OAK HILL TERRACE SUBDIVISION N° 2

77-27037

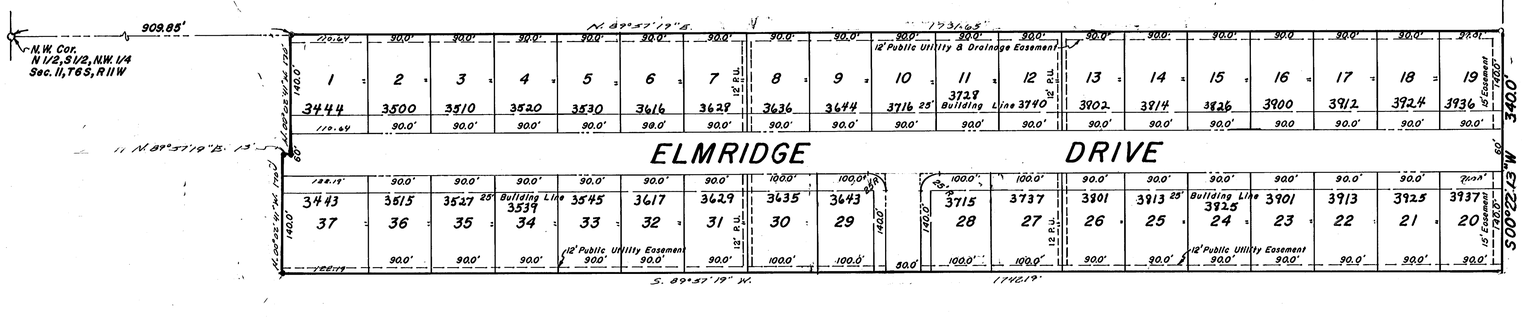
RECEIVED FOR RECORD
at 8:29 A.M.
Nov 17 1977
Recorded in L Recorded No.
Page 25
ESTELLA M. MOSS, RECORDER
VANDERBURGH COUNTY

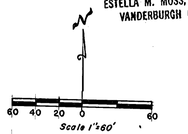
L-25

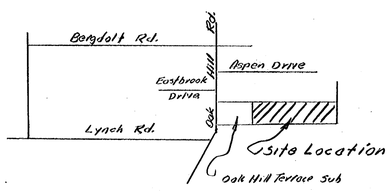
LEGAL DESCRIPTION

Being a part of the N 1/2 of the S 1/2 of the N.W. 1/4 of Section 11, Township 6 South, Range 10 West in Vanderburgh County, Indiana and more particularly described as follows:

Commencing at the N.W. corner of said 1/2, 1/2, 1/4 section thence N89°57'19"E 909.85 feet to the place of beginning, thence continue N89°57'19"E 1731.65 feet, thence S00°22'13"W 340.0 feet, thence S89°57'19"W 1742.19 feet, thence N00°02'41"W 170.0 feet, thence N89°57'19"E 13.0 feet, thence N00°02'41"W 170.0 feet to the place of beginning and containing acres more or less.







DULY ENTERED for TAXATION
NOV 17 1977
Curt John
AUDITOR

ACKNOWLEDGMENT CERTIFICATE

State of Indiana
County of Vanderburgh

Before me, the undersigned Notary Public, in and for the County and State, personally appeared the said owners and subdividers and each separately and severally acknowledged the execution of the foregoing instrument as his or her voluntary act and deed, for the purposes therein expressed.

WITNESS my Hand and Notarial Seal this 15th day of November, 1977.

Charles C. Patterson
Notary Public

SEAL

My Commission expires 7/9, 1980

DEDICATION CERTIFICATE

"We, the undersigned owners of the real estate shown and described herein, do hereby lay off, plat and subdivide said real estate in accordance with the herein plat.

This subdivision shall be known and designated as OAK HILL TERRACE N°2, an addition to the Vanderburgh County, State of Indiana. All streets and alleys and public open spaces shown and not heretofore dedicated, are hereby dedicated to the public.

Front and side yard building setback lines are hereby established as shown on this plat, between which lines and the property lines of the streets, there shall be erected or maintained no building or structure.

Easements for installation and maintenance of utilities and drainage facilities are reserved as shown on the recorded plat and over the rear six feet of each lot. Within these easements, no structure planting or other material shall be placed or permitted to remain which may damage or interfere with the installation and maintenance of utilities or which may change the direction of flow of drainage channels in the easements, or which may obstruct or retard the flow of water through drainage channels in the easements. The easement area of each lot and all improvements in it shall be maintained continuously by the owner of the lot, except for those improvements for which a public authority or utility company is responsible.

The right to enforce these provisions by injunction, together with the right to cause the removal, by due process of law, of any structure or part thereof erected or maintained in violation hereof, is hereby dedicated to the public, and reserved to the several owners of the several lots in this subdivision and to their heirs and assigns:"

WITNESS OUR HANDS AND SEALS THIS 15th day of November, 1977.

J.D. Timmons Tyrey L. Hurley

NOTICE!

"STREET, ROAD, AND OTHER MINIMUM IMPROVEMENTS HAVE NOT BEEN MADE AND THE PUBLIC IS NOTIFIED VANDERBURGH COUNTY, INDIANA WILL NOT ACCEPT THE SAME FOR MAINTENANCE UNTIL THE OWNERS OF THE VARIOUS LOTS HEREIN IMPROVE THE SAME UP TO MINIMUM STANDARDS."

Charles S. Osterholt
EXECUTIVE DIRECTOR
EVANSVILLE-VANDERBURGH
COUNTY AREA PLAN COMMISSION

LAND SURVEYOR'S CERTIFICATE

"I Elmo D. Dockery hereby certify that I am a registered Professional Land Surveyor, of the State of Indiana; that this plat correctly represents a survey completed by me on Oct. 5, 1977; that all the monuments shown thereon actually exist, and that their location, size, type and material are accurately shown, and comply with the provisions of the Subdivision Control Ordinance."

Elmo Douglas Dockery
Signature

CERTIFICATE OF APPROVAL

Under the authority provided by Chapter 138, Acts of 1957, enacted by the General Assembly of the State of Indiana, and all Acts amendatory thereto and after proper public notice of the hearing was published this plat was given final approval by a majority of the members of the Vanderburgh County Area Plan Commission at a meeting held October 5, 1977.

VANDERBURGH COUNTY PLAN COMMISSION
Horace L. Rubens President
Charles S. Osterholt Secretary

SEAL

Plat Release

November 15, 1977
Date

Charles S. Osterholt
Secretary

77-7-2