35, Township 6 South, Range 10 West, in Knight Township, Vanderburgh County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of said quarter quarter section; thence along the east line of said quarter, quarter section, South 00 degrees 00 minutes 26 seconds West 40.00 feet to a point on the extended north line of Lot 6 in Harrell Place, as per plat thereof, recorded in Plat Book "I", pages 139 and 140 in the office of the Recorder of Vanderburgh County, Indiana; thence along said extended north line, South 89 degrees 51 minutes 33 seconds West 30.00 feet to the Northeast corner of said Lot 6 and being the Point of Beginning; thence along the east line of said Lot, South 00 degrees 00 minutes 26 seconds West 268.00 feet to the southeast corner thereof; thence along the south line of said Lot, South 89 degrees 51 minutes 33 seconds West 105.57 feet to the southwest corner thereof; thence along the west line of said Lot, North 00 degrees 00 minutes 26 seconds East 268.00 feet to the northwest corner thereof; thence along the north line of said Lot, North 89 degrees 51 minutes 33 seconds East 105.57 feet to the point of beginning and containing a gross area of 0.650 Acres

Subject to all easements, rights-of-ways, and building and use restrictions of record.

Surveyor's Certificate

I, Scott D. Buedel, do 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 as noted.

SCOTT D. BUEDEL REGISTERED No. 00031 STATE OF INDIANA LAND SURVEYOR

Scott D. Buedel, P.L.S.
Indiana Registration No. 29900031
Morley and Associates, Inc.
600 SE. Sixth Street
Evansville, IN. 47713

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, 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 August 8, 2005.

President

Attest Executive Director

OFFICIAL SEAL * AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY

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

Executive Director

PLAT RELEASE DATE: Aug 24, 2005

R-172

Secondary Plat		
Checked By: SDB	Job Number: 6427-4-A	
Drawn By: TWC	Date: 8-22-2005	
Filename: 6427Plat.dwg		

Morley and Associates Inc.
www.morleyandassociates.com

Engineering
Surveying
Architecture
Construction Management

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Henderson, Ky (270) 830-0300
Jasper, In (812) 634-9080

R-172 APC #20-MS-2005