

Jeffrey A. Colvin
JEFFREY A. COLVIN
PLANNING DIRECTOR

APPROVED BY THE JOHNSON COUNTY DRAINAGE BOARD ON
FEBRUARY 4th, 1997.

APPROVED BY THE JOHNSON COUNTY PLAN COMMISSION IN ACCORDANCE WITH THE
SUBDIVISION CONTROL ORDINANCE.

Ronald Eastburn
RONALD EASTBURN, CHAIRMAN

Rick Chase
RICK CHASE

BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS, JOHNSON COUNTY, INDIANA,
THAT THE DEDICATIONS SHOWN ON THIS PLAT ARE HEREBY APPROVED AND ACCEPTED THIS
5th DAY OF MAY, 1997.

Alfred Chappell
ALFRED CHAPPELL, JUDGE

Joseph E. Dehart
JOSEPH DEHART

William F. Walker
WILLIAM F. WALKER

THIS SUBDIVISION LIES WITHIN _____ WATERSHED.

THIS PLAT WAS REVIEWED BY THE JOHNSON COUNTY HEALTH DEPARTMENT THIS
5th DAY OF January, 1998.

Joan Bonsett
JOAN BONSETT

COPY RECEIVED BY THE COUNTY ASSESSOR:

Marla A. Nash
MARLA A. NASH
COUNTY ASSESSOR

ENTERED FOR TAXATION THIS 8th DAY OF January, 1998.

Deborah A. Siutta
DEBORAH A. SIUTTA, AUDITOR
JOHNSON COUNTY, INDIANA

NO. 98000648
RECEIVED FOR RECORD THIS 8th DAY OF January,
1998, AT 10:17 A.M. AND RECORDED IN PLAT BOOK D, PAGE 96.

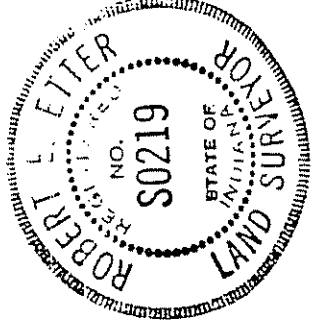
John Harmon
JOHN HARMON, RECORDER
JOHNSON COUNTY, INDIANA

STATE OF INDIANA)
)SS
COUNTY OF JOHNSON)

I, ROBERT E. ETTER, HEREBY CERTIFY THAT I AM A LAND SURVEYOR REGISTERED IN
COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA, AND DO HEREBY FURTHER
CERTIFY THAT THE PROPERTY ABOVE DESCRIBED WAS SURVEYED UNDER MY DIRECTION AND
THAT IT WAS DIVIDED AS SHOWN ON THE HEREON DRAWN PLAT. THIS PLAT CORRECTLY
REPRESENTS SAID SURVEY AND SUBDIVISION.

ALL CORNERS ARE AS SHOWN THEREON. DIMENSIONS ARE IN FEET AND DECIMAL PARTS
THEREOF.

Robert E. Etter
ROBERT E. ETTER
REGISTERED LAND SURVEYOR NO. S0219



n 16, Township 11 North,
Indian, Hensley Township,
OWS:

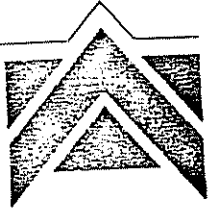
- said Northeast Quarter
- onds East (previous deed
- id Quarter Section 340.00
- scription;
- utes 26 seconds East on
- onds West 250.00 feet;
- onds West 244.12 feet;
- onds West 433.66 feet;
- onds West 745.41 feet to
- ast Quarter Section;
- econds East on and along

REVISIONS

PROJECT
FINAL PLAT

WHEELER MINOR PAT SUBDIVISION
A PART OF THE E. 1/2 OF THE N.E. 1/4
OF SECT. 16, T11N, R3E
HENSLEY TWP., JOHNSON CO., IND.

MAJOR
LAND SURVEYING
ENGINEERING • SURVEYING • LAND PLANNING
435 East Main Street, Suite G, Greenwood, Indiana 46143



SHEET
1

OF
1

Lots 1-3 & R

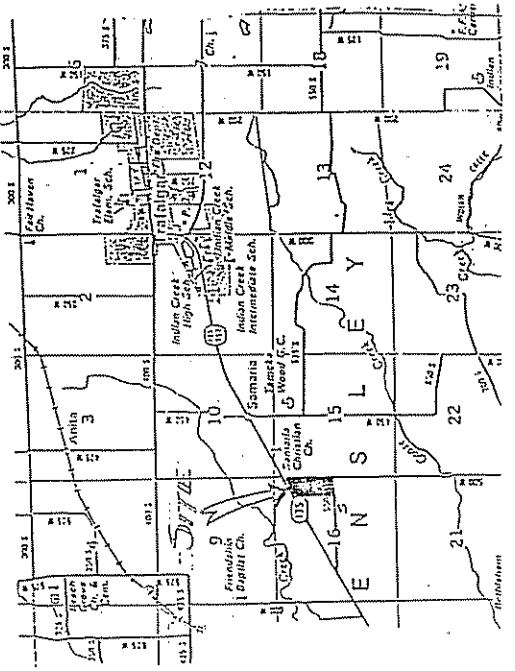
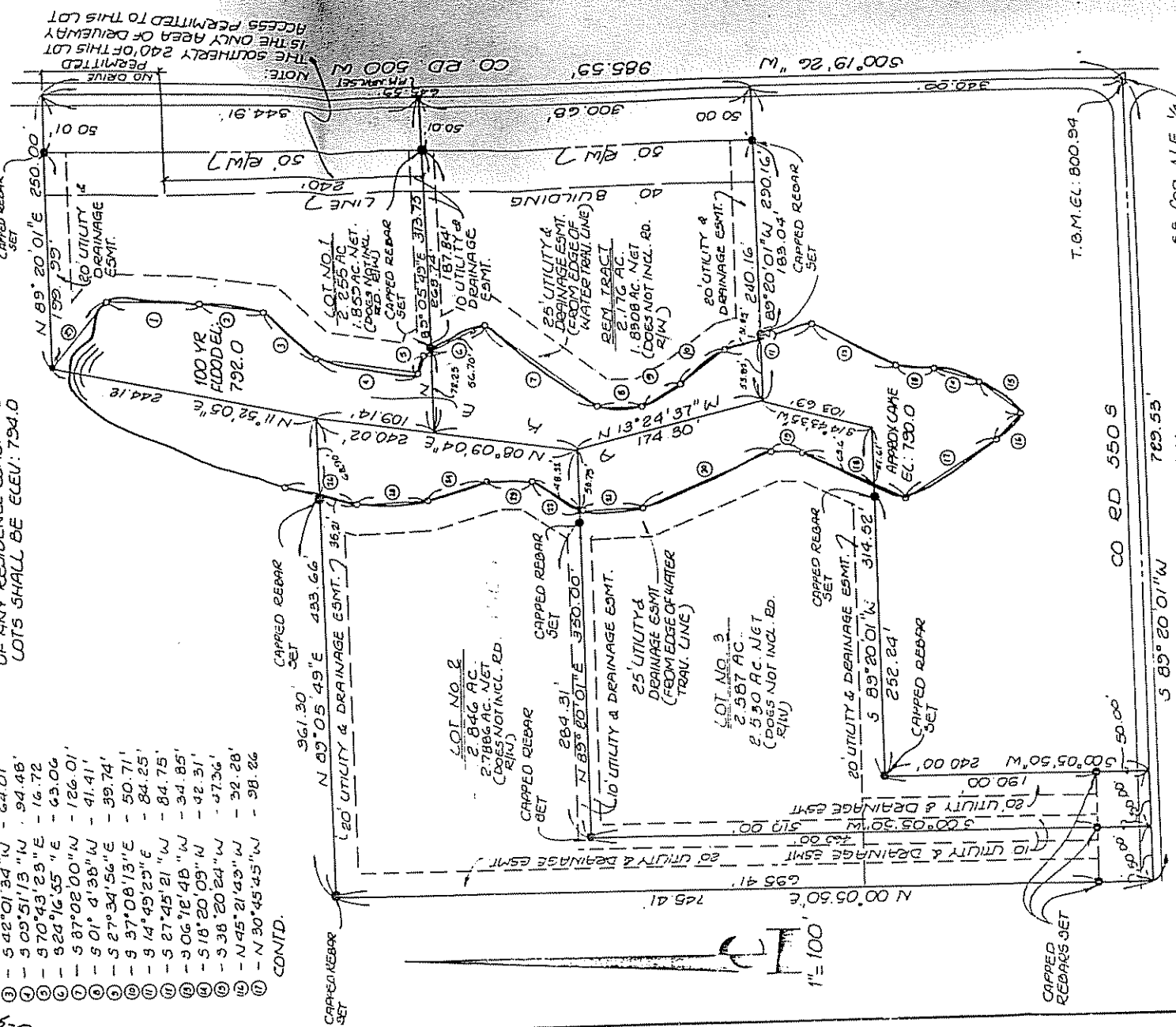
LEGEND - EDGE OF WATER TRAVERSE

- ① - 5 02°43'20"W - 83.03'
- ② - 5 02°12'05"W - 59.93'
- ③ - 5 42°01'34"W - 64.01'
- ④ - 5 09°51'13"W - 94.48'
- ⑤ - 5 10°43'23"E - 16.72'
- ⑥ - 5 28°16'55"E - 63.06'
- ⑦ - 5 37°02'00"N - 126.01'
- ⑧ - 5 01°4'38"W - 41.41'
- ⑨ - 5 27°34'56"E - 39.74'
- ⑩ - 5 37°08'13"E - 50.71'
- ⑪ - 5 14°49'23"E - 84.25'
- ⑫ - 5 27°45'21"W - 84.75'
- ⑬ - 5 06°18'48"W - 34.85'
- ⑭ - 5 18°20'09"N - 42.31'
- ⑮ - 5 38°20'24"W - 47.36'
- ⑯ - 5 38°21'43"W - 32.28'
- ⑰ - 5 30°45'45"W - 38.26'

CONT'D.

NOTE

THE LOWEST FLOOR ELEV. OF ANY PORTION OF ANY RESIDENCE CONSTRUCTED ON THESE LOTS SHALL BE ELEV. 794.0



CONT'D. EDGE OF WATER TRAVERSE

- ⑱ - N 25°08'44"E - 102.17'
- ⑲ - N 03°13'57"E - 29.15'
- ⑳ - N 22°04'06"W - 127.38'
- ㉑ - N 00°56'25"W - 57.51'
- ㉒ - N 32°50'41"E - 50.87'
- ㉓ - N 01°54'41"E - 41.18'
- ㉔ - N 16°10'31"W - 57.26'
- ㉕ - N 01°20'10"W - 66.92'
- ㉖ - N 14°29'16"E - 67.65'
- ㉗ - S 49°33'36"E - 79.79'

A Ra Jo CC Se tl bl fl ct al th th a th ch ch ch ch

I. THE U HERETO AS SHOO I. THE L HEREBY L PLAT. THIS SU SUBDIVS FRONT AHI PLAT, BE: ERECTED I EASHERIT FACILITIT EASHERIT EASHERIT MAINTENA DRAINAGE OF WATER LOT AND OWNER OF OR UTILITY ANY FLEET ANY IMPR IN THIS CODE OF DRAINAGE UNDERSTR DITCH S LENGTH, TRAFALG STATE O COUNTY I. 70 DO HERI PERSON THIS DI HIS COM FORTH. GIVEN I OF I MY COM HOCTY PRINTE RESIDE GENER APPRO TITLE OR OTI GUARA APPRO INSTA INDIY

0-16

1"=100'

ROAD RIGHT-OF-WAY DEDICATION

I, THE UNDERSIGNED, KEVIN C. WHEELER, OWNER OF THE PROPERTY HEREIN DESCRIBED, HEREBY DEDICATE TO THE PUBLIC ALL THAT PORTION OF A RIGHT-OF-WAY NOT HERETOFORE DEDICATED LYING 50 FEET ON THE WEST SIDE OF THE EAST PROPERTY LINE AS SHOWN HEREON IN COUNTY ROAD 500 E.

I, THE UNDERSIGNED OWNER OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE ON THIS PLAT.

THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED AS "WHEELER MINOR PLAT SUBDIVISION".

FRONT AND SIDE BUILDING SETBACK LINES ARE HEREBY ESTABLISHED AS SHOWN ON THIS PLAT, BETWEEN WHICH LINES AND THE PROPERTY LINES OF THE STREET THERE SHALL BE ERECTED OR MAINTAINED NO BUILDING OR STRUCTURE.

EASEMENTS FOR INSTALLATION AND MAINTENANCE OF UTILITIES AND DRAINAGE FACILITIES ARE RESERVED AS SHOWN ON THE RECORDED PLAT. WITHIN THESE EASEMENTS, NO STRUCTURE, PLANTING OR OTHER MATERIAL SHALL BE PLACED OR PERMITTED TO REMAIN WHICH MAY DAMAGE OR INTERFERE WITH THE INSTALLATION AND MAINTENANCE OF UTILITIES OR WHICH MAY CHANGE THE DIRECTION OF FLOW OF DRAINAGE CHANNELS IN THE EASEMENTS OR WHICH MAY OBSTRUCT OR RETARD THE FLOW OF WATER THROUGH DRAINAGE CHANNELS IN EASEMENTS. THE EASEMENT AREA OF THE LOT AND ALL IMPROVEMENTS THEREON SHALL BE MAINTAINED CONTINUOUSLY BY THE OWNER OF THE LOT, EXCEPT FOR THOSE IMPROVEMENTS FOR WHICH A PUBLIC AUTHORITY OR UTILITY IS RESPONSIBLE.

ANY FIELD TILE OR UNDERGROUND DRAIN WHICH IS ENCOUNTERED IN CONSTRUCTION OF ANY IMPROVEMENTS WITHIN THIS SUBDIVISION SHALL BE PERPETUATED, AND THE OWNER IN THIS SUBDIVISION AND HIS SUCCESSORS SHALL COMPLY WITH THE INDIANA DRAINAGE CODE OF 1965, AND ALL AMENDMENTS THERETO.

DRAINAGE DITCHES ALONG ALL ROADS AND STREETS SHALL BE PRESERVED AND KEPT UNOBSTRUCTED 50 LONG AS ROADWAY IS NOT CURBED; EACH DRIVEWAY OVER A DRAINAGE DITCH SHALL BE PROVIDED WITH A DRAINAGE STRUCTURE WITH SIZE, MATERIALS, LENGTH, LOCATION AND GRADE APPROVED BY THE JOHNSON COUNTY HIGHWAY DEPARTMENT.

Kevin C. Wheeler
KEVIN C. WHEELER
15 PITCHER DRIVE
TRAFALGAR, INDIANA 46181

STATE OF INDIANA))SS
COUNTY OF JOHNSON)

I, JOAN SUDDUTH, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT KEVIN C. WHEELER PERSONALLY KNOWN TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE ABOVE CERTIFICATE APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE SIGNED THE ABOVE CERTIFICATE AT HIS OWN FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES HEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 15th DAY

OF DECEMBER, 1997, A.D.

MY COMMISSION EXPIRES: JAN. 14th 2001



Joan Sudduth

Notary Public
PRINTED NAME: JOAN SUDDUTH

RESIDENT OF THE COUNTY OF MARION

GENERAL NOTE TO ALL INTERESTED PARTIES:

APPROVAL OF THIS PLAT DOES NOT IN ANY WAY RELIEVE THE OWNER OR SUCCESSOR IN TITLE OF ANY PREVIOUS EXISTING LEGAL EASEMENTS, AGREEMENTS OR RIGHTS-OF-WAY OR OTHER OUTSTANDING INTEREST AFFECTING SAID PROPERTY, NOR DOES ITS APPROVAL GUARANTEE THE OWNER OR SUCCESSORS IN TITLE ANY CONSTRUCTION PERMITS.

APPROVAL OF THIS PLAT DOES NOT GUARANTEE THE AVAILABILITY OF EVALUATED SYSTEM INSTALLATION PERMIT. SPECIFIC BUILDING SITES WILL BE EVALUATED SYSTEM INDIVIDUAL BASIS PRIOR TO PERMIT ISSUANCE.

THIS PLAT IS RECOMMENDED FOR APPROVAL BY THE

Jeffrey A. Colvin
JEFFREY A. COLVIN
PLANNING DIRECTOR

APPROVED BY THE JOHNSON COUNTY BOARD OF SUPERVISORS
FEBRUARY 4th, 1997.

APPROVED BY THE JOHNSON COUNTY PLAN COMMISSION
SUBDIVISION CONTROL ORDINANCE.

Ronald Eastburn
RONALD EASTBURN, CHAIRMAN

BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS THAT THE DEDICATIONS SHOWN ON THIS PLAT ARE

5th DAY OF MAY
Alfred Chiappi
ALFRED CHIAPPEI

Joseph E. Dehart
JOSEPH DEHART

THIS SUBDIVISION LIES WITHIN

THIS PLAT WAS REVIEWED BY THE JOHNSON COUNTY BOARD OF SUPERVISORS

5th DAY OF January
John Bonsett
JOHN BONSETT

COPY RECEIVED BY THE COUNTY ASSESSOR:

Marla A. Nash
MARLA A. NASH
COUNTY ASSESSOR

ENTERED FOR TAXATION THIS 8th DAY

Deborah A. Shutt
DEBORAH A. SHUTT, AUDITOR
JOHNSON COUNTY, INDIANA

NO. 98000648

RECEIVED FOR RECORD THIS 8th DAY

1998, AT 10:17 A.M. AND RECORDED

John Harrison
JOHN HARRISON, RECORDER
JOHNSON COUNTY, INDIANA

STATE OF INDIANA))SS
COUNTY OF JOHNSON)

I, ROBERT E. ETTER, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR NO. 50219 IN THE STATE OF INDIANA. I HEREBY CERTIFY THAT THE PROPERTY ABOVE DESCRIBED WAS DIVIDED AS SHOWN ON THE REPRESENTS SAID SURVEY AND SUBDIVISION.

ALL CORNERS ARE AS SHOWN THEREON.

Robert E. Etter
ROBERT E. ETTER
REGISTERED LAND SURVEYOR NO. 50219

DESCRIPTION

... of the Northeast Quarter of Section 16, Township 11 North, Hensley Township, Principal Meridian,