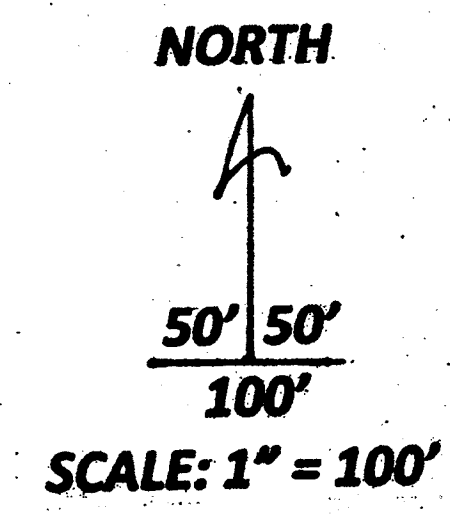
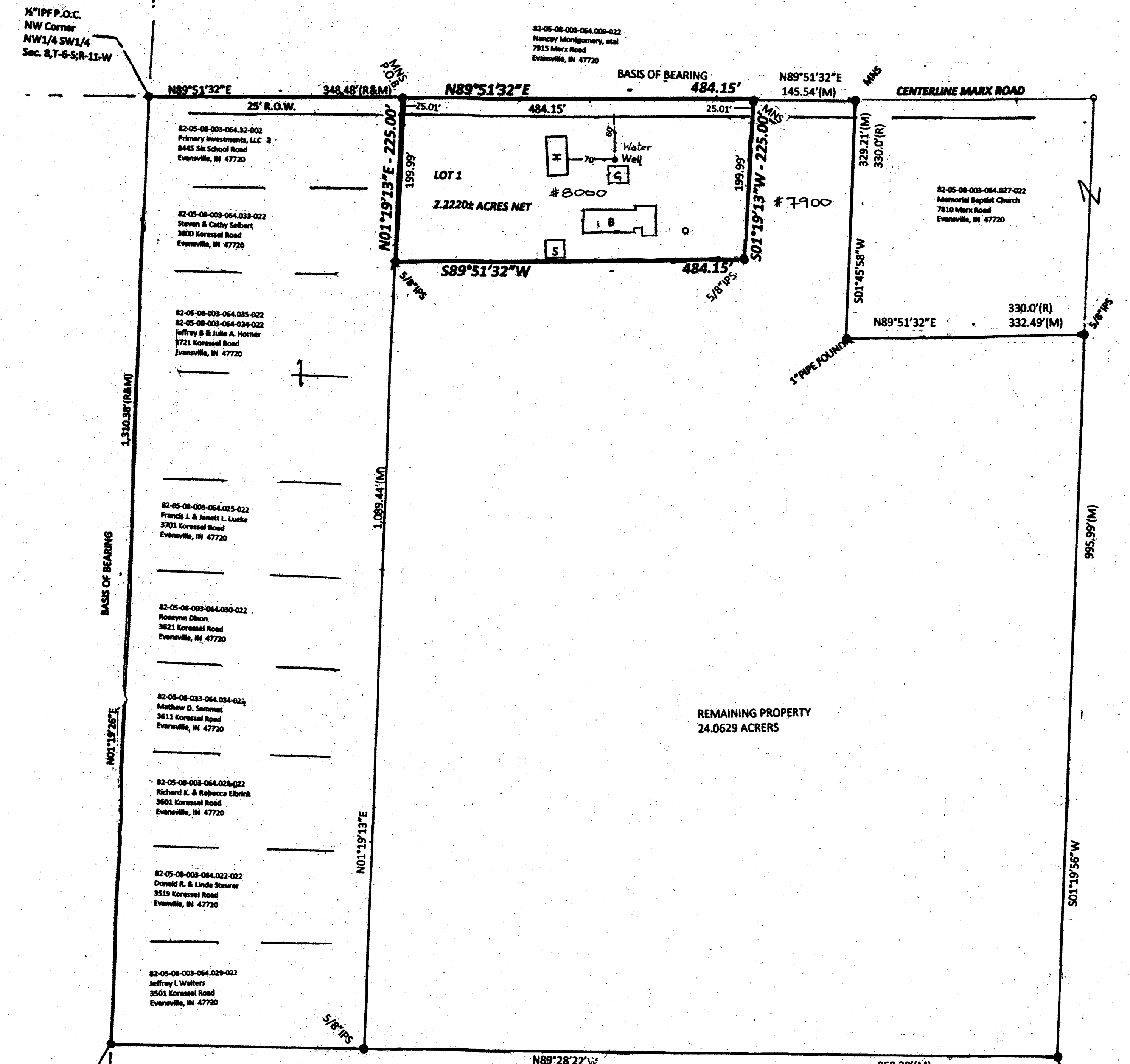


SAMMET

DEED ENTERED FOR TAXATION OBJECT TO FINAL ACCEPTANCE FOR TRANSFER July 28, 2017 BRIAN GERTH AUDITOR 3855	RECEIVED FOR RECORD DATE 07-28-17 2:43 PM PLAT BOOK LL PAGE 106 INSTR# 2017 R00018362 DEBBIE STUCKI RECORDER VANDERBURGH COUNTY
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LEGEND
 Recorded (R)
 Measured (M)
 Point of Commencement P.O.C.
 Point of Beginning P.O.B.
 Right-of-Way R.O.W.
 Iron Pin Found I.P.F.
 Mag-nail Set MNS

Existing: House H
 Garage G
 Barn B
 Shed S

BOUNDARY DESCRIPTION
 Part of the Northwest Quarter of the Southwest Quarter of Section 8, Township 6 South, Range 11 West, German Township, Vanderburgh County, Indiana, more particularly described as follows:

COMMENCING at a 1/2" iron pin found at the Northwest Corner of said Quarter Quarter Section; thence North 89° 51' 32" East, along the North line thereof, 348.48 feet to a mag-nail set at the POINT OF BEGINNING; thence North 89° 51' 32" East, along said North line, 484.15 feet to a mag-nail set; thence South 01° 19' 13" West - 225.00 feet to a 5/8" iron pin set; thence South 89° 51' 32" West - 484.15 feet to a 5/8" iron pin set; thence North 01° 19' 13" East - 225.00 feet to the POINT OF BEGINNING and containing 2.5000 acres, more or less.

SUBJECT TO A 25 foot Right-of-Way for Marx Road off the North side thereof and all recorded Easements and Rights-of-Way.

OWNER'S CERTIFICATE:
 The undersigned owners of the real estate shown and described hereon, lay-off, plat and subdivide said real estate, as shown, and designate it as SAMMET.
 All additional Road Rights-of-Way shown and not previously dedicated are hereby dedicated to public use.

David L. Sammet
 7704 Marx Road
 Evansville, IN 47720

Nicolette M. Sammet
 7704 Marx Road
 Evansville, IN 47720

STATE OF INDIANA)
 COUNTY OF VANDERBURGH) SS:
 BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared the within named David L. Sammet and Nicolette M. Sammet the above signed owners of the real estate shown and described hereon and acknowledged the execution of this plat to be their voluntary act and deed.
 WITNESS my hand and Notary Seal, this 28 day of July 2017.

My Commission Expires
 September 9, 2022

AREA PLAN COMMISSION CERTIFICATE:
 Under the Authority provided by the Acts of 1981, Public Law No.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 June 16, 2017. (At Subdivision Review)

Blaine Oliver
 President
 Attest Executive Director

Secondary Plat Complies with the Ordinance and is Released for Recording
 Executive Director Blaine Oliver
 Plat Release Date July 28, 2017

GENERAL NOTES

UTILITIES:
 Water will be provided by a private water well system. Sewers will be provided by private On-Site Sewage Disposal Systems (OSDS)

Electricity from Vectren.

OSDS Utility Statement: Private on-site sewage disposal systems (OSDS) must be approved and permitted by the Vanderburgh County Health Department and comply with 410 IAC 6-8.3.

BASEMENTS:
 Any basement must be approved by the Vanderburgh County Building Commission.

FLOOD HAZARD STATEMENT:
 No portion of the site is located in Flood Hazard Zone A as said tract plots by scale on the Flood Insurance Rate Map for Vanderburgh County, Indiana and Incorporated Areas Map 18163C0095D Dated March 17, 2011.

ACCESS:
 Access to this subdivision will be from Marx Road, a public dedicated and maintained roadway.

TEMPORARY EROSION CONTROL: (during construction)
 For subdivision where the disturbance is in excess of one acre, a storm water pollution prevention plan must be submitted in accordance with the Vanderburgh County Code Title 13.05 "CONSTRUCTION SITE STORM WATER RUNOFF CONTROL". All temporary and permanent erosion control measures must be implemented as described in the Storm Water Pollution Prevention Plan for the project site. For subdivisions where the land disturbance is less than one acre, temporary stabilization as described in Section 13.05.11C.16 of the Vanderburgh County Code must be provided if unvegetated areas are scheduled or likely to be left inactive for 15 days or more. When land disturbing activities have been completed, final stabilization shall be completed as described in Section 13.05.11C.20 of the Vanderburgh County Code.

PROPERTY CORNER MARKERS:
 All property corners are marked with 5/8" iron pins, mag-nail in Marx Road, 1 1/4" pipe and 2 1/4" pipe at the Southeast Corner of the NW 1/4 SW 1/4 Sec. 8, T-6-S-R-11-W

BASIS OF BEARING:
 The North line of the property based on Vanderburgh County Surveyor Control Points.

REFERENCE DEED:
 Doc. No. 2016R-325063.

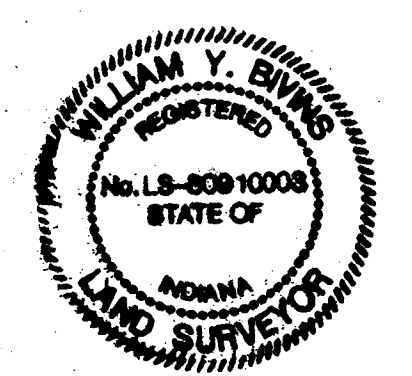
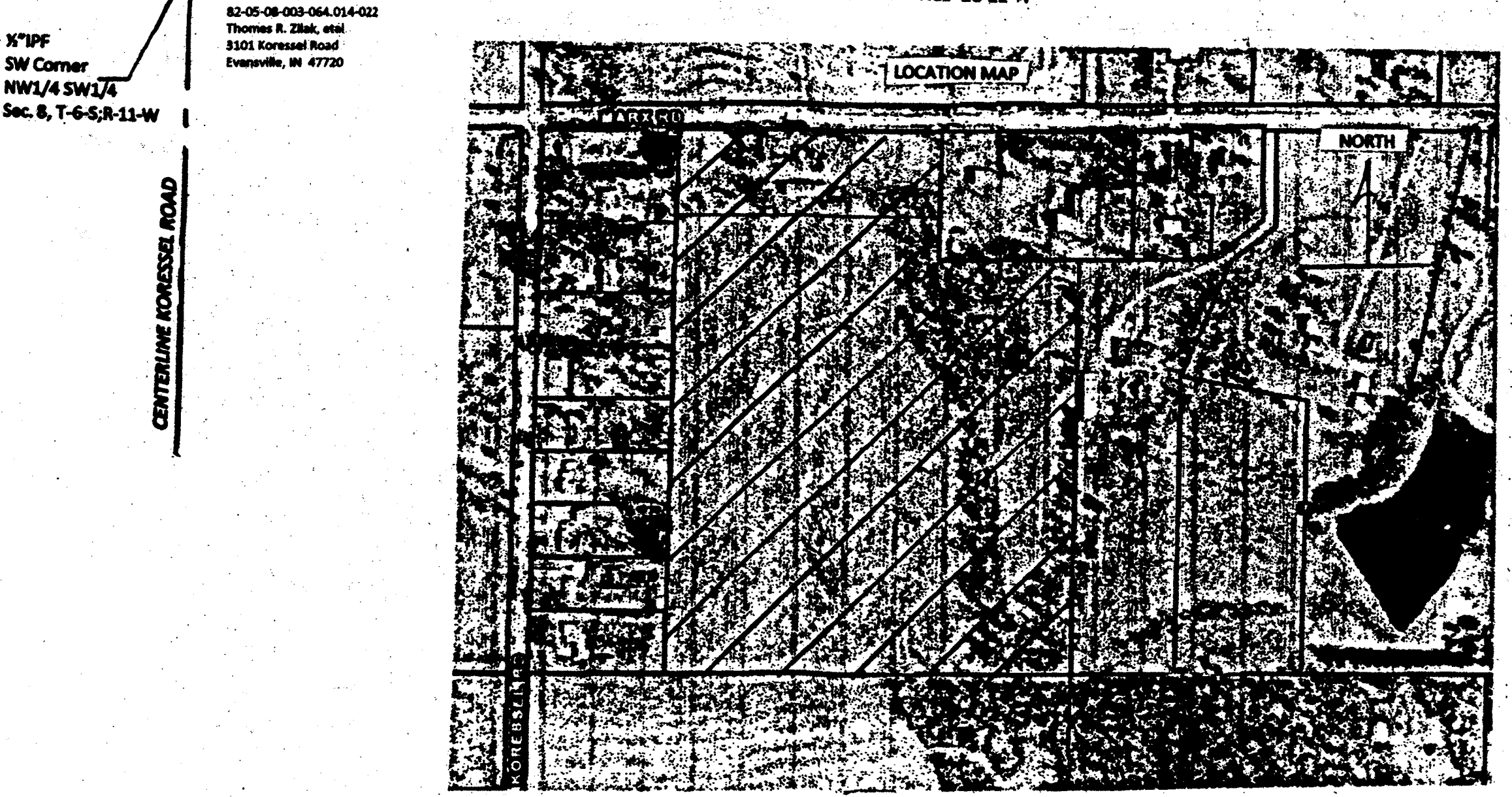
APPLICATION FOR MODIFICATION/WAIVER OF SUBDIVISION STANDARDS:
 APC Docket Number 17-SW-2017 requesting to waive the installation of sidewalks, as per Code ~~16.15.022(B)(2)~~, was APPROVED at Subdivision Review on June 12, 2017.
 16.15.022(B)(2)

SURVEYOR'S CERTIFICATE:
 I, William Y. Bivins, hereby certify that I am a Professional 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 all locations noted. Date of Survey: December 2, 2016

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

WITNESS MY HAND AND SEAL THIS 28 DAY OF July 2017

William Y. Bivins, P.S., IN.REG No.80910003
 ACCU Surveying & Engineering, LLC
 10579 Oak Grove Road
 Newburgh, IN - 47630
 812-858-9268



U-106
 APC # 17-MS-2017

