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Plat Book P
Page 143
BETTY J. BERMAN RECORDER
VANDERBURGH COUNTY
0051

WILLOW CREEK SUBDIVISION - SECTION E

PAUL J. COLE
EINA J. COLE
1920 McDOWELL ROAD
EVANSVILLE, IN 47712
DD9, CARD 7490

WILLY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER.

MAR 03 1998

Suzanne M. Crouch
AUDITOR 1/15

OWNER'S CERTIFICATE

The undersigned Owner(s) of the real estate shown and described hereon do(es) hereby plat and subdivide said real estate as shown and designates the same as WILLOW CREEK SUBDIVISION SECTION E. All roads shown and not previously dedicated are hereby dedicated to public use.

Strips of ground, of the width shown on this Plat and marked "Public Utility 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 said utility facilities shall be erected 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.

Strips of ground marked "Drainage Easements" are dedicated for surface water and/or subsurface water, provided however, that public utilities are hereby permitted to cross such drainage easements with 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 marked "Public Utility and Drainage Easements" are dedicated for surface and/or subsurface water drainage in addition to public utilities; provided, however, that no above ground parts of such utility facilities shall be placed within the banks of drainage ditches, or swales, in such a manner as to impede the flow of water.

Individual lot owners shall maintain all easements on their lot. Lot owners shall not construct or place any obstruction within any "Drainage Easement" or "Detention Basin Easement" which shall interfere with the flow of water along said easements. In addition, individual lot owners shall keep all "Drainage Easements" or "Detention Basin Easements" clear of any impediments which may happen to fall or enter thereon.

Bruce Hatfield Pres. *Margaret Harp Secy.*
Willow Creek Development Corporation
Bruce Hatfield, President
Margaret Harp, Secretary

NOTARY CERTIFICATE

STATE OF INDIANA
COUNTY OF VANDERBURGH

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 17 day of February, 1998.

My Commission Expires:
4-29-99

Kirsty C. Stutsman
Notary Public Signature
Kirsty Stutsman

Notary Resides in:
Warrick County, Indiana

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 approval by the AREA PLAN COMMISSION OF EVANSVILLE AND VANDERBURGH COUNTY at a meeting held on January 8, 1997.

Robert H. Brown, Jr. *Sarban L. Cunningham*
President Executive Director
PLAT RELEASE DATE: 3-3-98 *Sarban L. Cunningham*
Executive Director

SURVEYOR'S CERTIFICATE

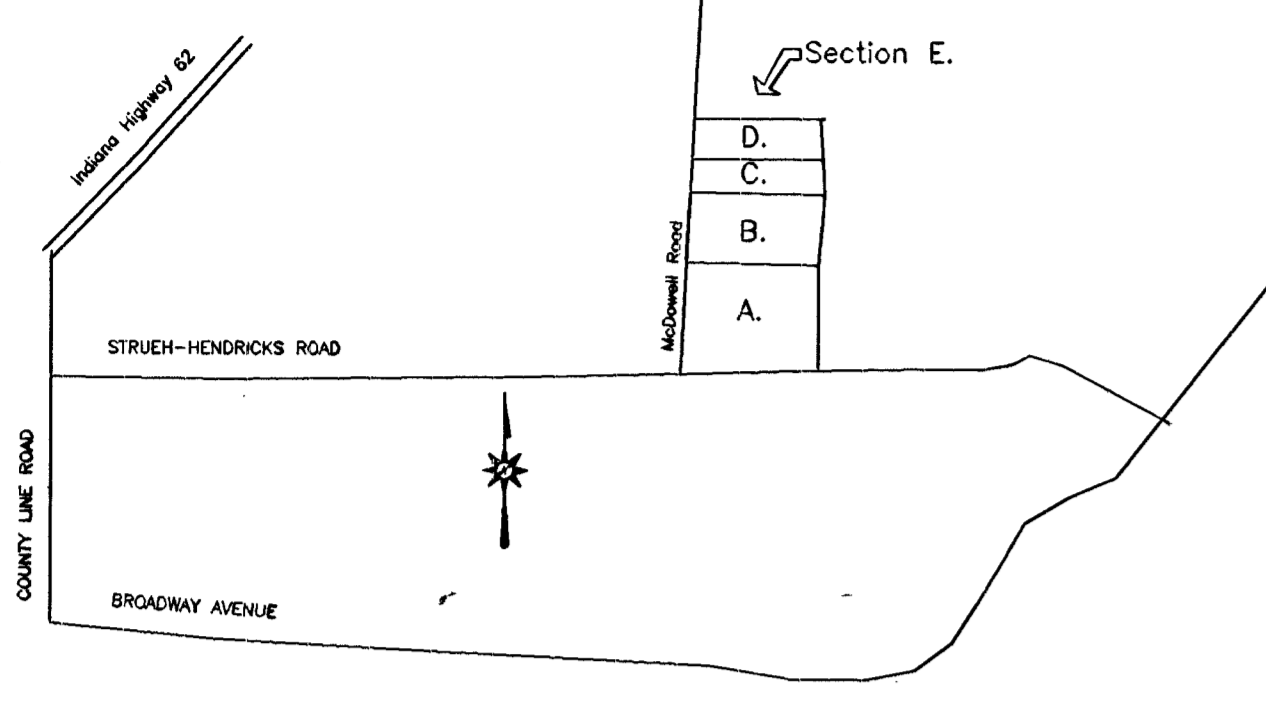
I, Michael F. Feldbusch, hereby certify that I am a Land Surveyor, licensed in compliance with the laws of the State of Indiana and further certify that this plat correctly represents a survey completed by me on DECEMBER, 1998, and that all monuments shown exist at locations as noted.

Witness my hand and seal this 17 day of FEB, 1998

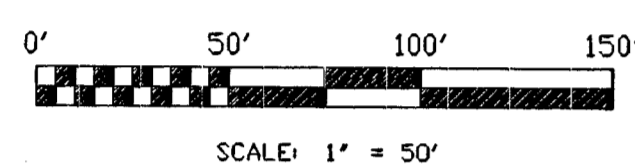
M. Feldbusch
Michael F. Feldbusch, RLS
Indiana Registration No. S0459

GENERAL NOTES

- Owner/Development Corporation: Willow Creek Development Corporation, 4613 Sweetser Avenue, Evansville, Indiana 47714 (phone 477-6966)
- Utilities: Water service to be extended to subdivision (City of Evansville Waterworks). Gas and electric service by SIGECO (Southern Indiana Gas and Electric Company). Sewer service to be extended to the subdivision by the developer. (City of Evansville Sewer)
- Temporary Erosion Control: Slopes of 0% to 6% shall be mulched and seeded with a cover crop, i.e. rye, red top, or wheat (which will be used for fall grading) within 45 days of disturbance of soil and must remain in place until final grading and shaping. Slopes of more than 6% shall have straw bales and/or erosion control blankets in place within 5 days of disturbance of soil and must remain in place until final grading and shaping.
- Zoning: All surrounding property is zoned agricultural as is the proposed subdivision.
- Soil Classifications: A1C3 Alfrod Silt Loam, 6% to 12% slopes, severely eroded; A1B2 Alfrod Silt Loam, 2% to 6% slopes, eroded.
- Erosion Control for Ditches: Slopes of 0% to 2% shall be mulched and seeded within 45 days of disturbance. Slopes of 2% to 8% shall be mulched and seeded with an erosion control mat at completion of ditch grading. Slopes over 8% require rip-rap or other approved stabilization at completion of ditch grading if the total ditch length at that point is greater than 100 feet.
- Road Grades: Maximum road grades will not exceed 10%.
- All lots shall access interior streets.
- All roads will be dedicated to the public.
- All monuments set are 5/8" rebar 24" long set flush with the surface with a plastic LS cap inscribed "AES 0002", unless otherwise noted.



P-143



CURVE	RADIUS	ARC LENGTH	CHORD LEN	CHORD BEARING	DELTA ANGLE	TANGENT
C1	25.00'	38.54'	34.84'	N 44°25'47" E	89°20'15"	24.28'
C2	25.00'	40.00'	35.86'	N 45°34'13" E	91°39'45"	25.74'
C3	25.00'	39.88'	35.79'	S 45°42'03" E	91°24'06"	25.62'
C4	25.00'	38.66'	34.92'	N 44°17'57" E	88°35'54"	24.40'
C5	25.00'	17.33'	16.78'	S 71°32'38" E	39°42'54"	9.00'
C6	40.00'	27.73'	21.17'	S 71°32'38" E	39°42'54"	14.45'
C7	40.00'	62.83'	56.57'	S 43°35'54" W	90°00'00"	40.00'
C8	40.00'	62.83'	56.57'	S 46°24'06" E	90°00'00"	40.00'
C9	40.00'	27.73'	21.17'	N 68°44'27" E	39°42'54"	14.45'
C10	25.00'	37.32'	45.57'	S 65°25'41" E	131°12'39"	55.34'
C11	25.00'	38.54'	34.84'	S 44°25'47" E	89°20'15"	24.28'
C12	30.00'	48.14'	43.14'	S 45°42'19" E	91°55'56"	31.03'
C13	50.00'	80.23'	71.89'	S 45°42'19" E	91°55'56"	51.72'
C14	70.00'	50.46'	49.37'	S 20°23'19" E	41°17'56"	26.38'
C15	70.00'	49.45'	47.49'	S 60°51'57" E	39°39'21"	25.24'
C16	70.00'	13.41'	13.39'	S 86°10'57" E	10°58'58"	6.73'
C17	35.00'	27.13'	26.46'	S 69°27'49" E	44°24'55"	14.29'
C18	35.00'	27.13'	26.46'	N 66°07'15" E	44°24'55"	14.29'

LAND DESCRIPTION: 10.727 ACRES

A part of the East 1/2 of the SW 1/4 of Section 31, Township 6 South, Range 11 West in Perry Township, Vanderburgh County, Indiana and being more particularly described as follows:

COMMENCING at the SE corner of said 1/2, 1/4 section of a 1 inch diameter iron pin, thence, South 87 degrees 28 minutes 50 seconds West along the South line of said 1/2, 1/4 section and Struehl-Hendricks Road a distance of 804.29 feet (record) and 804.44 feet (measured) to a 1/2 inch diameter rebar, flush with the surface; thence, North (Basis of Bearing) along McDowell Road a distance of 907.84 feet to a purchased railroad spike, flush with the road, said point being the SE corner of Willow Creek Subdivision Section B as per the recorded plat thereof, recorded in Plat Book O, Page 73 in the Office of the Recorder of Vanderburgh County, Indiana; thence, continuing North along the West line of Willow Creek Subdivision Section B a distance of 560.00 feet to a 5/8" rebar with 2 inch diameter aluminum cap #S0459, flush with the surface; thence, continuing North along the West line of Willow Creek Subdivision Section B, being common to the SW corner of Willow Creek Subdivision Section C as per the recorded plat thereof, recorded in Plat Book O, Page 76 in the Office of the Recorder of Vanderburgh County, Indiana; thence, continuing North along the West line of Willow Creek Subdivision Section C a distance of 164.25 feet to a 5/8" dia. rod 0.3" under the East edge of the pavement of McDowell Road; thence North 00 degrees 15 minutes 39 seconds East along the West line of said Section C a distance of 115.78 feet to a railroad spike at the NW corner of said Section C; thence, continuing North 00 degrees 15 minutes 39 seconds East a distance of 280.03 feet to the PLACE OF BEGINNING; thence, North 00 degrees 15 minutes 39 seconds East a distance of 280.58 feet to a railroad spike set flush with the surface; thence, North 88 degrees 19 minutes 43 seconds West a distance of 475.00 feet to a 5/8" rebar with 2" dia. Aluminum LS cap inscribed "S0459" flush with the surface; thence, North 00 degrees 15 minutes 39 seconds East a distance of 228.00 feet to a 5/8" rebar with plastic LS cap inscribed "AES 0002" flush with the surface; thence, North 88 degrees 19 minutes 43 seconds East a distance of 475.00 feet to a 5/8" rebar with plastic LS cap inscribed "AES 0002" flush with the surface; thence, North 00 degrees 15 minutes 39 seconds East a distance of 207.33 feet to a 5/8" rebar with plastic LS cap inscribed "AES 0002" flush with the surface; thence, North 88 degrees 19 minutes 43 seconds East a distance of 800.88 feet to a 5/8" rebar with plastic LS cap inscribed "AES 0002" flush with the surface on the east line of the Northeast 1/4 of the Southwest 1/4 of said section; thence, South 00 degrees 02 minutes 29 seconds West a distance of 719.89 feet to a 5/8" rebar with plastic LS cap inscribed "AES 0002" flush with the surface; thence, South 88 degrees 35 minutes 54 seconds West a distance of 803.52 feet to the PLACE OF BEGINNING, containing 10.727 acres more or less.

FLOOD PLAIN
NO PORTION OF WILLOW CREEK SUBDIVISION SECTION E IS WITHIN A FLOOD HAZARD AREA BASED UPON AN EXAMINATION OF THE F.E.M.A. FLOOD INSURANCE RATE MAP FOR VANDERBURGH COUNTY, COMMUNITY PANEL NO. 180256 0100 B, DATED MARCH, 19, 1982

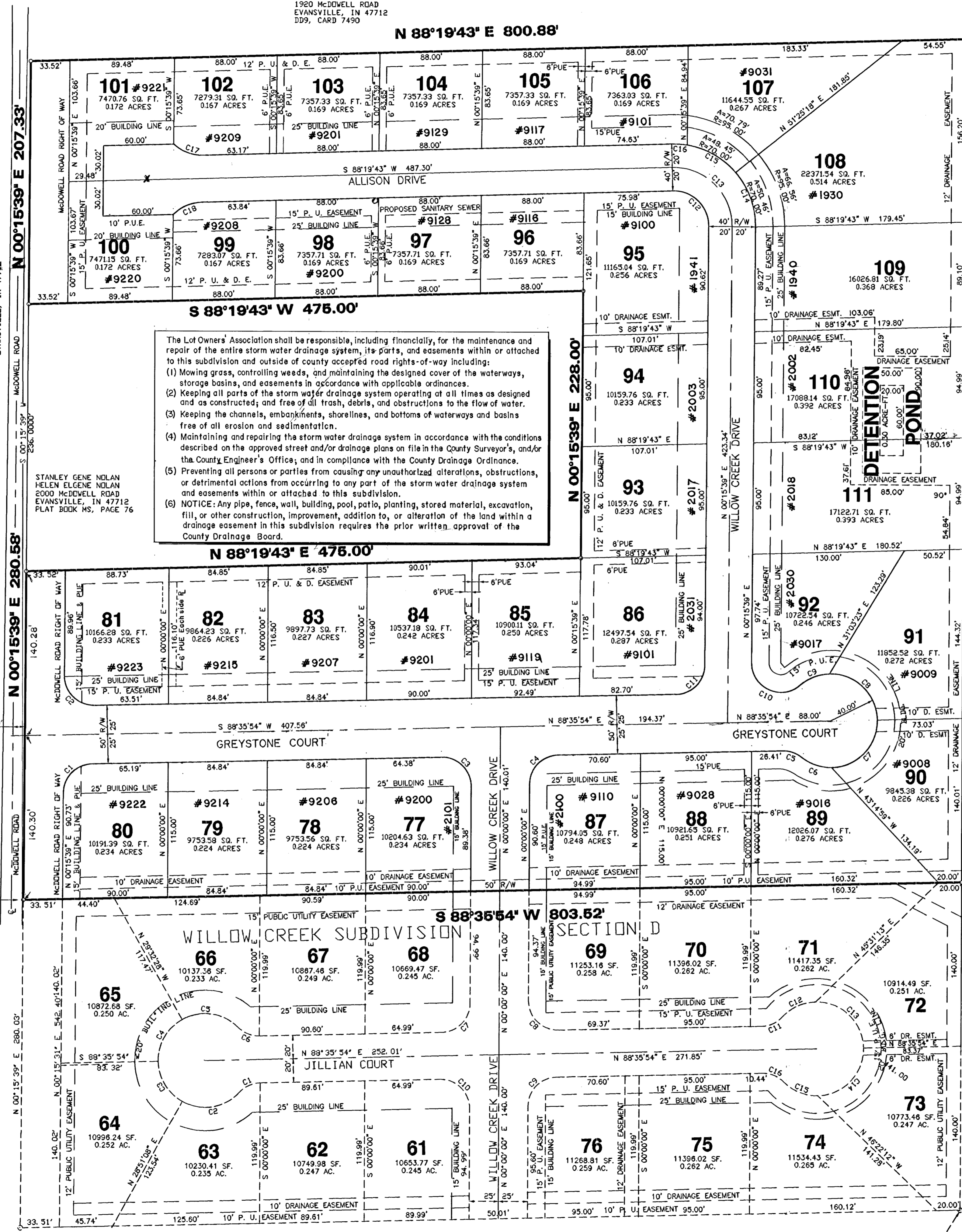
STORM DRAINAGE PLANS WERE APPROVED BY THE VANDERBURGH COUNTY COMMISSIONER ON FEBRUARY 24, 1997.

ROAD CONSTRUCTION PLANS WERE APPROVED BY THE VANDERBURGH COUNTY COMMISSIONERS ON MARCH 17, 1997.

SIDEWALKS WERE PARTIALLY MAINTAINED BY THE VANDERBURGH COUNTY COMMISSIONERS ON NOVEMBER 26, 1990

PRIMARY PLAT APPROVAL - JANUARY 8, 1997

SANITARY SEWER PLANS WERE APPROVED BY EVANSVILLE WATER AND SEWER UTILITIES ON MAY 27, 1997



S 00°15'39" E 280.58'

S 00°15'39" E 280.03'

S 00°15'39" E 280.03'

S 00°15'39" E 280.03'

