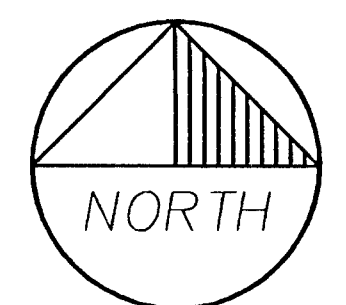
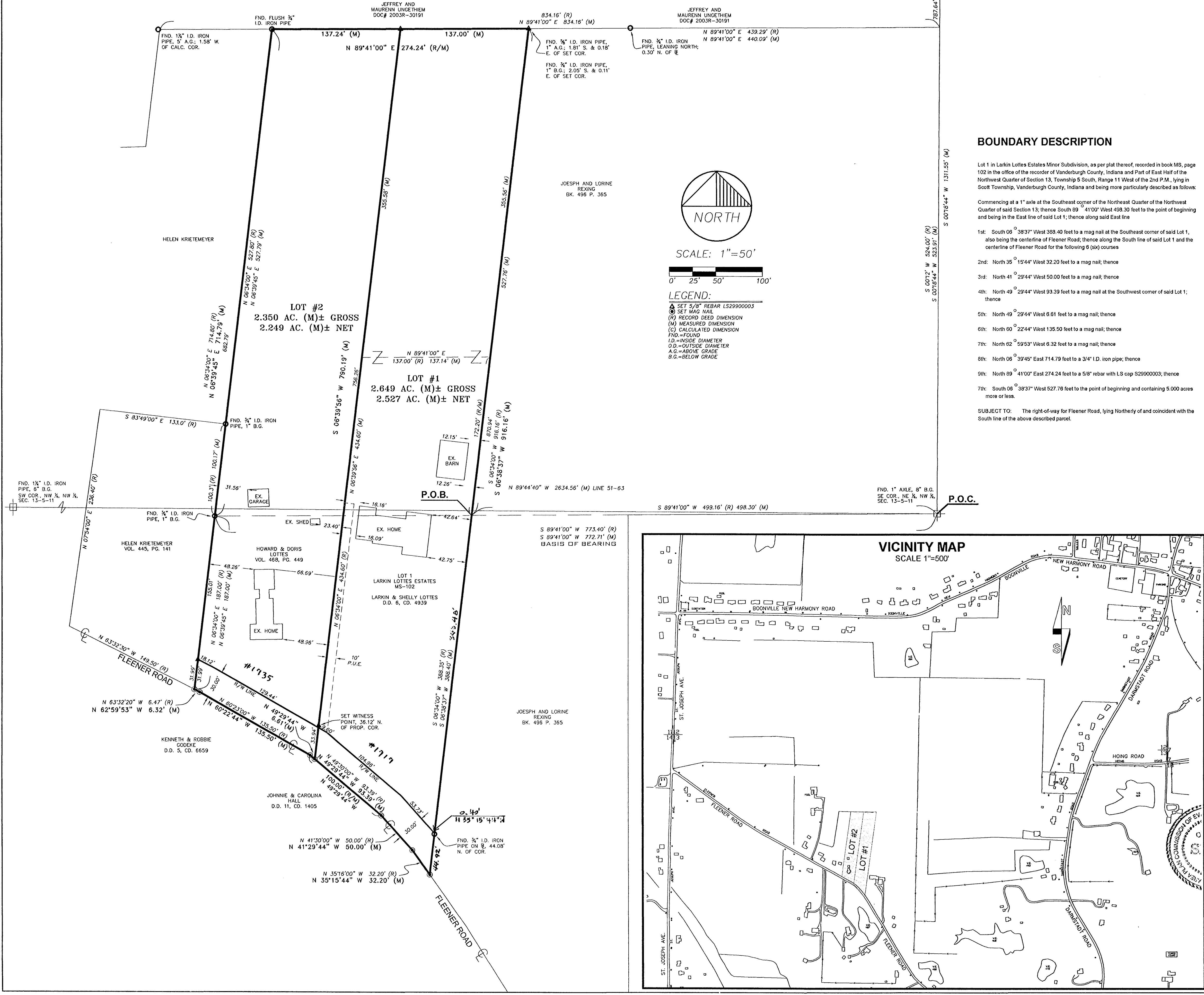


# LARKIN LOTTES ESTATES NO. 2

FND. FND. 3/4" REBAR WITH ALUM. VCS CAP 18" B.G. NE COR., NE 1/4, NW 1/4, SEC. 13-5-11

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER  
**MAY 07 2008**  
 BILL FLUTY AUDITOR  
 2778  
 (AUDITOR NUMBER)

RECEIVED FOR RECORD  
 DATE **05-07-08 10:51 AM**  
 PLAT BOOK **S-91**  
 PAGE **91**  
 INSTR# **2008R0013045**  
 BETTY KNIGHT SMITH RECORDER  
 VANDERBURGH COUNTY



SCALE: 1" = 50'

LEGEND:  
 (A) SET 5/8" REBAR LS29900003  
 (B) SET MAG NAIL  
 (R) RECORD DEED DIMENSION  
 (M) MEASURED DIMENSION  
 (C) CALCULATED DIMENSION  
 FND. = FOUND  
 I.D. = INSIDE DIAMETER  
 O.D. = OUTSIDE DIAMETER  
 A.G. = ABOVE GRADE  
 B.G. = BELOW GRADE

## BOUNDARY DESCRIPTION

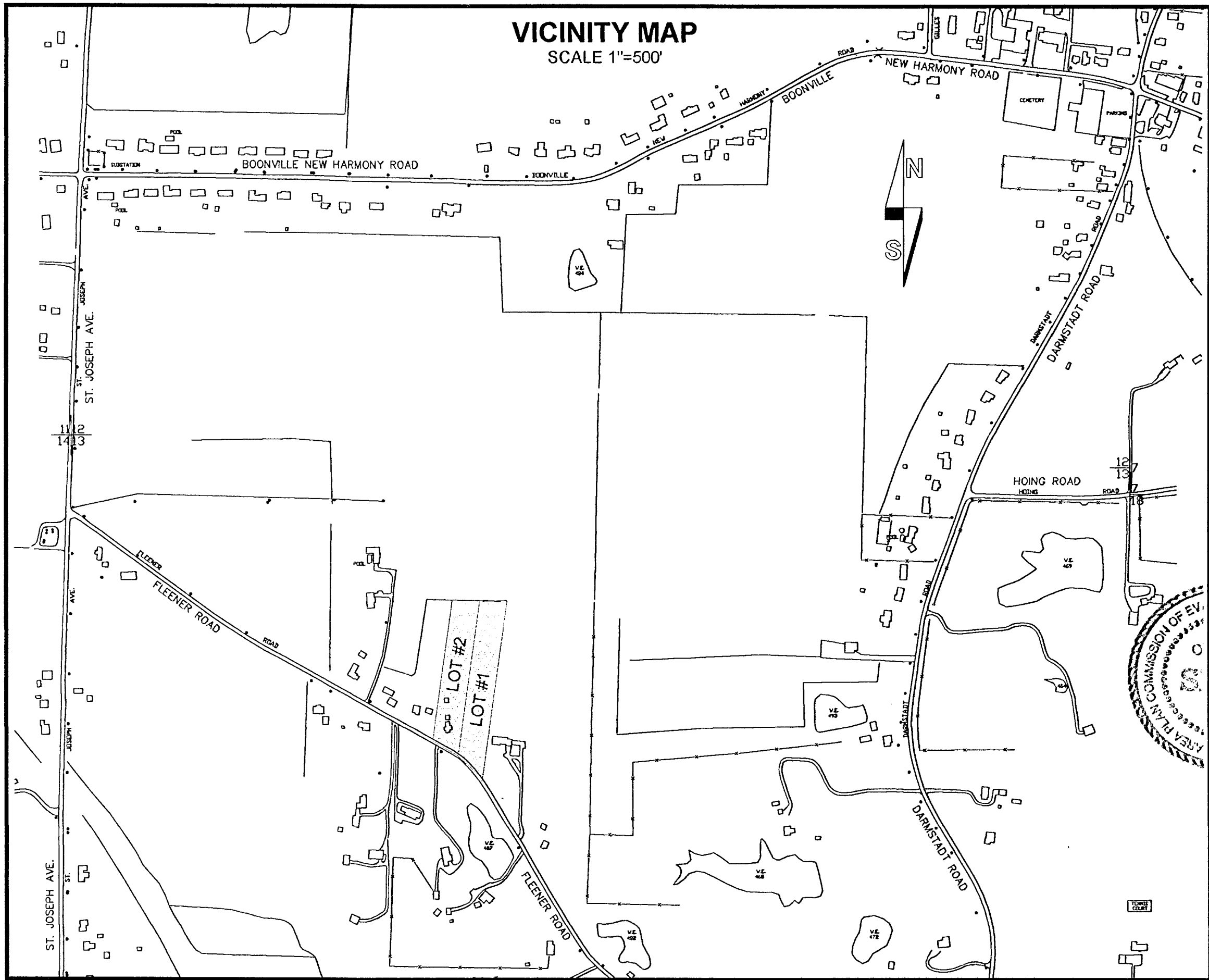
Lot 1 in Larkin Lottes Estates Minor Subdivision, as per plat thereof, recorded in book MS, page 102 in the office of the recorder of Vanderburgh County, Indiana and Part of East Half of the Northwest Quarter of Section 13, Township 5 South, Range 11 West of the 2nd P.M., lying in Scott Township, Vanderburgh County, Indiana and being more particularly described as follows:

Commencing at a 1" axle at the Southeast corner of the Northeast Quarter of the Northwest Quarter of said Section 13; thence South 89° 41'00" West 498.30 feet to the point of beginning and being in the East line of said Lot 1, thence along said East line

- 1st: South 06° 38'37" West 388.40 feet to a mag nail at the Southeast corner of said Lot 1, also being the centerline of Fleenner Road; thence along the South line of said Lot 1 and the centerline of Fleenner Road for the following 6 (six) courses
- 2nd: North 35° 15'44" West 32.20 feet to a mag nail; thence
- 3rd: North 41° 29'44" West 50.00 feet to a mag nail; thence
- 4th: North 49° 29'44" West 93.39 feet to a mag nail at the Southwest corner of said Lot 1; thence
- 5th: North 49° 29'44" West 6.61 feet to a mag nail; thence
- 6th: North 60° 22'44" West 135.50 feet to a mag nail; thence
- 7th: North 62° 59'53" West 6.32 feet to a mag nail; thence
- 8th: North 06° 39'45" East 714.79 feet to a 3/4" I.D. iron pipe; thence
- 9th: North 89° 41'00" East 274.24 feet to a 5/8" rebar with LS cap S29900003; thence
- 7th: South 06° 38'37" West 527.78 feet to the point of beginning and containing 5.000 acres more or less.

SUBJECT TO: The right-of-way for Fleenner Road, lying Northerly of and coincident with the South line of the above described parcel.

## VICINITY MAP



## THE GENERAL NOTES:

1. OWNERS: H. LARKIN & SHELLY A. LOTTES  
 1919 FLEENER ROAD  
 EVANSVILLE, IN 47725  
 MICHAEL BEBOUT  
 1935 FLEENER ROAD  
 EVANSVILLE, IN 47725
2. UTILITIES: EVANSVILLE WATER IS AVAILABLE. VECTREN GAS AND ELECTRIC SERVICE ARE ALSO AVAILABLE. DARMSTADT SEWER IS AVAILABLE AND BOTH LOTS HAVE EXISTING SEWER CONNECTIONS.
3. FLOOD PLAIN DATA: THE PROPOSED MINOR SUBDIVISION IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA ZONE "A" AS PER FLOOD INSURANCE RATE MAP 19029S 0055 C, DATED AUGUST 5, 1991.
4. EROSION CONTROL: SLOPES OF 0% TO 6% SHALL BE MULCHED AND SEEDED WITH A COVER CROP, IE, RYE, RED TOP, OR WHEAT, WITHIN 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 SILT FENCE, 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.
5. NO OBSTRUCTIONS SHALL BE PLACED WITHIN THE NATURAL WATERCOURSE ON THE SITE.
6. NO BRICK OR OTHER NON-BREAKAWAY MAILBOX STRUCTURES CAN BE PLACED IN COUNTY RIGHT-OF-WAY.

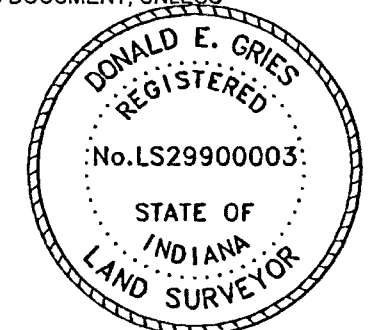
## SURVEYOR'S CERTIFICATE:

I, DONALD E. GRIES, HEREBY CERTIFY THAT I AM A PROFESSIONAL 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 ALL LOCATIONS NOTED.

THIS INSTRUMENT WAS PREPARED BY DONALD E. GRIES, LS29900003.

**AFFIRMATION STATEMENT:** I AFFIRM, UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW.

SIGNATURE: *Donald E. Gries*



DONALD E. GRIES  
 INDIANA REG. NO. LS29900003  
 DATE SURVEY WAS CONDUCTED: January 23, 2008.

## OWNER'S CERTIFICATE:

WE, THE UNDERSIGNED OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, LAY-OFF, PLAT AND SUBDIVIDE SAID REAL ESTATES, AND DESIGNATE IT AS **LARKIN LOTTES ESTATES NO. 2**

**RIGHT-OF-WAY DEDICATION:** All additional road rights-of-way shown and not previously dedicated are hereby dedicated to public use.

*H. Larkin Lottes*  
 H. LARKIN LOTTES  
 1919 FLEENER ROAD  
 EVANSVILLE, IN 47725

*Shelly A. Lottes*  
 SHELLY A. LOTTES  
 1919 FLEENER ROAD  
 EVANSVILLE, IN 47725

*Michael Bebout*  
 MICHAEL BEBOUT  
 1935 FLEENER ROAD  
 EVANSVILLE, IN 47725

## NOTARY CERTIFICATE:

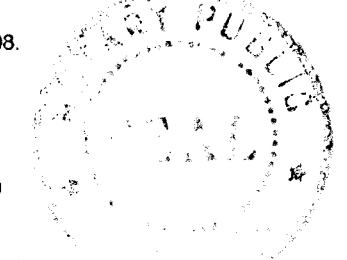
STATE OF INDIANA ) SS:  
 COUNTY OF VANDERBURGH )

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC FOR VANDERBURGH COUNTY, STATE OF INDIANA PERSONALLY APPEARED THE ABOVE SIGNED OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON AND ACKNOWLEDGE THE EXECUTION OF THE PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

THIS 14th DAY OF April, 2008.

MY COMMISSION EXPIRES: 11/22/2011

WITNESS MY HAND AND SEAL: *Donna E. Keith*  
 DONNA E. KEITH  
 RESIDENT OF VANDERBURGH COUNTY



## AREA PLAN COMMISSION CERTIFICATE:

UNDER THE AUTHORITY PROVIDED BY THE ACTS OF 1981, PUBLIC LAW NO. 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 MARCH 11, 2008 (AT SUB REVIEW).

*Steve Brown* PRESIDENT  
*Becky B. Mill* ATTEST EXECUTIVE DIRECTOR

SECONDARY PLAT COMPLIES WITH THE ORDINANCE AND IS RELEASED FOR RECORDING.

*Becky B. Mill* EXECUTIVE DIRECTOR  
 May 7, 2008  
 PLAT RELEASE DATE

**S-91**

AE2 ANDY EASLEY ENGINEERING  
 CIVIL ENGINEERING (812) 424-2461  
 1133 WEST MILL ROAD  
 EVANSVILLE, INDIANA 47710

MINOR SUBDIVISION  
**1919 FLEENER ROAD**  
 CLIENT: LARKIN LOTTES  
 VANDERBURGH COUNTY, INDIANA

DATE:	01/25/08	CHECKED:		SCALE:	1"=50'
DRAWN BY:	J.R.F.	D.E.C.:		REVISIONS:	

SHEET NO.:  
**1 OF 1**