OWNER'S CERTIFICATE:

THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE, AS SHOWN, AND DESIGNATE IT AS "SPAHN".

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

Frederick F. Spahn DATE 8-1-13

FREDERICK SPAHN
15401 N. POSEY COUNTY LINE ROAD
POSEYVILLE, INDIANA 47633

NOTARY CERTIFICATE:

STATE OF INDIANA)
) SS:
COUNTY OF VANDERBURGH)

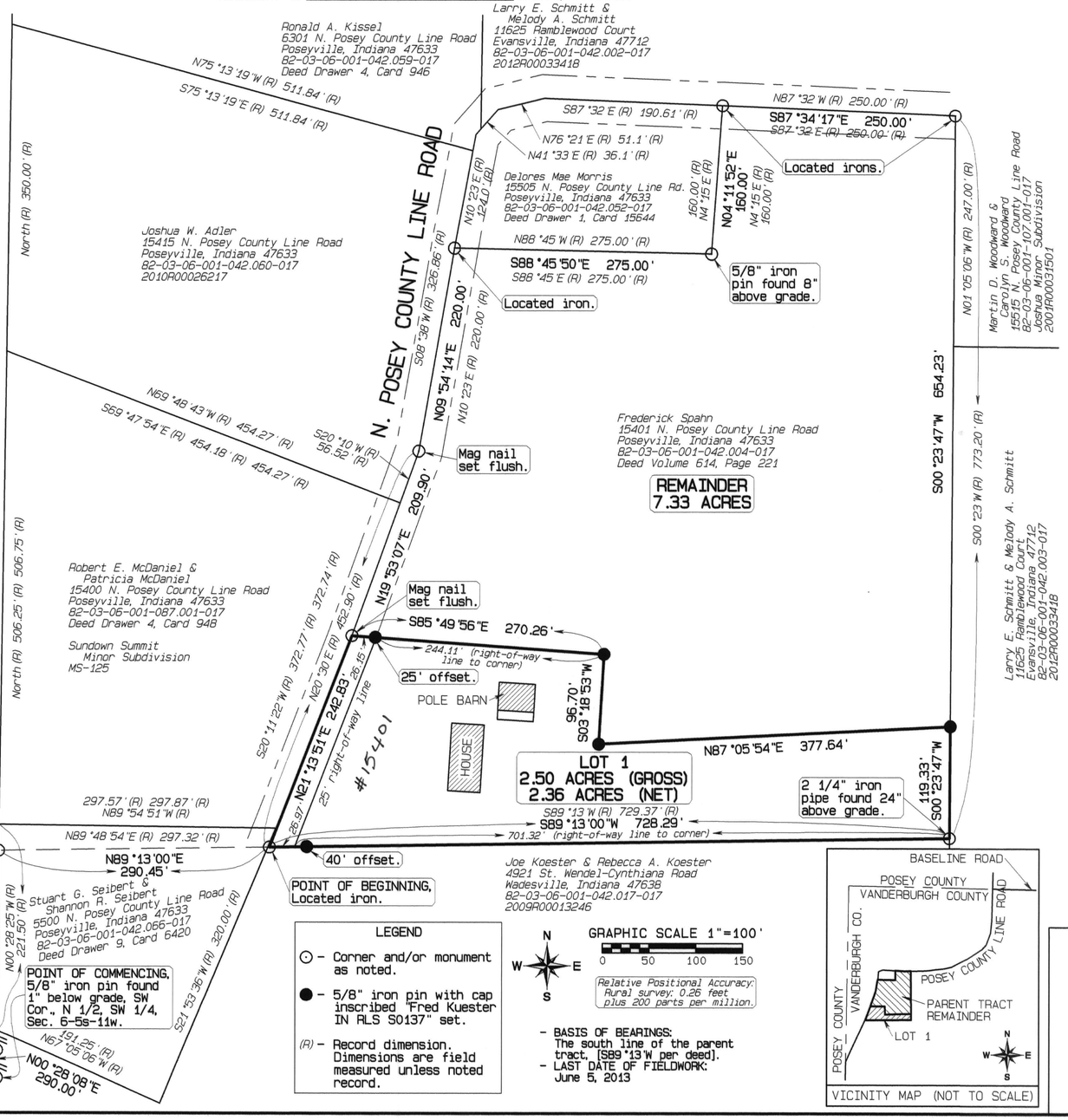
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC FOR VANDERBURGH COUNTY, STATE OF INDIANA, PERSONALLY APPEARED THE ABOVE SIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON AND ACKNOWLEDGED THE EXECUTION OF THE PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND SEAL THIS 1ST DAY OF AUGUST 2013

MY COMMISSION EXPIRES: DEC. 30, 2016

NOTARY PUBLIC Von N. Wolfe PRINTED VON N. WOLFE

RESIDENT OF GIBSON COUNTY, INDIANA



SPAHN

Minor Subdivision

T-88

APC #21-MS-2013

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

08-02-2013 (DATE)

JOE GRIES AUDITOR

4733 (AUDITORS NUMBER)

RECEIVED FOR RECORD
DATE 08.02.13 10:03 AM
PLAT BOOK T
PAGE 88
INSTR# 2013R000 21197
Z TULEY RECORDER
VANDERBURGH COUNTY

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

GENERAL NOTES:

1) UTILITIES - LOT 1 HAS VECTREN GAS SERVICE AND VECTREN ELECTRICAL SERVICE.
LOT 1 HAS AN EXISTING WATER WELL.
LOT 1 HAS AN EXISTING PRIVATE ON-SITE SEWAGE DISPOSAL SYSTEM (OSDS).

2) OSDS UTILITY STATEMENT:

PRIVATE ON-SITE SEWAGE DISPOSAL SYSTEMS (OSDS) MUST BE APPROVED AND PERMITTED BY THE VANDERBURGH COUNTY HEALTH DEPARTMENT AND COMPLY WITH 410 IAC 6-8.3.

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 "X" AS INDICATED ON FIRM PANEL NO. 180256 0080 D (MAP NUMBER 18163C0080D) DATED MARCH 17, 2011, FOR VANDERBURGH COUNTY, INDIANA.

5) MAINTENANCE STATEMENT:

THE OWNER(S) SHALL REMAIN RESPONSIBLE FOR PREVENTION OF OBSTRUCTIONS TO CREEKS AND NATURAL SURFACE WATERCOURSES.

BOUNDARY DESCRIPTION:

PART OF THE WEST SIDE OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION SIX (6), TOWNSHIP FIVE (5) SOUTH, RANGE ELEVEN (11) WEST, ARMSTRONG TOWNSHIP, VANDERBURGH COUNTY, INDIANA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH IRON PIN FOUND 1 INCH BELOW GRADE MARKING THE SOUTHWEST CORNER OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 6; THENCE ALONG THE WEST LINE OF SECTION 6 NORTH 00 DEGREES 28 MINUTES 08 SECONDS EAST 290.00 FEET TO A 5/8 INCH IRON PIN FOUND; THENCE CONTINUE ALONG SAID WEST LINE NORTH 00 DEGREES 27 MINUTES 01 SECONDS EAST 1853.90 FEET; THENCE NORTH 89 DEGREES 13 MINUTES 00 SECONDS EAST 290.45 FEET TO A IRON PIN FOUND IN THE CENTER LINE OF POSEY COUNTY ROAD BEING THE FORMER NORTHWEST CORNER OF THE JOSEPH WASSMER PROPERTY AND BEING THE INITIAL POINT OF BEGINNING OF THE FOLLOWING DESCRIBED REAL ESTATE; THENCE NORTH 21 DEGREES 13 MINUTES 51 SECONDS EAST 242.83 FEET TO A MAG NAIL SET IN SAID CENTER LINE; THENCE SOUTH 85 DEGREES 49 MINUTES 56 SECONDS EAST 270.26 FEET TO A 5/8 INCH IRON PIN WITH CAP INSCRIBED "FRED KUESTER IN RLS S0137" [HEREINAFTER REFERRED TO AS A KUESTER PIN] SET; THENCE SOUTH 03 DEGREES 18 MINUTES 53 SECONDS WEST 96.70 FEET TO A KUESTER PIN SET; THENCE NORTH 87 DEGREES 05 MINUTES 54 SECONDS EAST 377.64 FEET TO A KUESTER PIN SET; THENCE SOUTH 00 DEGREES 23 MINUTES 47 SECONDS WEST 119.33 FEET TO A 2 1/4 INCH IRON PIPE FOUND 24" ABOVE GRADE; THENCE SOUTH 89 DEGREES 13 MINUTES 00 SECONDS WEST 728.29 FEET TO THE POINT OF BEGINNING.

CONTAINING 2.50 ACRES, MORE OR LESS.

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

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 July 9, 2013 AT SUBDIVISION REVIEW.

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

PRESIDENT ATTEST EXECUTIVE DIRECTOR

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

EXECUTIVE DIRECTOR

PLAT RELEASE DATE August 2, 2013

SURVEYOR'S CERTIFICATE:

FRED J. KUESTER REGISTERED No. S0137 STATE OF INDIANA LAND SURVEYOR

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 DATE July 31, 2013

FRED J. KUESTER, LS #S0137

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

This instrument prepared by:

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

SPAHN
15401 N. Posey Co. Line Rd., Poseyville, IN 47633

SCALE: 1"= 100	APPROVED BY: FJK	DRAWN BY: CAK
DATE: JULY, 2013		REVISED: 0

Part of the W 1/2 of the NW 1/4 of Section 6, Township 5 South, Range 11 West, Armstrong Township, Vanderburgh County, Indiana.

file: 2013-07-spahn 6-5s-11w.smi
client: Fred Spahn

SHEET 1 OF 1

Vanderburgh Co., Armstrong Twp., Sec. 6-5s-11w