

LOCATION MAP
1"=2000'

THE GLENNS SECTION ONE

LINE DATA TABLE

LINE	BEARING	DISTANCE
L1	N82°28'25"W	35.78'
L2	N54°26'49"W	20.44'
L3	N78°15'31"W	28.24'
L4	S88°44'02"E	11.95'
L8	S89°13'56"E	19.29'
L9	S00°46'04"W	19.00'

STREET CURVE DATA TABLE

CURVE #	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
CURVE #1	125.00'	90.12'	88.13'	N70°08'52"E	41°18'23"
CURVE #2	45.00'	70.69'	63.64'	S44°13'56"E	90°00'00"

LOT CURVE DATA TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	41.03'	39.89'	N12°58'05"E	47°00'51"
C2	150.00'	54.07'	53.78'	N59°47'18"E	20°39'12"
C3	150.00'	54.07'	53.78'	N80°26'28"E	20°39'12"
C5	50.00'	41.03'	39.89'	N25°57'14"E	47°00'51"
C6	100.00'	30.16'	30.05'	N58°06'09"E	17°16'59"
C7	100.00'	41.93'	41.62'	N78°45'21"E	24°01'28"
C8	20.00'	31.42'	28.28'	S44°13'56"E	90°00'00"
C9	70.00'	43.63'	42.92'	S17°05'12"E	35°42'31"
C10	70.00'	59.59'	57.81'	S59°19'41"E	48°46'27"
C11	70.00'	6.74'	6.74'	S86°28'25"E	05°31'02"
C21	20.00'	31.42'	28.28'	S45°48'04"W	90°00'00"
C22	20.00'	31.42'	28.28'	S44°13'56"E	90°00'00"
C30	22798.31'	48.05'	48.05'	N 88°47'42" W	00°07'15"
C31	22798.31'	60.00'	60.00'	N 88°55'51" W	00°09'03"
C32	22798.31'	60.00'	60.00'	N 89°04'53" W	00°09'03"
C38	60.00'	51.36'	49.81'	S71°57'02"W	49°02'56"

LOT DATA TABLE

Text	Area (sq)	Area (acres)
1	12050.4	0.346
2	15058.7	0.346
3	11471.1	0.263
4	8720.2	0.154
5	8720.2	0.154
6	8720.2	0.154
7	8720.2	0.154
8	8720.2	0.154
9	8720.2	0.154
10	8720.2	0.154
11	8720.2	0.154
52	709.9	0.163
56	709.9	0.163
57	709.9	0.163
58	709.9	0.163
59	699.4	0.161
60	3321.4	0.214
61	11678.3	0.268
62	6900.0	0.158
63	6900.0	0.158
64	7359.2	0.170
65	10984.6	0.252
66	15810.3	0.363
67	7241.6	0.166
68	682.7	0.157
69	682.7	0.157
70	682.7	0.157
71	682.7	0.157
86	682.7	0.157
87	682.7	0.157
88	682.7	0.157
89	682.7	0.157
90	7146.8	0.164

GENERAL NOTES

- Utilities:** Sanitary sewer, water, gas, electric, and telephone will be extended to the site.
- Flood Plain Data:** A portion of this property lies within the 100 year flood zone (Zone A) as said property plots by scale on the Flood Insurance Rate Map (FIRM) Community Panel 180256 0025 C, dated August 5, 1991.
- Compaction Certification:** Within Flood Zone "A", a soils engineer shall certify the compaction, methods, and suitability of fill in the area of building pads and shall delineate lot numbers for those building lots being certified on the site grading plan. Further, the soils engineer will provide special footing and foundation requirements, if any, based on the soil conditions.
- Earthen Fill:** Portions of this site have been filled in accordance with acceptable industry standards, and houses may be placed on this fill.
- Special Measures:** Special measures are required to provide extra crawl space protection due to ground elevations. Special measures may include waterproofing, installing sump pumps, yard slopes in excess of code minimums, etc.
- Lot Drainage:** Individual lot owners are responsible to construct and maintain respective lot grades in such a manner as to allow stormwater runoff from abutting lots to flow freely to drainage swales or street curbs.
- Road Grades:** Road grades shall not exceed 5.00%.
- Temporary Erosion Control (during construction)**
 - 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 blankets in place within five (5) days of disturbance of soil which must remain in place until final grading and seeding.
- Erosion Control for Ditches:**
 - Slopes of 0%-2% shall be mulched and seeded within forty-five (45) days of disturbance.
 - Slopes of 2%-8% shall be sodded or stabilized with an erosion control mat at completion of ditch grading.
 - Slopes over 8% require riprap or other approved stabilization at completion of ditch grading if the total ditch length at that point is greater than 100 feet.
- 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 exist in his or her property in proper working order including:
 - Mowing grass, controlling weeds and maintaining the designed cover of the waterways, storage basins, and easements in accordance with applicable ordinances.
 - Keeping all parts of the storm water drainage system operating as designed and 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 plans on file 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.
 - Notice: Any pipe, fence, wall, building, pool, patio, planting, stored material, excavation, fill, or other construction, improvement, addition to, or alteration of the land within a drainage easement in this subdivision requires the prior written approval of the Board of Public Works.
- Property Corner Markers:** All corners not currently marked will be marked with a 5/8" iron rod with a plastic cap labeled "RLS 900007."

BOUNDARY DESCRIPTION

Part of the South Half of the South Half of the Northwest Quarter of Section 11, Township 6 South, Range 10 West of the Second Principle Meridian, in Center Township, Vanderburgh County, Indiana, more particularly described as follows:

Commencing at the Southwest corner of said Half, Half Quarter section; thence along the West line thereof, North 00 degrees 44 minutes 42 seconds East a distance of 663.19 feet to the North line of said Half, Half Quarter section; thence along said North line, South 89 degrees 13 minutes 56 seconds East a distance of 600.03 feet, to the POINT OF BEGINNING, said point also being the Northeast corner of Lot 4 in M.L.B. Subdivision, as per plat thereof, recorded in Plat Book Q, page 26, in the office of the Recorder of Vanderburgh County, Indiana; thence Continue along said North line, South 89 degrees 13 minutes 56 seconds East a distance of 752.05 feet; thence South 01 degrees 12 minutes 03 seconds West a distance of 112.00 feet; thence South 00 degrees 46 minutes 04 seconds West a distance of 50.00 feet; thence North 89 degrees 13 minutes 56 seconds West a distance of 6.03 feet; thence South 01 degrees 12 minutes 03 seconds West a distance of 224.00 feet; thence South 89 degrees 13 minutes 56 seconds East a distance of 5.26 feet; thence South 00 degrees 46 minutes 04 seconds West a distance of 50.00 feet; thence South 01 degrees 12 minutes 03 seconds West a distance of 118.30 feet to the Limited Access Right-of-Way of Lynch Road; thence along said Right-of-Way, Northwesterly a distance of 168.05 feet, along an arc to the right, having a radius of 22,798.31 feet and subtended by a long chord with a bearing of North 88 degrees 45 minutes 45 seconds West and a length of 168.05 feet; thence continuing along said Right-of-Way, North 88 degrees 44 minutes 02 seconds West a distance of 206.20 feet to the Southeast corner of Lot 1 of M.L.B. Minor Subdivision, Recorded in Plat Book R, Page 170, in the office of the recorder of Vanderburgh County, Indiana; thence along the Eastern title lines of said subdivision for the following six courses:

- North 03 degrees 08 minutes 31 seconds East a distance of 131.07 feet;
- thence North 83 degrees 32 minutes 53 seconds West a distance of 168.47 feet;
- thence North 78 degrees 15 minutes 31 seconds West a distance of 28.24 feet;
- thence North 54 degrees 26 minutes 49 seconds West, a distance of 20.44 feet;
- thence North 82 degrees 28 minutes 25 seconds West, a distance of 35.78 feet;
- thence North 08 degrees 38 minutes 01 seconds West, a distance of 90.29 feet, to the South Right-of-Way of Mariner Drive;

thence along said Right-of-Way, Northwesterly, 188.57 feet along an arc to the left having a radius of 60.00 feet and subtended by a long chord having a bearing of North 42 degrees 32 minutes 12 seconds West and a length of 120.00 feet; thence Southwesterly, 37.82 feet along an arc to the right having a radius of 50.00 feet and subtended by a long chord having a bearing of South 69 degrees 05 minutes 51 seconds West and a length of 36.93 feet to the Southeast corner of said Lot 4; thence along the East line of said Lot 4, North 00 degrees 46 minutes 04 seconds East a distance of 220.00 feet to the Point of Beginning and containing 7.624 acre, more or less.

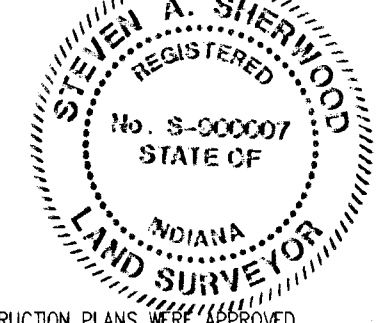
Subject to a Sanitary Sewer easement granted to Vanderburgh County.
Subject to a Public Utility and Underground Drainage Easement as per plat thereof.

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 plat correctly represents a survey completed by me on May 29, 2006, and that all monuments shown exist at locations as noted.

Witness my hand and seal this 21 day of Dec., 2006

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



STORM DRAINAGE PLANS WERE APPROVED BY THE EVANSVILLE BOARD OF PUBLIC WORKS ON: _____

ROADWAY CONSTRUCTION PLANS WERE APPROVED BY THE EVANSVILLE BOARD OF PUBLIC WORKS ON: _____

APRIL 18, 2006 DATE APRIL 4, 2006 DATE

SANITARY SEWER PLANS WERE APPROVED BY THE EVANSVILLE WATER AND SEWER UTILITY BOARD ON: _____

APRIL 25, 2006 DATE

LEGEND

- TDE --- TEMPORARY DRAINAGE EASEMENT
 - TLM&SDE --- TEMPORARY LAKE MAINTENANCE & STORM DRAINAGE EASEMENT
- These temporary easements cover installed infrastructure. They expire when the section of the subdivision that they are in is recorded and the proper easements are granted in the newly recorded section(s).

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
01-03-2007
BILL FLUTY AUDITOR
81
RECEIVED FOR RECORD
DATE 01-03-07 2:28 PM
PLAT BOOK 5-
PAGE 37
INSTR# 2007R 00000449
BETTY KNOTT SMITH RECORDER
VANDERBURGH COUNTY

OWNER'S CERTIFICATE

The undersigned owners of the real estate shown, and described hereon, does hereby plat and subdivide said real estate as shown and designates the same as THE GLENNS SECTION ONE.

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 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 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 marked "LM&SDE" (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 this subdivision these easements must have the approval of the Drainage Board. Fences may not be extended across the Lake Maintenance & Storm Detention Easement.

Strips or areas of land, of the dimensions shown on this plat 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.

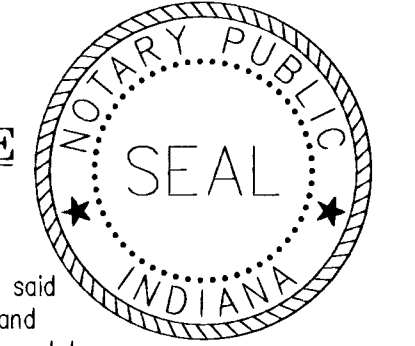
All easements are dedicated with the right of ingress and egress over the lots within this subdivision and from said easements for necessary construction, maintenance, or reconstruction.

LEVEL DEVELOPMENT, L.L.C.
Dan Buck
DAN BUCK, MANAGING MEMBER
LEVEL DEVELOPMENT, L.L.C.
P.O. BOX 4530
EVANSVILLE, IN 47724-0530

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 21st day of December, 2006
My Commission Expires: 11/26/08
Kristina M. Pater
Kristina M. Pater
Notary Public
Kristina M. Pater
(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 January 12, 2006.

Buddy Smith
Buddy Smith
Attest Executive Director



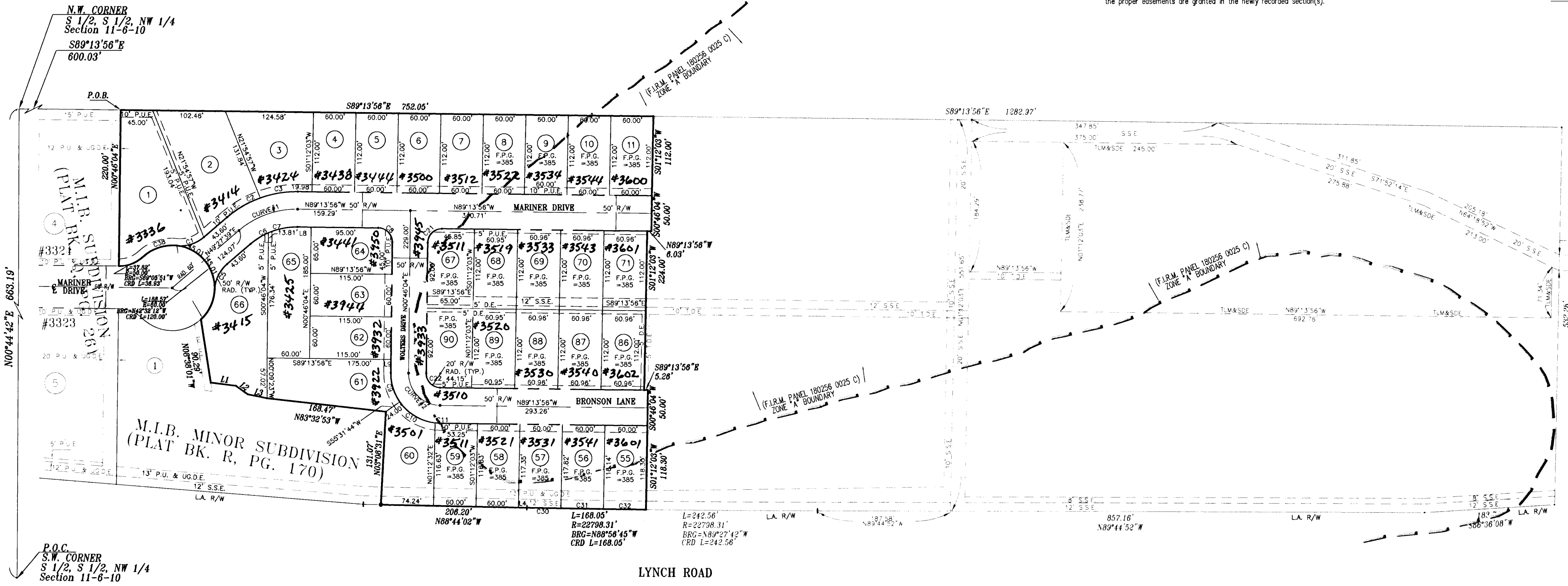
A.P.C. DOCKET NO. 18-S-2005

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

Buddy Smith
Executive Director

PLAT RELEASE DATE: JAN. 03, 2007

S-37



Affirmation Statement

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

Kristina M. Pater
(NAME)