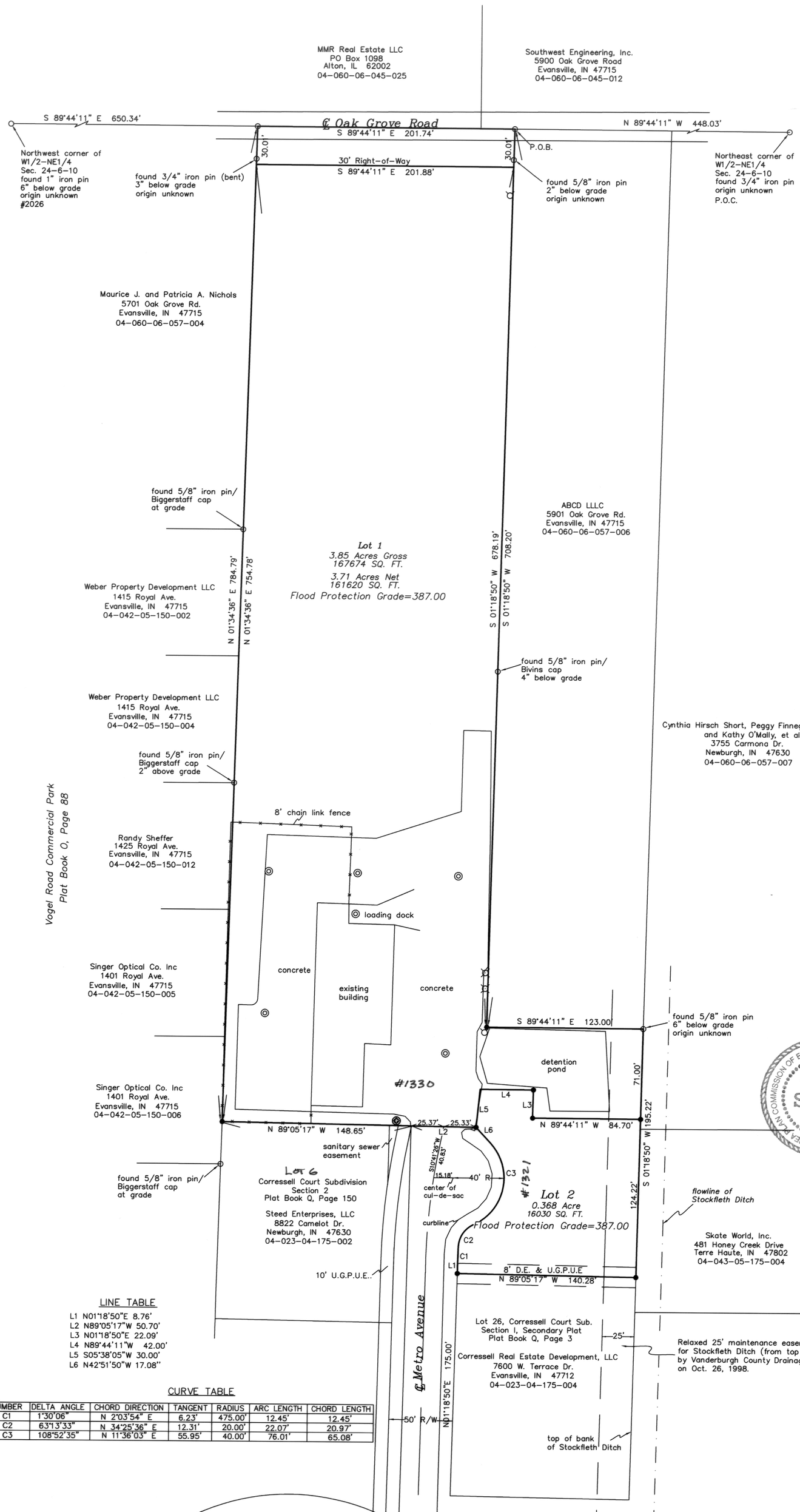
METRO MINOR SUBDIVISION

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
Aug. 3, 2009 (DATE)
BILL FLUTY AUDITOR
3947 (AUDITORS NUMBER)

RECEIVED FOR RECORD
DATE 08-03-09 4:03 PM
PLAT BOOK S-
PAGE 139
INSTR# 2009R00021008
Z TULLEY RECORDER
VANDERBURGH COUNTY

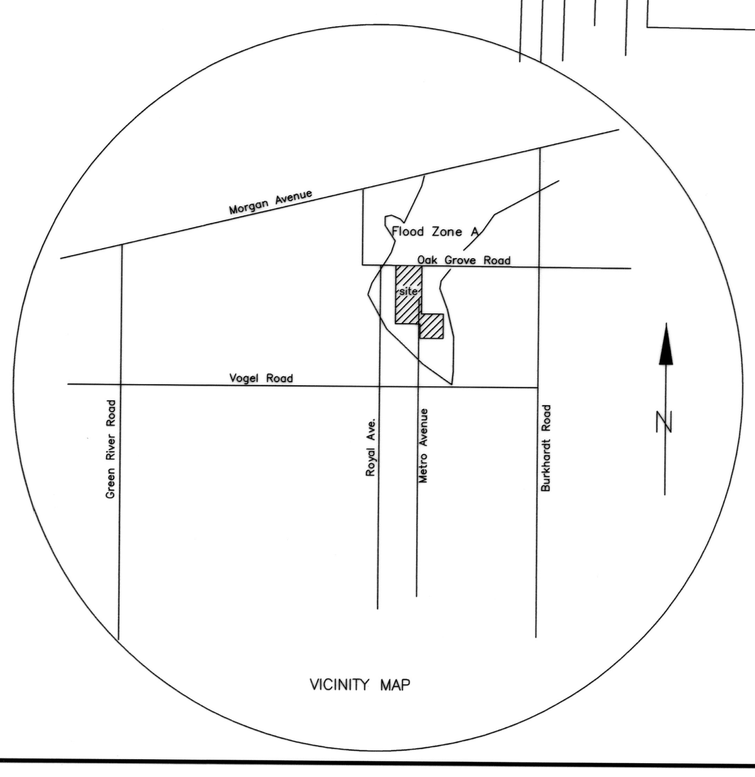


LINE TABLE

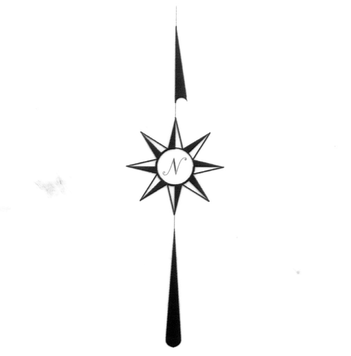
L1	N01°18'50"E 8.76'
L2	N89°05'17"W 50.70'
L3	N01°18'50"E 22.09'
L4	N89°44'11"W 42.00'
L5	S05°38'05"W 30.00'
L6	N42°51'50"W 17.08"

CURVE TABLE

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C1	1°30'06"	N 2°03'54" E	6.23'	475.00'	12.45'	12.45'
C2	63°13'33"	N 34°25'36" E	12.31'	20.00'	22.07'	20.97'
C3	108°52'35"	N 11°36'03" E	55.95'	40.00'	76.01'	65.08'



VICINITY MAP



1 inch = 50 feet

LEGEND

- ● – set 5/8" rebar with a plastic cap inscribed "NOELLE 29800013"
- O – found monument as noted
- – fire hydrant
- – gas valve
- – area inlet
- P.O.B. – point of beginning
- P.O.C. – point of commencing

BOUNDARY DESCRIPTION

Part of the West Half of the Northeast Quarter of Section 24, Township 6 South, Range 10 West, Knight Township, Vanderburgh County, Indiana described as follows:

Commencing at the Northeast corner of the West Half of the Northeast Quarter of said Section 24; thence along the North line thereof of said Section and the centerline of Oak Grove Road North 89 degrees 44 minutes 11 seconds West 488.03 feet to the Northwest corner of the ABCD, LLC property, said point also being the point of beginning; thence along the West line thereof South 01 degree 18 minutes 50 seconds West 708.20 feet to the Southwest cormer of said property; thence along the South line of said property South 89 degrees 44 minutes 11 seconds East 123.00 feet to the Southeast corner of said property; thence South 01 degree 18 minutes 50 seconds West 195.22 feet to the Northeast corner of Lot 26 in Corressell Court Subdivision Section I Secondary Plat, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book Q, Page 3 in the Office of the Recorder of Vanderburgh County, Indiana; thence along the North line of said Lot 26 North 89 degrees 05 minutes 17 seconds West 140.28 feet to the Northwest corner of said Lot 26 and the East right-of-way line of Metro Avenue; thence along said right-of-way line North 01 degree 18 mninutes 50 seconds East 8.76 feet to a point of curve; thence continuing along said right-of-way and along a curve to the right, having a radius of 475.00 feet and a length of 12.45 feet and having a chord bearing of North 02 degrees 03 minutes 54 seconds East 12.45 feet to a point of curve; thence continuing along said right-of-way and a curve to the right, having a radius of 20.00 feet and a length of 22.07 feet, having a chord bearing of North 34 degrees 25 minutes 36 seconds East 20.97 feet to a point of curve; thence continuing along said right-of-way and a curve to the left, having a radius of 40.00 feet and a length of 76.01 feet, having a chord bearing of North 11 degrees 36 minutes 03 seconds East 65.08 feet; thence continuing along said right-of-way North 42 degrees 51 minutes 50 seconds West 17.08 feet to the North end of Metro Avenue right-of-way; thence along the North line of Metro Avenue right-of-way North 89 degrees 05 minutes 17 seconds West 50.70 feet to the Northeast corner of Lot 6 in Corressell Court Subdivision Section 2, as per plat thereof, recorded in Plat Book Q, Page 150 in the Office of the Recorder of Vanderburgh County, Indiana; thence along the North line of said Lot 6 North 89 degrees 05 minutes 17 seconds West 148.65 feet; thence North 01 degree 34 minutes 36 seconds East 784.79 feet to the North line of said Half Quarter Section; thence along the North line thereof South 89 degrees 44 minutes 11 seconds East 201.74 feet to the point of beginning, containing 4.218 acres more or less.

OWNER'S CERTIFICATE

We, the undersigned owners of the real estate shown and descibed hereon, do hereby plat and subdivide said real estate and designate same as METRO MINOR SUBDIVISION

All additional road rights-of-way shown and not previously dedicated are hereby dedicated to public use.

Strips or areas of land, of the dimensions shown on this plat and marked D&UGPUE (Drainage & Underground Public Utility Easement) are hereby dedicated for conveyance of surface water and/or subsurface water drainage and for the maintenance and operation of underground portions of public utility facilities, including flush with surface level manholes and vaults that do not impede drainage flow, access along the easement, or mowing and maintenance of the easement. No structures other than such utility facilities or drainage ways or systems shall be located within said areas of land and any fence located within said areas of land is subject to removal by the Drainage Board or a public utility without liability in the use of said easements.

Melvin C Gillenwater Trustee
Melvin C. Gillenwater, Trustee of Revocable Living Trust
3300 Claremont Ave.
Evansville, IN 47712

Mary Ann Gillenwater Trustee
Mary Ann Gillenwater, Trustee of Revocable Living Trust

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 above signed owners of the real estate shown and described hereon and acknowledged the execution of this plat to be their voluntary act and deed.

Witness my hand and seal this 31st day of July, 2009

My commission expires June 17, 2015

AMANDA M. KELLY
Posey County
My Commission Expires
June 17, 2015

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 May 12, 2009 (AT SUB REVIEW).

President

Attest Executive Director

AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY OFFICIAL SEAL

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

Executive Director

Aug. 3, 2009
Plat Release Date

SURVEYOR'S CERTIFICATE

I, Stephen C. Noelle, 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 on 7-22-09 and that all monuments shown exist at all locations as noted.

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

Witness my hand and seal this 31st day of July, 2009.

Stephen C. Noelle
Stephen C. Noelle
Indiana Registration No. LS 29800013

STEPHEN C. NOELLE REGISTERED No. 29800013 STATE OF INDIANA LAND SURVEYOR

S-139
Apc # 8-MS-2009

GENERAL NOTES

Utilities: Evansville City water and sewer
Gas and Electric Sevice are available to the site

Flood Plain Data: The proposed subdivisionn lies within the boundaries of the 100 year Flood Zone A as plotted by scale on the Flood Rate Insurance Map for Vanderburgh County, Indiana, Community Panel No. 180256 0050 B, dated March 19, 1982.

Job No.: 3-09-2

Parcel Identification Number: 04-060-06-057-067

STEPHEN C. NOELLE
5700 BLACKFORD ROAD EAST
MT. VERNON, INDIANA 47620
812-838-3740