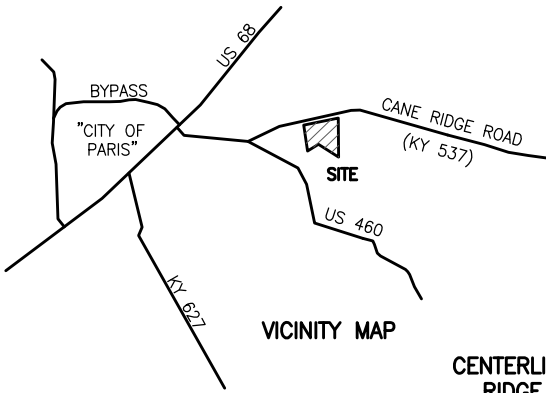
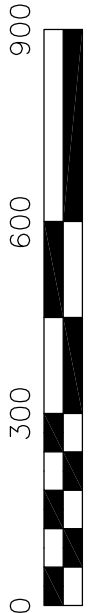
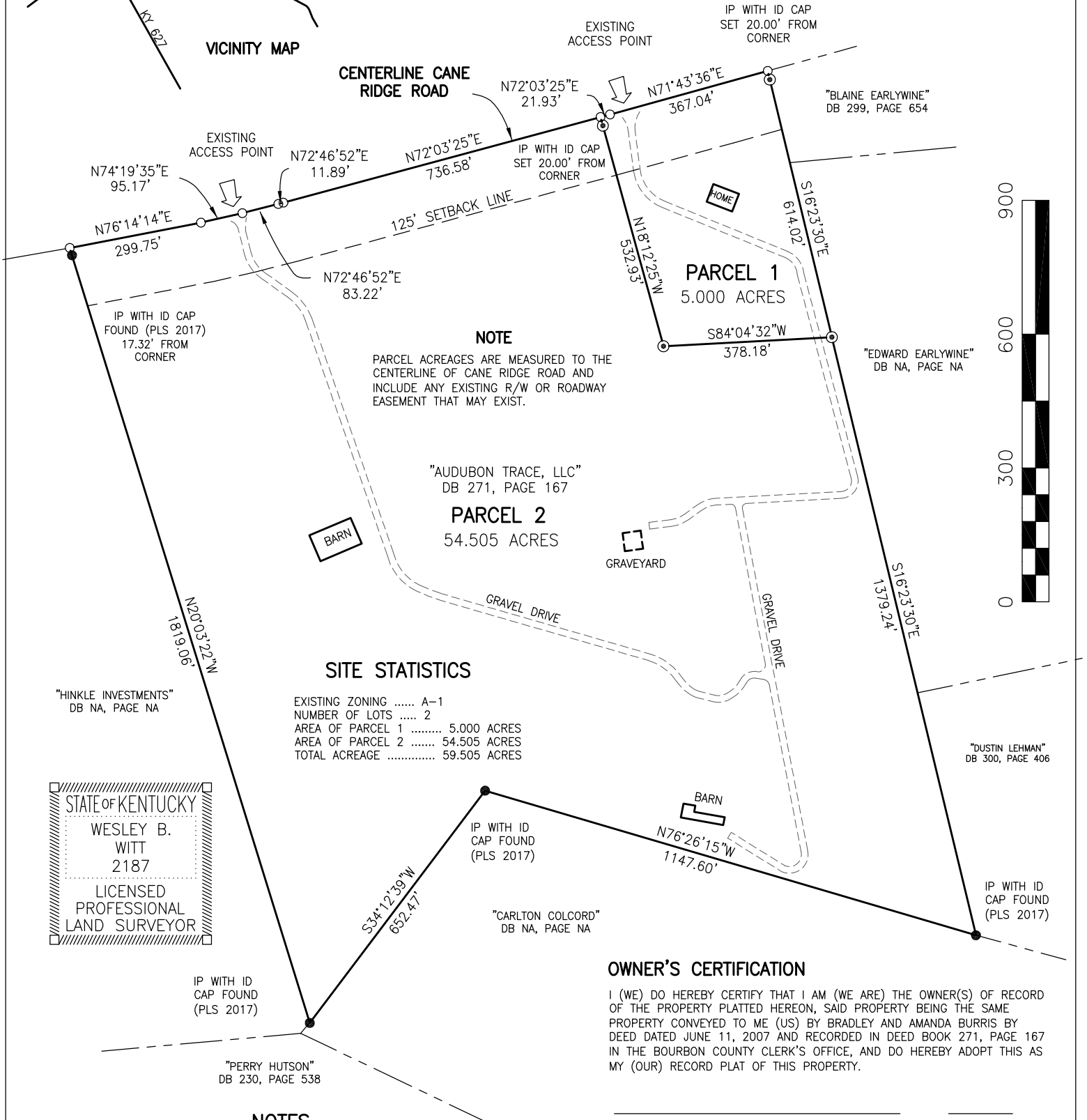


MONUMENT LEGEND

- ⊙ INDICATES 5/8" x 18" STEEL RE-BAR WITH YELLOW IDENTIFICATION CAP IMPRINTED "W.B.WITT, PLS 2187"
- CALLED FOR MONUMENT FROM PRIOR SURVEY(S) FOUND.
- CORNER NOT SET OR AS IDENTIFIED OTHERWISE.



VICINITY MAP



NOTE

PARCEL ACREAGES ARE MEASURED TO THE CENTERLINE OF CANE RIDGE ROAD AND INCLUDE ANY EXISTING R/W OR ROADWAY EASEMENT THAT MAY EXIST.

SITE STATISTICS

EXISTING ZONING A-1
 NUMBER OF LOTS 2
 AREA OF PARCEL 1 5.000 ACRES
 AREA OF PARCEL 2 54.505 ACRES
 TOTAL ACREAGE 59.505 ACRES

STATE OF KENTUCKY
WESLEY B. WITT
 2187
 LICENSED PROFESSIONAL LAND SURVEYOR

NOTES

- 1) THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE SUBJECT PROPERTY INTO TWO PARCELS.
- 2) PARCELS 1 AND 2 ARE THE SAME PROPERTY DESCRIBED IN DB 271, PG 167 IN THE BOURBON COUNTY CLERK'S OFFICE.
- 3) THIS PROPERTY IS ZONED AGRICULTURAL. THE USE OF THIS PROPERTY SHALL BE LIMITED TO THOSE USES PERMITTED BY THE PARIS-BOURBON COUNTY PLANNING COMMISSION FOR SUCH ZONING.
- 4) THIS PLAT SHALL BE DEEMED INVALID IF NOT RECORDED WITHIN ONE YEAR OF THE PLANNING COMMISSION CHAIRMAN'S SIGNATURE BEING AFFIXED.
- 5) THIS PLAT WAS PREPARED WITHOUT THE AVAILABILITY OF A TITLE REPORT. ANY EASEMENTS, CONDITIONS, RESTRICTIONS, OR ENCUMBRANCES WHICH MAY BE DISCLOSED BY SUCH REPORT HAVE NOT BEEN SHOWN.

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED UNDER MY DIRECTION UTILIZING BOTH RECORD DOCUMENTS AND FIELD MEASUREMENTS. FIELD INFORMATION WAS OBTAINED WITH A SPECTRA PRECISION SP80 NETWORK GPS ROVER, THE SERIAL NUMBER OF WHICH IS ON FILE IN THE OFFICE OF THE SURVEYOR. BASIS OF BEARINGS IS THOSE THAT APPEAR IN THE RECORD DESCRIPTION OF THIS PROPERTY RECORDED IN DB 271, PG 167. THIS SURVEY MEETS THE ACCURACY REQUIREMENTS OF AN URBAN SURVEY AS SPECIFIED IN 201 KAR 18:150 ESTABLISHED BY THE COMMONWEALTH OF KENTUCKY. THE SURVEY HAS NOT BEEN ADJUSTED FOR CLOSURE.

OWNER'S CERTIFICATION

I (WE) DO HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF RECORD OF THE PROPERTY PLATTED HEREON, SAID PROPERTY BEING THE SAME PROPERTY CONVEYED TO ME (US) BY BRADLEY AND AMANDA BURRIS BY DEED DATED JUNE 11, 2007 AND RECORDED IN DEED BOOK 271, PAGE 167 IN THE BOURBON COUNTY CLERK'S OFFICE, AND DO HEREBY ADOPT THIS AS MY (OUR) RECORD PLAT OF THIS PROPERTY.

OWNER _____	DATE _____
WITNESS _____	DATE _____

COMMISSION'S CERTIFICATION

I DO HEREBY CERTIFY THAT THIS RECORD PLAT HAS MET THE REQUIREMENTS OF THE BOURBON COUNTY JOINT PLANNING COMMISSION, AND IS NOW APPROVED FOR RECORDING.

PLANNING COMMISSION OFFICIAL _____	DATE _____
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**AGRICULTURAL LAND DIVISION
 AUDUBON TRACE, LLC**

430 CANE RIDGE ROAD
 PARIS, BOURBON COUNTY, KY

PREPARED BY:
 WESLEY B. WITT, INC., LAND SURVEYORS
 3320 CLAYS MILL ROAD, SUITE 112

LEXINGTON, KENTUCKY 40503
 PHONE 859-296-5558 EMAIL: "WWITT@WWITT.COM"
 MARCH 11, 2017 1"= 300'

PROJECT NO. 32829

 SURVEYOR DATE