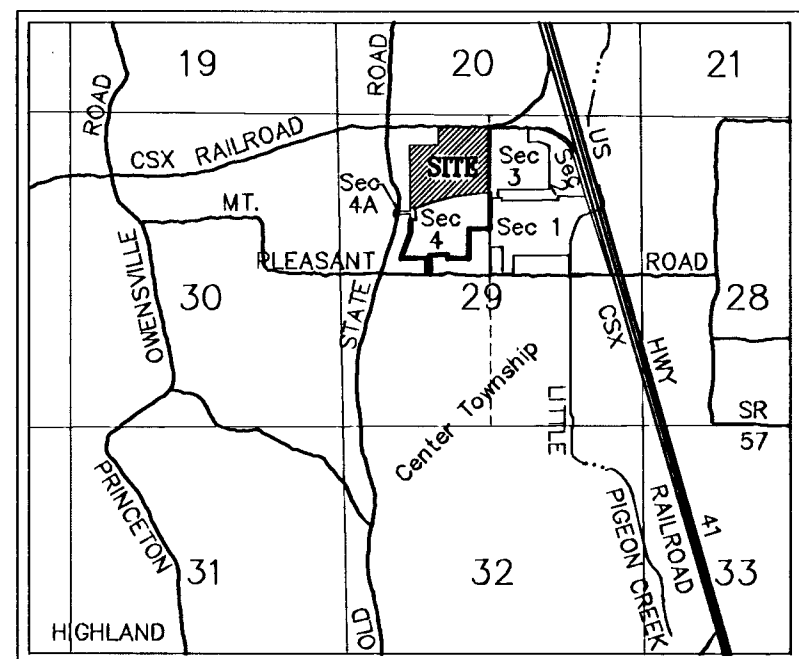
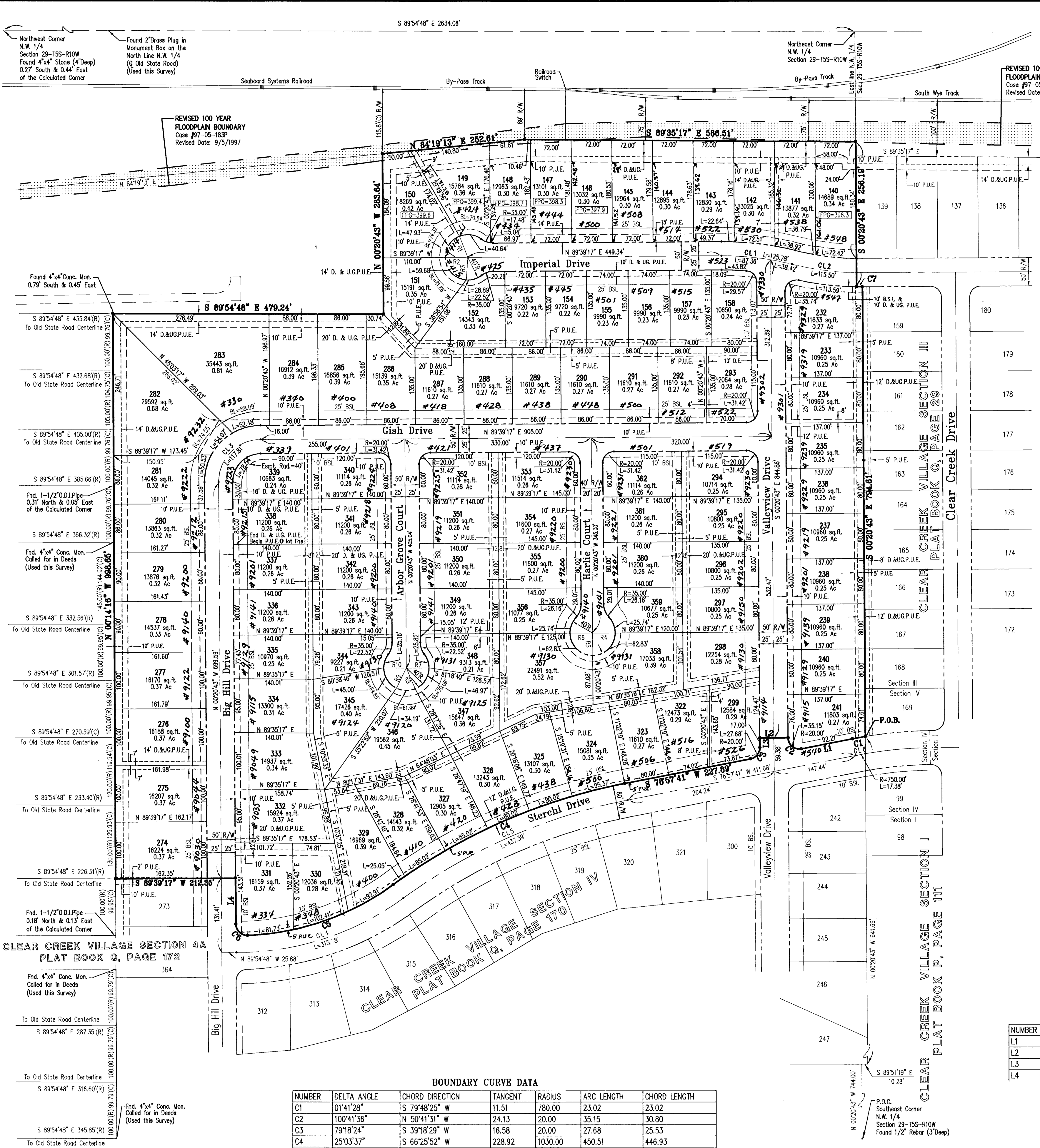


Clear Creek Village Section V

RECEIVED FOR RECORD
 DATE 8-02 3:34 P.M.
 PLAT BOOK Q-180
 PAGE 2002R00001256
 BETTY KENNETH SMITH RECORDER
 VANDERBURGH COUNTY

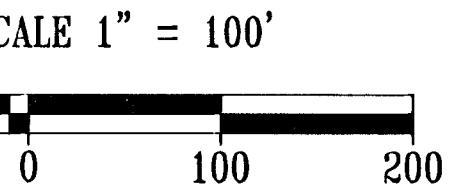
JAN 08 2002
 #215



LOCATION MAP
NO SCALE

GENERAL NOTES

- Access: All driveways shall access interior streets only.
- Utilities: Water and sanitary sewers have been extended to the site. Gas and Electric will be extended to the site.
- Road Grades: Maximum road grades will not exceed 10.0%.
- Basements: Any basements must be approved by the Vanderburgh County Building Commissioner.
- Flood Plain Data: Portions of the proposed subdivision lie within the boundaries of the 100 year flood zone as plotted by Seale on Flood Insurance Rate Maps for Vanderburgh County, Indiana, Community Flood Number 180256 0025 C, dated August 5, 1991. The plotted boundary is the revised Letter of Map Revision boundary, that is a result of FEMA case #97-05-183P, dated Sept. 05, 1997.
- The lowest floor elevations of any enclosed space (including garage) must be at least two feet above the 100 year flood elevation. This minimum floor elevation is called Flood Protection Grade (FPG). Additional information may be obtained from the Vanderburgh County Building Commissioner. First floor grades shall be set to allow for proper drainage around houses. All first floor grades shall conform to local and state enforced building codes. FPG has been marked on all lots near the flood plain. Lowest adjacent grade and elevations shall be a minimum of 0.1' above the Base Flood Elevation (100 year flood elevation).
- All first floor grades shall conform to local and state enforced building codes. First floor grades shall be set to allow for proper drainage around houses.
- Storm Drainage Maintenance: The individual lot owner(s) shall be responsible, including financially, for maintaining that part of the storm water drainage system and its easements which exists on his or her property in proper working order including:
 - Mowing grass, controlling weeds, and maintaining the designed cover of waterways, storage basins, and easements in accordance with applicable ordinances.
 - Keeping all parts of the storm water drainage system open, unobstructed, and free of all trash, debris, and other materials, as designed and as constructed, and free of all trash, debris, and obstructions to the flow of water.
 - Keeping the channels, embankments, shorelines, and bottoms of waterways and basins free of all erosion and sedimentation.
 - Maintaining that part of the storm water drainage system which lies on his or her property in accordance with the conditions described on the approved street and/or drainage plan on file in the County Surveyor's Office, and/or in the County Engineer's Office, and in compliance with the County Drainage Ordinance.
 - Preventing all persons or parties from causing any unauthorized alterations, obstructions, or detrimental actions from occurring to any part of the storm water drainage system and easement which lies on his or her property.



LEGEND

- R - Radius of Curve
- R# - Radial Line Number
- L - Length of a Curve
- L# - Line Number
- BL - Lot width at Building Setback Line
- BSL - Building Setback Line
- P.U.E. - Public Utility Easement
- D.U.G. P.U.E. - Drainage Easement and Underground Public Utility Easement
- R/W - Right-of-Way
- P.O.B. - Point of Beginning
- P.O.C. - Point of Commencement
- C# - Curve Number
- CL# - Centerline Curve Number
- C# - Centerline of Roadway
- N, S, E, W - North, South, East, West
- (C) - Calculated Distance
- (R) - Record Distance
- Conc. - Concrete
- Mon. - Monument
- O.D.I.Pipe - Outside Diameter Iron Pipe
- sq. ft. - Square Feet
- Ac. - Acres
- RR - Railroad Track
- Easement Line
- Easement Line
- Right-of-way Line
- Boundary Line

OWNER'S CERTIFICATE

The undersigned owners of the real estate shown and described hereon do hereby plot and subdivide said real estate as shown and designate the same as Clear Creek Village Section V. All roads shown and not previously dedicated are hereby dedicated to public use.

Strips or areas of land, of the dimensions shown on this plot 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 use, in the discretion of the public utility, trees, overhanging branches, bushes, underbrush and obstructions. No structures 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 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 plot and marked "D.U.G.P.U.E." (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.

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.

By: *Brendley D. Smith*
 Brad Sterchi, Owner/Developer
 9118 Clear Creek Drive
 Evansville, IN 47711

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 Owner(s) and Subdivisor(s), Brad Sterchi, who acknowledge the execution of the foregoing plot 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 25th day of December, 2001.

My Commission Expires: 4-1-07
Danny K. Leek
 Notary Public
Sarah S. Burkhalter
 Notary Public
 Notary Resides in Vanderburgh County, Indiana

AREA PLAN COMMISSION CERTIFICATE

Under the authority provided by the Acts of 1981, Public Law #209, and enacted by the General Assembly of the State of Indiana, proper notice was given and this plan has been given Primary Approval by the Area Plan Commission of Evansville and Vanderburgh County at a meeting held on, June 5, 1998.

The Repair Fund established for this Project will pay the costs of repairing structural failures in the storm sewer pipes, pipe collars, drop boxes, open air inlets, manholes, junction boxes, and the piped or paved outlet structures of the storm water control basins of all of which are parts of the approved and constructed storm water drainage system shown on the as-built plans for this subdivision; and which are in drainage easements and outside of the county accepted road rights-of-way as shown on the plot of this subdivision.

Erosion Control: The Developer, Development Contractors, Builders and all Lot Owners or anyone working with or 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.

Temporary Erosion Control of Disturbed Areas: Slopes of 0% to 6% shall be mulched and seeded with a cover crop, i.e.: rye, red top or wheat, within forty-five (45) days of disturbance of soil, which must remain in place until final grading and seeding. Slopes of more than 6% shall be mulched and seeded and shall have silt fence, straw bales and/or erosion blankets in place within five (5) days of disturbance of soil which must remain in place until final grading and seeding.

Property Corner Markers: All corners not already monumented are marked with a 5/8" diameter iron rod with plastic cap stamped "Morley and Associates, Inc. I.D. No. 0023".

Reference Survey: For recorded survey of Parent Parcel, see Instrument recorded as Document #2001-180003927 (Surveyor's Plat Dr. 1, Cd. 1773) in the office of the Recorder of Vanderburgh County, Indiana.

Bench Mark Data: BM#1
 One square in the back of curb at the S.E. Corner of the Imperial Dr. and Turner Dr. located in Section III.
 Elevation = 392.90

BM#2
 USGS mon. stamped "V 45 104" located 100 1/4 feet North of the int. of US Hwy 41 and Hwy 57 22 1/2 feet west of the centerline of the north line of Hwy 41 in S/concrete abutment of Bridge.
 Elevation = 381.18

STORM DRAINAGE PLANS WERE APPROVED BY THE VANDERBURGH COUNTY DRAINAGE BOARD ON: February 26, 2001

ROAD CONSTRUCTION PLANS WERE APPROVED BY THE VANDERBURGH COUNTY COMMISSIONERS ON: March 12, 2001

Plat Release Date: Jan. 8, 2002

Subject to all easements and rights of way of record.

BOUNDARY DESCRIPTION

Part of the Northwest Quarter and part of the Northwest Quarter of Section 25, Township 3 South, Range 10 West, Center Township, Vanderburgh County, Indiana, more particularly described as follows:

Commencing at the southeast corner of the Northwest Quarter of said Section 25; thence along the east line of the Northwest Quarter of said Section, North 00 degrees 20 minutes 43 seconds West, 74.00 feet to a corner of Clear Creek Village Section IV, as per plat thereof, recorded in Plat Book Q, Page 170, in the office of the Recorder of Vanderburgh County, Indiana; thence along the boundary of said Clear Creek Village Section IV, South 89 degrees 51 minutes 18 seconds East, 118.00 feet to the southeast corner of Lot 247 in said Clear Creek Village Section IV, thence continuing along the boundary and the extended boundary of Clear Creek Village Section IV, North 00 degrees 20 minutes 43 seconds West 64.69 feet to the point of beginning, said point being the southwest corner of Lot 169 in said Clear Creek Village Section IV, being on the north line of Sterchi Drive as dedicated in said plat of Clear Creek Village, and also being the point of curvature of a curve to the left, concave to the South having a central angle of 01 degrees 41 minutes 28 seconds and a radius of 180.00 feet from which a chord bears South 79 degrees 48 minutes 25 seconds East 23.02 feet; thence along the north line of Sterchi Drive South 78 degrees 57 minutes 41 seconds East 92.21 feet to the point of curvature of a curve to the right, concave to the North having a central angle of 100 degrees 41 minutes 36 seconds and a radius of 20.00 feet; thence along the north line of Sterchi Drive South 78 degrees 57 minutes 41 seconds East 92.21 feet to the point of curvature of a curve to the right, concave to the North having a central angle of 79 degrees 18 minutes 24 seconds and a radius of 20.00 feet from which a chord bears South 79 degrees 18 minutes 24 seconds West 25.53 feet; thence along the north line of Sterchi Drive, 27.88 feet to a point on the north line of Sterchi Drive; 7) thence along the north line of Sterchi Drive, South 89 degrees 57 minutes 41 seconds East 22.89 feet to the point of curvature of a curve to the left, concave to the Southeast, having a central angle of 25 degrees 03 minutes 37 seconds and a radius of 1030.00 feet from which a chord bears South 89 degrees 57 minutes 41 seconds East 448.93 feet; 8) thence along the north line of Sterchi Drive and along the arc of said curve 450.51 feet to the point of reverse curvature of a curve to the right, concave to the North having a central angle of 91 degrees 58 minutes 51 seconds and a radius of 20.00 feet from which a chord bears North 48 degrees 20 minutes East 28.77 feet; 9) thence along the arc of said curve 32.11 feet to a corner of said Clear Creek Village Section IV, said point also being a corner of Clear Creek Village Section 4A, as per plat thereof, recorded in Plat Book Q, Page 172, in the office of the Recorder of the Recorder; thence along the boundary of said Section 4A, North 00 degrees 20 minutes 43 seconds West 81.35 feet; thence continuing along the boundary of said Section 4A, South 89 degrees 58 minutes 17 seconds East 212.35 feet; thence North 29 degrees 14 minutes 18 seconds East 958.65 feet; thence parallel with the north line of the northwest quarter of said section North 89 degrees 54 minutes 48 seconds East 509.28 feet; thence parallel with the east line of the northwest quarter of said section, North 00 degrees 20 minutes 43 seconds West 283.64 feet to the south right-of-way of the Seaboard Systems Railroad; thence along the south line thereof, North 84 degrees 13 minutes 13 seconds East 252.61 feet to a point 89 feet south as measured perpendicular to the centerline of the "By-Pass Track"; thence continuing along the south line thereof, South 89 degrees 35 minutes 17 seconds East 588.51 feet to a point 75 feet south of, as measured perpendicular, to the centerline of the "South Wye Track", said point being on the extended west line of Clear Creek Village Section III, as per plat thereof, recorded in Plat Book Q, Page 29 in said office of the Recorder; thence along the extended west line and the west line of said Section III, South 00 degrees 20 minutes 43 seconds East 258.19 feet to the point of curvature of a curve to the left, concave to the north, having a central angle of 01 degrees 07 minutes 20 seconds and a radius of 325.00 feet from which a chord bears South 89 degrees 47 minutes 04 seconds East 10.28 feet; thence along the boundary of said Section III and along the arc of said curve 0.28 feet; thence continuing along the boundary of said Section III, South 00 degrees 20 minutes 43 seconds East 794.81 feet to the Point of Beginning containing 1,465,036 square feet (337.2 acres).

Witness my hand and seal this 25th day of December, 2001.

My Commission Expires: 4-1-07
Danny K. Leek
 Notary Public
Sarah S. Burkhalter
 Notary Public
 Notary Resides in Vanderburgh County, Indiana

SURVEYOR'S CERTIFICATE

I, Danny K. Leek, do hereby certify that I am a land surveyor licensed in compliance with the laws of the State of Indiana, and further certify that this plot correctly represents a survey completed by me, and that all monuments shown exist at locations

Witness my hand and seal this 25th day of December, 2001.

Danny K. Leek
 Registered Professional Surveyor
 No. 50480
 STATE OF INDIANA
 LAND SURVEYOR

Bradley D. Smith
 President
 Attest Executive Director

Secondary Plat complies with the Ordinance and is released for Recording.
Bradley D. Smith
 Executive Director

Plat Release Date: Jan. 8, 2002

Subject to all easements and rights of way of record.

I, Danny K. Leek, do hereby certify that I am a land surveyor licensed in compliance with the laws of the State of Indiana, and further certify that this plot correctly represents a survey completed by me, and that all monuments shown exist at locations

Witness my hand and seal this 25th day of December, 2001.

Danny K. Leek
 Registered Professional Surveyor
 No. 50480
 STATE OF INDIANA
 LAND SURVEYOR

Bradley D. Smith
 President
 Attest Executive Director

Secondary Plat complies with the Ordinance and is released for Recording.
Bradley D. Smith
 Executive Director

Plat Release Date: Jan. 8, 2002

Subject to all easements and rights of way of record.

BOUNDARY LINE DATA

NUMBER	DIRECTION	DISTANCE
L1	S 78°57'41" W	92.21'
L2	S 89°39'17" W	50.00'
L3	S 00°20'43" E	17.00'
L4	N 00°20'43" W	81.35'

CENTERLINE CURVE DATA

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
CL1	14°24'48"	S 83°08'20" E	63.22	500.00	125.78	125.45
CL2	13°14'06"	S 82°32'59" E	58.01	500.00	115.50	115.24
CL3	89°59'59"	N 44°39'17" E	75.00	75.00	117.81	106.07
CL4	36°11'08"	N 71°59'38" E	183.36	500.00	315.78	310.56
CL5	25°03'37"	N 66°25'52" E	222.25	1000.00	437.39	433.91
CL6	01°19'40"	N 79°37'31" E	8.69	750.00	17.38	17.38

BOUNDARY CURVE DATA

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C1	01°41'28"	S 79°48'25" W	11.51	780.00	23.02	23.02
C2	106°41'36"	N 50°41'31" W	24.13	20.00	35.15	30.80
C3	79°18'24"	S 39°18'29" W	16.58	20.00	27.88	25.53
C4	25°03'37"	S 66°25'52" W	228.92	1030.00	450.51	446.93
C5	33°46'23"	S 70°47'15" W	142.68	470.00	277.04	273.05
C6	91°58'51"	N 46°20'08" W	20.70	20.00	32.11	28.77
C7	01°07'20"	S 89°47'04" E	5.14	525.00	10.28	10.28

SELECTION PLAT

Morley and Associates, Inc.
 Consulting Engineers/Surveyors/Architects

3309SEC5-PLT.DWG Dec. 13, 2001 B.A.S.

APL#16-S-76 Q-180