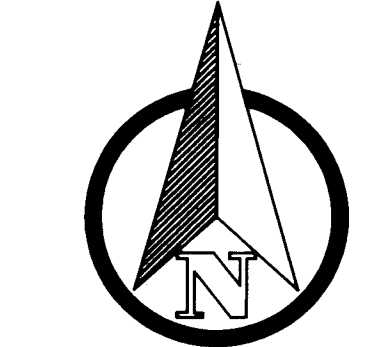


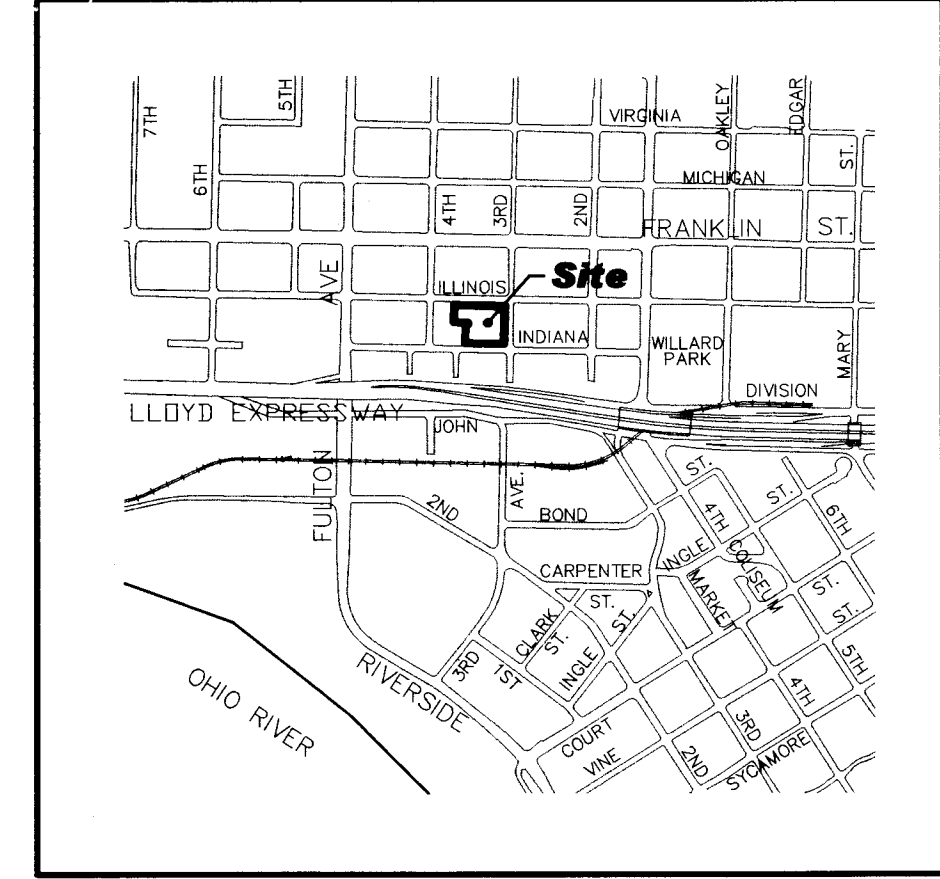
Fire and Rain

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
 DATE 8-8-2018
 PLAT BOOK U
 PAGE 158
 INSTR# 2018R00018059
 DEBBIE STUCKI RECORDER
 VANDERBURGH COUNTY



SCALE 1" = 30'
 30 0 30 60

- Legend**
- Center Line
 - Easement Line
 - Property Boundary Line
 - Right-of-way Line
 - 5/8" Rebar with cap stamped "Morley & Assoc. ID. #0023" (Set)
 - E East
 - N North
 - P.O.B. Point Of Beginning
 - P.O.C. Point Of Commencement
 - R Range
 - S South
 - T Township
 - W West



Location Map

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, March 26, 2018, at Subdivision Review.

President: Stacey Steved
 Attest Executive Director: Ronald S. London



Plat Release for APC Docket No.:

MIN-2018-009
 Secondary Plat complies with the Ordinance and is released for Recording.
 Executive Director: Ronald S. London
 PLAT RELEASE DATE: August 7, 2018

U-158

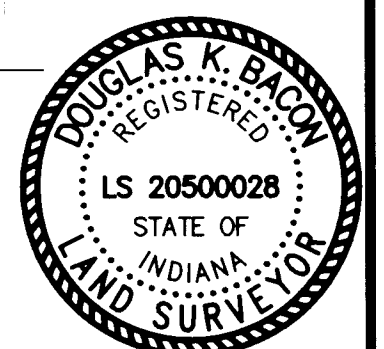
Surveyor's Certificate

I, Douglas K Bacon, 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 plat correctly represents a survey completed by me on February 21, 2018, and that all monuments shown exist at locations.

Witness my hand and seal this 1st day of June 2018.

Douglas K. Bacon

Prepared By:
 Douglas Bacon, P.S.
MORLEY
 4800 Rosebud Lane
 Newburgh, IN 47630
 Phone: (812) 464-9585
 Fax: (812) 464-2514
 doug@morleycorp.com



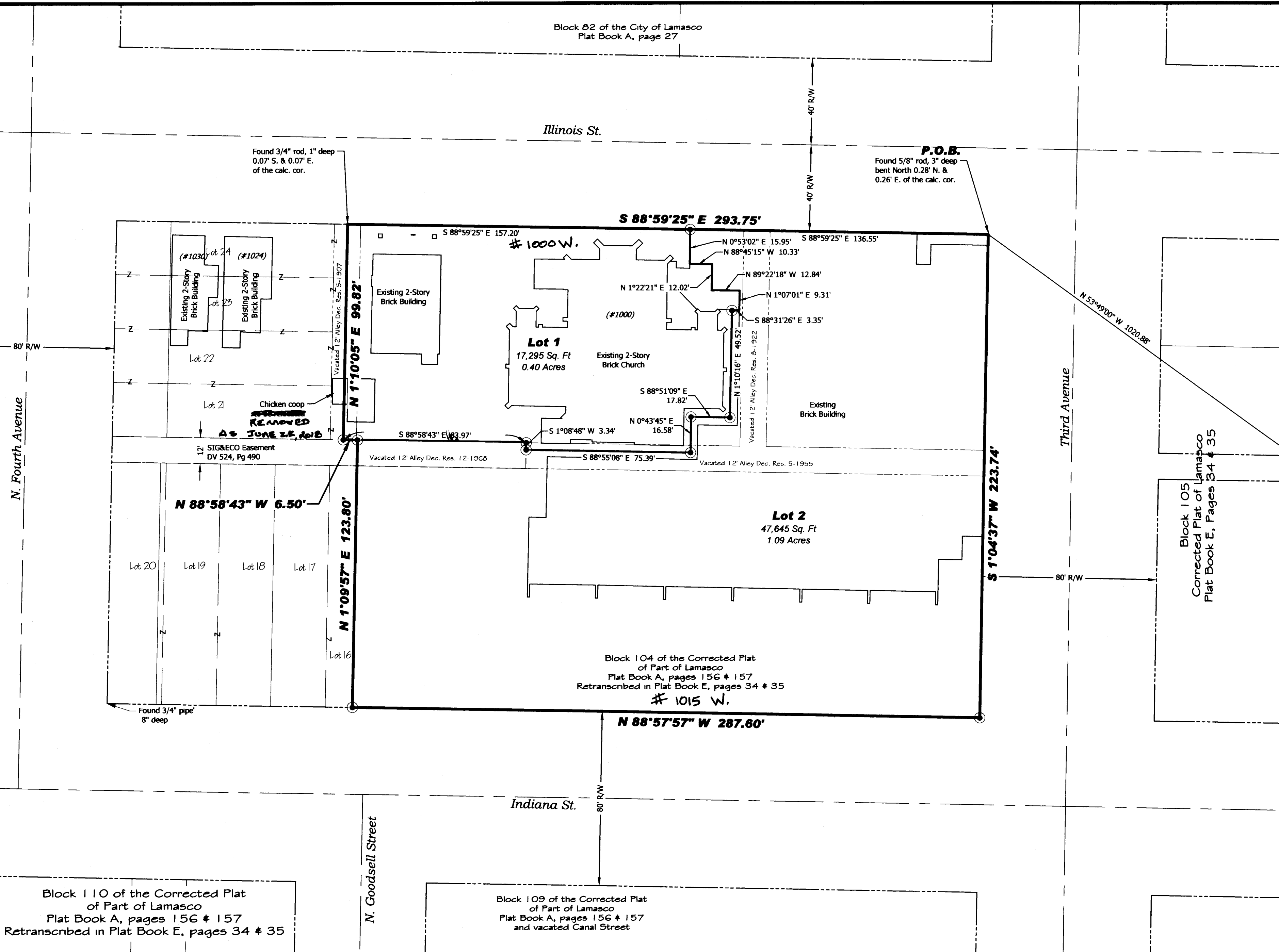
Affirmation Statement

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

Signature: Douglas K Bacon
 Douglas K Bacon

Secondary Plat

Designed By: D.K.B. Job Number: 10393-4.001A
 Drawn By: J.E.V. Date: 6/1/2018
 Filed: 10393 Secondary plat



Boundary Description

Lots 1 thru 15 and half of Lot 16 and Lots 25 thru 31 and a vacated 12 foot Alley per Declaratory Resolution 5-1955 and a vacated 12 foot Alley per Declaratory Resolution 8-1922 and part of a vacated 12 foot Alley per Declaratory Resolution 5-1907, all located in Block 104 of the Corrected Plat of Part of Lamasco, Plat Book A, pages 156 & 157 and Re-transcribed in Plat Book E, pages 34 and 35, City of Evansville, Vanderburgh County, Indiana being more particularly described as follows:

Beginning at the northeast corner of said Lot 1; thence along the west right of way of Third Avenue, South 01 degrees 04 minutes 37 seconds West 223.74 feet to the north right of way of Indiana Street; thence along said north line thereof, North 88 degrees 57 minutes 57 seconds West 287.60 feet to the midpoint of said Lot 16; thence along the midpoint line thereof, North 01 degrees 09 minutes 57 seconds East 123.80 feet to the south line of said Lot 25; thence along the south line thereof, North 88 degrees 58 minutes 43 seconds West 6.50 feet to the center of a 12 foot vacated Alley, per Declaratory Resolution 5-1907; thence along the center thereof, North 01 degrees 10 minutes 05 seconds East 99.82 feet to the south right of way of W Illinois Street; thence along the south right of way thereof, South 88 degrees 59 minutes 25 seconds East 293.75 feet to the point of beginning. Containing 64,940 square feet, 1.49 acres, more or less.

Subject to all easements and rights-of-ways of record.

Cross-Referenced Documents

2018R00018060 WARRANTY DEED
2018R00018061 PARKING AGREEMENT
2018R00018062 PARTY WALL MAINT. AGRE
2018R00018063 SHORT FORM R. OF 1ST OFFER
2018R00018064 SHORT FORM R. OF 1ST REFUSAL

Owner's Certificate

The undersigned owners of the real estate shown and described hereon, do hereby plat and subdivide said real estate as shown and designate the same as **Fire and Rain**.

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.

Owner/Developer: Trinity Evangelical Lutheran Church

By: Mike Stevens
 Mike Stevens, President of Congregation of Trinity Evangelical Lutheran Church, the owner of the real estate shown and described hereon and 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.

Notary Certificate

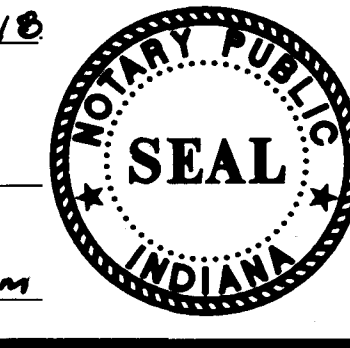
STATE OF INDIANA, County of Warrick ss:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Mike Stevens, President of Congregation of Trinity Evangelical Lutheran Church, the owner of the real estate shown and described hereon and 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 18th day of June, 2018

My Commission Expires: August 5, 2018
Bret Adelman
 Notary Public

Notary Resides in: Newburgh, Indiana
Bret A. Semersheim
 County, Indiana (Typed or Printed Name)



General Notes

Flood Plain Data: None of the within described tract of land lies within that Special Flood Hazard Area (SFHA) Zone "A" as said tracts plots on Community Panel Number 180257 D 177, being Map Number 1816300177D, of the Flood Insurance Rate Maps (FIRM) of Vanderburgh County, Indiana, dated March 17, 2011.

Installation of Sidewalks: Sidewalks exist at this location and it was determined at Subdivision Review on March 28, 2018 that this subdivision currently meets the minimum requirements for the installation of sidewalks as per the Evansville Municipal Code 17.05.150(B)(2).

Monuments: Monuments have been set at all boundary and lot corners with a 5/8" rebar with cap stamped "Morley & Assoc. ID#0023", unless otherwise noted.

Public Utilities - Sewer: Sanitary Sewer is available and will be provided by the Evansville Water & Sewer Utility.

Public Utilities - Water: Water is available and is provided by the Evansville Water & Sewer Utility.

Variance: APC Docket Number VAR-2018-034 requesting a variance of the Zoning Ordinance, as per 18.130.010, 18.135.080(A)(5) and 18.130.050(i), was Approved by the Board of Zoning Appeals on May 17, 2018. This Variance was to allow for the relaxation of:

- Relaxation of the minimum front, side, and rear yard setbacks to 0' (18.130.010)
- Relaxation of the required number of parking spaces from 279 to 47 (18.135.080(A)(5))
- Relaxation of the required setback for an industrial lot abutting residential from 20' to 0' to allow a change of use from school to offices (18.130.050(i))

Rezoning: Lot 2 was rezoned to M-1 per Ordinance Number R-2018-011 on April 23, 2018 and per Ordinance Number R-2018-013 on May 21, 2018. Lot 1 remains R-4 zoning.

Part of the SW 1/4 of section 19, Township 6 South, Range 10 West of the 2nd P.M., Pigeon Township, being