

LIST OF ABUTTING PROPERTY OWNERS

REPLAT OF LOTS 81 THRU 90  
IN WINDSONG SECTION 1  
(as of 8/22/88)

- A CHAL Corporation  
P.O. Box 208  
Evansville, IN 47702
- B Jagoe Homes, Inc.  
2350 Tamarack Road  
Owensboro, KY 42301

- LOT NO.
- 119 5-141-74  
Debra Elaine Rasure  
5924 Crossfield Drive  
Evansville, IN 47715
  - 121 5-141-76  
Raymond B. & Marelyn Musich  
5812 Crossfield Drive  
Evansville, IN 47715
  - 122 5-141-77  
Gerald & Emma Bennett  
5808 Crossfield Drive  
Evansville, IN 47715
  - 80 5-141-35  
William J. & Anna Rech  
5945 Crossfield Drive  
Evansville, IN 47715
  - 92 5-141-47  
Hershel & Madonna Schafer  
5805 Crossfield Drive  
Evansville, IN 47715
  - 2 5-141-2  
Nanoo Schaefer  
1747 Foxcross Drive  
Evansville, IN 47715
  - 3 5-141-3  
Christopher & Rhonda Broglin  
1741 Foxcross Drive  
Evansville, IN 47715
  - 4 5-141-4  
Susan & Brian Thompson  
1737 Foxcross Drive  
Evansville, IN 47715
  - 5 5-141-5  
Juanita Smallwood  
1731 Foxcross Drive  
Evansville, IN 47715
  - 6 5-141-6  
Walter & Lillian Schifter  
1721 Foxcross Drive  
Evansville, IN 47715

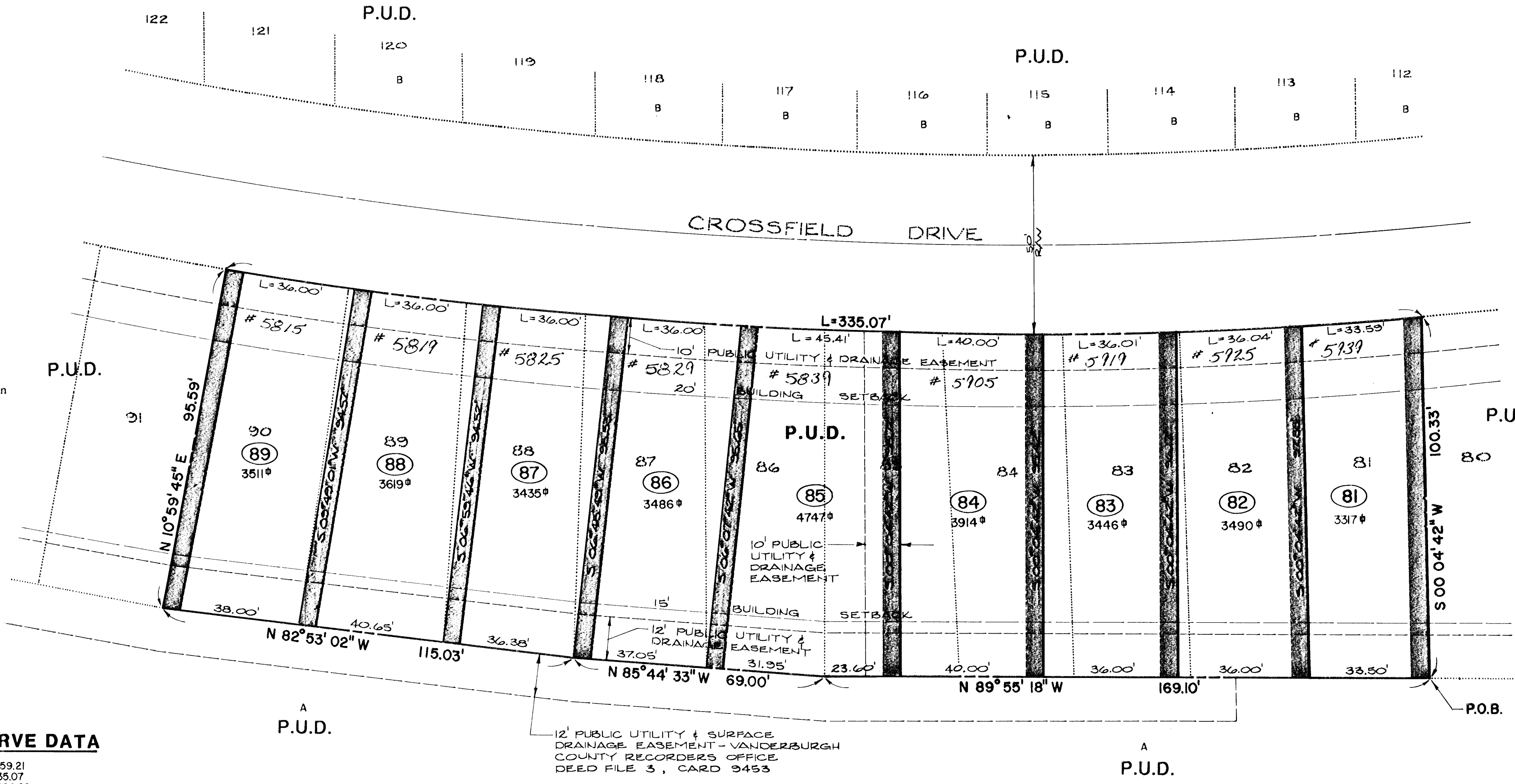
# REPLAT

## OF LOTS 81 THRU 90 IN WINDSONG SUBDIVISION SECTION I OF INDIAN WOODS P.U.D.

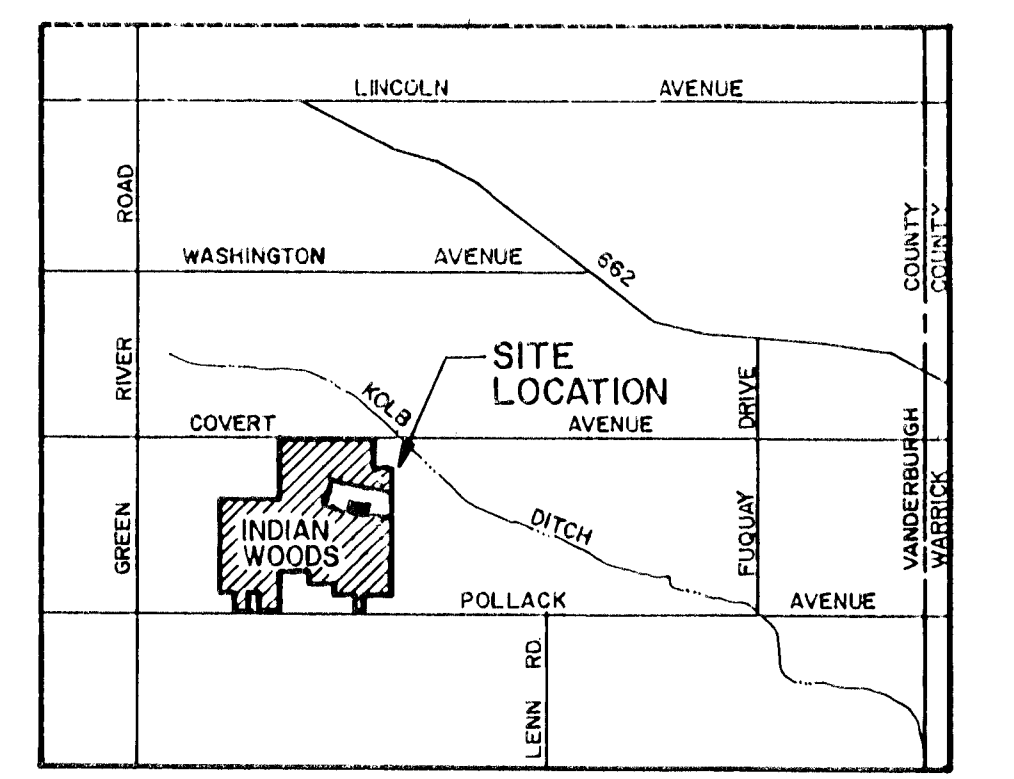
# N-153

88-20911  
RECEIVED FOR RECORD  
12:52 P.M.  
NOV. 11 1988  
PLAT BOOK N-153  
PAGE 153  
BOB STEPLE RECORDS  
VANDERBURGH COUNTY

ONLY EMPLOYED FOR TAXATION PURPOSES TO FINAL ACCEPTANCE FOR TRANSFER.  
NOV 11 1988  
Auction 5552



SCALE: 1"=20'



LOCATION MAP  
SCALE: 1" = 3000'

**CURVE DATA**  
R=1359.21  
L=335.07  
CH=334.22  
T=168.39  
D=04-12-55  
Δ=14-07-27

**GENERAL NOTES**

**Flood Plain Data:** No portion of the proposed subdivision is within the designated 100 year flood zone per F.I.R.M. Panel No. 180256 0050 B dated March 19, 1982, Vanderburgh County, Indiana.

**Utilities:** Sewer, water and electric services are available near the site and can be extended to serve this development.

**Temporary Erosion Control:** (during construction)

- Slopes of 0%-6% shall be mulched and seeded with a cover crop, i.e., rye, red top, or wheat, within 45 days of disturbance of soil and must remain in place until final grading and shaping.
- Slopes of more than 6% shall be mulched and seeded and shall have straw bales and/or erosion blankets in place within 45 days of disturbance of soil and must remain in place until final grading and shaping.

**Fence Restrictions:**

- Six (6) foot high wooden stockade type fences shall be constructed on each lot.
- The six foot high fences shall not extend towards the street beyond the front of the building's front line extended.

**Drainage Easement:** 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 the drainage easement.

Easements shown which are outside of the platted boundaries have been dedicated by separate recorded documents for public utility services and for surface water drainage.

Side yard setback is 0 feet.

**LEGEND**

- PREVIOUS PROPERTY LINE
- NEW PROPERTY LINE
- EASEMENT
- BUILDING SETBACK
- 5' WIDE PRIVATE MAINTENANCE EASEMENT FOR ADJOINING PROPERTY OWNER

STORM DRAINAGE PLANS WERE APPROVED BY THE VANDERBURGH COUNTY DRAINAGE BOARD ON:  
**SEPTEMBER 26, 1988**

THE EXISTING ROADS WERE ACCEPTED FOR MAINTENANCE BY THE VANDERBURGH COUNTY COMMISSIONERS ON:  
**NOVEMBER 16, 1987**

**AREA PLAN COMMISSION CERTIFICATE**

Under the authority provided by Chapter 138 - Acts of 1957, as amended, of the General Assembly of the State of Indiana, and an Ordinance adopted by the Common Council of the City of Evansville, and an Ordinance adopted by the Board of County Commissioners, Vanderburgh County, Indiana, this plat was given approval as follows:

Approved by the Area Plan Commission of Evansville and Vanderburgh County, Indiana at a meeting held on OCTOBER 5, 1988.

*Barbara L. Cummings*  
President

Plat Release Date Nov. 11, 1988

*Barbara L. Cummings*  
Director

*James R. Cummings*  
Director

**BOUNDARY DESCRIPTION**

A replat of Lots 81 through 90, inclusive, in Windsong Subdivision Section I of Indian Woods P.U.D., as per plat thereof recorded in Plat Book N, page 106 in the office of the Recorder of Vanderburgh County, Indiana, and more particularly described as follows:

Beginning at the southeast corner of Lot 81 in said Windsong Subdivision Section I; thence north 89 degrees 55 minutes 18 seconds west 169.10 feet; thence north 85 degrees 44 minutes 33 seconds west 69.00 feet; thence north 82 degrees 53 minutes 02 seconds west 115.03 feet; thence north 10 degrees 59 minutes 45 seconds east 95.59 feet; thence north 10 degrees 59 minutes 45 seconds east 38.00 feet; thence north 82 degrees 53 minutes 02 seconds west 115.03 feet; thence north 10 degrees 59 minutes 45 seconds east 95.59 feet to a point on a curve concave to the north having a radius of 1359.21 feet and a chord measuring 334.22 feet bearing south 87 degrees 45 minutes 09 seconds east; thence along said curve 335.07 feet; thence south 00 degrees 04 minutes 42 seconds west 100.33 feet and to the point of beginning, containing 0.757 acres.

**OWNER(S)' CERTIFICATE**

The undersigned Owner(s) of the real estate shown and described hereon do(es) hereby plat and subdivide said real estate as shown and designates the same as **SECTION I OF LOTS 81 TO 90 IN WINDSONG SUBDIVISION**. All easements shown are hereby dedicated for public utility services to lots within the subdivision and for surface water drainage. All roads shown and not previously dedicated are hereby dedicated to public use.

**JAGOE HOMES AND CONSTRUCTION COMPANY, INC.**

*Joseph Scott Jagoe*  
PRESIDENT  
2350 TAMARACK ROAD  
OWENSBORO, KY. 42301

**NOTARY CERTIFICATE**

STATE OF INDIANA, COUNTY OF VANDERBURGH ) ss:  
Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the said Owner(s) and Subdivider(s), who acknowledge(s) the execution of the foregoing plat with the dedications and restrictions thereon, express to be his/her/their voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and seal this 9th day of November 1988.

My Commission Expires: 2-10-87

*Terry A. Campbell*  
Notary Public

Notary Resides in Vanderburgh County, Indiana

*TERRY A. CAMPBELL*  
(typed or printed name)

**SURVEYOR'S CERTIFICATE**

I, James Q. Morley, do hereby certify that I am a professional registered land surveyor, licensed in compliance with the laws of the State of Indiana and that this plat correctly represents a true and accurate survey completed by me on JULY 6, 1987, and that the monuments shown hereon actually exist and that their locations and materials are accurately shown.

Witness my hand and seal this 9th day of Nov., 1988.

*James Q. Morley*  
James Q. Morley, L.S.  
Indiana Registration No. 12629

