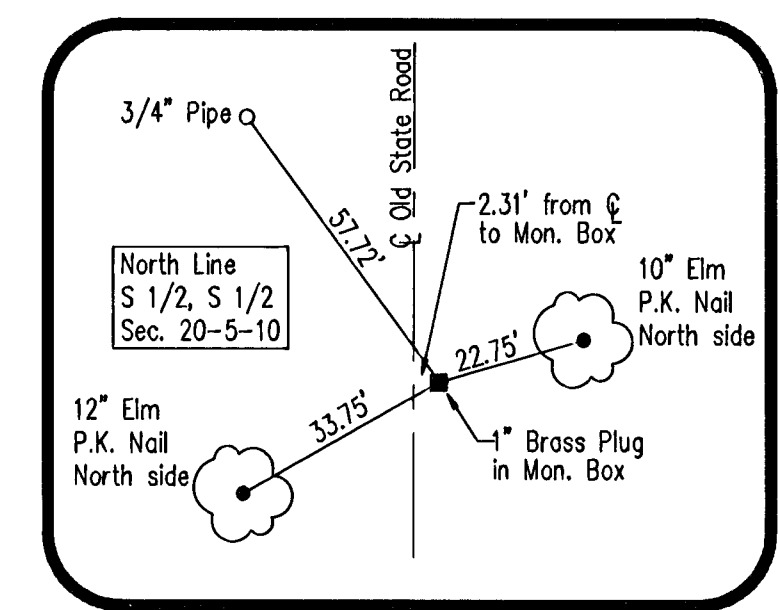
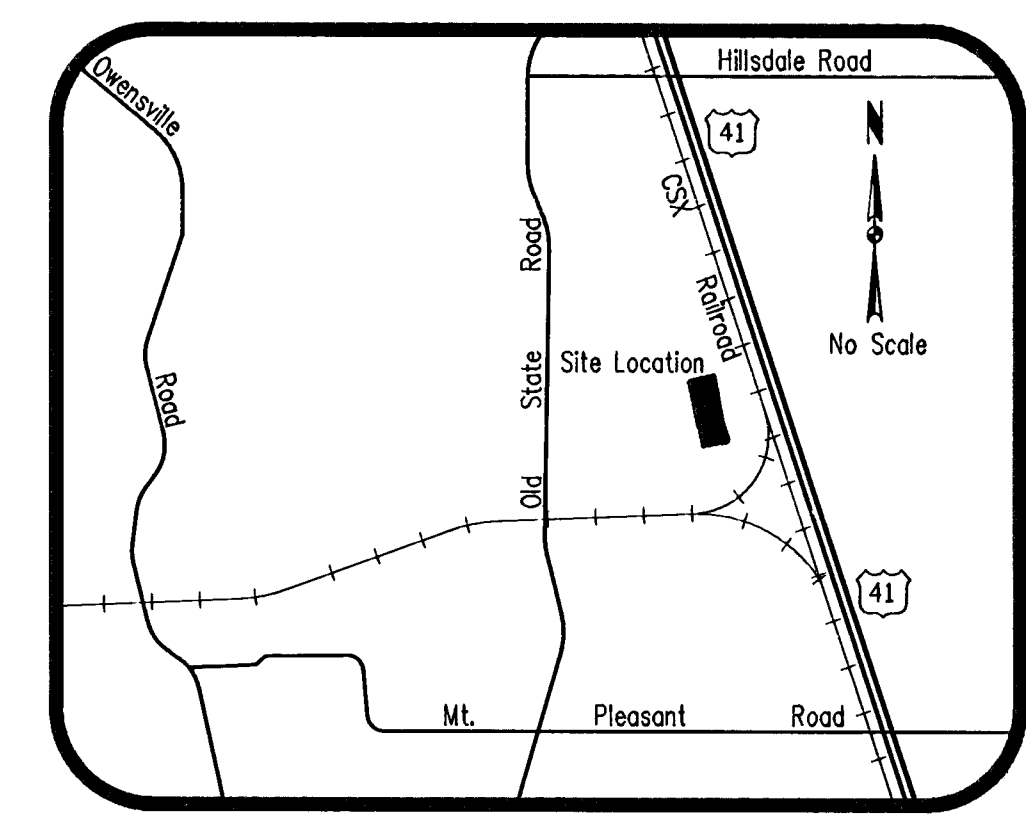
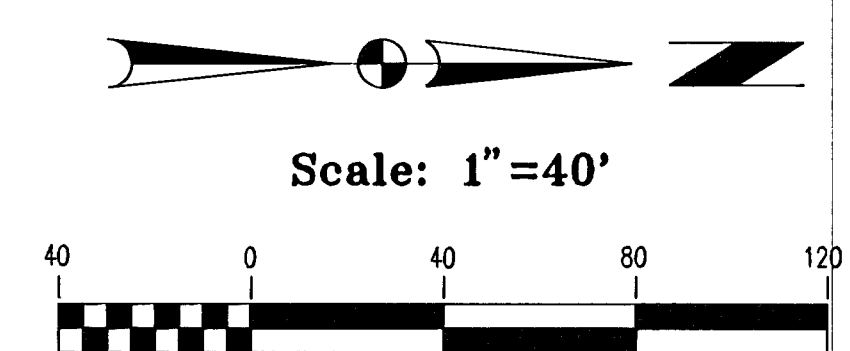
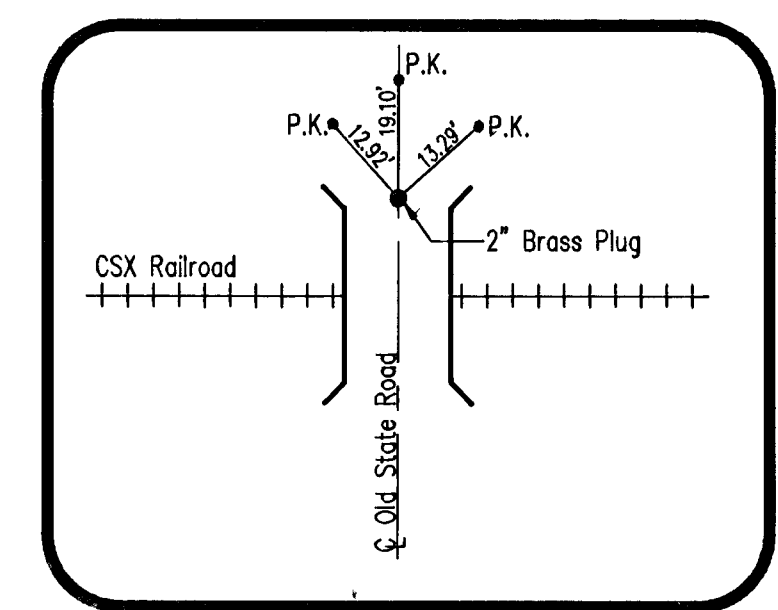


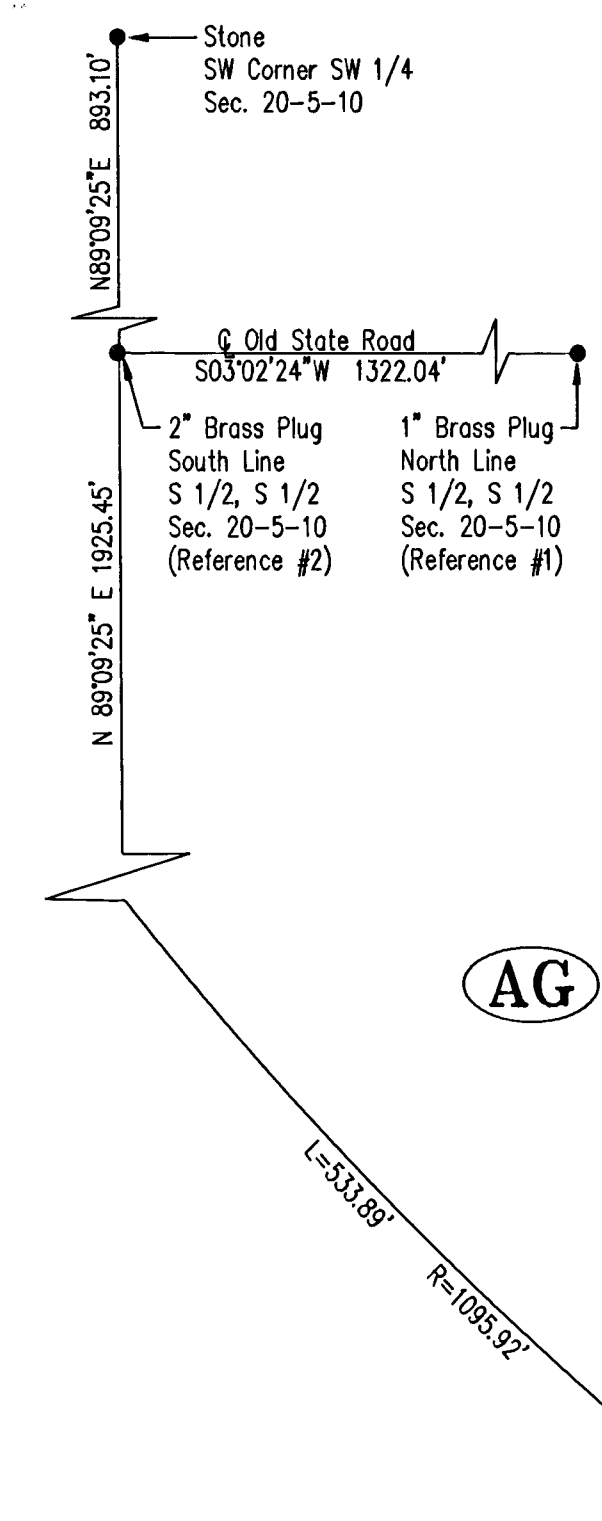
# BROOKVIEW SECTION E-1



Reference #1



Reference #2



Boundary Description

Part of the South Half of Section 20, Township 5 South, Range 10 West in Vanderburgh County, Indiana, more particularly described as follows:

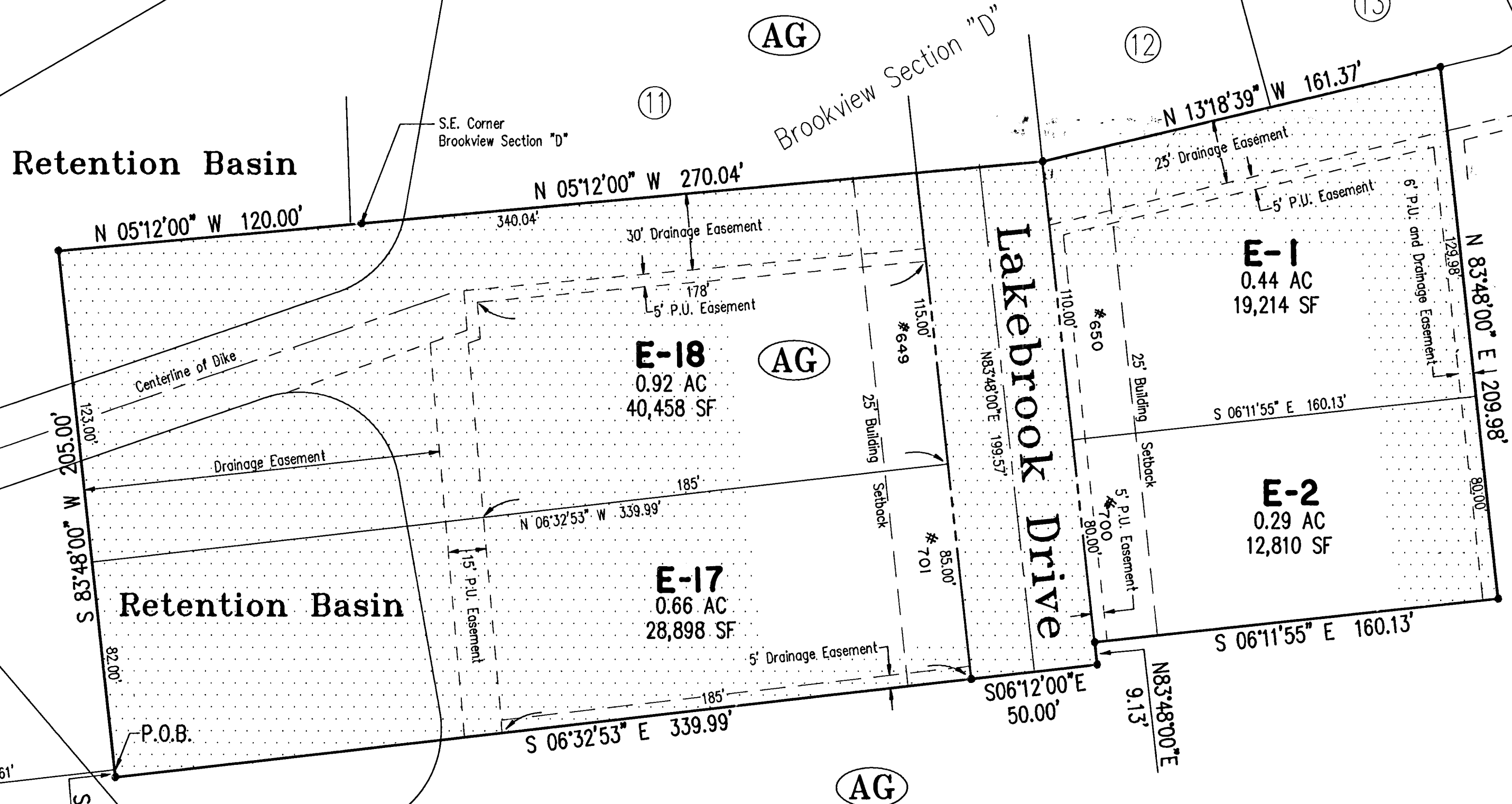
Commencing at a point in Old State Road on the south line of said half section, said point being north 89 degrees 09 minutes 25 seconds east a distance of 893.1 feet from the southwest corner of said half section; thence north 89 degrees 09 minutes 25 seconds east along said south line and said south line extended and the north right-of-way line of the CSX Railroad (per Quit Claim Deed recorded in Deed Record 601, pages 61 through 71 in the office of the Recorder of Vanderburgh County, Indiana) for 1925.45 feet to a point on a curve concave to the north having a radius of 1095.92 feet and a chord measuring 529.21 feet bearing north 57 degrees 13 minutes 30 seconds east; thence along said curve 533.89 feet; thence north 05 degrees 12 minutes 00 seconds west 131.61 feet to the point of beginning; thence south 83 degrees 48 minutes 00 seconds west 205.00 feet; thence north 05 degrees 12 minutes 00 seconds west 120.00 feet to the southeast corner of Brookview Section "D", as per plat thereof recorded in Plat Book N, page 46 in the office of the Recorder of Vanderburgh County, Indiana; thence north 05 degrees 12 minutes 00 seconds west along the east line of said Brookview Section "D" for 270.04 feet; thence north 13 degrees 18 minutes 39 seconds west along said east line for 161.37 feet; thence north 83 degrees 48 minutes 00 seconds east 209.98 feet; thence south 06 degrees 11 minutes 55 seconds east 160.13 feet; thence north 83 degrees 48 minutes 00 seconds east 209.98 feet; thence south 06 degrees 11 minutes 55 seconds east 160.13 feet to the point of beginning, containing 2.56 acres.

Surveyor's Certificate

I, James Q. Morley, hereby certify that I am a professional registered land surveyor licensed in compliance with the laws of the State of Indiana and that this plat correctly represents a true and accurate survey completed under my direct supervision on MARCH 7, 1991, and that the monument shown hereon actually exist and that their locations and materials are accurately shown hereon.

Witness my hand and seal this 8th day of August, 1991.

*James Q. Morley*  
James Q. Morley, L.S.  
Indiana Registration No. 12629



General Notes

Zoning: The subject property is currently zoned A as shown. All abutting property is zoned A.

Flood Plain Data: Per F.I.R.M. Panel Number 180256 0025 B, dated March 19, 1982, Vanderburgh County, Indiana, a portion of the proposed subdivision is within the designated 100 year flood zone. Per FEMA letter dated July 10, 1990 and recorded in Miscellaneous File 3, Card 5294, in the office of the Recorder of Vanderburgh County, Indiana. The 100 year flood elevation for this area is U.S.G.S. elevation 397.00. The area below U.S.G.S. elevation 397.00 is shaded on the plat.

Minimum First Floor Elevation: The minimum first floor elevation or garage elevation is 399.00 U.S.G.S.

Utilities: Sewers, water, telephone and electric are available at the site.

Road Grades: Maximum road grades shall not exceed 5%.

Temporary Erosion Control: (during construction)

- Slopes of 0%-6% shall be mulched and seeded with a cover crop, i.e., rye, red top, or wheat, within forty-five (45) days of disturbance of soil, which must remain in place until final grading and shaping.
- Slopes of more than 6% shall be mulched and seeded and shall have straw bales and/or erosion blankets in place within five (5) days of disturbance of soil which must remain in place until final grading and seeding.

Easements: All easements, unless otherwise indicated, are public utility and drainage easements. All easement widths are as shown hereon.

Public Drainage Easement: The individual lot owners shall not construct or place any obstruction within any public drainage easement which will interfere with the flow of surface water along the drainage easement. No fences shall be constructed within any public drainage easement.

Structures: No portable or permanent storage sheds, dog houses, or other permanent or portable building shall be placed within any easement.

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 PRIMARY APPROVAL by the AREA PLAN COMMISSION OF EVANSVILLE and VANDERBURGH COUNTY at a meeting held on APRIL 9, 1991.

*Robert H. Buma, Jr.* President  
*Barbara S. Cunningham* Executive Director  
*Barbara S. Cunningham* Executive Director

PLAT RELEASE DATE: AUG. 16, 1991



County

DRAINAGE PLANS WERE APPROVED BY THE VANDERBURGH COUNTY DRAINAGE BOARD ON:

8-25-86  
DATE

ROAD CONSTRUCTION PLANS WERE APPROVED BY THE VANDERBURGH COUNTY COMMISSIONERS ON:

4-29-91  
DATE

ONLY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

AUG 16 1991 6543

*Ann Hopley*  
AUDITOR

**0-51**

RECEIVED FOR RECORD  
at 3:37 P.M.  
AUG 16, 1991  
Plat Book 0  
Page 51  
BOB STEELE, RECORDER  
VANDERBURGH COUNTY  
91-17013

Owner's Certificate

The undersigned owners of the real estate shown and described hereon does hereby plat and subdivide said real estate as shown and designates the same as BROOKVIEW SECTION E-1. 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 reserved for the installation, maintenance, operations, enlargement and repair of utility facilities, whether above ground or below ground. No structures other than such utility facilities shall be erected within said strips of land and any fence located within said strips of land shall be subject to removal by a public utility without liability in the use of said easements by said utility.

Strips of ground marked "Public Utility and Drainage Easement" are dedicated for surface water 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 manner as to impede the flow of water.

Strips of ground marked "Drainage Easement" 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.

*W. C. Bussing*  
W. C. Bussing,  
3 S. Brentwood  
Evansville, IN 47715

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 the said Owner(s) and Subdivider(s), 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 8th day of August, 1991.

My Commission Expires: 2-1-93

Notary Public  
*Jerry A. Campbell*  
JERRY A. CAMPBELL  
(typed or printed name)

*Vanderburgh*  
County, Indiana

