

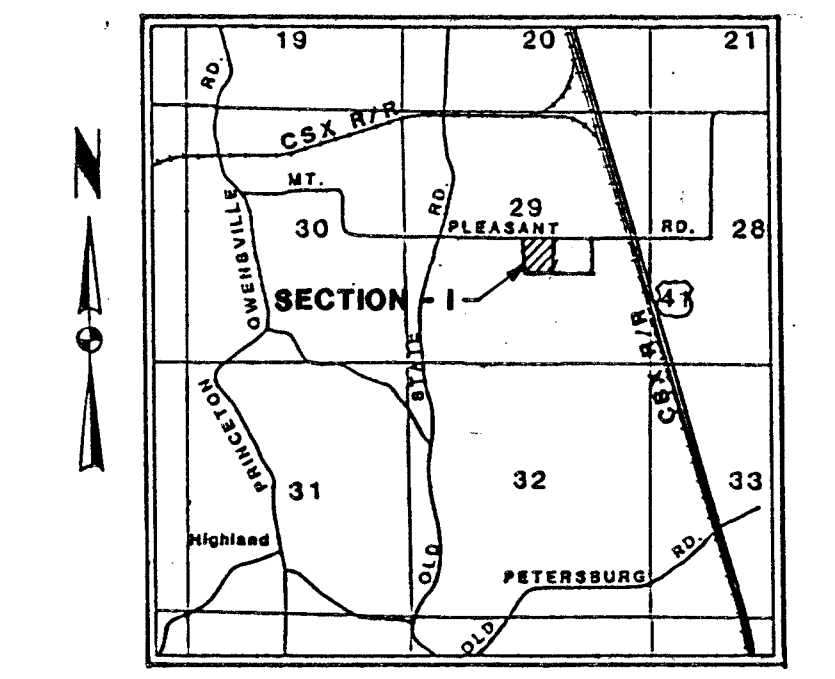
COPPERFIELD SUBDIVISION SEC. I

STORM DRAINAGE PLANS
HAVE BEEN APPROVED BY
THE VANDERBURGH COUNTY
DRAINAGE BOARD ON:

AUGUST 22, 1988
(DATE)

PRELIMINARY ROAD CONSTRUCTION
PLANS HAVE BEEN APPROVED BY THE
VANDERBURGH COUNTY COMMISSIONERS
ON:

NOVEMBER 21, 1988
(DATE)



LOCATION MAP 1" : 4000'

SCALE: 1" = 80'

AG.

N.E. COR.
N.W. 1/4, S.E. 1/4
29-5-10

ROAD NAIL (FND.)
N.E. COR.
S.E. 1/4
29-5-10

88-21895 RECEIVED FOR RECORD
at 10:18 A.M.
Nov. 28 1988
Plat Book N
Page 155
BOB STEELE, RECORDER
VANDERBURGH COUNTY

N-155

DAILY ENTERED FOR TAXATION SUBJECT
TO FINAL ACCEPTANCE FOR TRANSFER

NOV 23 1988

5777

OWNER'S CERTIFICATE

The undersigned Owner of the real estate shown and described hereon does hereby plat and subdivide said real estate as shown and designates the same as COPPERFIELD SUBDIVISION - SECTION I. All easements shown, including the easements within the north half of said quarter quarter section east of the Section I boundary, are hereby dedicated for public utility services and for surface water drainage. All roads shown and not previously dedicated are hereby dedicated to public use.

THE CITIZENS NATIONAL BANK OF
EVANSVILLE as Trustee under Land
Trust Agreement, dated 4/22/88
Identified as Trust No. 116355 and
known as Exclusive Properties
By: *Michael A. Doris*
Michael A. Doris, Senior V.P. &
Trust Officer

TRUST DEPT.
CITIZENS NATIONAL BANK
20 N.W. Third St.
Evansville, IN. 47708

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(s) the execution of the foregoing plat with the dedications and restrictions thereon, express to be his/her/their voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and seal this 22nd day of November, 1988.

My Commission Expires:
7/21/89

Judy A. Franklin
Notary Public
Judy A. Franklin
(typed or printed name)

Notary Resides in
Vanderburgh
County, Indiana



AREA PLAN COMMISSION CERTIFICATE

Under the authority provided by Chapter 138 - Acts of 1957, as amended, of the General Assembly of the State of Indiana, and an Ordinance adopted by the Common Council of the City of Evansville, and an Ordinance adopted by the Board of County Commissioners, Vanderburgh County, Indiana, this plat was given approval as follows:

Approved by the Area Plan Commission of Evansville and Vanderburgh County, Indiana at a meeting held on SEPT. 7, 1988

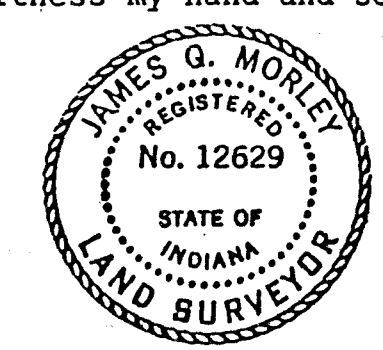
Robert H. Sumner, Jr. President
Barbara L. Cunningham Director
Barbara L. Cunningham Director

Plat Release Date Nov. 28, 1988

SURVEYOR'S CERTIFICATE

I, James Q. Morley, do 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 by me on June 31, 1988, and that the monuments shown hereon actually exist and that their locations and materials are accurately shown.

Witness my hand and seal this 22nd day of November, 1988.



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

BOUNDARY DESCRIPTION

Part of the North Half of the Northwest Quarter of the Southeast Quarter of Section 29, Township 5 South, Range 10 West, in Vanderburgh County, Indiana, more particularly described as follows:

Beginning at a 1/2 inch iron rod (found) at the northwest corner of said quarter quarter section; thence south 89 degrees 44 minutes 36 seconds east (assumed bearing) along the north line of said quarter quarter section a distance of 576.04 feet to a point north 89 degrees 44 minutes 36 seconds west a distance of 743.00 feet from the northeast corner of said quarter quarter section; thence south 00 degrees 10 minutes 54 seconds west parallel with the east line of said quarter quarter section a distance of 656.06 feet to the south line of the North Half of the said quarter quarter section; thence north 89 degrees 40 minutes 25 seconds west along said south line a distance of 568.60 feet to the west line of said quarter quarter section; thence north 00 degrees 49 minutes 56 seconds west along said west line a distance of 655.46 feet to the point of beginning, containing 8.61 acres.

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 sodded or stabilized with an erosion control mat at completion of ditch grading.
 - Slopes over 8% require riprap or other approved stabilization at completion of ditch grading if the total ditch length at that point is greater than 100 feet.
- Public Utility and Drainage Easements:
- The 15 foot public utility and drainage easements are centered along the property lines, unless otherwise noted.
 - Above ground parts of public utilities are not to be located within the banks of the drainage swales or ditches. Sewer manholes are to be located back of the top of bank of the drainage swales.
 - 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 drainage easements.

Road Grades: Maximum road grades will not exceed 7.5%.

Double Frontage Lots: All double frontage lots must access to interior roads.

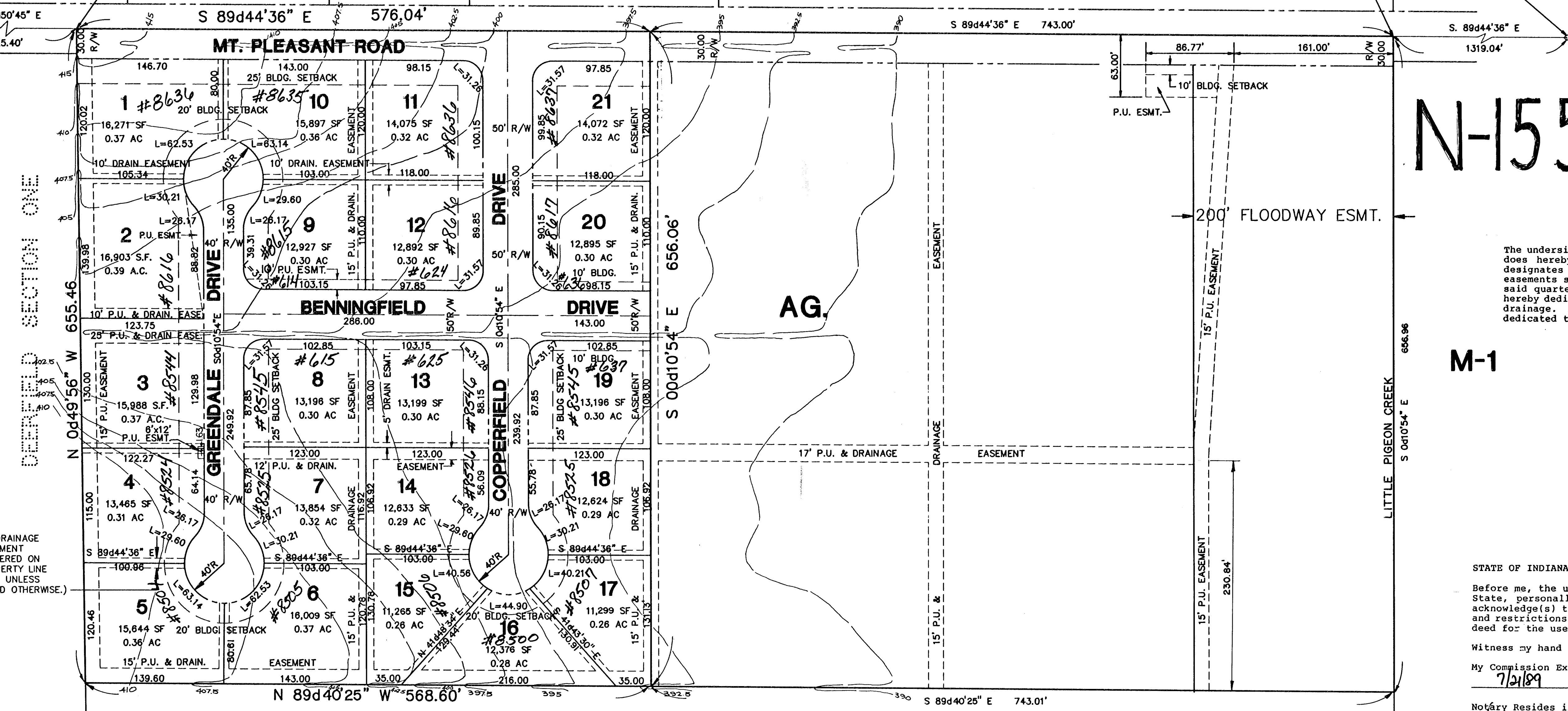
Right-of-way Radii: All radii at intersections are 20 feet. All cul-de-sacs have 35 foot fillet radii and 40 foot center radii.

GENERAL NOTES

- Zoning: The subject property is zoned agricultural and the abutting property is currently zoned as noted.
- Utilities: Water and sanitary sewer services will be extended to the site.
- Flood Plain Data: Per F.I.R.M. Vanderburgh County, Indiana, Panel No. 180256 0025 B dated March 19, 1982, no portion of the proposed subdivision is within the designated 100 year flood zone.
- Basements: Any basements must be approved by the Vanderburgh County Building Commissioner.
- Temporary Erosion Control: (during construction)
 - Slopes of 0% to 5% shall be mulched and seeded with a cover crop, i.e., rye, red top, or wheat, within 45 days of disturbance of soil and must remain in place until final grading and shaping.
 - Slopes of more than 5% shall be mulched and seeded and shall have straw bales and/or erosion blankets in place within 45 days of disturbance of soil and must remain in place until final grading and shaping.
- Downspout Drains: Downspout drains shall not discharge directly behind the street curb or be installed through curb cuts.

3/4" PIPE (FND.)
N.W. COR.
N.E. 1/4, S.W. 1/4
29-5-10

1/2" IRON ROD (FND.)
N.W. COR.
N.W. 1/4, S.E. 1/4
29-5-10



AG.

AG.

AG.

AG.

AG.