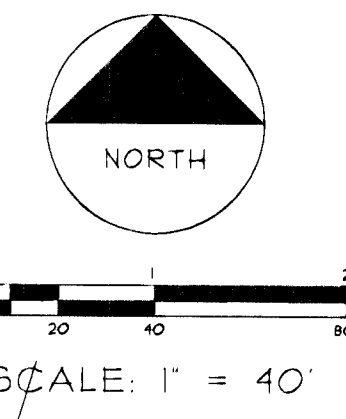
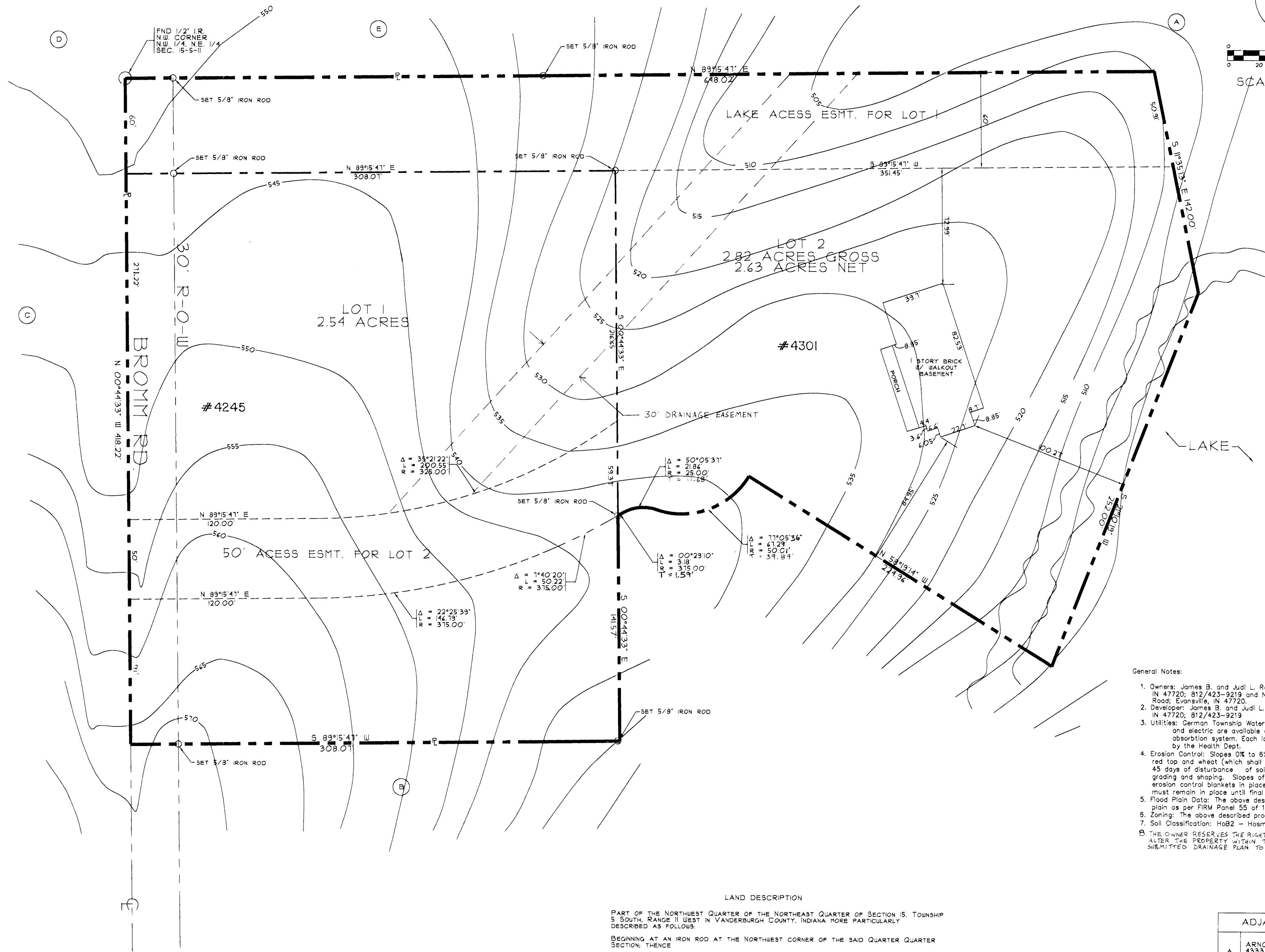


RECEIVED FOR RECORD
 AT 2:15 P.M.
 DEC. 12, 1996
 PLAT BOOK P
 PAGE 83
 BETTY J. HEIMANN RECORDER
 VANDERBURGH COUNTY
 CML #0084

RABEN HILLS MINOR SUBDIVISION

A REPLAT OF LAKE PLACID ESTATES SECTION 10
 DRAWER MS CARD 10



OWNERS CERTIFICATE
 JAMES B. & JUDI L. RABEN AND NORBERT J. & EVELYN MADONNA NIEMEIER, THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREON, HAVE PLAT AND SUBDIVIDE SAID REAL ESTATE, AS SHOWN AND DESIGNATED IT AS RABEN HILLS MINOR SUBDIVISION.

James B. & Judi L. Raben
 JAMES B. AND JUDI L. RABEN; 5717 CALLE LAS BRISAS, EVANSVILLE, IN 47720

Norbert J. & Evelyn Madonna Niemeier
 NORBERT J. & EVELYN MADONNA NIEMEIER; 4301 BROMM ROAD, EVANSVILLE, IN 47720

STRIPS OF GROUND OF THE WIDTH SHOWN ON THIS PLAT AND MARKED "PUBLIC UTILITY EASEMENT" ARE HEREBY DEDICATED TO PUBLIC UTILITIES 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, UNDERBUSH, AND OBSTRUCTIONS. NO STRUCTURES OTHER THAN SUCH UTILITY FACILITIES SHALL BE LOCATED WITHIN SAID STRIPS OF LAND AND ANY FENCE LOCATED WITHIN SAID STRIPS OF LAND IS SUBJECT TO BE REMOVED BY A PUBLIC UTILITY, WITHOUT LIABILITY, IN THE USE OF SAID EASEMENTS BY SAID UTILITY.

STRIPS OF GROUND MARKED "DRAINAGE EASEMENT" ARE DEDICATED FOR SURFACE WATER AND/OR SUBSURFACE WATER DRAINAGE; PROVIDED, HOWEVER, THAT PUBLIC UTILITIES ARE HEREBY PERMITTED TO CROSS SUCH DRAINAGE EASEMENTS WITH PUBLIC UTILITY FACILITIES; AND PROVIDED THAT SUCH FACILITIES ARE NOT PLACED IN SUCH A MANNER AS TO IMPED 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. 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.

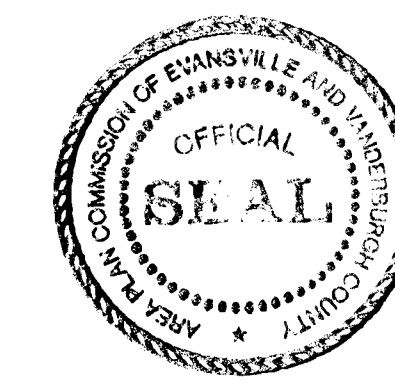
NOTARY CERTIFICATE

STATE OF INDIANA
 COUNTY OF VANDERBURGH
 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED JAMES B. AND JUDI L. RABEN AND NORBERT J. AND EVELYN MADONNA NIEMEIER, WHO ACKNOWLEDGE THE EXECUTION OF FOREGOING PLAT WITH DEDICATIONS AND RESTRICTIONS THEREON, EXPRESS TO BE VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN SET FORTH.

WITNESS MY HAND AND NOTARIAL SEAL THIS 30th day of October, 1996
 MY COMMISSION EXPIRES 11/1/98
Patricia E. Keith
 PATRICIA E. KEITH, NOTARY PUBLIC
 A RESIDENT OF VANDERBURGH COUNTY

SURVEYOR'S CERTIFICATE

I, RALPH A. EASLEY, JR. 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.

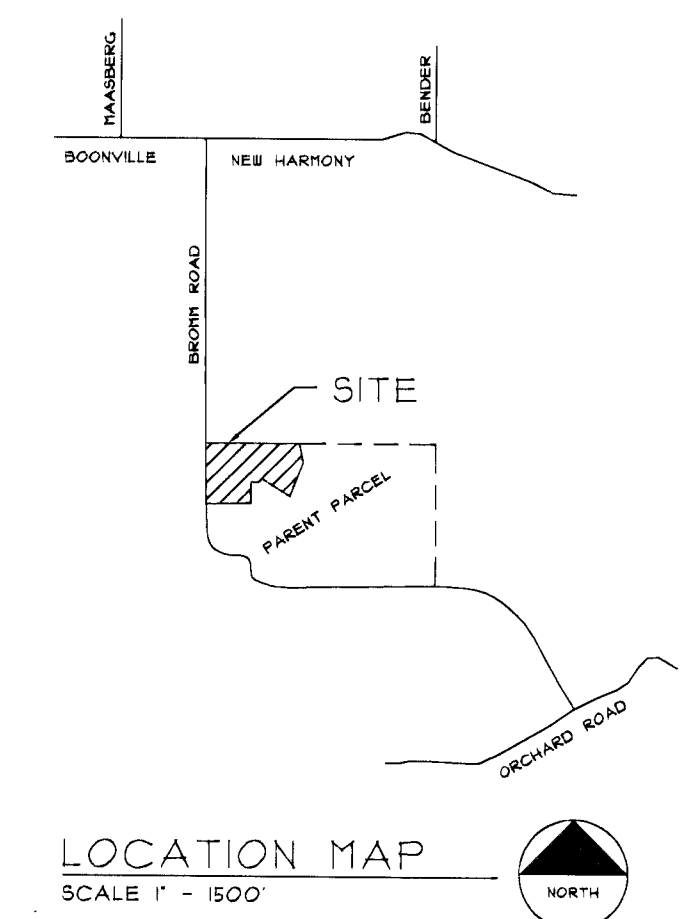


Ralph A. Easley, Jr.
 RALPH A. EASLEY, JR.
 INDIANA REG. NO. 5006

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 12/1/96

Barbara S. Cunningham
 BARBARA S. CUNNINGHAM, EXECUTIVE DIRECTOR

P-83



- General Notes:
1. Owners: James B. and Judi L. Raben; 5717 Calle Las Brisas; Evansville, IN 47720; 812/423-9219 and Norbert J. & Evelyn Madonna Niemeier; 4301 Bromm Road; Evansville, IN 47720.
 2. Developer: James B. and Judi L. Raben; 5717 Calle Las Brisas; Evansville, IN 47720; 812/423-9219
 3. Utilities: German Township Water District has water available at this site. Gas and electric are available at this site. Sewage disposal is by septic tank field absorption system. Each lot must have certified engineered systems approved by the health Dept.
 4. Erosion Control: Slopes 0% to 6% shall be mulched and seeded, i.e., rye, red top and wheat (which shall be used primarily for fall planting) within 45 days of disturbance of soil and must remain in place until final grading and shaping. Slopes of more than 6% shall have straw bales and/or erosion control blankets in place within 5 days of disturbance of soil and must remain in place until final grading and shaping.
 5. Flood Plain Data: The above described property is not located in a flood plain as per FIRW Panel 55 of 100 dated August 5, 1991 for Vanderburgh County.
 6. Zoning: The above described property is zoned AG.
 7. Soil Classification: HoB2 - Hosmer Silt Loam, 2 to 6 percent slopes, eroded.
 8. THE OWNER RESERVES THE RIGHT TO PIPE, CHANNELIZE, LANDSCAPE OR OTHERWISE ALTER THE PROPERTY WITHIN THE DRAINAGE EASEMENT UPON APPROVAL OF A SUBMITTED DRAINAGE PLAN TO THE VANDERBURGH COUNTY DRAINAGE BOARD.

LAND DESCRIPTION
 PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 11 WEST IN VANDERBURGH COUNTY, INDIANA MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT AN IRON ROD AT THE NORTHWEST CORNER OF THE SAID QUARTER QUARTER SECTION; THENCE
 1ST: NORTH 89°15'41" EAST 488.02 FEET; THENCE
 2ND: SOUTH 11°35'13" EAST 142.00 FEET; THENCE
 3RD: SOUTH 21°10'19" WEST 252.00 FEET; THENCE
 4TH: NORTH 58°18'14" WEST 224.36 FEET; THENCE ALONG A NON-TANGENT CURVE
 5TH: WESTERLY 67.29 FEET, THROUGH AN ANGLE OF 11°05'36" ALONG A CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 50.01 FEET AND A RADIAL TO SAID CURVE HAVING A BEARING OF SOUTH 58°18'14" EAST; THENCE
 6TH: WESTERLY 21.86 FEET, THROUGH AN ANGLE OF 50°10'53" ALONG A TANGENT CURVE CONCAVE TO THE SOUTH, HAVING A RADIUS OF 25.00 FEET; THENCE
 7TH: WESTERLY 3.18 FEET, THROUGH AN ANGLE OF 00°29'10" ALONG A TANGENT CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 315.00 FEET; THENCE
 8TH: SOUTH 00°44'33" EAST 14157 FEET; THENCE
 9TH: SOUTH 89°15'41" WEST 308.01 FEET; THENCE
 10TH: NORTH 00°44'33" WEST 418.22 TO THE TRUE POINT OF BEGINNING CONTAINING 5.36 ACRES MORE OR LESS.

ADJACENT PROPERTY OWNERS	TAX CODE	ZONING
A ARNOLD FRANK & TERESA 4333 BROMM ROAD EVANSVILLE, IN 47720	1-53-1	AG
B ECR LAND, INC. 2100 N. NEW YORK AVE. EVANSVILLE, IN 47711	3-19-1	AG
C STUART, IAN I. & ELIZABETH A. 4504 BROMM ROAD EVANSVILLE, IN 47720	3-18-24	AG
D SCHNEIDER, JOSEPH ANTHONY 1640 WEST BOONVILLE NEW HARMONY EVANSVILLE, IN 47720	1-52-4	AG
E ARNOLD, MARY CECILE 4305 BROMM ROAD EVANSVILLE, IN 47720	1-53-10	AG

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

DEC 12 1996
Barbara S. Cunningham
 CLERK

MINOR SUBDIVISION
 JIM RABEN
 BROMM ROAD

AE₂
ANDY EASLEY ENGINEERING
 CIVIL ENGINEERING (812) 424-2481 LAND SURVEYING
 1133 W. MILL ROAD EVANSVILLE, INDIANA 47710

DRAWN BY: A.C.L.	DATE: OCT. 2, 1996	SHEET NO.:
CHECKED BY: R.A.E.	PROJECT NO: 5500	1 OF 1
SCALE: 1" = 40'	REVISIONS: OCT. 8, 1996	

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