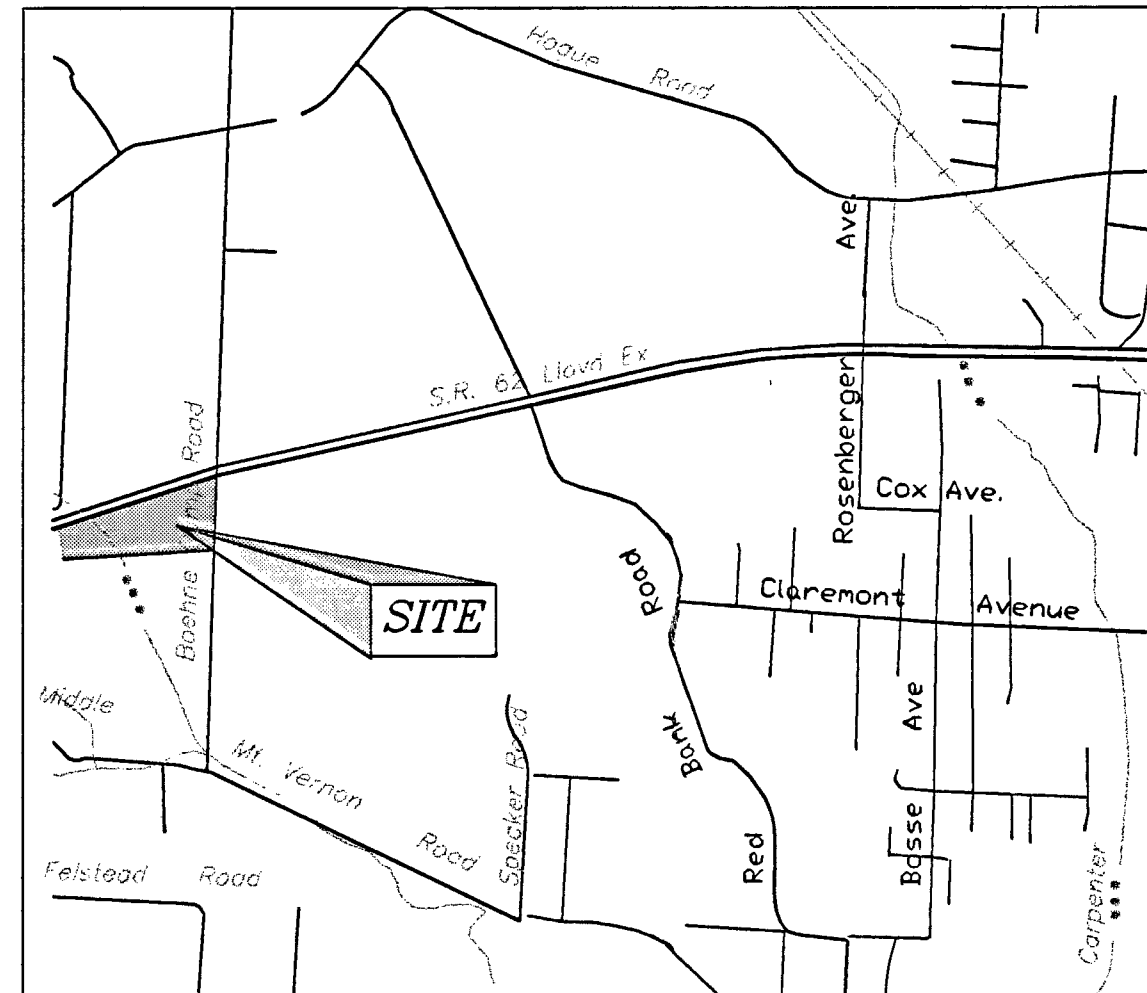


EAGLE PLAZA WEST



CURVE TABLE

Curve	D	T	R	L	Chd Br.	Chd L	E
C1	19°21'22"LL	11°27'33"	55.27'	500.00'	168.91'	N81°08'59"E	168.11' 7.22'

OWNER
 WESTVIEW TEMPLE
 333 S BOEHNE CAMP ROAD
 EVANSVILLE, IN 47712
 (7-96-51)

OWNER
 WESTVIEW TEMPLE
 333 S BOEHNE CAMP ROAD
 EVANSVILLE, IN 47712
 (7-96-49)

OWNER
 INTERPROP FUND VLP
 1655 N FT. MYER DR.
 ARLINGTON, VA 22209
 (7-97-76)

RECORDED FOR RECORD
 OCT 19 2000
 #6918
 SCALE: 1"=50'

BOUNDARY DESCRIPTION
 A part of the Southeast Quarter of the Northwest Quarter and part of the Northeast Quarter of the Southwest Quarter of Section 28 Township 6 South Range 11 West in Perry Township Vanderburgh County, Indiana more particularly described as follows:
 Beginning at a point on the south line of said quarter quarter section North 87 degrees 10 minutes 11 seconds West 41.55 feet from the southeast corner of said quarter quarter section, said point also being at a point where said south line intersects the westerly right-of-way line of Boehne Camp Road; thence South 02 degrees 46 minutes 22 seconds East 40.16 feet along the Westerly R/W line of Boehne Camp Road; thence North 87 degrees 10 minutes 11 seconds West 245.53 feet; thence North 00 degrees 45 minutes 47 seconds East 40.00 feet to a point on the South line of said 1/4 1/4 section; thence North 87 degrees 10 minutes 11 seconds West along said South line 400.60 feet; thence North 41 degrees 06 minutes 21 seconds West 398.00 feet to State Road 62 limited access right-of-way; thence for the next three calls along said limited access right-of-way:
 1.) North 70 degrees 31 minutes 15 seconds East 550.00 feet
 2.) North 71 degrees 28 minutes 23 seconds East 314.76 feet
 3.) South 85 degrees 54 minutes 09 seconds East 58.11 feet to the westerly right-of-way of Boehne Camp Road; thence South 02 degrees 46 minutes 22 seconds East 611.66 feet along the westerly right-of-way of Boehne Camp Road to the point of beginning containing 8.8327 acres (384,752 square feet).

SURVEYOR'S CERTIFICATE
 I, James A. Farny, hereby certify that I am a professional registered land surveyor licensed in compliance with the laws of the State of Indiana and further certify that the plat correctly represents a survey completed by me on Oct 19, 2000 and that all monuments shown exist at the locations so noted.
 Witness my hand and seal the 19 day of Oct, 2000.
 James A. Farny
 Registered Professional Land Surveyor
 No. 50551
 Indiana Registration No. 50551
 Bernard Lechner & Assoc., Inc.
 6200 Wood Rd.
 Evansville, IN 47715

OWNERS CERTIFICATE
 The undersigned owners of the real estate shown and described herein do hereby plot and subdivide said real estate as shown and designate the same as EAGLE PLAZA WEST. All roads 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 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 plat and marked "D.E." (Drainage Easement) are 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 provide, that such facilities are not placed in such manner as to impede the flow of water and further provided that such Drainage Easements may be used for ingress, egress and temporary staging areas for work by public utility so long as any damage caused to a 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 obstructions that impede or reduce the flow of water.
 Strips or areas of land, of the dimensions shown on this plat and marked "L.M.&S.D.E." (Lake Maintenance & Storm Detention Easement) are dedicated for the maintenance of the storm detention lake and maintenance, and storage of storm water. Any major alterations to the land within these easements must have the approval of the Drainage Board. Fences may not be extended across the Lake Maintenance and Storm Detention Easement.

NOTARY CERTIFICATE
 STATE OF INDIANA, COUNTY OF VANDERBURGH) ss:
 Before me, the undersigned Notary Public in and for said County and State, personally appeared the said Owner(s) and Subdivider(s), 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 the 19 day of Oct, 2000.
 My Commission Expires: 02-10-01
 Notary Resides in Vanderburgh County, Indiana
 Notary Public
Terry A. Campbell
 (typed or printed name)

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 SEPTEMBER 6, 2000.
Mark Foster Executive Director
Barbara P. Cunningham Executive Director
 PLAT RELEASE DATE: Oct 19, 2000
Gustav P. Cunningham Executive Director
 A.P.C. # 27-5-2000



GENERAL NOTES

Zoning: The Subject Property is Zoned C4. All adjacent property is zoned as noted.
Flood Plain Data: Per F.I.R.M. panel number 180256 D100 B, dated March 15, 1982, Vanderburgh County, Indiana, No portion of Lots 1-5 lie within Flood Zone A, and only a portion of Outlot "A" lies within said flood zone A and it is deemed a non-buildable lot.
Minimum First Floor Elevations: Will be established by the Vanderburgh County Building Commissioner.
Basements: Any basements must be approved by the Vanderburgh County Building Commissioner.
Utilities: Sanitary sewer, Gas, Electric and City water are available at this site and will be extended to all lots contained therein.
Access: Access to lots 1, 2, 3 & 4 will be from Pearl Drive. No access from Lots 1 or 4 will be allowed directly onto Boehne Camp Road. Lot No. 5 will be allowed only one curb cut onto Boehne Camp Road. Said curb cut shall line up with Pearl Drive to the east of Boehne Camp Road. A cross easement shall be granted across Lot 5 such that the owner of Lot No. 3 can access Boehne Camp Road through the paved area on Lot 5 as it is developed. Should Lot 3 be developed prior to Lot 5 any access across Lot 5 to Boehne Camp Road requested by the developer of Lot 3 shall be deemed temporary & subject to relocation by the developer of Lot 5. The drive cut to Lot #5 will require an INDOT permit to construct.
The remainder parcel to the West of the Subdivision was previously landlocked by the INDOT R/W acquisition for S.R. 62. Upon recording of this plat there will remain no access to this landlocked parcel. S.R. 62 is a limited access facility and therefore no access from Lots 1 or 2 onto S.R. 62 will be allowed.
Road Grades: Maximum road grades shall not exceed 5%.

Temporary Erosion Control: Slopes of 0% - 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 shaping. Slopes of more than 6% shall be mulched and seeded and shall have straw bales and/or erosion control blankets in place within (5) days of disturbance of soil which must remain in place until final grading and seeding.
Site Topography: The site drains predominately from east to west and into a ditch that runs north to south near the westerly edge of Outlot A. The elevations throughout range for 470 to 400.
Erosion Control for Ditches: Slopes of 0% - 2% shall be mulched and seeded within 45 day of disturbance. Slopes of 2% - 6% shall be sodded or stabilized with an erosion control mat at completion of ditch grading. Slopes over 6% require rip rap or other approved stabilization at completion of ditch grading if the total ditch length at that point is greater than 100 feet.
Monuments: Monuments have been set at all boundary and lot corners. Monuments set as a part of this plat are: 3/4" x 30" rebar w/cap stamped B.L.A. Firm 0030.
Storm Drainage plans were approved by the Vanderburgh County Drainage Board on: August 13, 1998.
Sanitary Sewer Construction Plans were approved by the Evansville Water and Sewer Utility on: September 15, 1998.
Roadway Plans were approved on: October 9, 2000.

Pearl Drive as shown hereon is a private road. It shall be maintained by Red Bank Development L.L.C. until such time it is accepted for maintenance by Vanderburgh County.