JASON KUESTER MINOR SUBDIVISION

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

Nov. 3, 2010 (DATE)

BILL FLUTY AUDITOR

5744 (AUDITORS NUMBER)

RECEIVED FOR RECORD

DATE 11-03-10 11:42 AM

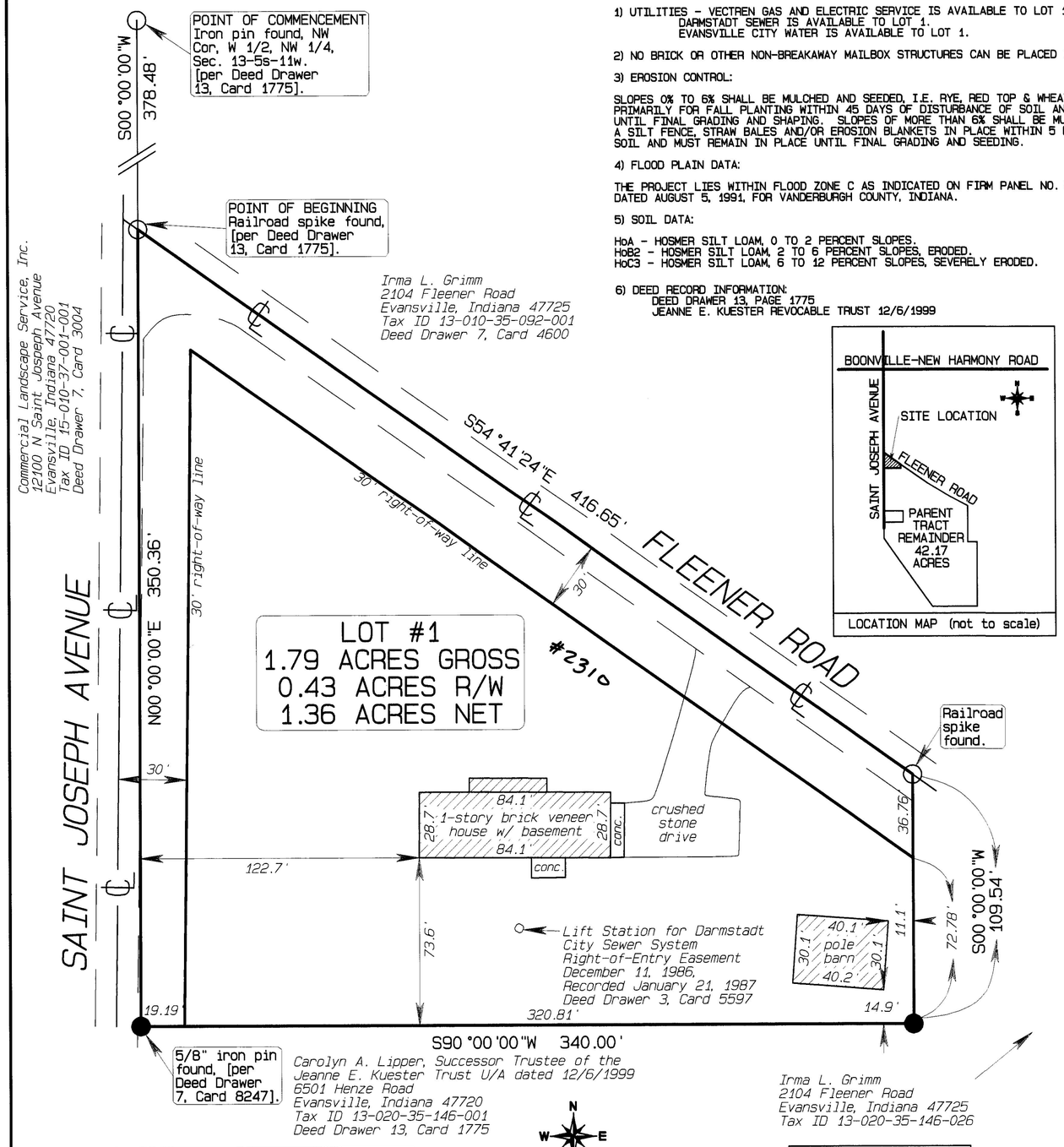
PLAT BOOK 5

PAGE 176

INSTR# 2010R000 26434

Z TULEY RECORDER

VANDERBURGH COUNTY



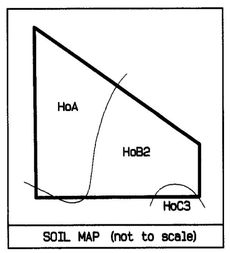
LEGEND

⊙ - Corner and/or monument as noted.

● - 5/8" iron pin with cap inscribed "Fred Kuester IN RLS S0137" found.

- BASIS OF BEARINGS: The west line of the W 1/2, NW 1/4, Sec. 13-5s-11w. [N00 °00 '00 "E (north) per Deed Drawer 13, Card 1775].
- LAST DATE OF FIELDWORK: July 9, 2010

LOCATION MAP (not to scale)



SOIL MAP (not to scale)

GENERAL NOTES:

1) UTILITIES - VECTREN GAS AND ELECTRIC SERVICE IS AVAILABLE TO LOT 1.
DARMSTADT SEWER IS AVAILABLE TO LOT 1.
EVANSVILLE CITY WATER IS AVAILABLE TO LOT 1.

2) NO BRICK OR OTHER NON-BREAKAWAY MAILBOX STRUCTURES CAN BE PLACED IN COUNTY ROAD RIGHT-OF-WAY.

3) EROSION CONTROL:

SLOPES 0% TO 6% SHALL BE MULCHED AND SEEDED, I.E. RYE, RED TOP & WHEAT, WHICH SHALL 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 HAVE A 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.

4) FLOOD PLAIN DATA:

THE PROJECT LIES WITHIN FLOOD ZONE C AS INDICATED ON FIRM PANEL NO. 55 OF 100, NO. 180256 0055 C, DATED AUGUST 5, 1991, FOR VANDERBURGH COUNTY, INDIANA.

5) SOIL DATA:

HoA - HOSMER SILT LOAM, 0 TO 2 PERCENT SLOPES.
HoB2 - HOSMER SILT LOAM, 2 TO 6 PERCENT SLOPES, ERODED.
HoC3 - HOSMER SILT LOAM, 6 TO 12 PERCENT SLOPES, SEVERELY ERODED.

6) DEED RECORD INFORMATION:
DEED DRAWER 13, PAGE 1775
JEANNE E. KUESTER REVOCABLE TRUST 12/6/1999

OWNER' S CERTIFICATE:

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 KUESTER MINOR SUBDIVISION."

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

Carolyn A Lipper DATE 9/30/10

CAROLYN A. LIPPER, SUCCESSOR TRUSTEE OF THE
JEANNE E. KUESTER TRUST U/A DATED 12/6/1999
6501 HENZE ROAD
EVANSVILLE, INDIANA 47720

REF. AFFIDAVIT IN AID OF TITLE 2010 R000 25947

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

WITNESS MY HAND AND SEAL THIS 30TH DAY OF SEPTEMBER 2010

MY COMMISSION EXPIRES: AUG 24, 2013

NOTARY PUBLIC Charlene Kraft PRINTED CHARLENE KRAFT

RESIDENT OF POSEY COUNTY, INDIANA

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 Aug 10 2010 AT SUBDIVISION REVIEW.

PRESIDENT

ATTEST EXECUTIVE DIRECTOR

COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY * AREA PLAN * OFFICIAL SEAL

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

EXECUTIVE DIRECTOR

PLAT RELEASE DATE OCT. 18, 2010

S-176

APC# 15-MS-2010

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 LOCATIONS NOTED.

FRED J. KUESTER, LS #S0137 DATE SEPTEMBER 27, 2010

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

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

BOUNDARY DESCRIPTION:

PART OF THE WEST HALF (W 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION THIRTEEN (13), TOWNSHIP FIVE (5) SOUTH, RANGE ELEVEN (11) WEST, SCOTT TOWNSHIP, VANDERBURGH COUNTY, INDIANA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN IRON PIN FOUND MARKING THE NORTHWEST CORNER OF SAID HALF QUARTER SECTION; THENCE ALONG THE WEST LINE OF SAID HALF QUARTER SECTION SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST THREE HUNDRED SEVENTY-EIGHT AND FORTY-EIGHT HUNDREDTHS (378.48) FEET TO A RAILROAD SPIKE FOUND MARKING THE INITIAL POINT OF BEGINNING OF THE FOLLOWING DESCRIBED REAL ESTATE; THENCE ALONG THE CENTER LINE OF FLEENER ROAD SOUTH 54 DEGREES 41 MINUTES 24 SECONDS EAST FOUR HUNDRED SIXTEEN AND SIXTY-FIVE HUNDREDTHS (416.65) FEET TO A RAILROAD SPIKE FOUND; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ONE HUNDRED NINE AND FIFTY-FOUR HUNDREDTHS (109.54) FEET TO A 5/8 INCH IRON PIN WITH CAP INSCRIBED "FRED KUESTER IN RLS S0137" FOUND; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST THREE HUNDRED FORTY AND NO HUNDREDTHS (340.00) FEET TO A 5/8 INCH IRON PIN WITH CAP INSCRIBED "FRED KUESTER IN RLS S0137" FOUND ON THE WEST LINE OF SAID HALF QUARTER SECTION; THENCE ALONG SAID WEST LINE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST THREE HUNDRED FIFTY AND THIRTY-SIX HUNDREDTHS (350.36) FEET TO THE POINT OF BEGINNING.

CONTAINING 1.79 ACRES, MORE OR LESS.

SUBJECT TO ALL LEGAL RIGHTS-OF-WAY AND/OR EASEMENTS OF RECORD.

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.

Fred J Kuester

This instrument prepared by:

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

JASON KUESTER MINOR SUBDIVISION
2310 FLEENER ROAD, EVANSVILLE, INDIANA 47725

SCALE: 1"= 40	APPROVED BY: FJK	DRAWN BY: CAK
DATE: SEPT. 27, 2010		REVISED: 0

Part of the West Half (W 1/2) of the Northwest Quarter (NW 1/4) of Sec. 13-5s-11w, Scott Township, Vanderburgh County, Indiana.

file: 2010-09-kuester jason.smi
client: Jeanne E. Kuester Trust

SHEET 1 OF 1