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 BETTY J. HERMANN RECORDER  
 VANDERBURGH COUNTY  
 93-30711

**0-133**

# URBAN ESTATES

ONLY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER.

NOV 05 1993

*Don Douglas*  
 AUDITOR  
 6384

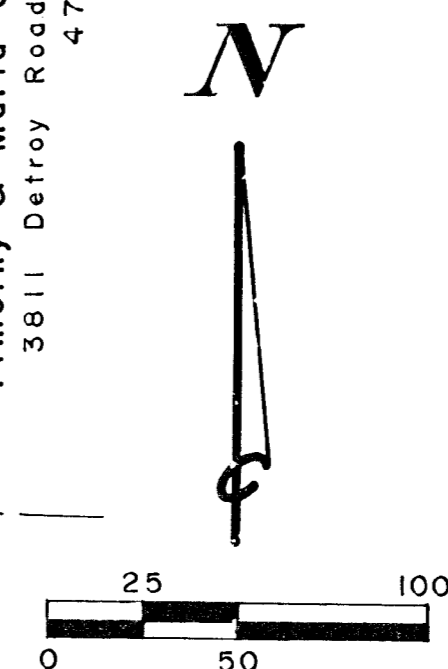
Hildegard & Samuel Rumade  
 3362 W. Michigan Street  
 47712

NE Cor.  
 SE 1/4, NW 1/4  
 Sec. 10-6-11

Timothy & Maria Cardwell  
 3811 Detroy Road  
 47720

A Subdivision of part of the Southeast Quarter of the Northwest Quarter of Section 10, Township 6 South, Range 11 West Vanderburgh County, Indiana described as follows:

Beginning at a stone marking the Northeast corner, thence South 1 degree 45 minutes 14 seconds West along the East line of the Southeast Quarter of the Northwest Quarter of said Section 10 a distance of 474.21 feet to an iron pin on the North right of way of Detroy Road as now located (being a 40 foot right of way per abandonment of part of U. S. 460 Project F-236(13) to Vanderburgh County Commissioners), thence Southwesterly along the curve of said right of way having a radius of 230.99 feet and a chord distance of 82.80 feet and bearing of South 60 degrees 26 minutes 15 seconds West for a distance of 82.80 feet to the end of said curve, thence South 50 degrees 10 minutes 06 seconds West along said right of way a distance of 199.41 feet to a highway monument on the North right of way of S.R. 66 (formerly U. S. 460), thence along said Northerly right of way a distance of 62.74 feet, North 77 degrees 54 minutes 40 seconds West a distance of 106.30 feet, North 53 degrees 06 minutes 06 seconds West a distance of 455.38 feet, North 4 degrees 17 minutes 15 seconds West a distance of 106.30 feet, North 19 degrees 24 minutes 42 seconds West a distance of 144.22 feet, North 75 degrees 43 minutes 18 seconds West a distance of 195.0 feet, North 52 degrees 46 minutes 57 seconds West a distance of 145.38 feet to the intersection of said right of way with the North line of said Southeast Quarter Northwest Quarter Section 10, thence South 88 degrees 45 minutes 30 seconds East along said North line a distance of 1025.67 feet to the place of beginning, containing 8.898 acres more or less.



We, the undersigned owner of the real estate shown and described hereon, do hereby as shown plat and subdivide said real estate and designate same as URBAN ESTATES

Building setback lines are established as shown on the plat between which lines and the property of the street there shall not be erected or maintained any building or structure. Strips of ground marked "U. easement" are reserved for the use of public utilities. Owners of lots shall take title subject to the rights of the public utilities in said strips of ground. Strips of ground marked "drainage easement" are reserved for surface water and/or subsurface water drainage. No structure shall be erected or maintained in said strips of ground. Further, no bushes, shrubs, trees, or any other obstruction that would impede the flow of surface water shall be permitted in said strips of ground. Each lot owner shall be responsible for maintenance (cutting grass and weeds, and removing any obstructions to water flow) of that portion of the drainage channels or swales on their lot.

*Kathryn A. Seibert* 11-4-1993  
 Kathryn A. Seibert  
 4301 Detroy Road  
 47720

### NOTARY CERTIFICATE

STATE OF INDIANA }  
 COUNTY OF VANDERBURGH } SS  
 Before me, the undersigned notary public for Vanderburgh County, State of Indiana, personally appeared the above signed owners of the real estate shown and described hereon and the execution of the plat to be their voluntary act and deed.  
 Witness my hand and seal this 4th day of November 1993.  
 My commission expires 5-19-95 Notary Public *Patricia Goedde*  
 Resident of Gibson County Printed Patricia Goedde

### A.R.C. CERTIFICATE

Under the authority provided by 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 on November 3, 1993

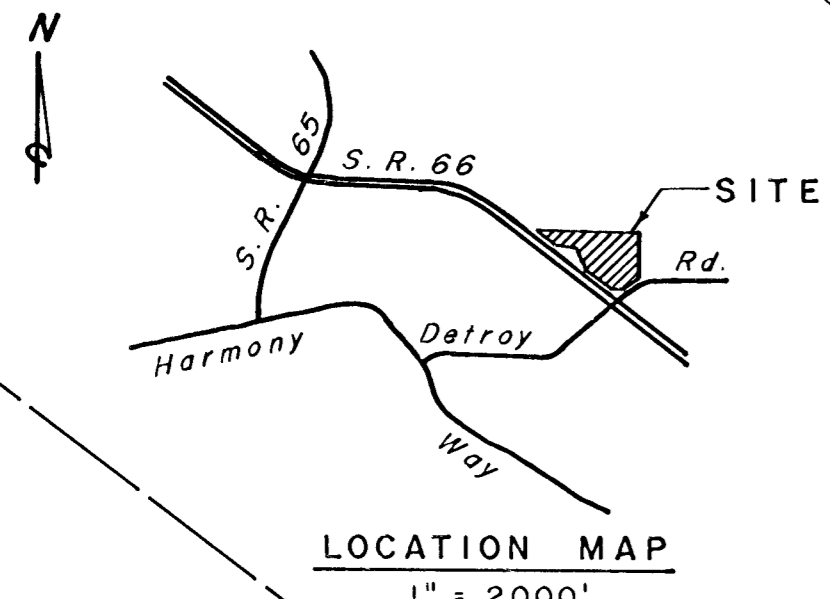
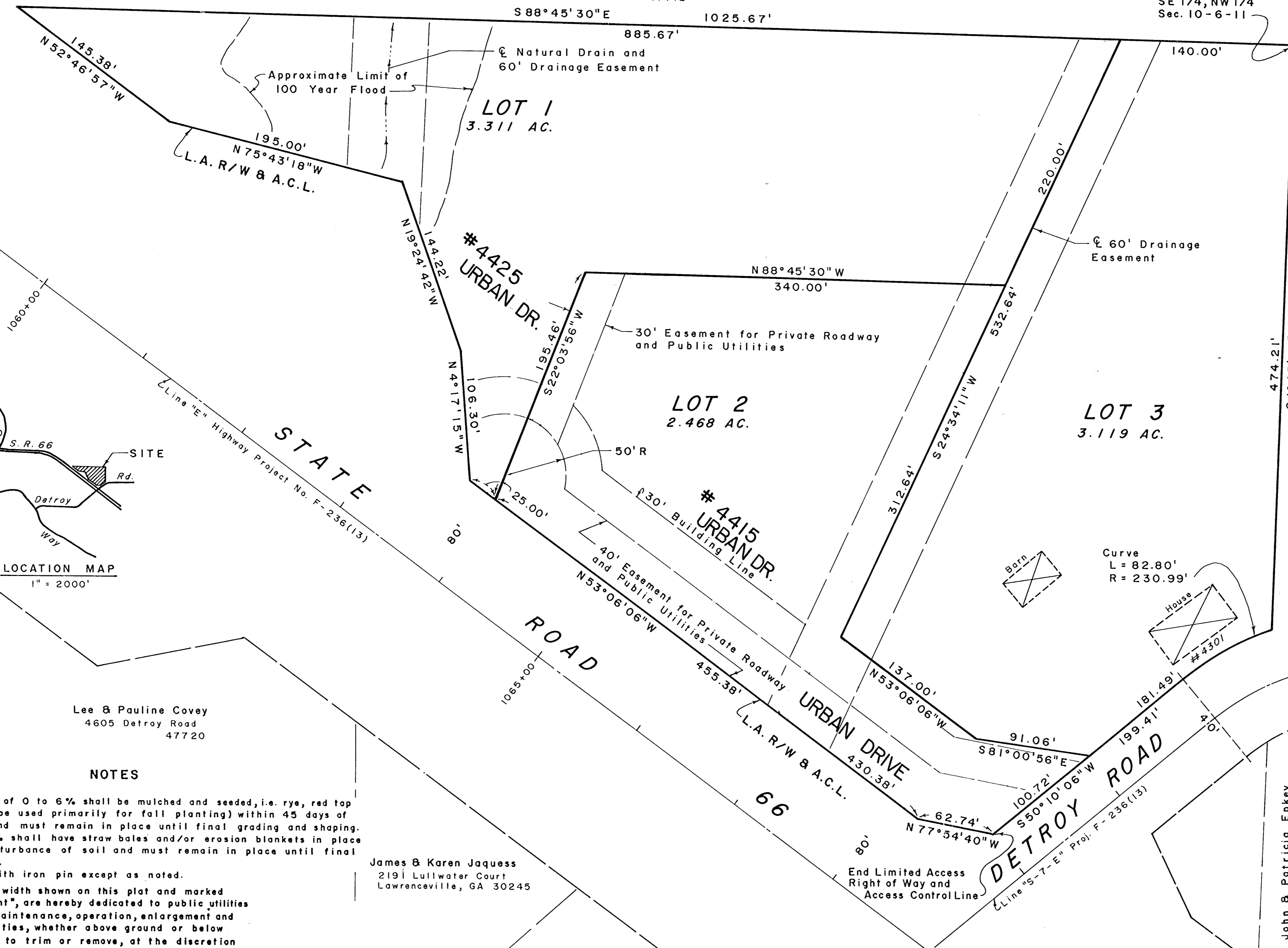
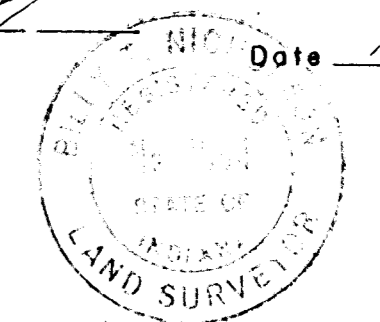
Plat Release NOVEMBER 5, 1993  
 President *Robert H. Boney Jr.*  
 Executive Director *Barbara K. Cunningham*  
 Executive Director *Barbara K. Cunningham*



### SURVEYORS CERTIFICATE

I, Billy T. Nicholson, 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; that this survey was made in accordance with Title 864, Article 1.1, Chapter 8, Section 1 through 34 of the Indiana Administrative Code and accordingly under my supervision. This is a class C survey with a theoretical uncertainty of 0.5 feet as determined by Sub-Section 7d, Section 7 of subject code

*Billy T. Nicholson*  
 Billy T. Nicholson IN No. 7964 Date Nov 4, 1993  
 Evansville, IN



Frederick & Janet Bumb  
 4105 Cynthiana Rd.  
 47720

Lee & Pauline Covey  
 4605 Detroy Road  
 47720

### NOTES

Erosion control: Slopes of 0 to 6% shall be mulched and seeded, i.e. rye, red top and wheat (which will be used primarily for fall planting) within 45 days of disturbance of soil and must remain in place until final grading and shaping. Slopes more than 6% shall have straw bales and/or erosion blankets in place within 5 days of disturbance of soil and must remain in place until final grading and shaping.  
 All corners marked with iron pin except as noted.  
 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, underbrush 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 removal 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 manner as to impede 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.

James & Karen Jaquess  
 2191 Lullwater Court  
 Lawrenceville, GA 30245

Charles & Catherine Byrd  
 4423 Detroy Road  
 47720

Donald & Kathleen Will  
 4400 Detroy Road  
 47720

Site is within the German Township Water District  
 All utilities available at site except sanitary sewer  
 Drainage Plans approved by the County Drainage Board 10-18-93