

Farley Place

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
 11/20/2019
 BRIAN GERTH AUDITOR
 4762

RECEIVED FOR RECORD
 DATE 11/20/2019 9:19 AM
 PLAT BOOK V
 PAGE 030
 INSTR# 201900026559
 DEBBIE STUCKI RECORDER
 VANDERBURGH COUNTY

General Notes

- PUBLIC UTILITIES - WATER:** Water is available and is provided by the Evansville Water & Sewer Utility.
- PUBLIC UTILITIES - SEWER:** Sanitary Sewer is available and will be provided by the Evansville Water & Sewer Utility.
- ACCESS:** Lots 1 and 2 have direct access to Pollack Avenue.
- FLOOD PLAIN DATA:** No portion of the within described tract of land lies within that Special Flood Hazard Area (SFHA) Zone "A" as said tract(s) plots by scale on the Flood Insurance Rate Map (FIRM) 18163 C 0185 D, Community Panel 180257 dated March 17, 2011.
- NATURAL SURFACE WATERCOURSE:** The owner(s) shall remain responsible for the prevention of obstructions to creeks and natural surface watercourses on this site.
- PRIOR COVENANTS & RESTRICTIONS:** The Area Plan Commission does not participate in the creation or enforcement of private covenants and restrictions and therefore the recording of this plat has absolutely no effect on any private covenants and restrictions that may or may not exist.
- INSTALLATION OF SIDEWALKS:** Sidewalks exist at this location and it was determined at SUBDIVISION REVIEW on July 8, 2019 that this subdivision currently meets the minimum requirements for the installation of sidewalks as per the Evansville Municipal Code 17.05.150(B)(2).
- ENCROACHMENT PERMIT:** Permit Application E8819-11 was approved by the City Engineer and Board of Public Works on August 8, 2019 for the encroachment of the carport located on Lot 2 within the documented easement for Carol Drive.

BOUNDARY DESCRIPTION

Part of the Southeast Quarter of the Southwest Quarter of Section 35, Township 6 South, Range 10 West of the 2nd P.M., lying in Knight Township, Vanderburgh County, Indiana and being more particularly described as follows:

Commencing at the Southeast corner of said Quarter, Quarter Section; thence along the South line of said Quarter, Quarter Section, North 89°00'26" West 821.36 feet; thence North 00°59'45" East 20.00 feet to the true point of beginning; thence parallel with the South line of said Quarter, Quarter Section

- 1st: North 89°00'26" West 166.00 feet; thence
- 2nd: South 00°59'45" West 20.00 feet to the South line of said Quarter, Quarter Section; thence along said South line
- 3rd: North 89°00'26" West 166.00 feet; thence
- 4th: North 00°59'45" East 544.00 feet to the South boundary of Belvedere Subdivision, as per plat thereof, recorded in Plat Book "J", Page 22 in the office of the Recorder; thence along said South boundary
- 5th: South 89°00'26" East 332.00 feet to the Northwest corner of The James Ewin Subdivision, as per plat thereof, recorded in Plat Book "K", Page 204 in the office of the Recorder; thence along the West boundary of said subdivision and the extension thereof
- 6th: South 00°59'45" West 524.00 feet to the point of beginning and containing 4.070 acres more or less.

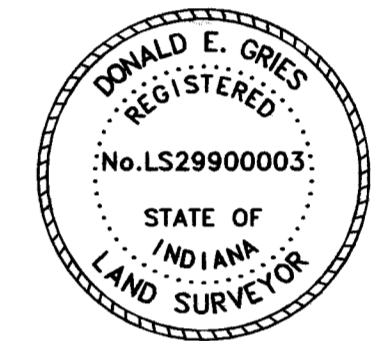
Certificates

SURVEYOR'S CERTIFICATE

I, Donald E. Gries, 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 on January 9th, 2019 and that all monuments shown exist at all locations as noted.

Witness my hand and seal this 11th day of November, 2019.

Donald E. Gries, PS
 Indiana Registration No. LS 29900003
 Andy Easley Engineering, Inc.
 1133 West Mill Road, Suite 205
 Evansville, IN 47710



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 it is required by law. (Donald E. Gries)

OWNER'S CERTIFICATE

We, the undersigned owners of the real estate shown and described hereon, do hereby plat and subdivide said real estate and designate same as FARLEY PLACE, a Minor Subdivision.

Strips or areas of land, of the dimensions shown on this plat and marked "I.E.E." (Ingress and Egress Easement), are hereby dedicated for a private drive only for the purpose of ingress and egress to and from Pollack Avenue for Lots 1 and 2 as shown hereon. The owners of Lots 1 and 2 shall be responsible for the maintenance of the drive located within the ingress-egress easement area. No permanent structures shall be placed within the driving area that would prohibit the free flow of vehicular traffic to and from the Lots.

All additional road rights-of-way shown and not previously dedicated are hereby dedicated to public use.

Vicki L. Farley
 (a.k.a. Vicki L. Farley)
 3624 Pollack Avenue
 Evansville, IN 47714

Vicki L. Farley
 (a.k.a. Vicki L. Farley)
 as Trustee for Victoria Farley
 3624 Pollack Avenue
 Evansville, IN 47714

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, Vicki L. Farley, also known as Vicki L. Farley, the owner of the real estate shown and described hereon and acknowledged 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 18th day of November, 2019.

My commission expires 11/22/2022
 Patricia E. Keith
 Signature

Printed Name: Patricia E. Keith

Notary Resides in Vanderburgh County, Indiana (state)

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, proper notice was given and this plat has been given Primary Approval by the AREA PLAN COMMISSION of Evansville and Vanderburgh County at a meeting held on July 8, 2019 (at Subdivision Review)

President: Stacy Stevens

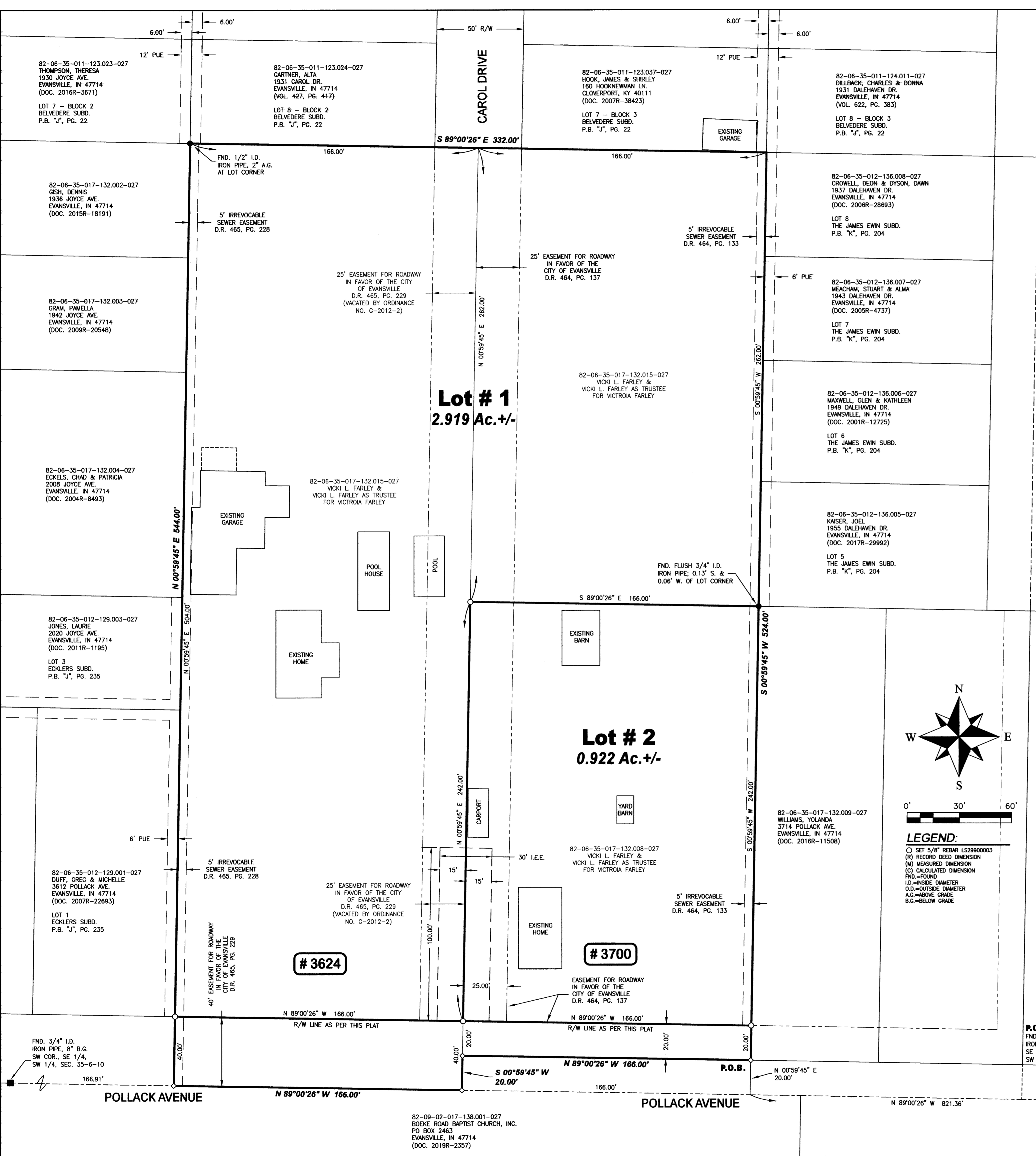
Attest Executive Director: Ronald S. London

PLAT RELEASE for APC Docket No.: MIN-2019-032

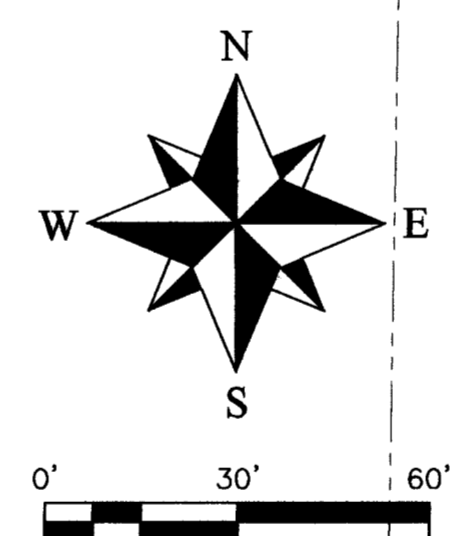
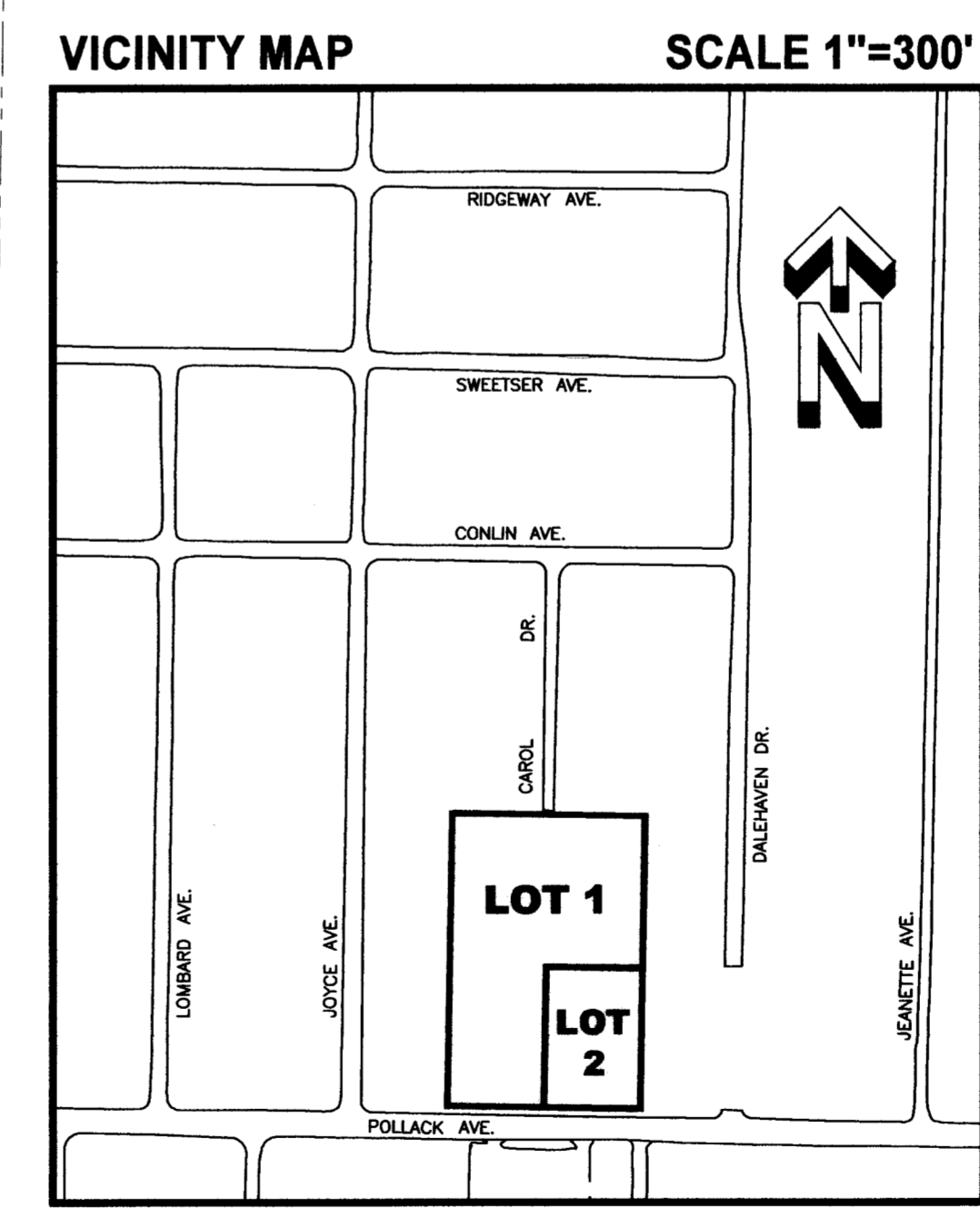
The Secondary Plat complies with the Ordinance and is released for recording.

Executive Director: Ronald S. London

Plat Release Date: 11/20/2019



DALEHAVEN DRIVE



LEGEND:
 ○ SET 5/8" REBAR LS29900003
 (R) RECORD DEED DIMENSION
 (M) MEASURED DIMENSION
 (C) CALCULATED DIMENSION
 FND.=FOUND
 I.D.=INSIDE DIAMETER
 O.D.=OUTSIDE DIAMETER
 A.G.=ABOVE GRADE
 B.G.=BELOW GRADE

82-09-02-017-138.001-027
 BOKEE ROAD BAPTIST CHURCH, INC.
 PO BOX 2463
 EVANSVILLE, IN 47714
 (DOC. 2019R-2357)



AE-2 ANDY EASLEY ENGINEERING
 CIVIL ENGINEERING (812) 424-2481
 1133 WEST MILL ROAD
 EVANSVILLE, INDIANA 47710

MINOR SUBDIVISION
 3624 POLLACK AVENUE
 CLIENT: VICKI FARLEY
 VANDERBURGH COUNTY, INDIANA

DRAWN BY:
 J.R.F.
 CHECKED
 D.E.G.
 SCALE:
 1"=30'

DATE: 06/25/19
 PROJECT NO.: S-10418
 REVISIONS

SHEET NO.: 1 OF 1