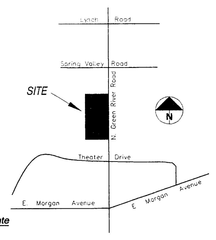
Stonefield Crossing (Second Corrected Plat)

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
July 23, 2010 (DATE)
BILL FLUTY AUDITOR
3963 (AUDITOR'S NUMBER)

RECEIVED FOR RECORD
DATE 07-23-10 3:58 PM
PLAT BOOK "S"
PAGE 172
INSTR# 2010R000016779
Z TULEY RECORDER
VANDERBURGH COUNTY

Vicinity Map
No Scale



Owner's Certificate

The undersigned owner's of the real eastate shown, and described hereon, do hereby plat and subdivide said real estate as shown and Designate the same as STONEFIELD CROSSING (Second Corrected Plat).

The ingress/egress easement is a perpetual easement and it shall provide unobstructed and continuous access to all properties abutting the easement.

The maintenance, including financial, of all roads and the ingress/egress easement, internal to the Stonefield Crossing subdivision shall be the responsibility of the owners of the lots within this subdivision. Each lot owners' financial responsibility shall be a prorated percentage based upon the following formula: The gross acreage of the owners' individual lot divided by the total acreage of the platted Lots #1A, #1B and Lot #2 through #11, as shown on this plat, multiplied by 100.

Strips or areas of land, of the dimensions shown on this plat and marked "PUE" (Public Utility Easement), are hereby dedicated for the installation, maintenance, operation, enlargement and repair of utility facilities, whether above ground or other than such utility facilities shall be located within said areas of land and any fence located within said areas of land is subject to remove 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 "DE" (Drainage Easement), are hereby dedicated for conveyance of surface water and/or subsurface water; provided however, that public utilities are hereby permitted to cross such Drainage Easements with utility facilities provided, that any damage caused to drainage facility is repaired by the utility company. The property owner is responsible for maintenance and erosion control of said easements and shall not place landscaping, earth berms, fences or other obstruction that impede or reduce the flow of water.

Strips or areas of land, of the dimensions shown on this plat and marked "LM&SDE" (Lake Maintenance & Storm Detention Easement), are hereby dedicated for the maintenance of the storm drainage lake and maintenance, and storage of storm water. Any alterations to the land within these easements must have the approval of the Drainage Board. Fences may not be extended into the Lake Maintenance & Storm Detention Easements.

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.

Menard, Inc., THERON BERG
Lots 4, 5, 6, 8, 9
Real Estate Manager
Printed Name & Title
4777 Menard Dr.
Eau Claire, WI 54703

Theresa M. & James F. Vincent II
Lots 1A, 1B, 2, 3, 10, 11
7720 River Ridge Lane
Evansville, IN 47712-8930

Mid-Air Property, LLC
Lot 7
Alan H. Nunn, Chairman & CEO
Title: Midwestern Pet Foods, Inc.
as Managing Member
9634 Hedden Rd
Evansville, IN 47725-9660

Keith A. & Karen L. Hinderliter
Lots 1A, 1B, 2, 3, 10, 11
7720 River Ridge Lane
Evansville, IN 47712-8930

Broadway Summit, LLC
Lots 1A, 1B, 2, 3, 10, 11
James F. Vincent II, Managing Member
P.O. Box 5048
Evansville, IN 47716

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, Jim and Theresa Vincent, Keith and Karen Hinderliter, and Alan H. Nunn, 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 22 *day of* July, 2010

My Commission Expires: 8/12/2015 Vanderburgh Notary Resides In County,

Deborah L. Balsdon (typed or printed name) (Signature)

NOTARY CERTIFICATE

STATE OF WISCONSIN, *COUNTY OF* EAU CLAIRE *) ss:*
Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the said Owners and Subdividers, THERON BERG, *Menard, Inc., 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 19 *day of* JULY, 2010

My Commission Expires: permanent Eau Claire Notary Resides In County, State

Timothy Enyeart (typed or printed name) (Signature)

NOTARY PUBLIC TIMOTHY ENYEART STATE OF WISCONSIN

Boundary Description Stonefield Crossing (Second Corrected Plat)

This is a replat of Lot 2 and Lot 3 as previously recorded in Stonefield Crossing Subdivision and Stonefield Crossing (Corrected Plat) as recorded in Plat Book S, page 67 and Plat Book S, page 98 respectively.

A part of the Northeast Quarter of Section 14, Township 6 South, Range 10 West, Second Principle Meridian, Knight Township, Vanderburgh County, Indiana, and more particularly described as follows:

Beginning at a found Vanderburgh County Surveyor's monument in the center of Green River Road at the southeast corner of the Northeast Quarter of said Section 14; thence, along the south line of said quarter section, North 89 degrees 05 minutes 30 seconds West, 1323.42 feet to a set 5/8 inch rebar with a plastic cap inscribed with Witty, LS 20100066 at the southwest corner of said quarter section and a point on the east line of the Keeneland Court Subdivision as per the plat thereof recorded in Plat Book K, page 65 in the Office of the Recorder of Vanderburgh County; thence, along the west line of said quarter section, North 0 degrees 16 minutes 55 seconds East, 2185.65 feet to a 60" Catalpa tree at the southwest corner of the Mystic Creek, LLC Subdivision; thence, along the south line of said Mystic Creek, LLC Subdivision, South 88 degrees 41 minutes 39 seconds East, 482.44 feet to a found 5/8 inch rebar; thence, continuing along the south line of said Mystic Creek, LLC Subdivision, South 89 degrees 18 minutes 57 seconds East, 837.50 feet to a found iron rod with a red plastic cap in the center of Green River Road on the east line of said quarter section; thence, along the east line of said quarter section, South 01 degrees 11 minutes 25 seconds West, 2185.55 feet to the Place of Beginning, containing 66.26 acres, more or less. Subject to all easements, right-of-ways, and restrictions of record.

GENERAL NOTES:

Proposed Roads
All roads to be a minimum of 29' wide with a minimum 50' radius at intersecting roads. Intersection radii must be adequate to accommodate semi trucks with 53' trailers. All lots must access the north-south Ingress/Egress easement only.

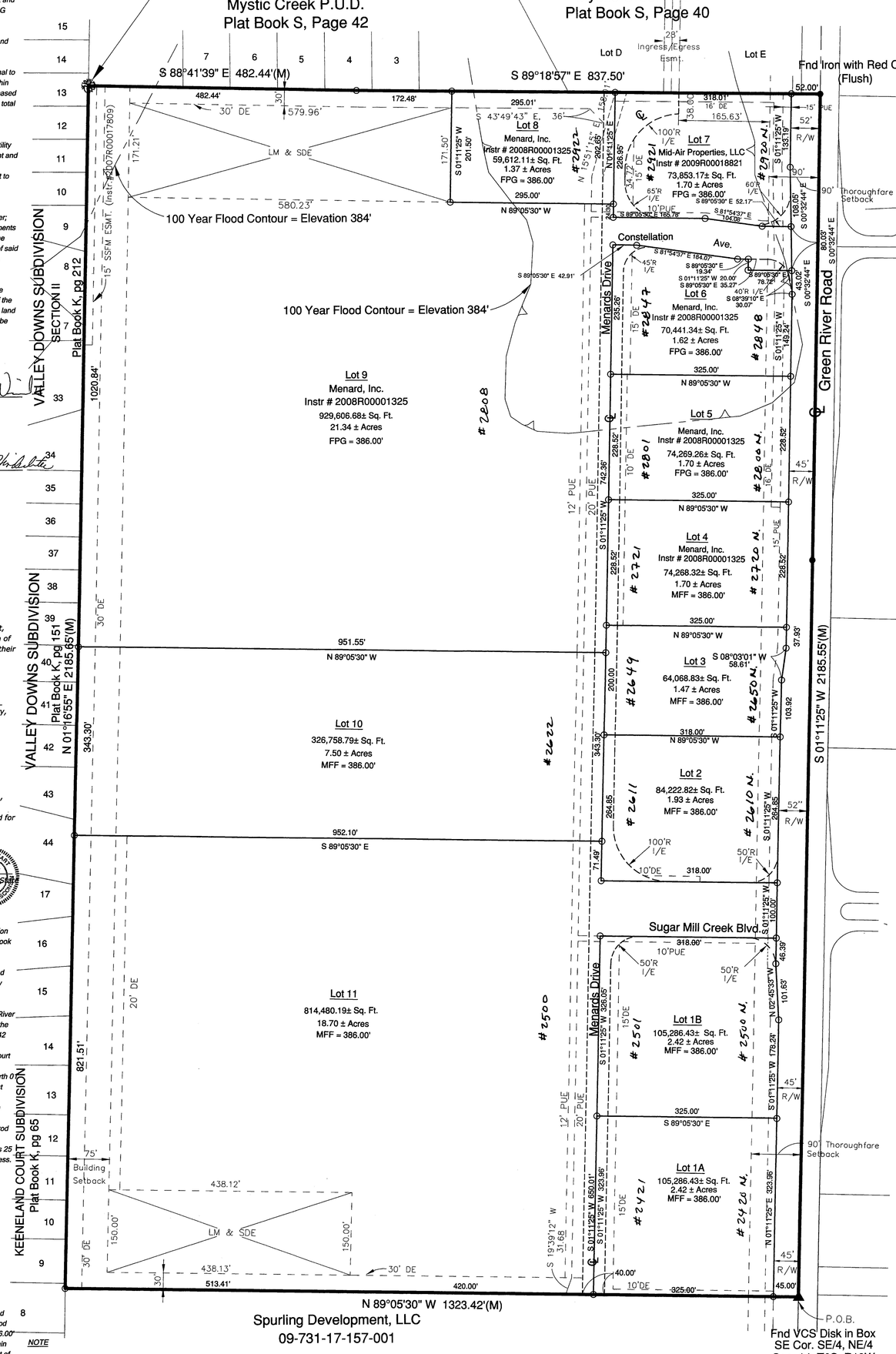
Utilities
Sewer, water, gas, electric and telephone are available by extension.

Flood Plain
A portion of the site falls within the 100 year flood zone 'A9' as scaled from FIRM Panel 180256 0025 C dated August 5, 1991. Affected Lots are denoted as "FPG=386.00' ", and require a minimum finish floor elevation of 386.00' MSL. Lots not within the 100 year flood zone are denoted as "MFF=386.00' ", and require a minimum finish floor elevation of 386.00' MSL as well, but do not require a 'Compaction Certification' as noted below. All Lots within this subdivision require contacting the Building Commissioner's Office prior to placement of any structures on these lots to confirm that the minimum finish floor reqired has not been modified based on new or updated hydraulic information.

Compaction Certification
Within Flood Zone "A", a soils engineer shall certify the compaction, methods, and suitability of fill in the area of the building pads and shall delineate lot numbers for those building lots being certified on the site grading plan. Further, the soils engineer will provide special footing and foundation reqirements, if any, based on the soil conditions.

Temporary Erosion Control
Slopes 0 % to 6 % shall be mulched and seeded with a cover crop, i.e., rye or wheat, within fifteen (15) days of disturbance of soil, which must remain in place until permanent erosion and sediment control measures are in place. Slopes of more than 6 % shall be mulched and seeded at a uniform minimum density of 70 % and have a silt fence, straw bales and/or erosion blankets in place within five (5) days of disturbance of soil which must remain in place until permanent erosion and sediment control measures are in place.

DRAWING NUMBER:	100617-LMR
DRAWING TITLE:	Stonefield Crossing (Second Corrected Plat)
DRAWN BY: GLW	DATE: 06/17/10
APPROVED BY: GLW	DATE: 06/17/10
SCALE: 1"=100'	Precision Surveying, Inc. Industrial / Civil / Construction Surveying P.O. Box 4250 Evansville, IN 47724 Phone: (812) 868-8011 PSI
	* Corrected: Revised Constellation Ave. Configuration.



NOTE

The final sanitary sewer plans have been given approval by the Evansville Water and Sewer Utility at a meeting held on July 10, 2007.

The final drainage plans have been given approval by the vanderburgh County Drainage Board at a meeting held on August 21, 2007.

The final domestic water plans have been given approval by the Evansville Water and Sewer Utility at a meeting held on September 4, 2007.

The final roadway plans have been given approval by the Vanderburgh County Commissioners at a meeting held on September 11, 2007.

June 01, 2010: Moved the Lot Line between Lot Two and Lot Three 31.2 feet north to make Lot 2 larger and Lot 3 smaller. Also, the Owner's Certificate information has changed to reflect the changes in ownership since the previous recording.

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 January 11, 2010.

President Attest Executive Director

Secondary Plat complies with the Ordinance and is released for recording

Executive Director — July 23, 2010 Plat Release Date

SURVEYOR'S CERTIFICATE

I, Gary L. Witty, 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, to the best of my knowledge and belief, correctly represents a survey completed by me on June 16, 2010 *and that all monuments shown exist at locations as noted.*

Witness my hand and seal this 16 *day of* June, 2010.

S-172
APC #17-5-2006

GARY L. WITTY REGISTERED No. LS20100066 STATE OF INDIANA LAND SURVEYOR

Gary L. Witty, L.S.
Indiana Reg. #20100066

7-16-2010

LEGEND

DRB Denotes Deed Record Book
pg Denotes page
P.O.B. Denotes Point of Beginning
(M) Measured Data
(R) Recorded Data
(C) Calculated Data
● Found Monument
▲ Found Vanderburgh County Surveyor Reference Monument
○ Set 5/8" Rebar with Plastic Cap inscribed with "Witty, L.S. #20100066"
Fnd Denotes Found
VCS Denotes Vanderburgh County Surveyor
Esmt Denotes Easement
I/E Denotes Ingress/Egress Easement
* Survey Date: August 2007
* Vertical Datum: NGVD '29
* Client: Broadway Summit, LLC
* Basis of Bearing: East line of the NE/4 of Sec.14 as established by State Plane Coordinates obtained from the Office of the Vanderburgh County Surveyor.
* Corrected: Revised Constellation Ave. Configuration.

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 required by law.

Gary L. Witty