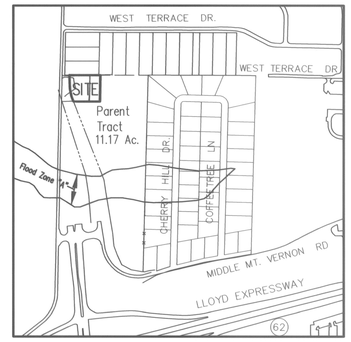
Hartig Estate No. 2

A Replat of Lot 1 in Hartig Estate & Part of the W. 1/2, E. 1/2, S.E. 1/4 Sec. 30-T6S-R11W

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
06-15-2007 (DATE)
BILL FLUTY AUDITOR
3900 (AUDITOR'S NUMBER)

RECEIVED FOR RECORD
DATE 06-15-2007 2:46 P
PLAT BOOK S-
PAGE 51
INSTR# 2007R00010804
BETTY KNIGHT SMITH RECORDER
VANDERBURGH COUNTY



Location Map

SCALE 1" = 20'
20 0 20 40 60

N

65+25-"S-6-A" 45' Rt.
71+75 "A" 95' Rt.
Lot 2
Lot 1
Lot 4
West Terrace Subdivision
Plat Bk. J, Page 120
R/W Take D.Dr. 15, Cd. 2749
P.T. 62+68.35 "S-6-A"
62+00
N. Line, N.W. 1/4, S.E. 1/4, Sec. 30-T6S-11W
N 89°07'22" E 1294.81'
S 89°55'24" E 65.00'
S 89°55'24" E 232.39'
77.00'
S 89°55'24" E 358.33'
NW Cor., S.E. 1/4 Sec. 30-T6S-R11W Fnd. 1" O.D. LPipe (12" High-Bent to SW)
P.O.C. N.W. Corner W. 1/2, E. 1/2, S.E. 1/4 Sec. 30-T6S-R11W Fnd. PK Nail-(Flush) (Used this survey)
P.O.B.- Surveyed Boundary Description Set 5/8" steel rod with plastic cap stamped "Morley & Assoc. LD. # 0023". (TYP.)
NE Corner of Parent Tract
Limited Access R/W
Original R/W
Concrete
10' P.U.E. Existing
Gravel
Sanitary Sewer
#610 S. EICKHOFF RD.
Lot 1
43,963 Sq. Ft.
1.01 Acres
N 02°12'17" W 99.98'
N 01°07'15" E 198.04' (C) 198.00'(D)
S 01°07'15" W 198.08'
Line "S-6-A"
W. Line, W. 1/2, E. 1/2, S.E. 1/4 Sec. 30-T6S-R11W
N 01°07'15" E 2643.03'(C)
70+00 "A" 95' Rt.
61+25-"S-6-A" 55' Rt.
61+00
R/W Take D.Dr. 15, Cd. 5762
SSMH
Concrete
N 11°04'29" W 59.36'
69+27.36-"A" 176.22'Rt. 60+80-"S-6-A 50.00'Rt.
N 02°53'36" W 49.89'
P.C. 60+60.54
Sanitary Sewer
Gravel
Found 1/2" LRod (10" Deep) (Used this survey)
N 89°53'43" W 99.75'
99.75'(C)
N 89°53'43" W 197.65'
Remainder Hartig Parent Tract
486,547 Sq. Ft.
11.17 Acres
Line "A" Project STP-E180(1)
71+00
70+50
70+00
69+50
69+00
68+50
60+00
S.W. Corner, E.1/2, S.E. 1/4 Sec. 30-T6S-R11W (Calculated)
East line of parent tract
S 01°30'26" W 1486.14'
Willow Acres Subdivision- Section A Plat Book J, Page 268

GENERAL NOTES

Purpose of Subdivision: To acquire additional property due to loss of portion of original lot taken for University Parkway and Eickhoff Road widening.

Flood Plain Data: Per F.I.R.M. for Vanderburgh County, Indiana, Panel Number 180256 0100 B, dated March 19, 1982, this proposed subdivision does not lie within the limits of the 100 year flood zone, Flood Zone "A".

First floor grades shall be set to allow for proper drainage away from Buildings. All first floor grades shall conform to local and state enforced building codes.

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.

Utilities: Water, gas, electric, and sanitary sewer are existing on site.

Reference Survey: Doc.#2006R00002783 & 2007R00014721.

Property Corner Markers: All corners not already marked will be marked with a 5/8" diameter steel rebar with plastic cap stamped "Morley & Assoc. ID#0023." or as noted.

Basis of Bearings: Indiana State Plane- West Zone

Owner's Certificate

The undersigned owner of the real estate shown and described hereon do hereby plat and subdivide said real estate as shown and designate the same as Hartig Estate No. 2.

Evansville Indiana Southwest Chapter of Jehovah's Witnesses

Clark D. Burns 5-29-07

By: Clark Burns, Presiding Overseer
3420 Edgewood Drive
Evansville, IN 47712

Notary Certificate

STATE OF INDIANA, COUNTY OF Warrick) ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the said Owner and Subdivider,

Clark Burns for Evansville Indiana Southwest Chapter of Jehovah's Witnesses

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 29th day of May, 2007

My Commission Expires: 9-21-09
Notary Public: Kristy M. Sawyer
Notary Resides in Posey County, Indiana
(typed or printed name): Kristy M. Sawyer

NOTARY PUBLIC SEAL INDIANA

Boundary Description

Part of Lot 1 in Hartig Estate, as per plat thereof, recorded in Plat Book M, Page 149 in the office of the Recorder of Vanderburgh County, Indiana, and also part of the West Half of the East Half of the Southeast Quarter of Section 30, Township 6 South, Range 11 West in Perry Township, Vanderburgh County, Indiana being more particularly described as follows:

Commencing at the northwest corner of said Half Half Quarter Section; thence along the north line thereof, also being the north line of said Hartig Estate,South 89 degrees 55 minutes 24 seconds East 65.00 feet to a point on the east line of Eickhoff Road, as conveyed to The Board of Commissioners of Vanderburgh County, Indiana and recorded in Deed Drawer 15, Card 5762 in said office of the Recorder, said point being the point of beginning; thence continuing along the north line of said Hartig Estate and the extension thereof and also being the north line of said Half Half Quarter Section, South 89 degrees 55 minutes 24 seconds East 232.39 feet; thence South 01 degrees 07 minutes 15 seconds West 198.08 feet; thence along the extended south line of said Hartig Estate and along the south line of said Hartig Estate, North 89 degrees 53 minutes 43 seconds West 197.65 feet to a point on said east line of Eickhoff Road; thence along said east line, North 21 degrees 23 minutes 39 seconds West 42.89 feet to a point located 50.00 feet right of Station 60+60.00, Line "S-6-A", Project STP-E-180(1); thence continuing along said east line, North 11 degrees 04 minutes 29 seconds West 59.26 feet to a point located 55.00 feet right of Station 61+25.00, Line "S-6-A", Project STP-E-180(1); thence continuing along said east line, North 02 degrees 12 minutes 17 seconds West 99.98 feet to the Point of Beginning containing 43,963 square feet (1.01 acres).

Surveyor's Certificate

I, Bret Alan Sermersheim, 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 There has been no change from the matters of the survey recorded in Doc.#2006R00002783 or Doc.#2007R00014721.

Witness my hand and seal this 23rd day of May, 2007.

Bret Alan Sermersheim
Bret Alan Sermersheim, P.L.S.
Indiana Registration No. LS20200009
Morley and Associates, Inc.
4800 Rosebud Lane
Newburgh, IN 47630
(812) 464-9585

BRET ALAN SERMERSHEIM REGISTERED No. LS 20200009 STATE OF INDIANA LAND SURVEYOR

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 May 15, 2007- Subdivision review

President
Attest Executive Director

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

Executive Director

PLAT RELEASE DATE: 6-14-2007

AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY OFFICIAL SEAL

S-51

Affirmation Statement

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

Signature: Bret Sermersheim

Secondary Plat

Designed By:	Job Number:
	7022-3A
Drawn By:	Date:
BAS	5/23/07
Filename:	
7022minor-prelim.dwg	

Morley and Associates Inc.
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