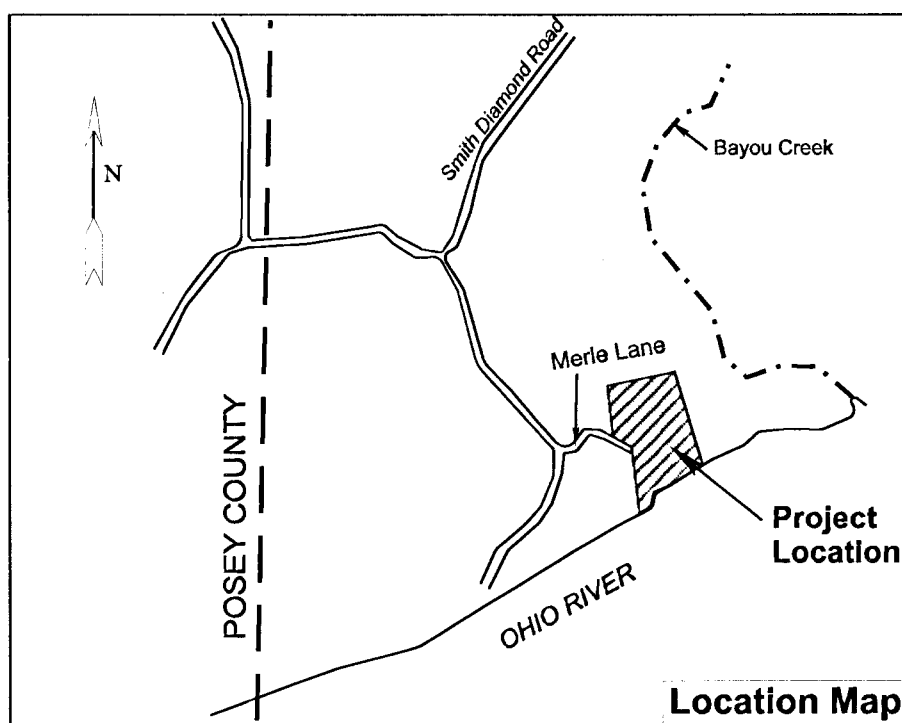


WALLER BLANKENBERGER

DULY ENTERED FOR TAXATION SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER
Nov. 2, 2012
JOE GRIS AUDITOR
6115
(AUDITORS NUMBER)

RECEIVED FOR RECORD
DATE 11.02.12 2:37p
PLAT BOOK T
PAGE 59
INSTR# 2012.R000.28652
Z TULEY RECORDER
VANDERBURGH COUNTY



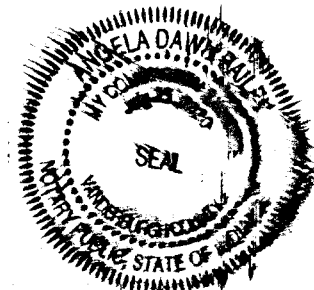
OWNER'S CERTIFICATE:
I, the undersigned owner of the real estate shown and described hereon, do hereby plat and subdivide said real estate and designate same as Waller Blankenberger. The easement for private access is hereby established as shown on the plat.

Strips of areas of land, of the dimensions shown on this plat and marked PUBLIC UTILITY EASEMENT, are hereby dedicated 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 areas of land and any fence located within said areas of land is subject to removal by a public utility, without liability, in the use of said easements by said utility.

Rickie J. Blankenberger 8-23-12
Rickie J. Blankenberger
3940 Orchard Road
Evansville, IN 47720
Owner - Lot #2

NOTARY CERTIFICATE:

State of Indiana }
County of Vanderburgh } SS
Before me, the undersigned Notary Public, in and for the County and State, personally appeared Rickie J. Blankenberger, the above signed owner of the real estate shown and described hereof, and acknowledged the execution of this plat to be his voluntary act and deed.
Witness my hand and Notary Seal this 23 day of August, 2012.
Angela D Bailey
Notary Public
My Commission Expires July 25, 2020
Notary resides in Vanderburgh county.



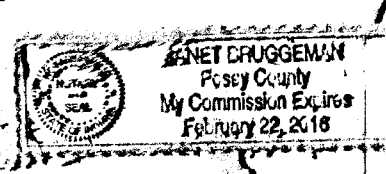
OWNER'S CERTIFICATE:
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Dorothy Waller Stone 8-24-12
Dorothy Waller Stone
510 SE Riverside Drive, Apt. C
Evansville, IN 47713
Owner - Lot #1

NOTARY CERTIFICATE:

State of Indiana }
County of Posey } SS
Before me, the undersigned Notary Public, in and for the County and State, personally appeared Dorothy Waller Stone, the above signed owner of the real estate shown and described hereof, and acknowledged the execution of this plat to be her voluntary act and deed.
Witness my hand and Notary Seal this 24 day of August, 2012.
Janet Brugge
Notary Public
My Commission Expires February 22, 2016
Notary resides in Posey county.



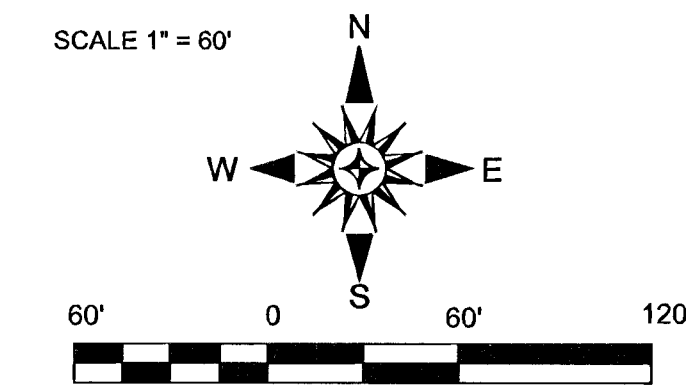
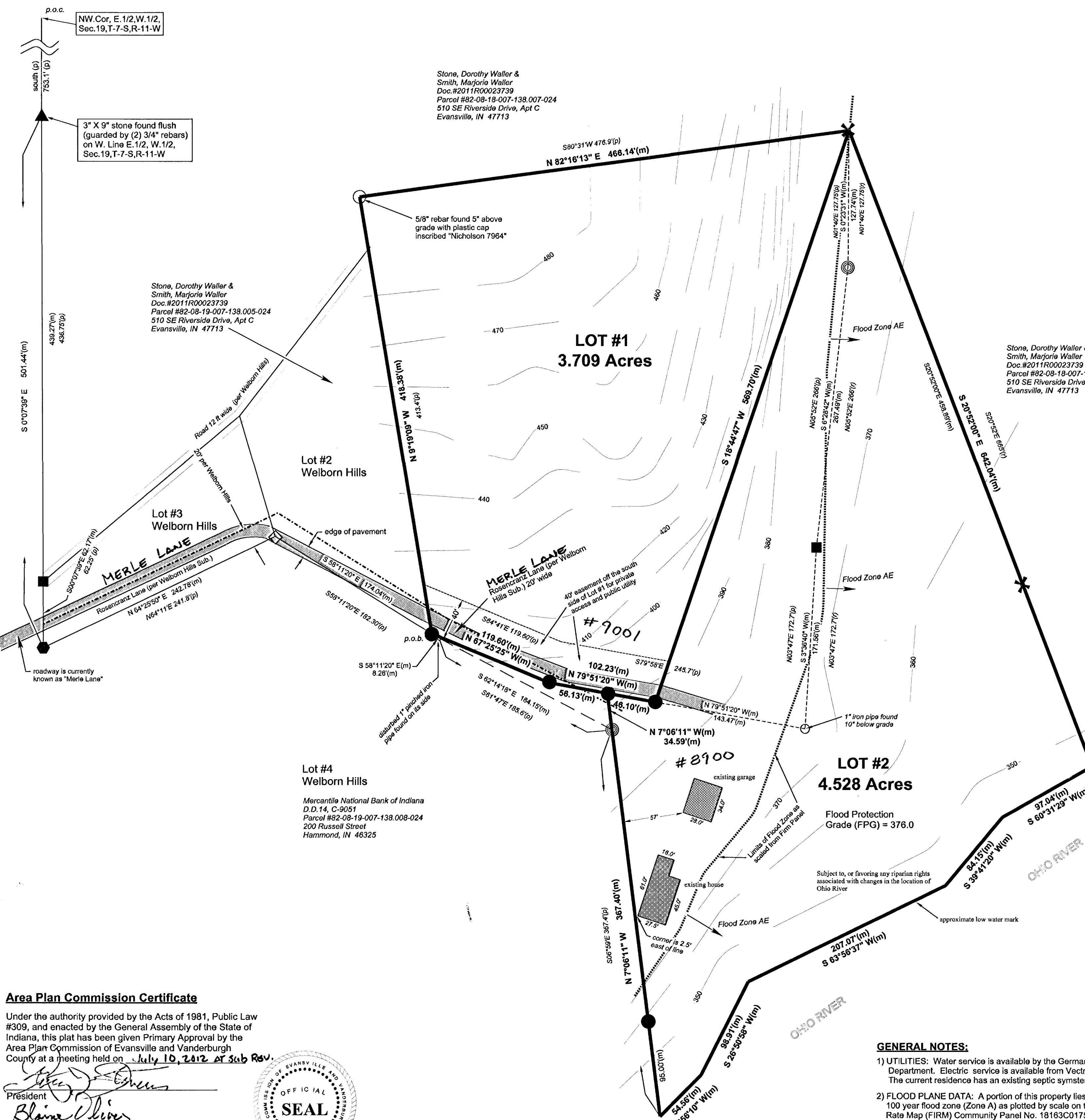
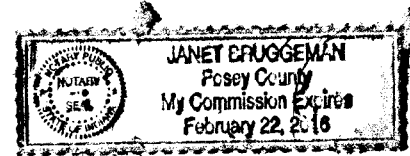
OWNER'S CERTIFICATE:
I, the undersigned owner of the real estate shown and described hereon, do hereby plat and subdivide said real estate and designate same as Waller Blankenberger. The easement for private access is hereby established as shown on the plat.

Strips of areas of land, of the dimensions shown on this plat and marked PUBLIC UTILITY EASEMENT, are hereby dedicated 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 areas of land and any fence located within said areas of land is subject to removal by a public utility, without liability, in the use of said easements by said utility.

Marjorie Waller Smith 8/24/12
Marjorie Waller Smith
23 Johnson Place
Evansville, IN 47714
Owner - Lot #1

NOTARY CERTIFICATE:

State of Indiana }
County of Posey } SS
Before me, the undersigned Notary Public, in and for the County and State, personally appeared Marjorie Waller Smith, the above signed owner of the real estate shown and described hereof, and acknowledged the execution of this plat to be her voluntary act and deed.
Witness my hand and Notary Seal this 24 day of August, 2012.
Janet Brugge
Notary Public
My Commission Expires February 22, 2016
Notary resides in Posey county.



- LEGEND**
- - monument found as noted
 - ▲ - stone found as noted
 - - 1" pinched iron pipe found
 - - 5/8" iron pin found in concrete
 - ◇ - iron found (buried) not exposed
 - ◇ - 3/4 galvanized pipe found 6" above grade
 - ✱ - 5/8" iron pin found 4" above grade
 - - 5/8" rebar set flush with plastic cap inscribed "Greg Kissel IN RLS 20700076"
- Bearings are based on the east line of Lot #2 being S20°52'00" E, from deed record.
- Last date of fieldwork: 06/22/2012
- (m) - field measured
(f) - deed record
(c) - calculated
(p) - plat dimension, as shown on Welborn Hills Subdivision
- PUE - Public Utility Easement
B/L - Building Setback Line
P.O.B. - Point of Beginning
P.O.C. - Point of Commencing
- Contours are obtained from other sources and are not based on a topographic survey.

CR-03 REF: WD 2012.R000.28651

BOUNDARY DESCRIPTION
Part of the East Half of the West Half of Fractional Section (19), Township (7) South, Range (11) West, and also being all of Lot #1 of Welborn Hills Subdivision as recorded in Plat Record H, page 1, all in Perry Township, Vanderburgh County, Indiana and more particularly described as follows:

Commencing at the northwest corner of said half fractional section; thence South along the west line of said half fractional section seven hundred fifty-three and one tenth (753.1) feet to a 3" X 9" stone found flush; thence continue along said west line South 00 degrees 07 minutes 39 seconds East five hundred one and forty-four hundredths (501.44) feet to a 5/8" iron pin found in concrete; thence North 64 degrees 25 minutes 50 seconds East along the south line of Lot #3 of Welborn Hills Subdivision two hundred forty-two and seventy-eight hundredths (242.78) feet to an iron found (buried) marking the southeast corner of said Lot #3; thence South 58 degrees 11 minutes 20 seconds East along the south line of Lot #2 of said Welborn Hills Subdivision one hundred seventy-four and four hundredths (174.04) feet to the southwest corner of Lot #1 of said Welborn Hills Subdivision and said point being the initial point of beginning of the following described subdivision and marked with a 5/8" rebar set flush (with plastic cap inscribed "Greg Kissel RLS 20700076"); and from said beginning point thence North 09 degrees 19 minutes 09 seconds West along the west line of said Lot four hundred eighteen and thirty-eight hundredths (418.38) feet to the northwest corner of said Lot #1 and being marked by a found 5/8" rebar 5" above grade with plastic cap inscribed "Nicholson 7964"; thence North 82 degrees 16 minutes 13 seconds East along the north line of said Lot four hundred sixty-six and fourteen hundredths (466.14) feet to a 5/8" iron pin found 4" above grade marking the northeast corner of said Lot #1; thence South 20 degrees 52 minutes 00 seconds East along the east line of a tract of land described in deed record Document #2012R00002693 to the edge of the Ohio River and measured on this survey a distance of six hundred forty-two and four hundredths (642.04) feet; thence along said Ohio River South 60 degrees 31 minutes 29 seconds West ninety-seven and four hundredths (97.04) feet; thence along said Ohio River South 39 degrees 41 minutes 20 seconds West eighty-four and fifteen hundredths (84.15) feet; thence along said Ohio River South 83 degrees 56 minutes 37 seconds West two hundred seven and seven hundredths (207.07) feet; thence along said Ohio River South 26 degrees 50 minutes 58 seconds West ninety-eight and ninety-one hundredths (98.91) feet; thence along said Ohio River South 44 degrees 56 minutes 10 seconds West fifty-four and fifty-six hundredths (54.56) feet to the southeast corner of Lot #4 of said Welborn Hills Subdivision; thence along the east line of said Lot #4 North 07 degrees 06 minutes 11 seconds West three hundred sixty-seven and forty hundredths (367.40) feet to the northeast corner of said Lot #4 being marked by a found 3/4" galvanized pipe; thence continue North 07 degrees 06 minutes 11 seconds West thirty-four and fifty-nine hundredths (34.59) feet to the south line of Lot #1 of said Welborn Hills Subdivision being marked by a 5/8" rebar set flush (with plastic cap inscribed "Greg Kissel RLS 20700076") thence North 79 degrees 51 minutes 20 seconds West along said south line fifty-six and thirteen hundredths (56.13) feet to a 5/8" rebar set flush (with plastic cap inscribed "Greg Kissel RLS 20700076"); thence North 67 degrees 25 minutes 25 seconds West along said south line one hundred nineteen and sixty hundredths (119.60) feet to the point of beginning.

- GENERAL NOTES:**
- UTILITIES: Water service is available by the German Township Water Department. Electric service is available from Vectren. The current residence has an existing septic system.
 - FLOOD PLANE DATA: A portion of this property lies within the 100 year flood zone (Zone A) as plotted by scale on the Flood Insurance Rate Map (FIRM) Community Panel No. 18163C0175D effective date March 17, 2011.
 - TEMPORARY EROSION CONTROL: Slopes 0% to 6% shall be mulched and seeded, i.e. rye, red top or wheat, within 45 days of disturbance of soil, which must remain in place until final grading and seeding. Slopes of more than 6% shall be mulched and seeded and shall have silt fence, straw bales and/or erosion blankets in place within 5 days of disturbance of soil which must remain in place until final grading and seeding.
 - For reference to boundary survey see Document #2012R00016951 on file in the Vanderburgh County recorder's office.
 - The base flood elevation on this minor subdivision is 374 and is obtained from the Flood Insurance rate map. The Flood Protection Grade (FPG) is 376.
 - All record documents (deeds, easements, etc.) shown on this survey are provided by the client, or found through research of employees of Kessel Land Surveying, LLC at the Vanderburgh County Courthouse. Kessel Land Surveying, LLC is not a title examiner or abstracting company. Kessel Land Surveying, LLC is not responsible for documents that are shown or not shown on this survey which maybe found by a title company or attorney concerning a title commitment policy.

Area Plan Commission Certificate
Under the authority provided by the Acts of 1981, Public Law #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 July 10, 2012 at Sub Rev
Blaine Oliver
President
Blaine Oliver
Attest Executive Director



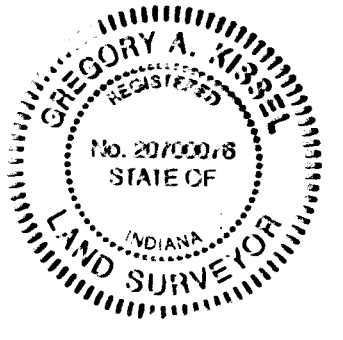
Plat Release
Secondary Plat complies with the Ordinance and is released for recording.
Blaine Oliver
Executive Director

Nov. 2, 2012
Plat Release Date

Land Surveyor's Certificate
I, Gregory A. Kissel, 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 on June 22, 2012 and that all monuments shown exist at the locations as noted.

Affirmation Statement
I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law.

Signed this 10th day of AUGUST, 2012.
Gregory A. Kissel
Gregory A. Kissel
IN PLS 20700076



CONTAINING 8.237 ACRES, MORE OR LESS.
Together with and/or subject to any riparian rights associated with movements of the Ohio River.
Together with and/or subject to any the right-of-way to and from the Ohio River for benefit of owners of Welborn Hills.
Together with and/or subject to any the right to use of roadways, telephone lines, and electric lines from Smith Diamond Road to the roadways shown in Welborn Hills Subdivision, and along Rozencranz Lane.
Also, subject to all other legal right-of-ways and/or easements.

T-59
2PC# 20.15. 2012
This instrument is prepared by:
KISSEL
Land Surveying, LLC
1263 E. 900 S. Fort Branch, IN 47648
(812) 753-1233 office
(812) 632-8831 cell
www.kisselandsurveying.com

WALLER BLANKENBERGER MINOR SUBDIVISION		
SCALE 60 Ft/in	DATE 6-22-12	DRAWN BY G. Kissel
JOB 12-36	REVISION 1-26-2012 6-10-2012	SHEET 1/1