DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

May 21, 2010 (DATE)

BILL FLUTY AUDITOR

2561 (AUDITOR'S NUMBER)

RECEIVED FOR RECORD

DATE 05-21-10 3:38 AM/PM

PLAT BOOK "S"

PAGE 163

INSTR# 2010 R000 11445

Z TULEY RECORDER
VANDERBURGH COUNTY

STONECREST, SECTION 1, REPLAT OF LOTS 1 THROUGH 10

BOUNDARY DESCRIPTION

All of Lots 1 through 10 in Stonecrest Subdivision, Section 1, as per plat thereof, recorded in Plat Book Q, page 41 in the Office of the Recorder of Vanderburgh County, Indiana and part of the Northeast Quarter of the Northeast Quarter of Section 15, Township 5 South, Range 10 West in Scott Township, Vanderburgh County, Indiana and being 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 51 minutes 25 seconds West 279.40 feet to the northeast corner of said Lot 10 and being the point of beginning; thence along the east line of said Lot 10, South 00 degrees 51 minutes 25 seconds West 130.00 feet; thence North 88 degrees 54 minutes 52 seconds West 755.46 feet to a point in the center of Petersburg Road; thence along the center of Petersburg Road, North 25 degrees 06 minutes 50 seconds East 15.83 feet; thence South 89 degrees 08 minutes 37 seconds East 52.91 feet to the southwest corner of said Lot 1 in Stonecrest Subdivision; thence along the west line of said Lot 1, North 25 degrees 06 minutes 50 seconds East 104.50 feet to the beginning of a curve to the right that has a central angle of 65 degrees 44 minutes 34 seconds, a radius of 25.00 feet and a chord dimension of North 57 degrees 59 minutes 06 seconds East 27.14 feet; thence along the boundary of said Lot 1 and along the arc of said curve 28.69 feet; thence along the north line of said Lots 1 through 10, South 89 degrees 08 minutes 37 seconds East 649.11 feet to the point of beginning and containing a gross area of 2.023 Acres.

Subject to all easements and rights-of-way of record.

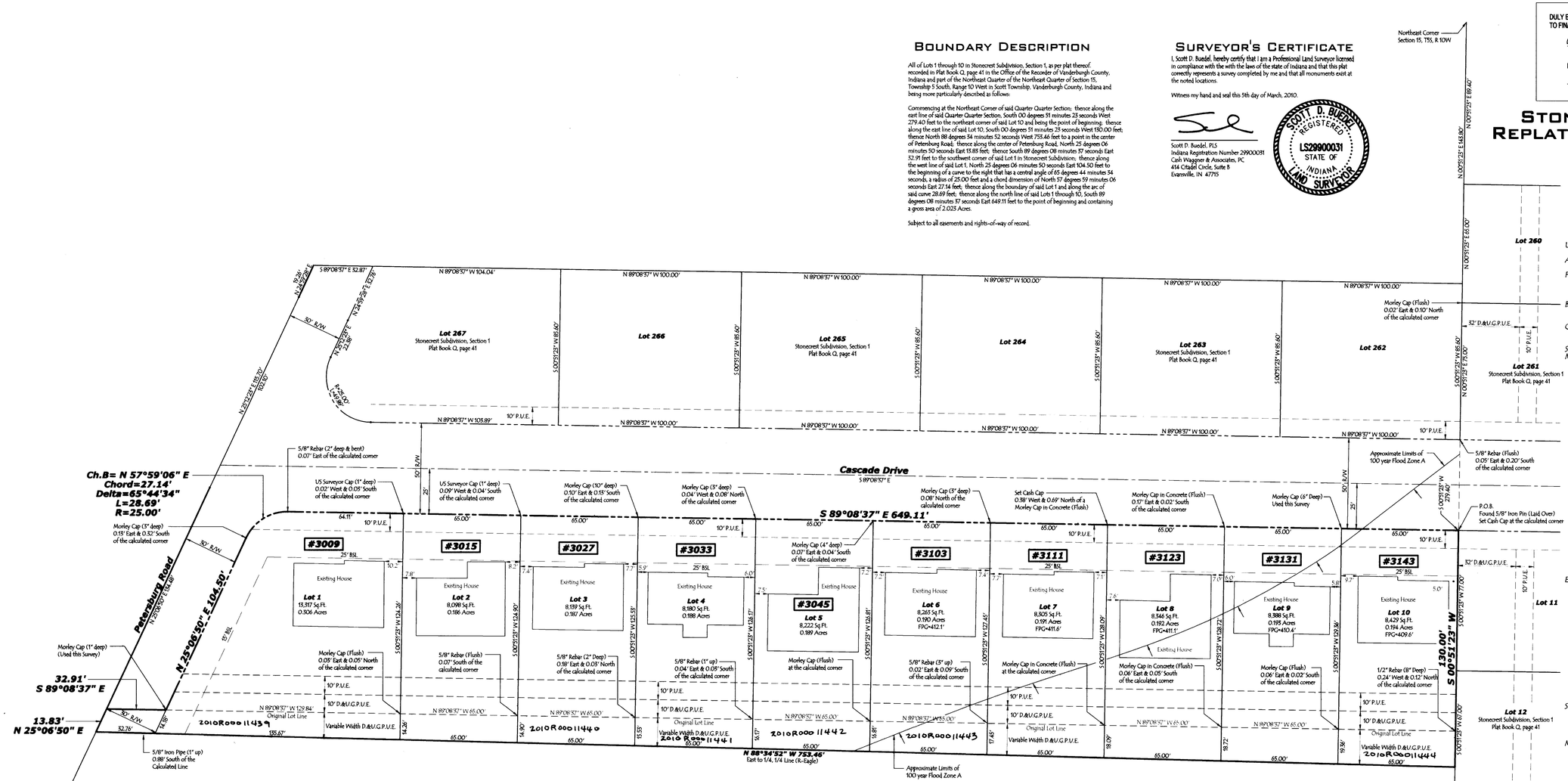
SURVEYOR'S CERTIFICATE

I, Scott D. Buedel, hereby certify that I am a Professional Land Surveyor licensed in compliance with the with the laws of the state of Indiana and that this plat correctly represents a survey completed by me and that all monuments exist at the noted locations.

Witness my hand and seal this 5th day of March, 2010.

Scott D. Buedel, PLS
Indiana Registration Number 29900031
Cash Waggner & Associates, PC
414 Citadel Circle, Suite B
Evansville, IN 47715

SCOTT D. BUEDEL REGISTERED LS29900031 STATE OF INDIANA LAND SURVEYOR



GENERAL NOTES

Utilities: Gas, Electric, Water and Sanitary Sewer utilities are existing on each lot.

Access: All lots shall access interior streets only.

Flood: According to the Flood Insurance Rate Maps for Vanderburgh County, Indiana, Community Panel Number 180256 0015 C, dated August 5, 1991, part of the subject property does lie within the limits of the 100 year flood zone "A".

Basement: Any basement must be approved by the Vanderburgh County Building Commissioner.

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

Storm Maintenance: Per Plan B of the County Drainage Ordinance, the individual lot owners shall be responsible, including financially, for maintaining that part of the storm water system and its easements which exist on his or her property in proper working order including:
1. Mowing grass, controlling weeds, and maintaining the designed cover of waterways, storage basins, and easements in accordance with all applicable ordinances.
2. Keeping all parts of the storm water system operating as designed and as constructed and free of all trash , debris, and obstructions to the flow of water.
3. Keeping the channels, embankments, shorelines and bottoms of waterways and basins free from erosion and sedimentation.
4. Maintaining that part of the storm water system which lies on his or her property in accordance with the conditions described on the approved street and/or drainage plans on file in the County Surveyor's Office and/or in the County Engineer's Office and in compliance with the County Drainage Ordinance.
5. Preventing all persons or parties from causing any unauthorized alterations obstructions or detrimental actions from occurring to any part of the storm water system and easement which lies on his or her property.
6. The Repair Fund established for this project will pay the costs of repairing structural failure in the storm sewer pipes, pipe collars, drop boxes, aprons, inlets, manholes, junction boxes and the piped or paved outlet structures of the storm water control basins, all of which are part of the approved and constructed storm water system shown on the as-built plans for this subdivision and which are in drainage easements and outside of the county accepted road right-of-way shown on this subdivision plat.
7. Any pipe, fence, wall, building, pool, patio, planting, stored material, excavation, fill, or other construction, improvement, addition to, or alteration of the land within a drainage easement in this subdivision requires the prior written approval of the County Drainage Board.

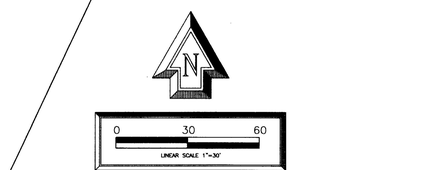
Erosion: The developer, development contractor, builders, and all lot owners or anyone working with disturbed earth shall comply with the "Erosion Control Plan" and any amendments as filed with the County Drainage Board and the Soil and Water Conservation District and with all Federal, State and Local erosion control laws.

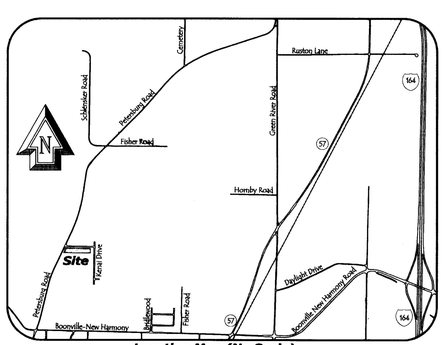
Slopes of 0% to 6% shall be mulched and seeded with a cover crop, i.e. rye, red top or wheat, within 45 days of disturbance of the soil, which must remain in place until final grading and shaping. Slopes more than 6% shall be mulched and seeded and shall have silt fence, straw bales and/or erosion control blankets in place within 5 days of disturbance of the soil which must remain in place until final grading and seeding.

Ditch slopes of 0% to 2% shall be mulched and seeded within 45 days of disturbance. Ditch slopes of 2% to 8% shall be sodded and/or stabilized with an erosion control blanket at completion of grading.
Ditch slopes greater than 8% , for a ditch length of 100 feet or more, shall require rip-rap or other approved stabilization at the completion of grading.

Survey: Bearings shown on this plat are based on Stonecrest Subdivision, Section 1 as recorded in Plat Book Q, page 41. A Retracement Boundary Survey of the subject property was prepared by Cash Waggner and Associates and this survey is recorded in Document Number 2010R00004694 in the office of the Vanderburgh County Recorder.

Monuments: Monuments either exist as noted or have been set at all exterior boundary corners and interior lot corners. Monuments set are 5/8" Rebar with plastic cap stamped "Cash Waggner & Associates #0096"





Location Map (No Scale)

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 ***Stonecrest, Section 1, Replat of Lots 1 through 10*** All road right-of-ways 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 ***"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.

Strips or areas of land, of the dimensions shown on this plat and marked ***"D.&U.G.P.U.E."*** (Drainage and Underground Public Utility Easement) are dedicated for conveyance of surface water and/or subsurface water and also for the maintenance and operation of underground public utilities, including utility structures that are flush with the ground such as manholes or vaults that do not impede the flow of water, access through the easement or maintenance of the easement. No structure, other than a public utility, drainage structure or drainage swale shall be located within said areas of land. Any fence, building or obstruction within this strip of land is subject to removal by the Drainage Board or a public utility without liability in the use of this easement.

All easements are dedicated with the right of ingress and egress over the lots within this subdivision to and from said easements for necessary construction, maintenance or reconstruction.

[redacted]

[redacted]

Owner of [redacted] Lot 1
Ronald C. Pike
5009 Cascade Drive
Evansville, IN 47725
Ronald C. Pike 03-6-10
Ronald C. Pike date

Owner of All of Lot 2
Jacqueline H. Hardin
5015 Cascade Drive
Evansville, IN 47725
Jacqueline H. Hardin 3-6-2010
Jacqueline H. Hardin date

Owner of [redacted] Lot 3
Michael S. Barnett
5027 Cascade Drive
Evansville, IN 47725
Michael S. Barnett 3-6-2010
Michael S. Barnett date

Owner of [redacted] Lot 4
Jeffrey Mobley
5035 Cascade Drive
Evansville, IN 47725
Jeffrey Mobley 3-6-2010
Jeffrey Mobley date

Owner of [redacted] Lot 5
Sheila T. Baumbaugh
5045 Cascade Drive
Evansville, IN 47725
Sheila T. Baumbaugh 3.6.2010
Sheila T. Baumbaugh date

Owner of [redacted] Lot 6
Nicholas P. Storm & Leslie B. Storm
5103 Cascade Drive
Evansville, IN 47725
Nicholas P. Storm 3.6.2010
Nicholas P. Storm date
Leslie B. Storm 3-6-2010
Leslie B. Storm date

Owner of All of Lot 7
Donald R. Niehaus & Gayle A. Niehaus
5111 Cascade Drive
Evansville, IN 47725
Donald R. Niehaus 3/6/10
Donald R. Niehaus date
Gayle A. Niehaus 3/6/10
Gayle A. Niehaus date

Owner of All of Lot 8
Jeffrey L. Raber & Susan M. Raber
5125 Cascade Drive
Evansville, IN 47725
Jeffrey L. Raber 3/6/2010
Jeffrey L. Raber date
Susan M. Raber 03-06-2010
Susan M. Raber date

Owner of All of Lot 9
Mary L. Klaser
5131 Cascade Drive
Evansville, IN 47725
Mary L. Klaser 3.6.10
Mary L. Klaser date

Owner of [redacted] Lot 10
Jonathan E. Walters & Danielle S. Walters
5143 Cascade Drive
Evansville, IN 47725
Jonathan E. Walters 3/6/10
Jonathan E. Walters date
Danielle S. Walters 3/6/10
Danielle S. Walters date

NOTARY CERTIFICATE

State of INDIANA)
) SS:
County of VANDERBURGH)

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared the said Owners and Subdividers:
Shane Clements
Ronald C. Pike
Jacqueline H. Hardin
Michael S. Barnett
Jeffrey Mobley
Sheila T. Baumbaugh
Nicholas P. Storm & Leslie B. Storm
Donald R. Niehaus & Gayle A. Niehaus
Jeffrey L. Raber & Susan M. Raber
Mary L. Klaser
Jonathan E. Walters & Danielle S. Walters

LLC) who acknowledged 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 6th day of MARCH, 2010.

9-26-2015
My Commission expires:

Notary Public

Notary Resides in
VANDERBURGH
County, Indiana

SCOTT D. BUEDEL
Typed or printed name

SCOTT D. BUEDEL
NOTARY PUBLIC
SEAL
STATE OF INDIANA
MY COMMISSION EXPIRES September 26, 2015

Southeast Corner
N.E. 1/4, N.E. 1/4
Section 15, T5S, R.10W

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 February 11, 2010.

President

Attest Executive Director

The Secondary plat complies with the Ordinance and is released for recording.

Executive Director

May 21, 2010
Plat Release Date

S-163
Apr.# 1-5-2010

COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY INDIANA AREA PLAN OFFICIAL SEAL

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:

PRINTED NAME: Scott D. Buedel

CASH WAGGNER & ASSOCIATES, PC
CONSULTING ENGINEERS • LAND SURVEYORS
WWW.CASHWAGGNER.COM

414 CITADEL CIRCLE
SUITE B
EVANSVILLE, IN 47715
PH: 812.401-5561

216 W. SIXTH STREET
SUITE 106
JASPER, IN 47546
PH: 812.634.5015