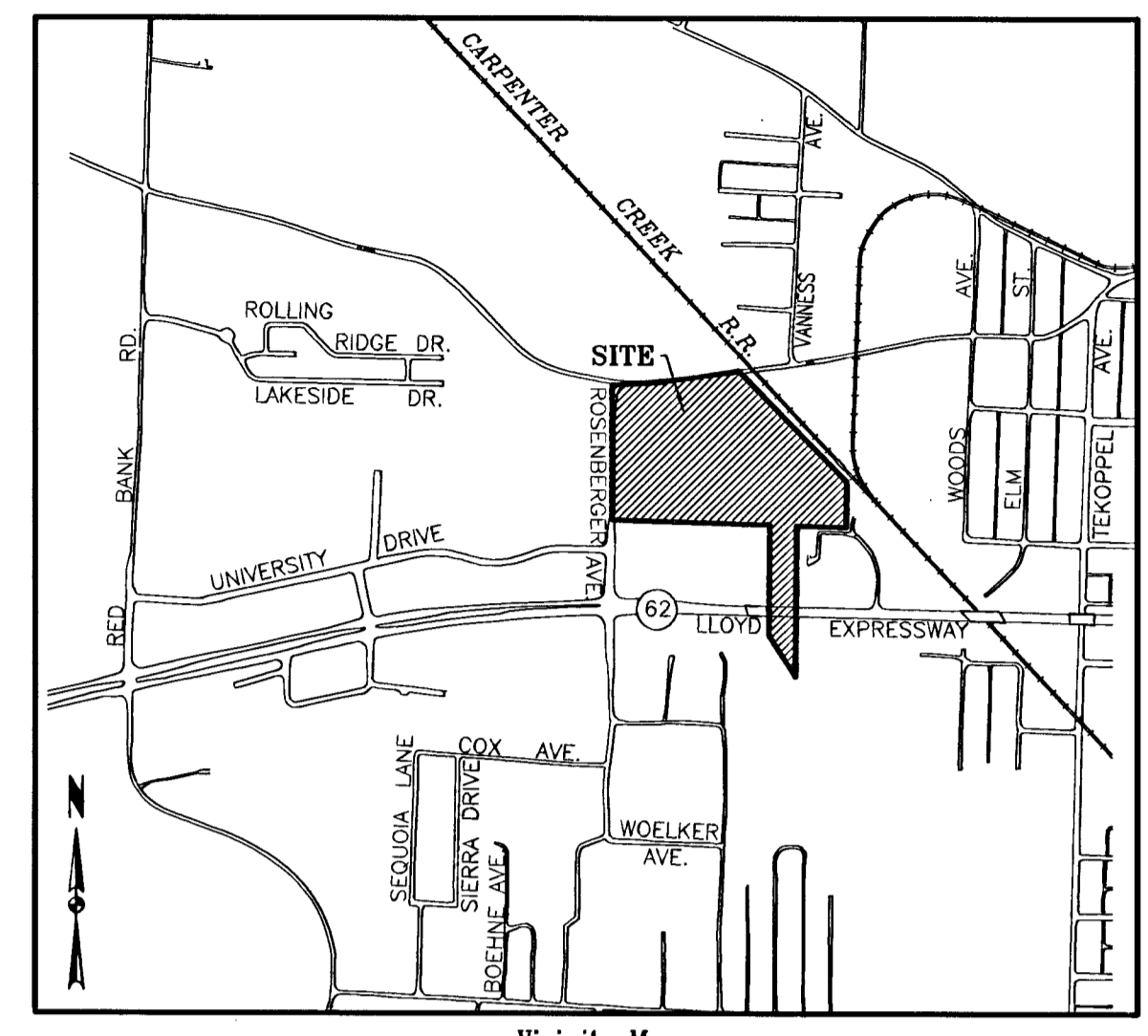


Carpentier Creek Pavilion

JULY ENTERED FOR TAXATION SUBJECT
 TO FINAL ACCEPTANCE FOR TRANSFER
 FEB 01 2005
 Betty Knight
 AUDITOR
 #662



GENERAL NOTES

Utilities: Water and sanitary sewers will be extended to the site.
 Basements: Any basements must be approved by the Vanderburgh County Building Commissioner.
 Zoning: The subject property is currently zoned C4 and R1
 Flood Hazard Statement: A portion of the within described tract of land does lie within that special Flood Zone A as said tract plots on Community Panel No. 180256 0100 B of the Flood Insurance Rate Maps for Vanderburgh County, Indiana, dated March 19, 1982, and Community Panel No. 180257 0003 B of the Flood Insurance Rate Maps for the City of Evansville, Indiana, (Vanderburgh County) dated October 15, 1981.
 The lowest floor elevations of any enclosed space (including garage) must be at least two feet above the 100 year flood elevation. This minimum floor elevation is called Flood Protection Grade (FPG). Additional information may be obtained from the Vanderburgh County Building Commissioner. First floor grades shall be set to allow for proper drainage around houses. All first floor grades shall conform to local and state enforced building codes.

FINAL STORM DRAINAGE PLANS WERE APPROVED BY THE VANDERBURGH COUNTY DRAINAGE BOARD ON: June 28, 2004
 Board of Public Works on: July 9, 2004

AREA PLAN COMMISSION CERTIFICATE

Under the authority provided by the Acts of 1981, P.S. 19-1-309, and enacted by the General Assembly of the State of Indiana, proper notice was given and this plan has been given PRIMARY APPROVAL by the AREA PLAN COMMISSION OF VANDERBURGH COUNTY at a meeting held on, May 5, 2004.

Barbly Smith
 President
Barbly Smith
 Attest Executive Director
 Secondary Plat complies with the Ordinance and is released for Recording.
Barbly Smith
 Executive Director
 PLAT RELEASE DATE: Feb. 1, 2005

BOUNDARY DESCRIPTION

Part of the Southeast Quarter of the Southeast Quarter of Section 22, Township 8 South, Range 11 West and part of the North Half of the Northeast Quarter of Section 23, Township 8 South, Range 11 West, Parry Township, Vanderburgh County, Indiana, being more particularly described as follows:
 Beginning at the Southeast corner of the Southeast Quarter of the Southeast Quarter of said Section 22-6-11; thence along the south line of the Southeast Quarter of the Southeast Quarter of said Section 22-6-11, North 88 degrees 11 minutes 43 seconds West 289.25 feet; thence parallel with the east line of the Northwest Quarter of the Northwest Quarter of said Section 22-6-11, South 00 degrees 00 minutes 02 seconds East 824.00 feet to the center of Carpentier Creek; thence along said creek centerline, North 34 degrees 32 minutes 06 seconds West 273.97 feet; thence parallel with the east line of the Northwest Quarter of the Northwest Quarter of said Section 22-6-11, North 00 degrees 45 minutes 28 seconds East 803.00 feet to the south line of the Southeast Quarter of the Southeast Quarter of said Section 22-6-11; thence along said south Quarter, Quarter Section line, North 88 degrees 11 minutes 43 seconds West 860.90 feet to the southwest corner of the Southeast Quarter of the Southeast Quarter of said Section 22-6-11; thence along the west line thereof, North 00 degrees 00 minutes 12 seconds West 731.67 feet to the centerline of Hogue Road; thence along said centerline, North 87 degrees 12 minutes 29 seconds East 251.71 feet; thence continuing along said centerline North 81 degrees 23 minutes 00 seconds East 441.57 feet to the southwesterly right-of-way line of the CSX Railroad per Doc. Recorded in Deed Record 26, page 104 in the office of the Recorder of Vanderburgh County, Indiana; thence along said right-of-way line South 44 degrees 30 minutes 08 seconds East 844.85 feet to the east line of said Southeast Quarter of the Southeast Quarter of Section 22-6-11; thence along the east line thereof South 00 degrees 47 minutes 58 seconds West 247.77 feet to the point of beginning, containing 22.03 acres.
 Excepting therefrom that part conveyed to the State of Indiana by right-of-way grant recorded August 9, 1955 in Deed Record 375, Page 423, in the Office of the Recorder of Vanderburgh County, Indiana.
 Subject to all easements and rights-of-way of record.

SURVEYOR'S CERTIFICATE

I, Danny K. Leek, do 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.
 Witness my hand and seal this 1st day of February, 2005
Danny K. Leek
 Danny K. Leek, R.L.S.
 Indiana Registration No. 50480
 Morley and Associates Inc.
 600 E. Sixth Street
 Evansville, IN 47713
 (812) 464-9585

R-152



LEGEND

- CENTER LINE
- BOUNDARY LINE
- EASEMENT LINE
- RIGHT-OF-WAY LINE
- P.O.B.
- NORTH
- SOUTH
- EAST
- WEST

SCALE 1" = 100'

OWNER'S CERTIFICATE
 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 **Carpentier Creek Pavilion**. Portions of Rosebank Avenue and Hogue Road shown and not previously dedicated are hereby dedicated to public use.

Strips or areas of land, of the dimensions shown on this plat and marked "P.U.E." (Public Utility Easement), are Non Exclusive Easement 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 such utility facilities shall be located within said areas of land and any fence located within said areas of land is subject to removal by a public utility without liability in the use of said easements by said utility.

Strips or areas of land, of the dimensions shown on this plat and marked "D.U.E." (Drainage & Underground Public Utility Easement) are Non Exclusive Easement dedicated for conveyance of surface water and/or subsurface water drainage and for the maintenance and operation of underground portions of public utility facilities, including flush with surface level manholes and vaults that do not impede drainage flow, access along the easement, or mowing and maintenance of the easement. No structures other than such utility facilities or drainage ways or systems shall be located within said areas of land and any fence located within said areas of land is subject to removal by the Drainage Board or a public utility without liability, in the use of said easements.

Strips or areas of land, of the dimensions shown on this plat and marked "D.E." (Drainage Easement) are Non Exclusive Easement dedicated for conveyance of surface water and/or subsurface water provided however, that public utilities are hereby permitted to cross such Drainage Easements with utility facilities 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, egress and temporary staging areas for work by public utility so long as any damage caused to a drainage facility is repaired by the utility company. The property owner is responsible for maintenance and erosion control of said easements and shall not place landscaping, earth berms, fences or other obstructions that impede or reduce the flow of water.

Strips or areas of land, of the dimensions shown on this plat and marked "L.M.S.D.E." (Lake Maintenance & Storm Detention Easement) are Non Exclusive Easement dedicated for the maintenance of the storm drainage lake and maintenance, and storage of storm water. Any alterations to the land within these easements must have the approval of the Drainage Board. Fences may not be extended into the Lake Maintenance and Storm Detention Easement.

All easements are dedicated with the right of ingress and egress over the lots within this subdivision to and from said easements for necessary construction, maintenance or reconstruction.

Strips or areas of land of the dimensions shown on this plat and marked Ingress/Egress Easement are hereby dedicated for:

Non-exclusive ingress/egress to and from Rosebank Avenue and Hogue Road for the following purposes:

Owners and occupants (and their invitees) of Carpentier Creek Pavilion Subdivision and Proposed Carpentier Creek Pavilion 2 Subdivision, and their successors and assigns.

Public access to and from Carpentier Creek Pavilion Subdivision and Proposed Carpentier Creek Pavilion 2 Subdivision, subject to such conditions, limitations and restrictions that Owner, and his successors and assigns, may impose on such public access; and the Owner reserves the right, for Owner and his successors and assigns, to impose such conditions, limitations and restrictions on such public access.

Residential occupants of single family residences located on Lots 23, 24, 25, 26 and 33 in Dorothy Acres, according to the plat thereof recorded in Plat Book 6, pages 247-249 in the Office of the Recorder of Vanderburgh County, Indiana (Dorothy Acres); and this right of ingress/egress for such residential occupants shall be restricted to single family residential use only and shall not be used for any commercial purposes.

Dennis V. Owens and Robert W. Owens (and their invitees), and their successors and assigns, as owners or occupants (or future owners or occupants) of the following described real estate, for all uses:

1. Proposed Carpentier Creek Pavilion 2 Subdivision.
2. That part of Lot 23 in Dorothy Acres conveyed to Dennis V. Owens in Warranty Deed recorded on December 9, 2003 as Instrument No. 2003R00005524 (Owens Lot 23).
3. All other real estate located within the following boundaries:

North: Carpentier Creek Pavilion Subdivision and Owens Lot 23
 West: Carpentier Creek Pavilion Subdivision
 South: State Road 62 (Lloyd Expressway)
 East: CSX Railroad right-of-way

Owner reserves the unlimited right to grant, deny, expand, limit, restrict, or terminate the right to use such Ingress/Egress Easements for any other uses, including without limitation commercial uses, or to or by any other persons or entities.

Maintenance of ingress/egress easement will be by the lot owner.

Dennis V. Owens 2/1/05
 Dennis V. Owens
 1101 North 4th Ave.
 Evansville, IN 47710

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 Dennis V. Owens who acknowledge the execution of the foregoing plat with the dedications and restrictions thereon, agree to be their voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and seal this 1st day of February, 2005

My Commission Expires: June 19, 2010

Bartholomew J. Mueller
 Notary Public
 Bartholomew J. Mueller
 (typed or printed name)

Notary Resides in Vanderburgh County, Indiana

