

# FALCON RIDGE ESTATES SECTION TWO

**CURVE TABLE**

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	20.00'	31.42'	28.28'	N 45°54'42" E	90°00'00"
C2	35.00'	12.80'	12.73'	N 09°34'06" E	20°57'36"
C3	35.00'	9.72'	9.69'	N 28°00'12" E	15°54'36"
C4	40.00'	44.86'	42.55'	S 03°49'35" W	64°15'49"
C5	40.00'	43.71'	41.57'	S 59°36'30" E	62°35'23"
C6	40.00'	43.71'	41.57'	N 57°47'06" E	62°36'23"
C7	40.00'	44.86'	42.55'	N 05°38'59" W	64°15'49"
C8	35.00'	9.72'	9.69'	S 29°49'36" E	15°54'36"
C9	35.00'	12.80'	12.73'	S 11°23'30" E	20°57'36"
C10	20.00'	31.42'	28.28'	S 44°05'18" W	90°00'00"
C11	20.00'	31.42'	28.28'	N 45°54'42" W	90°00'00"
C12	35.00'	12.80'	12.73'	N 09°34'06" E	20°57'36"
C13	35.00'	9.72'	9.69'	N 28°00'12" E	15°54'36"
C14	40.00'	44.86'	42.55'	S 03°49'35" W	64°15'49"
C15	40.00'	43.71'	41.57'	S 59°36'30" E	62°35'23"
C16	40.00'	43.71'	41.57'	N 57°47'06" E	62°36'23"
C17	40.00'	44.86'	42.55'	N 05°38'59" W	64°15'49"
C18	35.00'	9.72'	9.69'	S 29°49'36" E	15°54'36"
C19	35.00'	12.80'	12.73'	S 11°23'30" E	20°57'36"
C20	20.00'	31.42'	28.28'	S 44°05'18" W	90°00'00"
C21	25.00'	39.27'	35.36'	N 45°54'42" W	90°00'00"
C22	35.00'	32.46'	31.51'	N 25°39'12" E	53°07'49"
C23	40.00'	33.85'	32.85'	S 27°58'07" W	48°29'18"
C24	40.00'	103.16'	76.86'	S 70°09'18" E	147°46'13"
C25	40.00'	25.74'	25.30'	N 17°31'27" E	36°52'17"
C26	75.00'	29.87'	29.48'	N 12°14'47" W	22°40'10"
C27	75.00'	46.22'	45.49'	N 41°14'09" W	35°18'34"
C28	75.00'	41.92'	41.37'	N 74°54'04" W	32°01'18"
C29	50.00'	78.54'	70.71'	N 45°54'42" W	90°00'00"

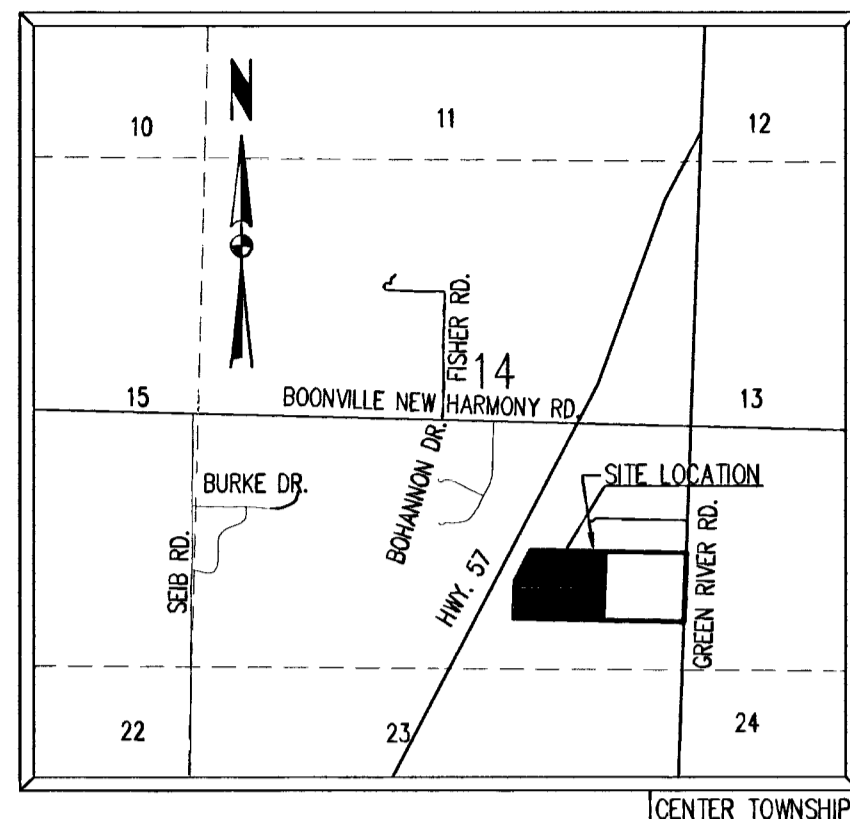
**LOT LINE TABLE**

LINE	BEARING	DISTANCE
L1	N 57°56'14" W	11.38'
L2	N 89°05'18" E	4.43'
L3	N 25°10'59" E	17.62'

**EASEMENT LINE TABLE**

LINE	BEARING	DISTANCE
LE1	S 70°01'54" W	16.71'
LE2	S 70°01'54" W	20.03'
LE3	S 28°22'03" E	18.37'
LE4	N 56°05'06" E	10.00'

## SECONDARY PLAT



**LOCATION MAP**

SCALE: 1"=2000'

STORM DRAINAGE PLANS WERE APPROVED BY THE EVANSVILLE BOARD OF PUBLIC WORKS ON: AUG. 23, 2005

ROADWAY CONSTRUCTION PLANS WERE APPROVED BY THE EVANSVILLE BOARD OF PUBLIC WORKS ON: JUNE 28, 2005

SANITARY SEWER PLANS WERE APPROVED BY THE EVANSVILLE WATER AND SEWER UTILITY BOARD ON: SEPT. 28, 2010

S-NUMBER: S-1269

P.O.C. NE COR., SE 1/4 SEC. 14-5-10

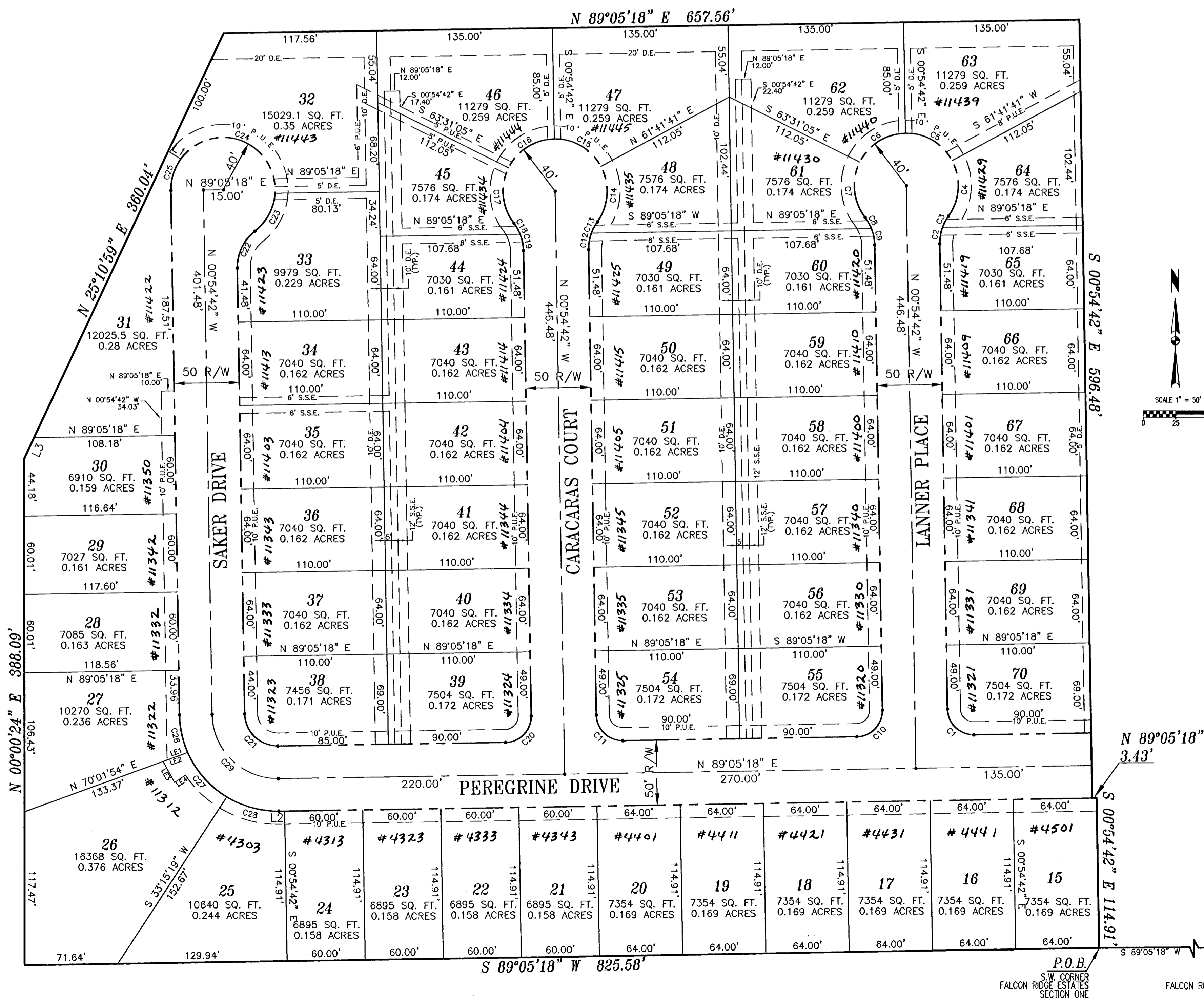
S 00°00'24" W 1316.04'

G. GREEN RIVER RD. S 00°00'24" W 711.48'

S 00°00'24" W 711.48'

N 89°05'18" E 3.43'

S.E. CORNER FALCON RIDGE ESTATES SECTION ONE



### OWNER'S CERTIFICATE

The undersigned owners of the real estate shown, and described hereon, does hereby plot, and subdivide said real estate as shown and designates the same as FALCON RIDGE ESTATES SECTION TWO. 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 "Public Utility (P.U.) Easement", are hereby dedicated 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 erected 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.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 provided, that such facilities are not placed in such a 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 plot and marked "S.S.E." (Sanitary Sewer Easement), are hereby dedicated to the sanitary sewer utility for the installation, maintenance, operation, enlargement, and repair of utility facilities, with the right to trim or remove at the discretion of the sanitary sewer utility, trees, overhanging branches, bushes, underbrush, and obstructions. No buildings or similar structures, other than such utility facilities, can be located within said areas of land. Any fence located within said areas of land is subject to removal by the sanitary sewer utility without liability in the use of said easements by said utility.

Charles L. Murphy, President  
Murphy Homes, Inc.  
Charles L. Murphy, President  
P.O. Box 275  
Harrisburg, IL 62946-0275

### 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 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 4th day of February, 2012

My Commission Expires: 11-26-16

Notary Resides in: Vanderburgh County, Indiana

Diana M. White  
Notary Public  
Kristina M. Foster  
(typed or printed name)



### BOUNDARY DESCRIPTION

Part of Lots 7 and 8 of the Subdivision of the Southeast Quarter of the Southeast Quarter and the part of the Southwest Quarter of the Southeast Quarter of Section 14, Township 5 South, Range 10 West and the Northeast Quarter of the Northeast Quarter and part of the Northwest Quarter of the Northeast Quarter of Section 23, Township 5 South, Range 10 West of the Second Principal Meridian as per plat thereof, recorded in Partition Record 2, Pages 81, 82 & 83 in the office of the Recorder of Vanderburgh County, Indiana, lying in Scott Township, more particularly described as follows:

Commencing at the Northeast corner of the Southeast Quarter of said Section 14; thence along the East line thereof, South 00 degrees 00 minutes 24 seconds West a distance of 1316.04 feet to the Southeast corner of Daylight Industrial Park, as per plat thereof, recorded in Plat Book Q, Page 160 in the office of the Recorder of Vanderburgh County, Indiana, said point also being the Northeast corner of Falcon Ridge Estates-Section One, as per plat thereof, recorded in Plat Book R, Page 189 in said Recorder's office; thence continuing along said East line, South 00 degrees 00 minutes 24 seconds West a distance of 711.48 feet to the Southeast corner of said Falcon Ridge Estates-Section One, also being the Southeast corner of said Lot 7; thence along the South line thereof, South 89 degrees 05 minutes 18 seconds West a distance of 949.16 feet to the Southwest corner of said Falcon Ridge Estates-Section One and being the POINT OF BEGINNING; thence continuing along the South line of said Lot 7, South 89 degrees 05 minutes 18 seconds West a distance of 825.58 feet to the Southwest corner of said Lot 7; thence along the West line thereof, North 00 degrees 00 minutes 24 seconds East a distance of 388.09 feet to the Southern corner of a tract of land conveyed to Alvin E. & Eleanor F. Mann in Deed Drower 6, Card 1039 in said Recorder's office; thence along the Easterly line thereof, North 25 degrees 10 minutes 59 seconds East a distance of 360.04 feet to the Northeast corner of said Mann tract and the South line of said Daylight Industrial Park; thence along said South line, North 89 degrees 05 minutes 18 seconds East a distance of 657.56 feet to the Northwest corner of said Falcon Ridge Estates-Section One; thence along the West line thereof, South 00 degrees 54 minutes 42 seconds East a distance of 596.48 feet to the South right-of-way of Peregrine Drive; thence along said South line, North 89 degrees 05 minutes 18 seconds East a distance of 3.43 feet; thence South 00 degrees 54 minutes 42 seconds East a distance of 114.91 feet to the Point of Beginning, containing 12,774 acres, more or less.

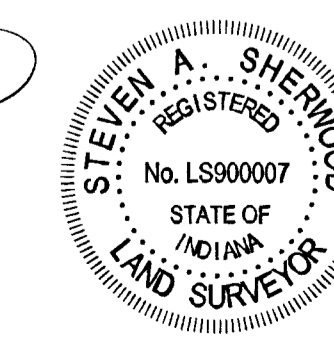
Subject to all easement and rights-of-way of record.

### SURVEYOR'S CERTIFICATE

I, Steven A. Sherwood, 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 on July 27, 2012 and that all monuments shown exist at locations as noted.

Witness my hand and seal this 6th day of Feb., 2012

Steven A. Sherwood, L.S.  
Indiana Registration No. 900007



### 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 July 7, 2004.

President: [Signature]  
Attest Executive Director: [Signature]

A.P.C. DOCKET #6-S-2004

SECONDARY PLAT complies with the Ordinance and is released for recording.

[Signature]  
Executive Director

PLAT RELEASE DATE: March 12, 2012

T-27  
APC # 6-S-2004