

**OWNER'S CERTIFICATE**

WE, 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 BEAR LAKE, A MINOR SUBDIVISION.

ALL ADDITIONAL ROAD RIGHTS-OF-WAY SHOWN AND NOT PREVIOUSLY DEDICATED ARE HEREBY DEDICATED TO PUBLIC USE.

*William D. Heard*  
 WILLIAM D. HEARD  
 2620 S. ALVORD BLVD  
 EVANSVILLE, IN 47714

*Debra D. Heard*  
 DEBRA D. HEARD  
 2620 S. ALVORD BLVD  
 EVANSVILLE, IN 47714

*Shawn Glenn*  
 SHAWN GLENN, TRUSTEE OF CHURCH OF GOD  
 4900 SHENANDOAH AVENUE  
 NEWBURGH, IN 47630

*David Heard*  
 DAVID HEARD, TRUSTEE OF CHURCH OF GOD  
 1401 CHURCHILL ROAD  
 EVANSVILLE, IN 47713

*Ronald G. Hicks*  
 RONALD G. HICKS, TRUSTEE OF CHURCH OF GOD  
 2609 S. ALVORD BLVD  
 EVANSVILLE, IN 47714

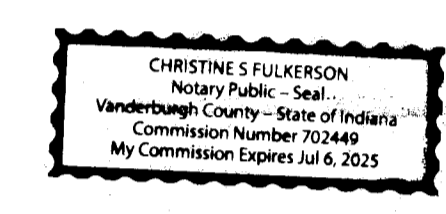
**NOTARY CERTIFICATE**

STATE OF INDIANA }  
 COUNTY OF VANDERBURGH } SS:

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED WILLIAM HEARD & DEBRA HEARD, SHAWN GLENN, DAVID HEARD, AND RON HICKS, THE OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON WHO ACKNOWLEDGED THE EXECUTION OF THE FOREGOING PLAT WITH THE DEDICATIONS AND RESTRICTIONS THEREON, EXPRESS TO BE A VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN SET FORTH.

MY COMMISSION EXPIRES: \_\_\_\_\_  
 WITNESS MY HAND AND NOTARIAL SEAL THIS 21 DAY OF May, 2019.

NOTARY PUBLIC:  
*Christine S. Fulkerson*  
 PRINTED NAME:  
 Christine S. Fulkerson



A RESIDENT OF Vanderburgh COUNTY, STATE OF 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, 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 FEBRUARY 4, 2019 (AT SUBDIVISION REVIEW).

*Stacey Stevens*  
 PRESIDENT: STACEY STEVENS  
*Ronald S. London*  
 ATTEST EXECUTIVE DIRECTOR: RONALD S. LONDON



PLAT RELEASE FOR APC DOCKET NO. MIN-2018-023  
 THE SECONDARY PLAT COMPLIES WITH THE ORDINANCE AND IS RELEASED FOR RECORDING.

*Ronald S. London*  
 EXECUTIVE DIRECTOR: RONALD S. LONDON  
9/27/2019  
 PLAT RELEASE DATE

**SURVEYOR'S CERTIFICATION & AFFIRMATION STATEMENT**

I, RODNEY K. YOUNG, 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 APRIL 17, 2018 AND THAT ALL MONUMENTS SHOWN EXIST AT ALL LOCATIONS AS NOTED.

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.

WITNESS MY HAND AND SEAL THIS 21 DAY OF MAY, 2019

*Rodney K. Young*  
 RODNEY K. YOUNG P.E., L.S.  
 INDIANA REGISTRATION NO. 910019  
 DATE OF CERTIFICATION 12-04-2018

**SHEET 1 OF 1**  
 JOB NUMBER:  
 SS52628MNRSUB.DWG.MSW

For inquiries, questions or concerns about this survey contact [Mfeldbusch@ussurveyor.com](mailto:Mfeldbusch@ussurveyor.com) or call 1-800-867-8783 ext. 208

**U.S. SURVEYOR**  
 4929 Riverwind Pointe Drive  
 Evansville, Indiana 47715  
 "America's Land Surveyor"

**1-800-TO-SURV**

PREPARED FOR:  
**WILLIAM HEARD**

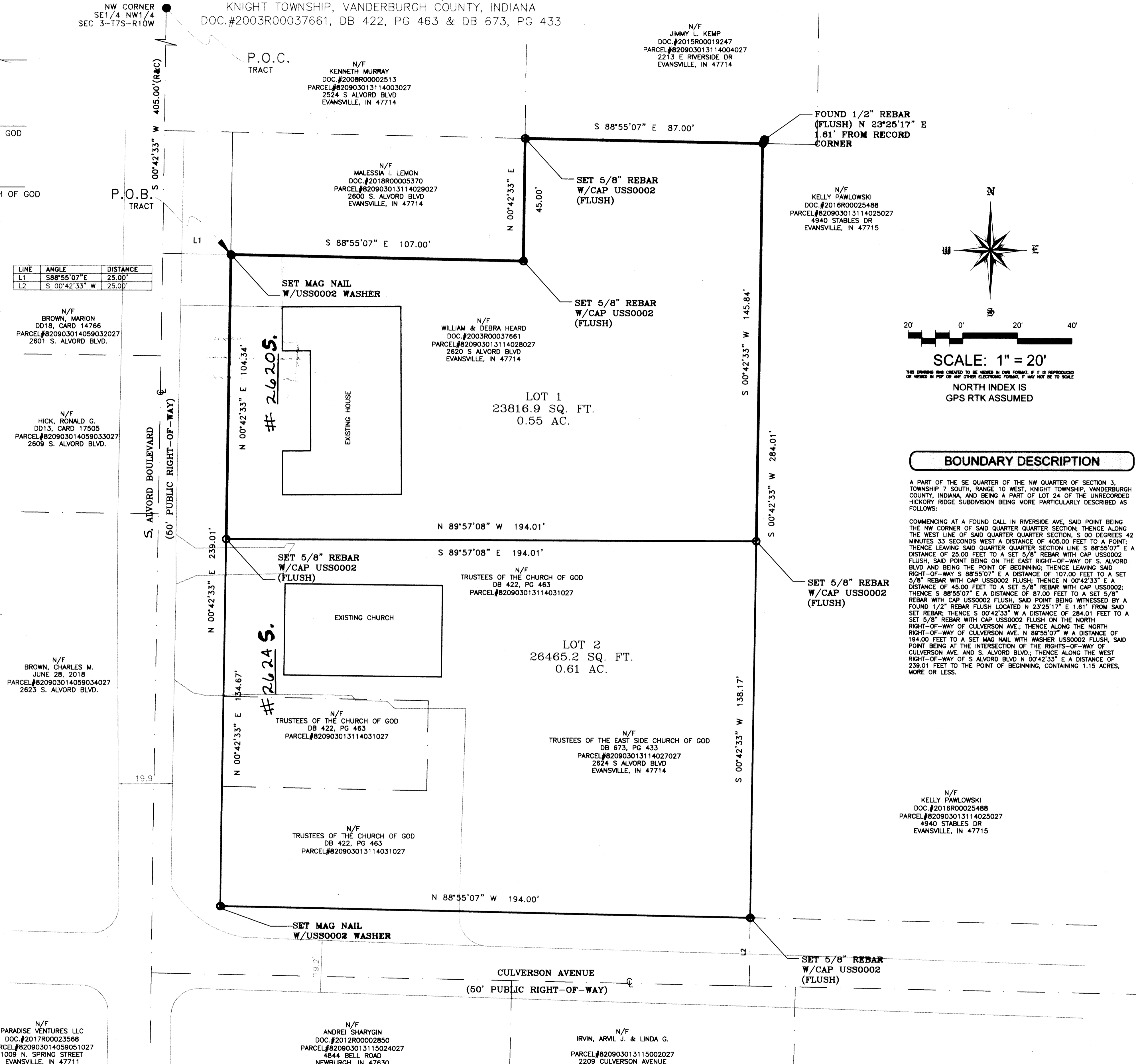
**PROJECT LOCATION:**  
 VANDERBURGH COUNTY, STATE OF INDIANA

**PROJECT ADDRESS:**  
 2620 & 2624 S. ALVORD  
 EVANSVILLE, IN 47714

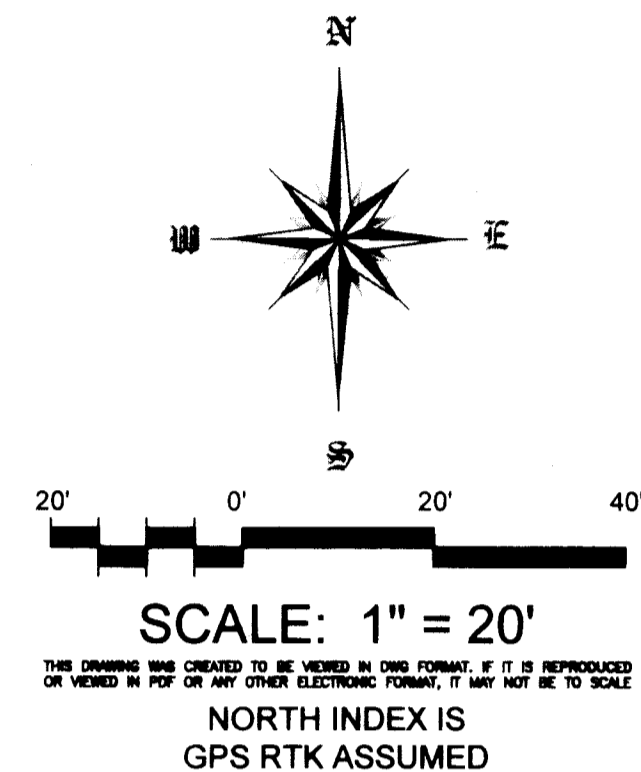
**PROJECT TYPE:**  
 MINOR SUBDIVISION  
 SURVEY

**BEAR LAKE**

PART OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 6 SOUTH, RANGE 10 WEST KNIGHT TOWNSHIP, VANDERBURGH COUNTY, INDIANA  
 DOC.#2003R00037661, DB 422, PG 463 & DB 673, PG 433



LINE	ANGLE	DISTANCE
L1	S88°55'07"E	25.00'
L2	S 00°42'33" W	25.00'

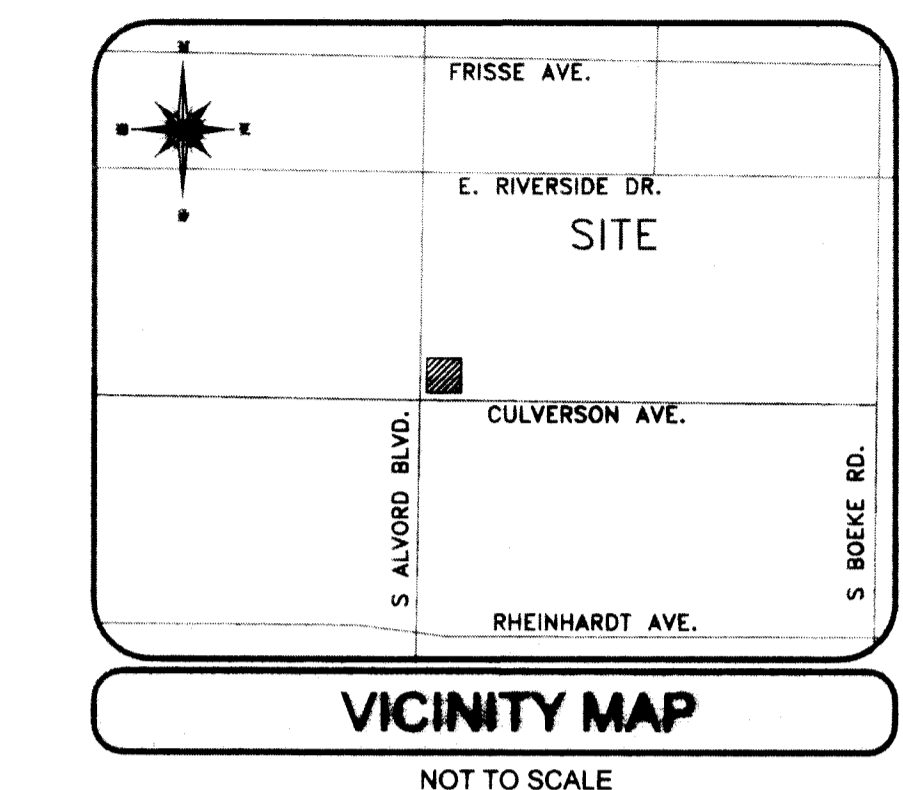


**BOUNDARY DESCRIPTION**

A PART OF THE SE QUARTER OF THE NW QUARTER OF SECTION 3, TOWNSHIP 7 SOUTH, RANGE 10 WEST, KNIGHT TOWNSHIP, VANDERBURGH COUNTY, INDIANA, AND BEING A PART OF LOT 24 OF THE UNRECORDED HICKORY RIDGE SUBDIVISION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 COMMENCING AT A FOUND CALL IN RIVERSIDE AVE, SAID POINT BEING THE NW CORNER OF SAID QUARTER QUARTER SECTION, THENCE ALONG THE WEST LINE OF SAID QUARTER QUARTER SECTION, S 00 DEGREES 42 MINUTES 43 SECONDS WEST A DISTANCE OF 405.00 FEET TO A POINT; THENCE LEAVING SAID QUARTER QUARTER SECTION LINE S 88°55'07" E A DISTANCE OF 25.00 FEET TO A SET 5/8" REBAR WITH CAP USS0002 FLUSH, SAID POINT BEING ON THE EAST RIGHT-OF-WAY OF S. ALVORD BLVD AND BEING THE POINT OF BEGINNING; THENCE LEAVING SAID RIGHT-OF-WAY S 88°55'07" E A DISTANCE OF 107.00 FEET TO A SET 5/8" REBAR WITH CAP USS0002 FLUSH; THENCE N 00°42'33" E A DISTANCE OF 45.00 FEET TO A SET 5/8" REBAR WITH CAP USS0002; THENCE S 88°55'07" E A DISTANCE OF 87.00 FEET TO A SET 5/8" REBAR WITH CAP USS0002 FLUSH, SAID POINT BEING WITNESSED BY A FOUND 1/2" REBAR FLUSH LOCATED N 23°25'17" E 1.61' FROM SAID SET REBAR; THENCE S 00°42'33" W A DISTANCE OF 284.01 FEET TO A SET 5/8" REBAR WITH CAP USS0002 FLUSH ON THE NORTH RIGHT-OF-WAY OF CULVERSON AVE.; THENCE ALONG THE NORTH RIGHT-OF-WAY OF CULVERSON AVE. N 89°57'08" W A DISTANCE OF 194.00 FEET TO A SET MAG NAIL WITH WASHER USS0002 FLUSH, SAID POINT BEING AT THE INTERSECTION OF THE RIGHTS-OF-WAY OF CULVERSON AVE. AND S. ALVORD BLVD.; THENCE ALONG THE WEST RIGHT-OF-WAY OF S. ALVORD BLVD N 00°42'33" E A DISTANCE OF 238.01 FEET TO THE POINT OF BEGINNING, CONTAINING 1.15 ACRES, MORE OR LESS.

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER  
 9/27/2019  
 BRIAN GERTH AUDITOR  
 4068

RECEIVED FOR RECORD  
 DATE 9/27/2019 2:57PM  
 PLAT BOOK V 029  
 PAGE INST# 2019R0022006  
 DEBBIE STUCKI RECORDER  
 VANDERBURGH COUNTY



**GENERAL NOTES**

PUBLIC UTILITIES-WATER: WATER IS PROVIDED BY EVANSVILLE WATER & SEWER UTILITY TO 2624 SOUTH ALVORD. THE PROPERTY AT 2620 SOUTH ALVORD RUNS OFF OF A WELL.  
 PUBLIC UTILITIES-SEWER: SEWER IS AVAILABLE AND IS PROVIDED BY EVANSVILLE WATER & SEWER UTILITY.  
 ACCESS: LOT 1 ACCESS TO SOUTH ALVORD BLVD; LOT 2 ACCESS TO SOUTH ALVORD BLVD AND CULVERSON AVE.  
 FLOOD PLAIN DATA: NONE OF WITHIN DESCRIBED TRACT OF LAND LIES WITHIN THAT SPECIAL FLOOD HAZARD AREA (SFHA) AS SAID TRACTS PLOTS ON COMMUNITY PANEL NO. 1816301850 OF THE FLOOD INSURANCE RATE MAPS (FIRM) OF VANDERBURGH COUNTY, INDIANA DATED MARCH 17, 2011.  
 APPLICATION FOR MODIFICATION/WAIVER OF SUBDIVISION STANDARDS: APC DOCKET NUMBER WAV-2018-018 REQUESTING TO WAIVE THE INSTALLATION OF SIDEWALKS, AS PER CITY CODE 17.05.150(G)(2) WAS APPROVED AT SUBDIVISION REVIEW ON FEBRUARY 4, 2019.  
 ALL CORNERS ARE 5/8" REBAR WITH CAP USS0002 UNLESS MARKED OTHERWISE.  
 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.  
 THE OWNER(S) SHALL REMAIN RESPONSIBLE FOR THE PREVENTION OF OBSTRUCTIONS TO CREEKS AND NATURAL SURFACE WATERCOURSES.