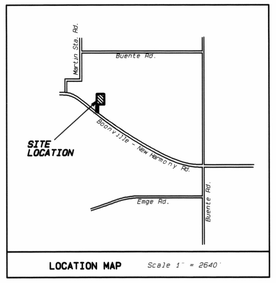
JASON MINOR SUBDIVISION



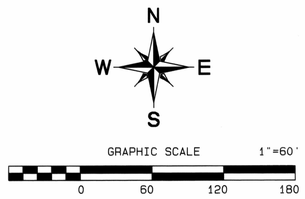
LOCATION MAP Scale 1" = 2640'

This instrument prepared by:

FRED J. KUESTER
ENGINEER & LAND SURVEYOR
1792 E. 600 S.
FT. BRANCH, IN 47648
PHONE (812) 753-4843

File: 2008-02-hertel.smi

Client: Randy Hertel



BOUNDARY DESCRIPTION:

Part of the northwest quarter of the northeast quarter of Section 7, Township 5 South, Range 11 West, in Armstrong Township, Vanderburgh County, Indiana, and more particularly described as follows:

Beginning at a 5" X 7" stone found 6" below grade marking the northwest corner of said quarter quarter section; thence South 89 degrees 14 minutes 56 seconds East along the north line of said quarter quarter section one hundred ninety-five and nine hundredths (195.09) feet to a 5/8" iron pin set flush (with cap LS #S0137); thence South 00 degrees 09 minutes 04 seconds West four hundred sixty-nine and twenty-five hundredths (469.25) feet to a 5/8" iron pin set flush (with cap LS #S0137); thence North 89 degrees 14 minutes 56 seconds West one hundred thirty-five and nine hundredths (135.09) feet to a 5/8" iron pin set flush (with cap LS #S0137); thence South 00 degrees 09 minutes 08 seconds West three hundred seventeen and no hundredths (317.00) feet to a mag-nail found flush in the centerline of Boonville - New Harmony Road; thence North 46 degrees 47 minutes 08 seconds West along said centerline eighty-two and twelve hundredths (82.12) feet to a mag-nail found flush on the west line of said quarter quarter section; thence North 00 degrees 09 minutes 08 seconds East along said west line seven hundred thirty and eighty hundredths (730.80) feet to the point of beginning.

Containing 2.500 acres, more or less.

Subject to all legal right of ways and or easements of record.

OWNER'S CERTIFICATE

I, JASON P. HERTEL, THE UNDERSIGNED OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE, AS SHOWN AND DESIGNATE IT AS "JASON MINOR SUBDIVISION."

ALL ADDITIONAL ROAD RIGHTS-OF-WAYS SHOWN AND NOT PREVIOUSLY DEDICATED ARE HEREBY DEDICATED TO PUBLIC USE.

Jason P. Hertel
JASON P. HERTEL

OWNER: JASON P. HERTEL
9001 W. BOONVILLE NEW HARMONY
EVANSVILLE, IN 47720

NOTARY CERTIFICATE

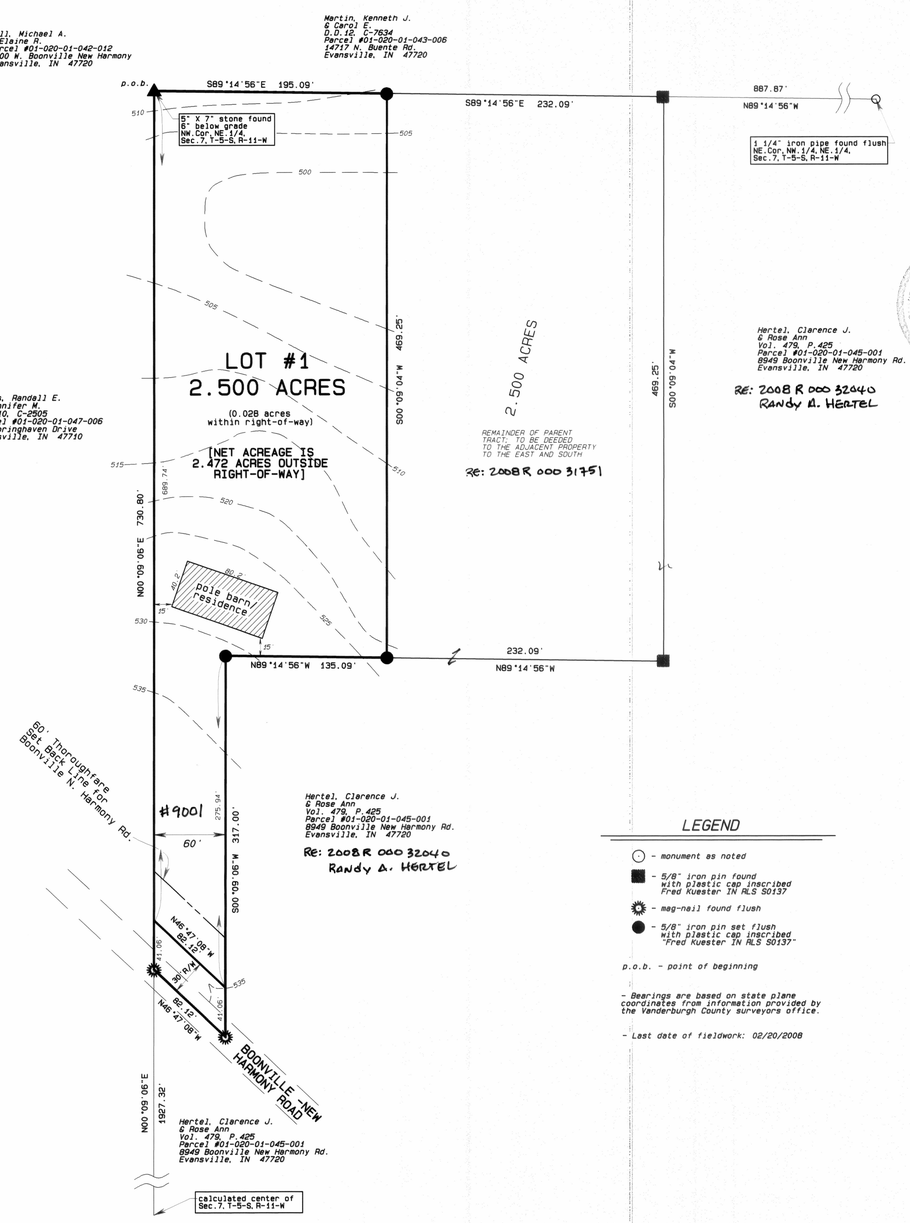
STATE OF INDIANA }
COUNTY OF VANDERBURGH } ss.

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 ACKNOWLEDGE THE EXECUTION OF THE PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND SEAL THIS 27TH DAY OF MAY, 2008

MY COMMISSION EXPIRES: MAY 14, 2009 — Dorothy Rueger NOTARY PUBLIC

RESIDENT OF POSEY COUNTY — DOROTHY RUEGER PRINTED



LEGEND

- ○ – monument as noted
- ■ – 5/8" iron pin found with plastic cap inscribed "Fred Kuester IN RLS S0137"
- ✱ – mag-nail found flush
- ● – 5/8" iron pin set flush with plastic cap inscribed "Fred Kuester IN RLS S0137"

p.o.b. – point of beginning

– Bearings are based on state plane coordinates from information provided by the Vanderburgh County surveyors office.

– Last date of fieldwork: 02/20/2008

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
April 2, 2009 (DATE)
BILL FLUTY AUDITOR
1517 (AUDITORS NUMBER)

RECEIVED FOR RECORD
DATE 04-02-09 3:33 PM
PLAT BOOK S
PAGE 131
INSTR# 2009R 000 08042
Z TILEY RECORDER
VANDERBURGH COUNTY

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 ALL LOCATIONS NOTED.

FRED J. KUESTER LS #S0137 — 5-8-08 DATE

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

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.

Fred J. Kuester 4M RLS S0137

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 HAS BEEN GIVEN PRIMARY APPROVAL BY THE AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY AT A MEETING HELD ON April 8, 2008 AT SUB REVIEW.

PRESIDENT — ATTEST, EXECUTIVE DIRECTOR

SECONDARY PLAT COMPLIES WITH THE ORDINANCE AND IS RELEASED FOR RECORDING.

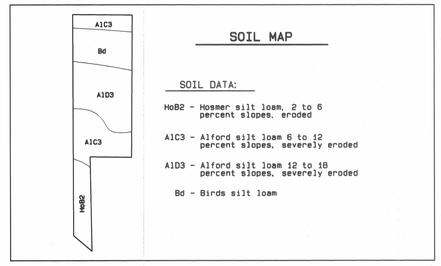
EXECUTIVE DIRECTOR — April 2, 2009 PLAT RELEASE DATE

GENERAL NOTES

1) Erosion Control: Slopes 0% to 6% shall be mulched and seeded, i.e. rye, red top & wheat, which will 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 shall have 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.

2) FLOOD PLAIN DATA: The property is not located inside the 100 year flood zone (Flood zone "A") according to firm panel No. 75 of 100, No. 180256 0075 B map revised March 19, 1982, for Vanderburgh County, Indiana.

3)



SOIL MAP

SOIL DATA:

HoB2 – Hosmer silt loam, 2 to 6 percent slopes, eroded

A1C3 – Alford silt loam 6 to 12 percent slopes, severely eroded

A1D3 – Alford silt loam 12 to 18 percent slopes, severely eroded

Bd – Birds silt loam

4) UTILITIES: Vectren gas and electric service is available.

German Township water is available

The existing private septic system must be in compliance with 410 IAC 6-8.1.

OSDS UTILITY STATEMENT
Private on-site sewage disposal systems (OSDS) must be aproved and permitted by the Vanderburgh County Health Department and comply with 410 IAC 6-8.1

5) No Brick or other non-breakaway mailbox structures can be placed in county road right-of-way.

6) ADDRESS: 9001 West Boonville New Harmony Rd.

S-131
APC # 8-M3-2008