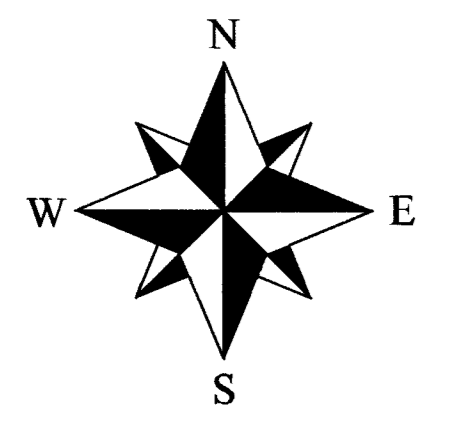


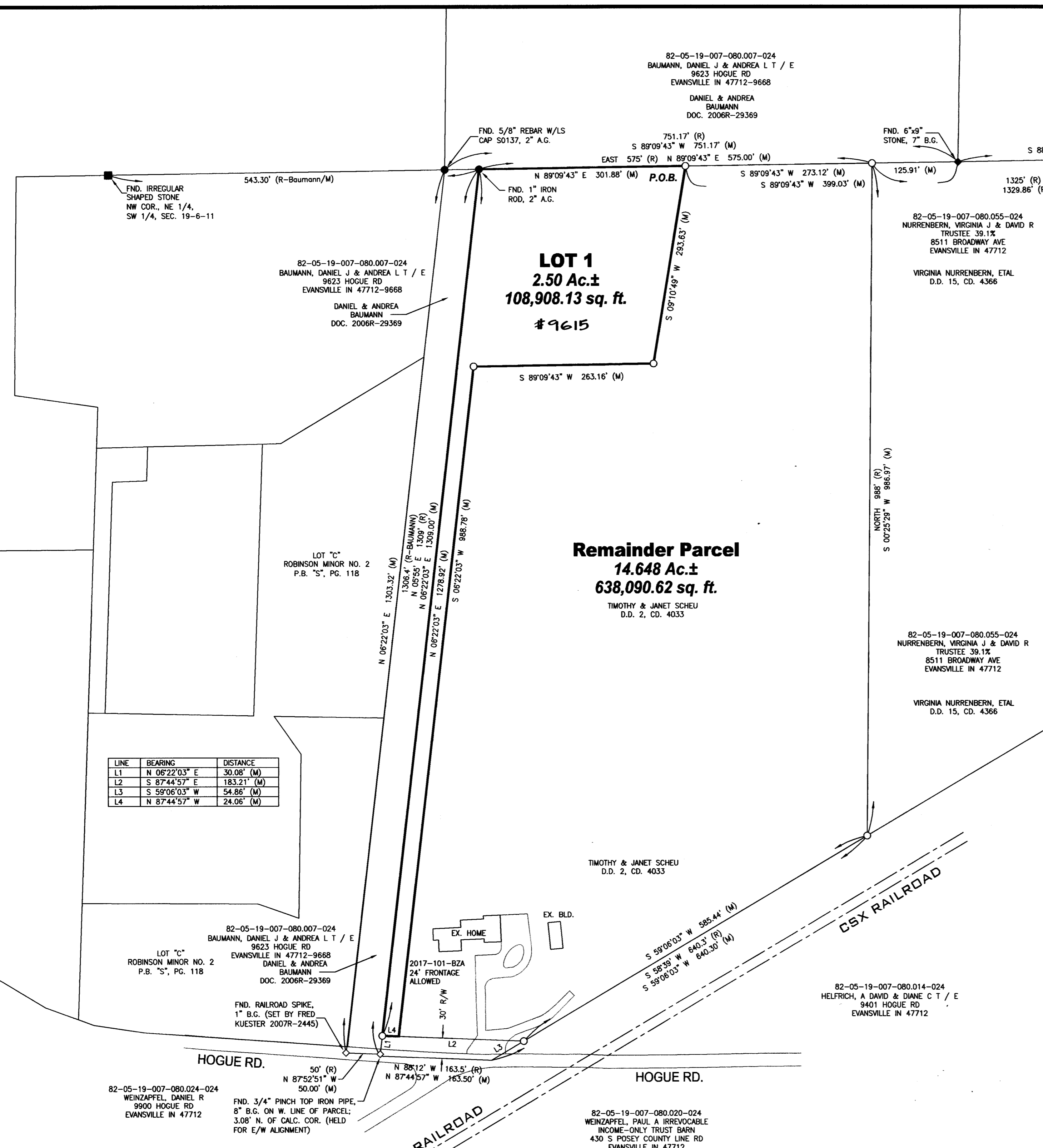
SCHEU ACRES

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
Mar. 6, 2018
 BRIAN GERTH, AUDITOR
 934

RECEIVED FOR RECORD
 DATE **03-06-18 2:53 PM**
 PLAT BOOK **11**
 PAGE **134**
 INSTR# **201800004575**
 DEBBIE STUCKI, RECORDER
 VANDERBURGH COUNTY



LEGEND:
 ○ SET 5/8" REBAR L52990003
 (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



LINE	BEARING	DISTANCE
L1	N 06°22'03" E	30.08' (M)
L2	S 87°44'57" E	183.21' (M)
L3	S 59°00'03" W	54.86' (M)
L4	N 87°44'57" W	24.06' (M)

BOUNDARY DESCRIPTION

Part of the Southwest Quarter of Section 19, Township 6 South, Range 11 West of the 2nd P.M., lying in Perry Township, Vanderburgh County, Indiana and being more particularly described as follows:

Commencing at a 1" pinch to iron pipe at the Northeast corner of said Quarter Section; thence along the North line of said Quarter Section, South 88°52'55" West 1200.79 feet to a 6"x8" stone; thence continue along said North line, South 89°09'43" West 399.03 feet to the true point of beginning; thence

- 1st: South 09°10'49" West 293.63 feet; thence
- 2nd: South 89°09'43" West 263.16 feet; thence
- 3rd: South 06°22'03" West 988.78 feet to a point in the Northern right of way of Hogue Road; thence along said right of way line
- 4th: North 87°44'57" West 24.06 feet; thence
- 5th: North 06°22'03" East 1278.92 feet to a 1" iron rod in the North line of said Quarter Section; thence along said North line
- 6th: North 89°09'43" East 301.88 feet to the true point of beginning and containing 2.50 acres more or less.

General Notes

1. **PUBLIC UTILITIES - WATER:** Water is not available by a Public Utility.
2. **PRIVATE UTILITIES - WATER:** Water will be provided by a private on-site water well system and must be approved and permitted by the State Board of Health.
3. **PUBLIC UTILITIES - SEWER:** Sanitary Sewer is not available by a Public Utility.
4. **PRIVATE UTILITIES - OSDS:** Sewage disposal will be provided by a 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.
5. **ACCESS:** Lot 1 has direct access to Hogue Road.
6. **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 0175 D, Community Panel 180256 dated March 17, 2011.
7. **NATURAL SURFACE WATERCOURSE:** The owner(s) shall remain responsible for the prevention of obstructions to creeks and natural surface watercourses on this site.
8. **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.
9. **APPLICATION FOR MODIFICATION/WAIVER OF SUBDIVISION STANDARDS:** APC Docket Number WAV-2018-001 requesting to waive the installation of sidewalks, as per County Code 16.12.020(B)(2), was approved at Subdivision Review on 01/08/2018.
10. **VARIANCE:** APC Docket Number 2017-101-BZA requesting a variance of the Zoning Ordinance, as per County Code 17.12.040(A) Table A requirements, was approved by the Board of Zoning Appeals on 12/21/2017. This variance was to allow for the relaxation of the required 60.0 feet of lot frontage to 24.0 feet.

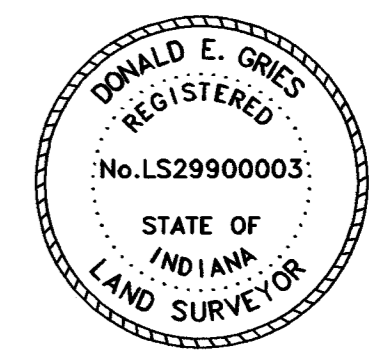
Certificates

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 February 14, 2018 and that all monuments shown exist at all locations as noted.

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

Donald E. Gries
 Donald E. Gries, PS
 Indiana Registration No. LS 29900003
 Andy Eastley 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
 Donald E. Gries, PS

OWNER'S CERTIFICATE

I, the undersigned owner of the real estate shown and described hereon, do hereby plat and subdivide said real estate and designate same as Scheu Acres:

Timothy G. Scheu
 Timothy G. Scheu
 9603 Hogue Rd.
 Evansville, IN 47712

Janet E. Scheu
 Janet E. Scheu
 9603 Hogue Rd.
 Evansville, IN 47712

NOTARY CERTIFICATE

STATE OF _____)
 COUNTY OF _____) ss:

U-134

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Timothy G. Scheu and Janet E. Scheu, the owner(s) 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 1st day of March, 2018.

My commission expires 4/22/2022

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 January 8th, 2018 (at Subdivision Review).

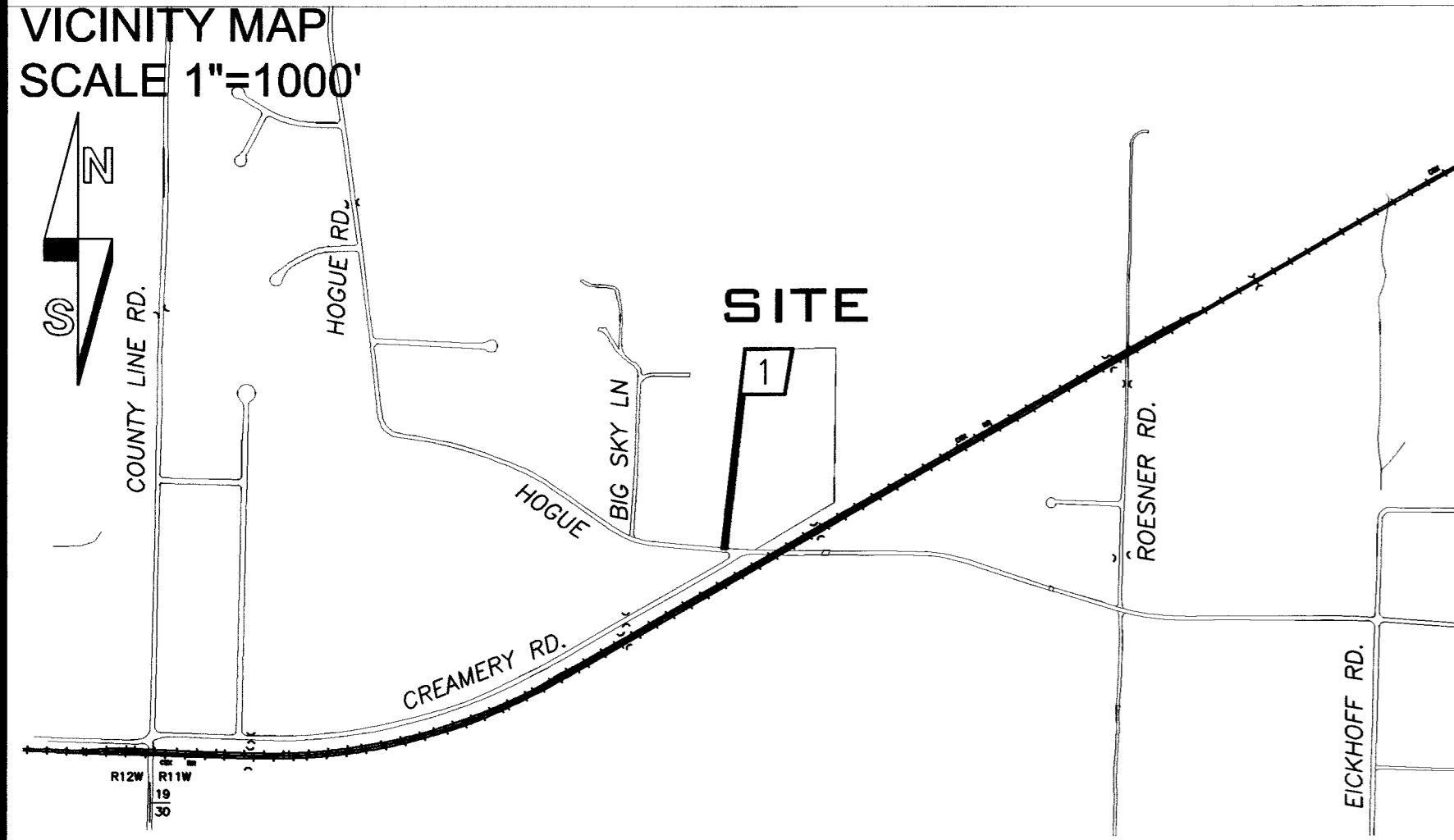
Stacey Stevens
 President Stacey Stevens

Ronald S. London
 Attest Executive Director: Ronald S. London

PLAT RELEASE for APC Docket No.: MIN-2018-001
 The Secondary Plat complies with the Ordinance and is released for recording.

Ronald S. London
 Executive Director: Ronald S. London

March 6, 2018
 Plat Release Date



AE2 ANDY EASLEY ENGINEERING, INC.
 CIVIL ENGINEERING (812) 424-2481
 LAND SURVEYING EVANSVILLE, INDIANA 47710
 1133 WEST MILL ROAD

SCHEU ACRES
 TIM SCHEU
 9603 HOGUE ROAD
 VANDERBURGH COUNTY, EVANSVILLE, IN

SHEET NO.: **1 OF 1**
 DRAWN BY: JAS
 CHECKED BY: DEG
 DATE: 12-27-17
 PROJECT NO.: 10230
 REVISIONS: Primary 12-27-17
 SCALE: 1" = 100'