

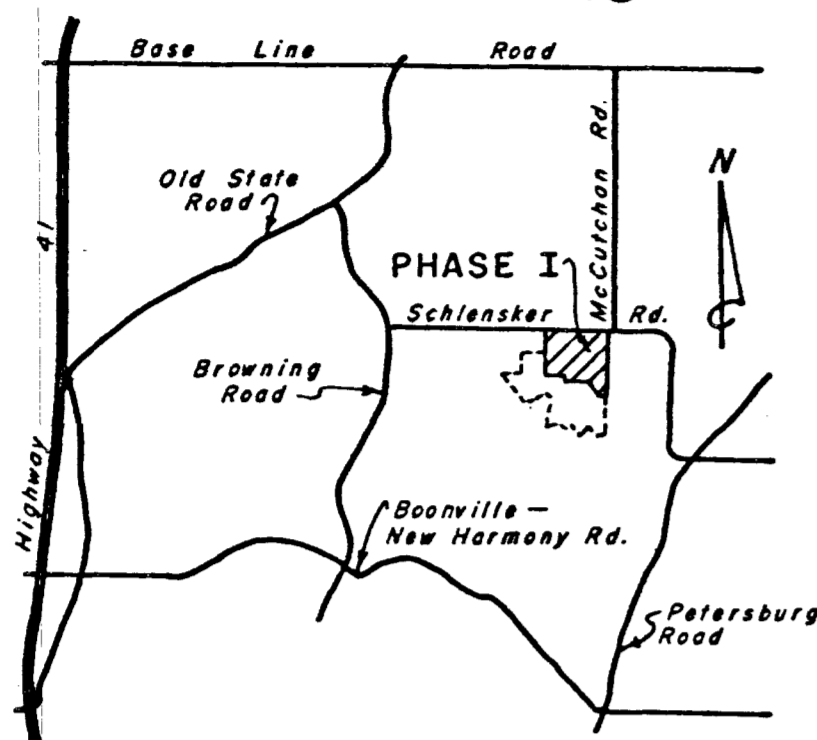
SYCAMORE HILLS ESTATES

PHASE II

RECEIVED FOR RECORD
at 1:03 P.M.
JAN 7 1993
Plat Book 0
Page 93
BETTY J. HERMANN RECORDER
VANDERBURGH COUNTY
93-00570

0-93

DULY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER.
JAN 7 1993
Tom Murphy
AUDITOR
135

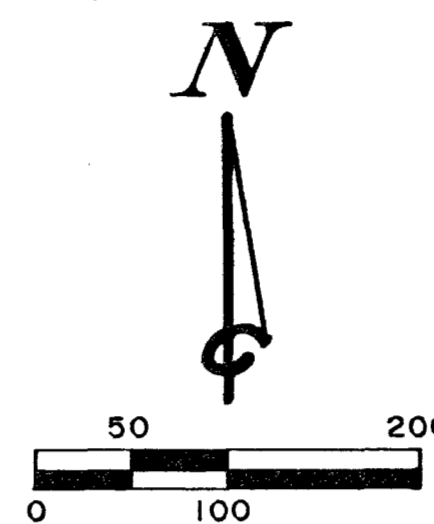
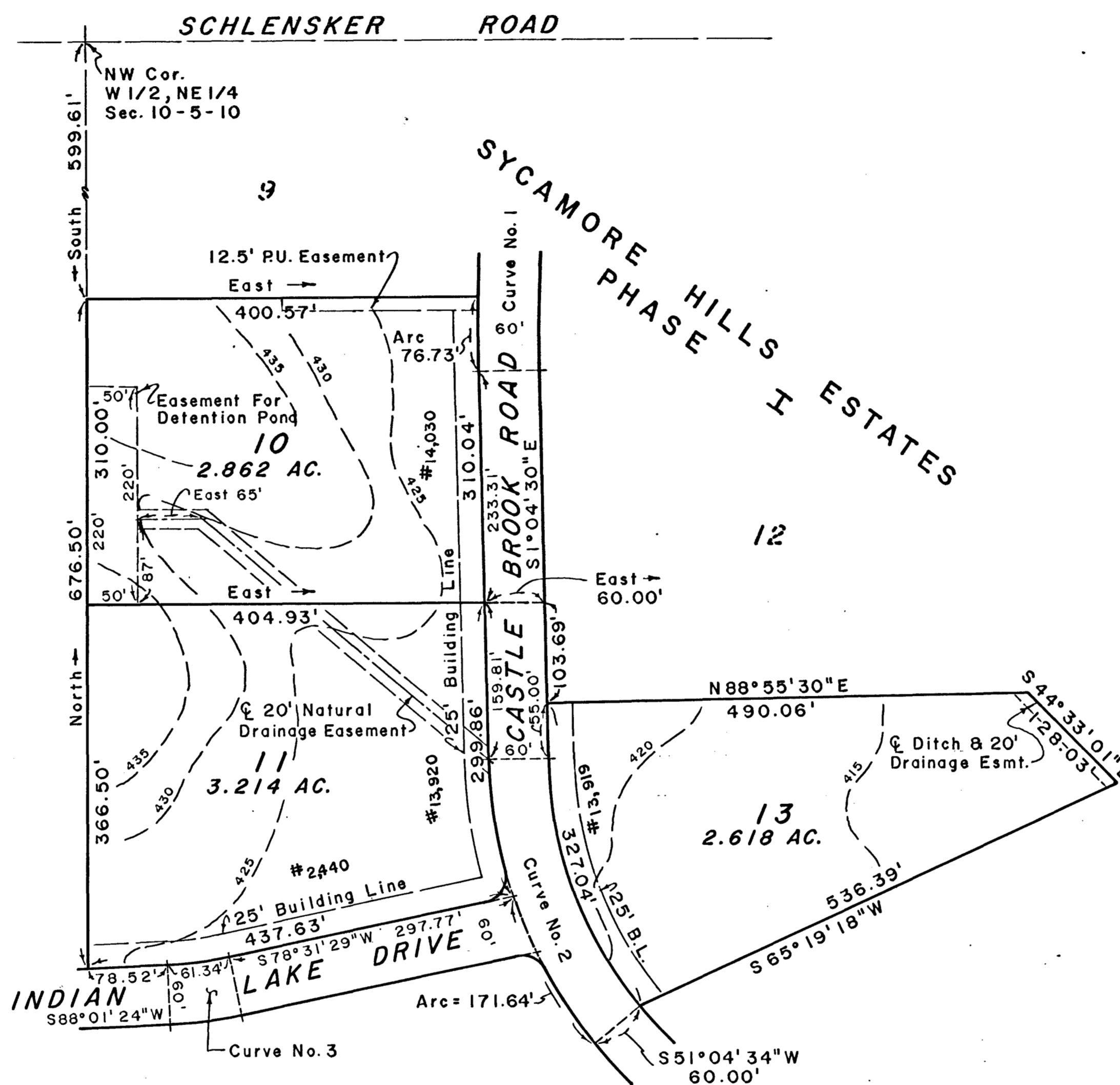


LOCATION MAP
1" = 4000'

NOTES

- Erosion control: Slopes of 0 to 6% shall be mulched and seeded, i.e. rye, red top and wheat (which will be used primarily for fall planting) within 45 days of disturbance of soil and must remain in place until final grading and shaping. Slopes more than 6% shall have straw bales and/or erosion blankets in place within 5 days of disturbance of soil and must remain in place until final grading and shaping.
- All corners marked with iron pin except as noted.

Drainage plans were approved: 2/26/90
Road plans were approved: 4/30/90



	CURVE NO. 1			CURVE NO. 2			CURVE NO. 3		
	Inside	Centerline	Outside	Inside	Centerline	Outside	Inside	Centerline	Outside
Δ	5°44'21"	5°44'21"	5°44'21"	55°00'00"	55°00'00"	55°00'00"	9°29'55"	9°29'55"	9°29'55"
D	2.915831'	2.871983'	2.829435'	13.912483'	12.967834'	12.143310'	15.485346'	14.323945'	13.324600'
T	98.50'	100.00'	101.50'	214.39'	230.00'	245.62'	30.74'	33.23'	35.72'
R	1964.99'	1994.99'	2024.99'	411.83'	441.83'	471.83'	370.00'	400.00'	430.00'
L	196.83'	199.83'	202.84'	395.33'	424.12'	452.92'	61.34'	66.31'	71.29'
C	196.75'	199.75'	202.75'	380.32'	408.03'	435.73'	61.27'	66.24'	71.20'

Strips of ground marked "Drainage Easement" are dedicated for surface water and/or subsurface water drainage; provided, however, that public utilities are hereby permitted to cross such Drainage Easements with public utility facilities; and provided that such facilities are not placed in such manner as to impede the flow of water and further provided that such drainage easements may be used for ingress and egress and temporary staging areas for work by public utilities.

Strips of ground, of the width shown on this plat and marked "Public Utility Easement", are hereby dedicated to public utilities 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 located within said strips of land and any fence located within said strips of land is subject to removal by a public utility, without liability, in the use of said easements by said utility.

A subdivision of part of the West Half of the Northeast Quarter of Section 10, Township 5 South, Range 10 West, Vanderburgh County, Indiana, and a replat of Lot 10 of Sycamore Hills Estates Phase I as recorded in Plat Book 0, Page 15 in the office of the Recorder of Vanderburgh County, Indiana described as follows:

Beginning at a point on the West line of said Half Quarter Section a distance of 599.61 feet South of the Northwest corner thereof, also being the Northwest corner of said Lot 10, thence East along the North line of Lot 10 a distance of 400.57 feet to the Northeast corner thereof, thence Southerly along a 2.829435 degree curve to the left a distance of 76.73 feet (chord: bearing South 00 degrees 00 minutes 38 seconds West for 76.73 feet) to the end of said curve, thence South 01 degree 04 minutes 30 seconds East a distance of 233.31 feet, thence East a distance of 60.00 feet, thence South 01 degree 04 minutes 30 seconds East a distance of 103.69 feet, thence North 88 degrees 55 minutes 30 seconds East a distance of 490.06 feet to centerline of ditch, thence South 44 degrees 33 minutes 01 second East along centerline of ditch a distance of 128.03 feet, thence South 65 degrees 19 minutes 18 seconds West a distance of 536.39 feet, thence South 51 degrees 04 minutes 34 seconds West a distance of 60.00 feet to a point on a 12.143310 degree curve, thence Northwesterly along said curve to the right a distance of 171.64 feet (chord: bearing North 28 degrees 30 minutes 01 second West for 170.70 feet), thence South 78 degrees 31 minutes 29 seconds West a distance of 297.77 feet to the beginning of a 15.485346 degree curve to the right, thence Southwesterly along aforesaid curve a distance of 61.34 feet (chord: bearing South 83 degrees 16 minutes 26 seconds West for 61.27 feet) to the end of said curve, thence South 88 degrees 01 minutes 24 seconds West a distance of 78.52 feet to a point on the West line of said Half Quarter Section, thence North along said West line a distance of 676.50 feet to the place of beginning and containing 9.316 acres more or less.

We, the undersigned owner of the real estate shown and described hereon, do hereby as shown plat and subdivide said real estate and designate same as SYCAMORE HILLS ESTATES PHASE II. All streets within the plat are dedicated to the public. Building setback lines are established as shown on the plat between which lines and the property of the street there shall not be erected or maintained any building or structure.

Gary Williams
Gary Williams
Sue Williams
Sue Williams

2411 Sharon Place
Evansville, Indiana 47711

NOTARY CERTIFICATE

STATE OF INDIANA } SS
COUNTY OF VANDERBURGH }
Before me, the undersigned notary public for Vanderburgh County, State of Indiana personally appeared the above signed owners of the real estate shown and described hereon and the execution of the plat to be their voluntary act and deed.

Witness my hand and seal this 28th day of December 1992

My commission expires March 13, 1996 Notary Public *Barbara A. Runyon*

Resident of *Vanderburgh* County Printed *Barbara A. Runyon*



A.P.C. CERTIFICATE

Under the authority provided by 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 on 3-7-90

Plat Release 1-7-93

President *Richard H. Bana, Jr.*
Executive Director *Barbara P. Cunningham*



SURVEYORS CERTIFICATE

I, Billy T. Nicholson, 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 as noted; that this survey was made in accordance with Title 864, Article 1-1, Chapter 8, Section 1 through 34 of the Indiana Administrative Code and accordingly under my supervision. This is a class survey with a theoretical uncertainty of feet as determined by Sub-Section 7d, Section 7 of subject code.

Billy T. Nicholson
Billy T. Nicholson IN No. 7964
Evansville, IN

