

**PLANNING DEPARTMENT**  
**PLANNING COMMISSION**  
**PLANNING BOARD**  
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**SITE DATA**

ENTIRE AREA ZONED AGRICULTURE, 10-AZ  
 FAMILY DWELLING.  
 NUMBER OF LOTS: 9  
 LOTS FOR CONSIDERATION: 9  
 MINIMUM LOTS SIZE: 9.267 ACRES  
 MAXIMUM LOTS SIZE: 30.00 ACRES  
 AREA IN SUBDIVISION: 101.27 ACRES

CURVE	BEARING	HORIZ DIST	RADIUS	ARC	DELTA	TANGENT
C1	S89°02'31"W	78.39'	57.80'	88.44'	84°52'58"	33.89'

**UTILITY NOTICE / EASEMENT**

ALL LOTS HAVE A 30 FOOT WATER AND UTILITY EASEMENT ON THE NORTH SIDE OF ANDREW MASON ROAD AS NOTED OTHERWISE.

**PROPERTY OWNER'S LEGEND**

- ① TRACY DUNN, JR. DP 205 PG 10
- ② JOHN REZELL, ET AL DP 28 PG 992
- ③ MICHELLE ELLIS DP 28 PG 207
- ④ EMILIE GIBBY DP 207 PG 499
- ⑤ AMANDA BONDING DP 22 PG 289
- ⑥ ROBERT NORMAN DP 28 PG 689
- ⑦ ANNA MIE TURNER DP 22 PG 290
- ⑧ TOM & BONITA SAMS DP 206 PG 100
- ⑨ TOM & BONITA SAMS DP 206 PG 100
- ⑩ MARTIN WILLIAMS, ET AL DP 28 PG 509

**NARRATIVE**

A SURVEY AND DIVISION OF THE SAME PROPERTY COME TO BE RECORDED IN DEED BOOK 228 PAGE 270, AT THE LEWIS COUNTY CLERK'S OFFICE IN VINCENNES, INDIANA, THE PROPERTY BEING A PART OF THE LAND DEVELOPMENT CORP.

SURVEY DATE: MARCH 9 - 18, 2008

**TITLE SEARCH REFERENCE**

NO TITLE SEARCH OF THE SURVEY SITE WAS PROVIDED TO THE SURVEYOR PRIOR TO THE COMPLETION OF THIS SURVEY MAP. THEREFORE, THIS MAP IS SUBJECT TO ANY CONFLICTING STATEMENT OF FACTS THAT ARISE FROM THE PREPARATION OF A TITLE SEARCH OF THE SURVEYED PREMISES.

**GEOGRAPHIC NORTH**  
 (Declination +9.20 or 9.9 Degrees West.)  
 0 100 200  
 SCALE: 1 INCH = 100 FEET



**LOT SUMMARY**

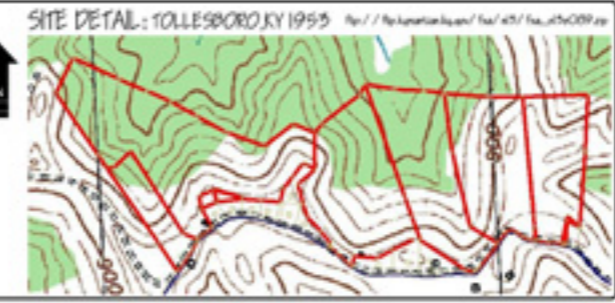
LOT 1	12.15 ACRES	205.20' FRONTAGE
LOT 1A	0.145 ACRES	92.1' FRONTAGE
LOT 2	16.02 ACRES	397.60' FRONTAGE
LOT 3	17.44 ACRES	391.97' FRONTAGE
LOT 4	19.64 ACRES	299.74' FRONTAGE
LOT 5	30.00 ACRES	189.79' FRONTAGE
LOT 5A	0.29 ACRES	
LOT 5B	0.52 ACRES	
LOT 6	9.27 ACRES	314.77' FRONTAGE
TOTAL 101.27 ACRES - 1897' FRONTAGE		

LINE	BEARING	HORIZ DIST
L1	S89°02'31"W	78.39'
L2	S89°02'31"W	78.39'
L3	S89°02'31"W	78.39'
L4	S89°02'31"W	78.39'
L5	S89°02'31"W	78.39'
L6	S89°02'31"W	78.39'
L7	S89°02'31"W	78.39'
L8	S89°02'31"W	78.39'
L9	S89°02'31"W	78.39'
L10	S89°02'31"W	78.39'
L11	S89°02'31"W	78.39'
L12	S89°02'31"W	78.39'
L13	S89°02'31"W	78.39'
L14	S89°02'31"W	78.39'
L15	S89°02'31"W	78.39'
L16	S89°02'31"W	78.39'
L17	S89°02'31"W	78.39'
L18	S89°02'31"W	78.39'
L19	S89°02'31"W	78.39'
L20	S89°02'31"W	78.39'
L21	S89°02'31"W	78.39'
L22	S89°02'31"W	78.39'
L23	S89°02'31"W	78.39'
L24	S89°02'31"W	78.39'
L25	S89°02'31"W	78.39'
L26	S89°02'31"W	78.39'
L27	S89°02'31"W	78.39'
L28	S89°02'31"W	78.39'
L29	S89°02'31"W	78.39'
L30	S89°02'31"W	78.39'
L31	S89°02'31"W	78.39'
L32	S89°02'31"W	78.39'
L33	S89°02'31"W	78.39'
L34	S89°02'31"W	78.39'
L35	S89°02'31"W	78.39'
L36	S89°02'31"W	78.39'

**OWNER'S CERTIFICATE**

I (WE) HEREBY CERTIFY THAT I (AM) (ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON WHICH IS RECORDED IN DEED BOOK 228 PAGE 270, IN THE OFFICE OF THE COUNTY CLERK, AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT. ESTABLISH THE MINIMUM BUILDING REGULATION LINES, AND DEDICATE ALL STREETS, ALLEYS, WALLS, PARKS, AND OTHER SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

OWNER \_\_\_\_\_ DATE \_\_\_\_\_



**NOTES:**

- 1. THE EQUIPMENT USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS MAP OR PLAN IS A NEISON DTM-992 C LEVEL STATION AND A TOPCON GPS FOR A CANTOR READING TOTAL STATION.
- 2. SEE POSITION BY GREEN (SPAWN) BLOCK WHEREVER ONE (1) EXISTING POSITION (BLOCK) OF GREEN IS WAYS OF 2-4 METERS HORIZONTAL.
- 3. COORDINATE SYSTEM IS GEODESIC STATE PLANE.
- 4. THE RIGHT-OF-WAY BOUNDARY ALONG ANDREW MASON ROAD IS 30 FEET PER LOT (105.040) AND IS MEASURED FROM THE EXISTING CENTERLINE OF SOUTH ANDREW MASON IS 15 FEET ON THE NORTH SIDE AND 15 FEET ON THE SOUTH SIDE, FOR A TOTAL OF 30 FEET.
- 5. PROPERTY IS SUBJECT TO ALL LEGAL RIGHTS-OF-WAY, EASEMENTS AND UNRECORDED CONVEYANCES, ESPECIALLY SUBJECT TO WHATEVER EASEMENT IN FAVOR OF WESTERN LEWIS-BECROFTVILLE WATER PROJECT RIGHT-OF-WAY BOOK 7 PAGE 261.
- 6. DEED INFORMATION AND THE PHYSICAL LOCATION OF EVIDENCE FOUND IN THE FIELD HAVE BEEN COMPARED AND EVALUATED AND A SOLUTION WAS SOUGHT WHICH BEST FIT ALL THE DATA, BOTH IN PHYSICAL EVIDENCES OF OLD POLICIES WERE USED TO LOCATE OLD CORNER OR REMAINS OF AN OLD MEASUREMENT. CLEAR POLICIES PROVIDED INDICATIONS OF THE EXISTING ROADWAY LOCATIONS.
- 7. FOUND MEASUREMENTS WERE HELP AS CONTROL, AND REFERRED TO BEING OF THIS SURVEY.
- 8. ALL LOTS ARE SUBJECT TO PROTECTIVE COVENANTS PROVIDED BY REAR LAND COMPANY, INC.
- 9. LOT 1-A TO BE SOLD OR TRANSFERRED TO EBBY COAL, ET AL (DP 28 PG 641) FOR THE PURPOSE OF CONSIDERATION.
- 10. LOT 5-A TO BE SOLD OR TRANSFERRED TO JOHN REZELL, ET AL (DP 28 PG 992) FOR THE PURPOSE OF CONSIDERATION.
- 11. LOT 5-B TO BE SOLD OR TRANSFERRED TO TRACY DUNN, ET AL (DP 205 PG 10) FOR THE PURPOSE OF CONSIDERATION.