

Murphy Minor Subdivision

A Residential Minor Subdivision

N.W. Corner
N.E. 1/4
Section 16-6-11
Fnd. 3/4" I.D.L.Pipe

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 Murphy Minor Subdivision. All roads shown and not previously dedicated are hereby dedicated to public use.

By: Raymond E. Murphy By: Sandra S. Murphy
Raymond E. Murphy Sandra S. Murphy
2722 N. Red Bank Road 2722 N. Red Bank Road
Evansville, IN 47720 Evansville, IN 47720

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 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 this 4th day of October, 1995

My Commission Expires:

9-16-98

Notary Resides in
Vanderburgh
County, Indiana

Richard Masterson
Notary Public
Deborah J. Masterson
(typed or printed name)



Boundary Description

Part of the North Half of the Northeast Quarter of Section 16, Township 6 South, Range 11 West, lying in Vanderburgh County Indiana, more particularly described as follows:

Beginning at the Southeast corner of said Half Quarter Section; thence along the south line of said half quarter section North 89 degrees 36 minutes 17 seconds West 660.00 feet to a point being located South 89 degrees 36 minutes 17 seconds East 667.54 feet from a found 4-inch by 4-inch stone at the southwest corner of the northeast quarter of the northeast quarter of said section; thence parallel to the east line of said half quarter section North 01 degrees 59 minutes 25 seconds East 167.06 feet; thence South 89 degrees 41 minutes 11 seconds East 660.02 feet to a point on the east line of said half quarter section, said point being located South 01 degrees 59 minutes 25 seconds West 1176.98 feet from a found 6-inch by 6-inch stone at the northeast corner of said half quarter section; thence along the east line of said half quarter section South 01 degrees 59 minutes 25 seconds West 168.00 feet to the true point of beginning and containing 2.54 acres.

Excepting therefrom that part taken by Red Bank Road along the east side of said half quarter section.

Subject to a strip 25 feet in width for roadway purposes off the south side of said real estate.

Subject to all legal highways, rights-of-ways, and easements of record.

Surveyor's Certificate

I, Danny K. Leek, 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, and that all monuments shown exist at locations

Witness my hand and seal this 3rd day of October, 1995

Danny K. Leek, R.L.S.
Indiana Registration No. S0480



DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER.

NOV 03 1995

Suzanne M. Couch
AUDITOR
6168

RECORDED
at 2:11 P.M.
on 11-03-95
Plat Book P-37
Page 37
BETWEEN Evansville, Indiana
VANDERBURGH COUNTY
CTRL 0077

P-37

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 SECONDARY APPROVAL by the AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY at a meeting held on 11-02-95, 1995

Alfred H. Bana, Jr.
President
Barbara L. Cunningham
Executive Director
PLAT RELEASE:
Barbara L. Cunningham 11-02-95
Executive Director Date



N.E. Corner
N.E. 1/4
Section 16-6-11
Fnd. 6" x 6" Stone

S.W. Corner
N. 1/2 N.E. 1/4
Section 16-6-11
Calculated Split

S 88°36'17" E 1318.59'(M)

S.W. Corner
N.E. 1/4, N.E. 1/4
Section 16-6-11
Fnd. 4" x 4" Stone

S 89°36'17" E - 667.54'(M)
470.00'(R & M)

General Notes

Zoning: The subject property is currently zoned Agricultural (A). The abutting property is zoned as shown hereon.

Flood Plain Data: Per F.I.R.M. for Vanderburgh County, Indiana, Panel Number 180258 0075 C, dated August 5, 1991, this proposed subdivision does not lie within that Special Flood Zone A.

The lowest floor elevations of any enclosed space (including garage) must be at least two feet above the 100 year flood elevation. This minimum floor elevation is called Flood Protection Grade (FPG). Additional information may be obtained from the Vanderburgh County Building Commissioner.

Minimum First Floor Elevation: First floor grades shall be set to allow for proper drainage around houses. All first floor grades shall conform to local and state enforced building codes.

Utilities: Sanitary sewer is available on site and water is available to be extended to the site.

Access: Both lots shall access Red Bank Road.

Easements: Existing recorded easements are as shown hereon.

Basements: Any basements must be approved by the Vanderburgh County Building Commissioner.

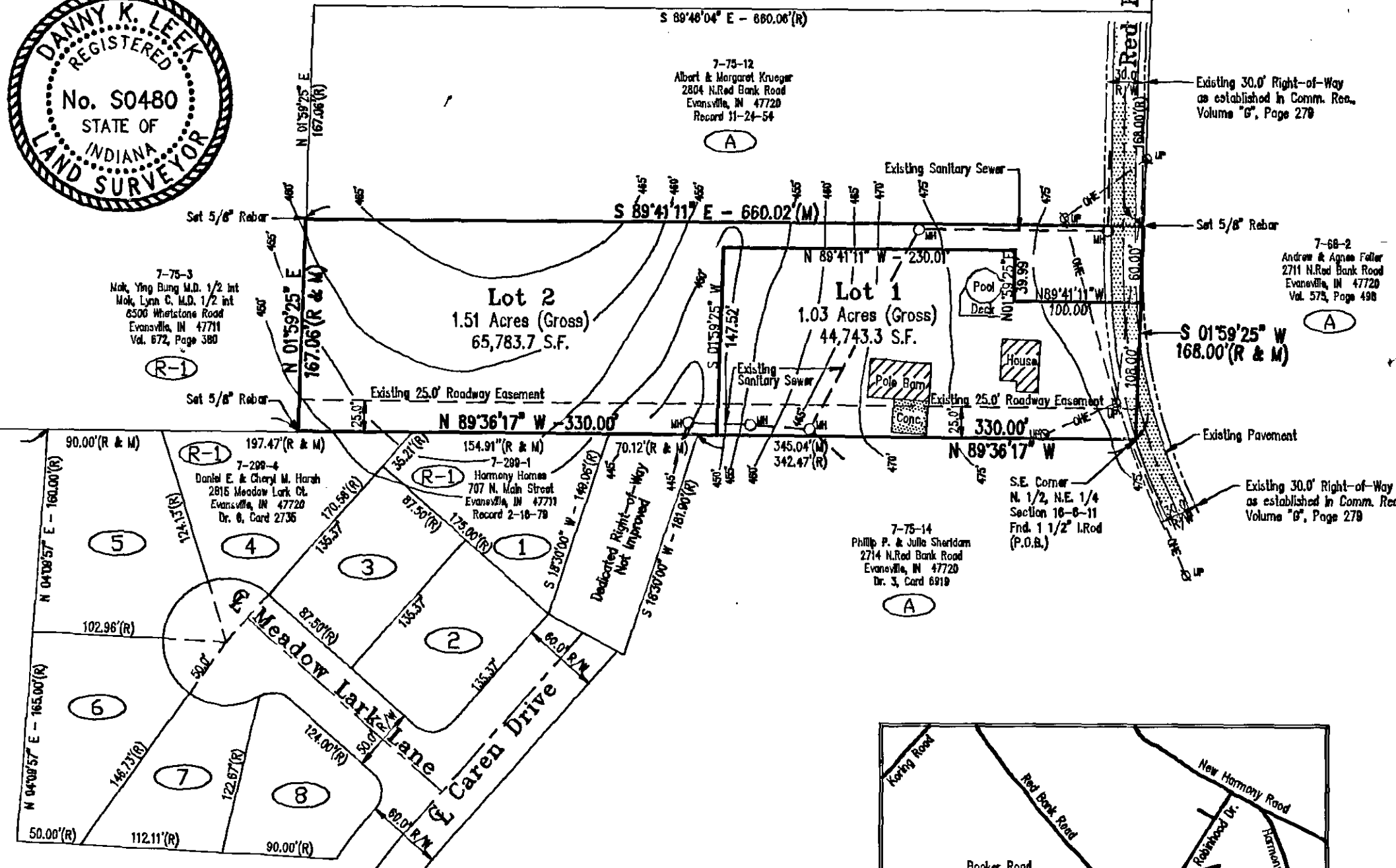
The location of existing underground utilities must be determined by the utility prior to beginning any type of construction.

Temporary Erosion Control: (during construction)

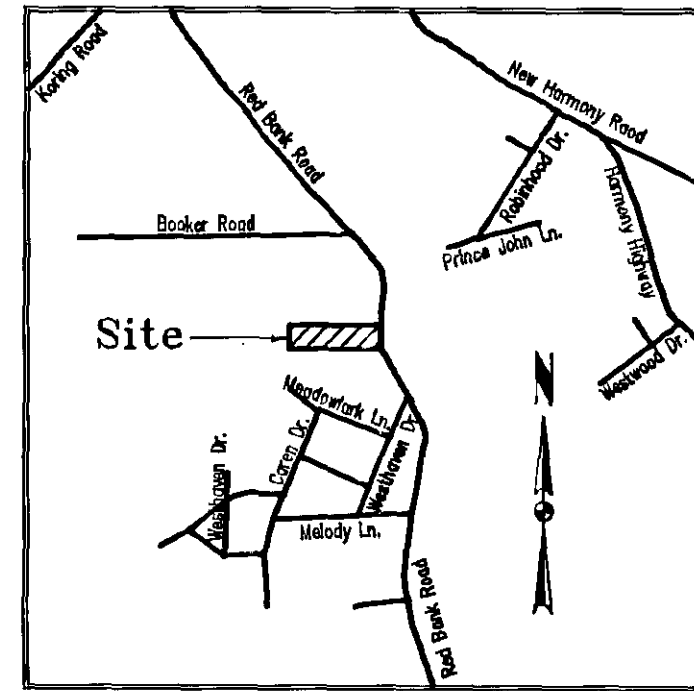
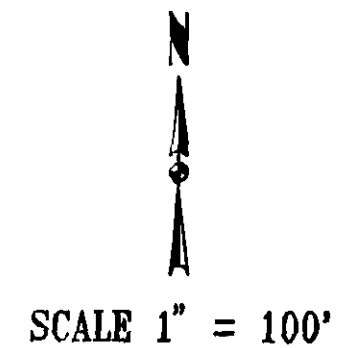
Slopes of 0% to 6% shall be mulched and seeded with a cover crop, i.e., rye, red top, or wheat, within forty-five (45) days of disturbance of soil, which must remain in place until final grading and shaping.

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.

S.W. Corner
N.E. 1/4
Section 16-6-11
Fnd. 1 1/2" Square Steel Rod



West Haven Hills
Subdivision No. 2 Sec. "D"
Plat Book "L", Page 86



Location Map
(No Scale)