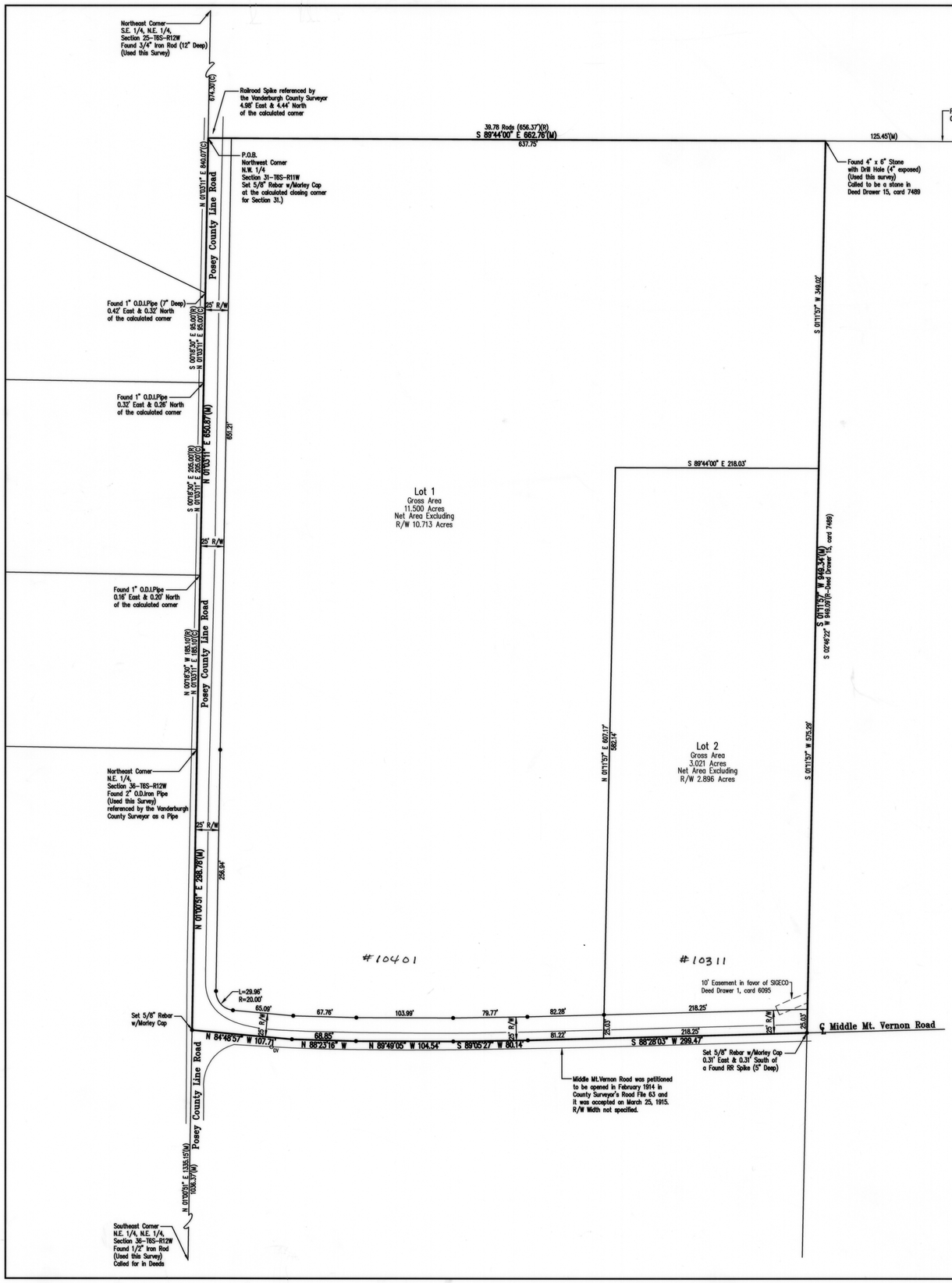
Middle Mt.Vernon & County Line Minor Subdivision

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
05-14-07 (DATE)
BILL FLUTY AUDITOR
3060 (AUDITORS NUMBER)

RECEIVED FOR RECORD
DATE 05-14-07 1:35 P M
PLAT BOOK S-
PAGE 46
INSTR# 2007R00014330
BETTY KNIGHT SMITH RECORDER
VANDERBURGH COUNTY



General Notes

Utilities: Lot 1 and Lot 2 will be served by a private well. Sewers will be provided by private on-site sewage disposal systems (OSDS) Gas and Electric is available in the adjoining roads.

OSDS Utility Statement: Private onsite sewage disposal systems (OSDS) must be approved and permitted by the Vanderburgh County Health Department and comply with 410IAC 6-8-1.

Access: Lot 1 shall access Middle Mt.Vernon Road or County Line Road. Lot 2 shall access Middle Mt.Vernon 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. 180256 0100 B of the Flood Insurance Rate Maps for Vanderburgh County, Indiana, dated March 19, 1982.

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 and the remainder area was completed by Morley and Associates on March 23, 2006. This survey is recorded in Document Number 2006R00011680.

No brick or non-breakaway mailbox structures shall be placed in street right-of-way.

N

SCALE 1" = 60'

60 0 60 120

LEGEND

———	Boundary Line
- - - - -	Easement Line
———	Right-of-way Line
(C)	Calculated Dimension
(R)	Record Dimension
(M)	Measured Dimension
P.O.B	Point of Beginning

Soil Types:
AlB2 – Alford silt loam, 2 to 6 percent slopes, eroded
AlC3 – Alford Silt Loam, 6 to 12 percent slopes, severely eroded
MuA – Muren Silt Loam, 0 to 2 percent slopes

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 **Middle Mt.Vernon & County Line Minor Subdivision** All additional road rights-of-way shown and not previously dedicated is hereby dedicated to public use.

Owners and Subdividers
Richard A. & Patricia S. Fisher own a 79.2% interest in the property according to Deed Recorded in Document 2006R00019470

Richard A. Fisher
9817 Middle Mt. Vernon Road
Evansville, IN 47712

Patricia S. Fisher
9817 Middle Mt. Vernon Road
Evansville, IN 47712

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, (Richard A. and Patricia S. Fisher) who acknowledged the execution of the foregoing plat with the dedications and restrictions thereon, express to be thier voluntary act and deed for the uses and purposes set forth.

Witness my hand and seal this 17 day of APRIL 2007.

My Commission Expires:
11-13-09

Notary Public
Jackie Pepper

Notary Resides in VANDERBURGH
County, Indiana

JACKIE PEPPER
(typed or printed name)

NOTARY PUBLIC SEAL INDIANA

Owners and Subdividers
Charles R. & Rebecca A. Martin own a 20.8% interest in the property according to Deed Recorded in Document 2006R00019470

Charles R. Martin
6311 Hogue Road
Evansville, IN 47712

Rebecca A. Martin
6311 Hogue Road
Evansville, IN 47712

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, (Charles R. and Rebecca A. Martin) who acknowledged the execution of the foregoing plat with the dedications and restrictions thereon, express to be thier voluntary act and deed for the uses and purposes set forth.

Witness my hand and seal this 17 day of APRIL 2007.

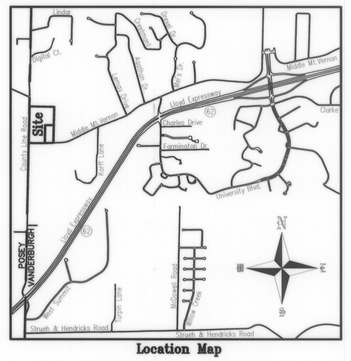
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11-13-09

Notary Public
Jackie Pepper

Notary Resides in VANDERBURGH
County, Indiana

JACKIE PEPPER
(typed or printed name)

NOTARY PUBLIC SEAL INDIANA


Site
Middle Mt.Vernon
Charles Drive
Terminal Dr.
University Park
POSEY
VANDERBURGH
Strunk & Hendricks Road
John B Hendricks Road
Lynch
Eagle Creek
Middle Mt. Vernon
Lloyd Expressway
Clarks
Hillcrest Drive
Eagle Creek Park
Eagle Creek Park Rd
Eagle Creek Rd
Eagle Creek Rd
Eagle Creek