

NOTES:

1. Parcel 1 and Parcel 2 shown hereon are the same as Tract #1 described in Deed Book 303, Page 440.
2. The purpose of this plat is to divide or separate Parcel 2 from the parent tract, and leave Parcel 2 as the remainder. Parcel 2 is shown hereon based on the existing legal description and does not reflect actual field measurements made by Darnell Engineering, Inc. at the date of this survey.
3. Property shown hereon is subject to any and all easements or right-of-way of record and in existence at the date of the field survey shown hereon.
4. Property shown hereon is subject to those restrictions set forth by the Bourbon County Joint Planning Commission for its respective zoning classification.
5. This plat shall be deemed invalid if not recorded within one (1) year of the planning commission chairman's signature being affixed hereto.

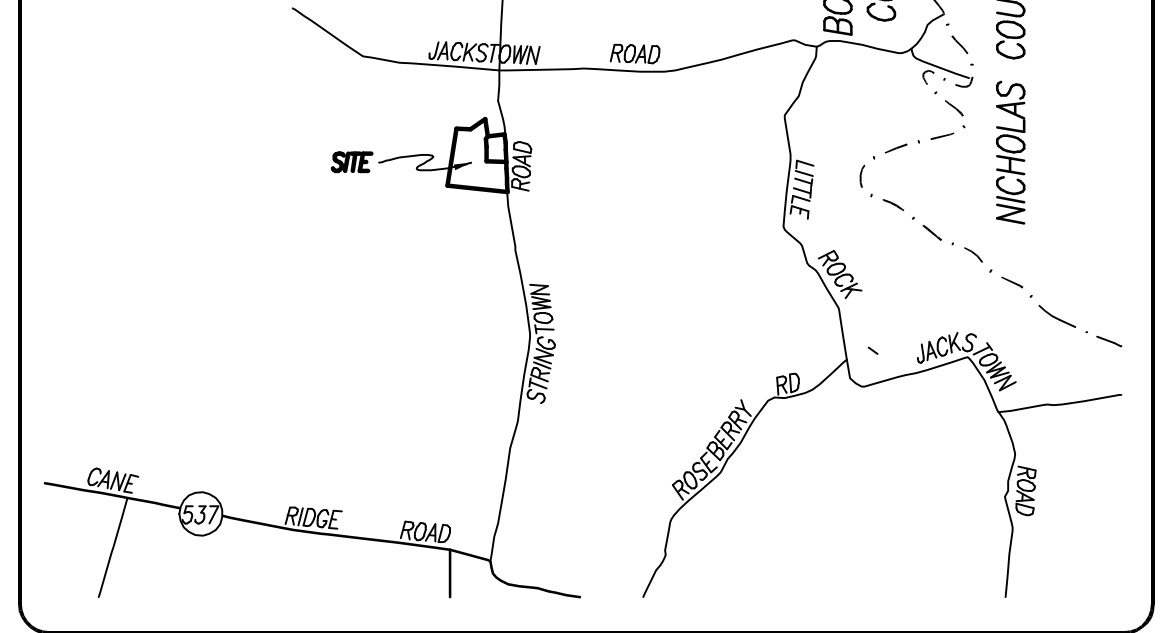
LEGEND:

- ⊙ Iron Pin Found
- #4 Rebar, 18" long, with I.D. Cap bearing "Darnell 3553" Set in Previous Survey
- ⊙ #4 Rebar, 18" long, with I.D. Cap bearing "Witness 3553" Set this Survey
- #4 Rebar, 18" long, with I.D. Cap bearing "Darnell 3553" Set this Survey
- ⊙ Mag Nail Set in Road
- Point in Road
- ⊗ Mag Nail Set in Tree
- ⊙ Mag Nail Found in Road
- ⊗ Address



VICINITY MAP

SCALE: 1" = 5000'



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 (a portion of) the same property conveyed to me (us) by Earl D. Waugh & Charlotte Waugh, by deed dated February 28, 2017, and recorded in Deed Book 303, page 440 in the Bourbon County Clerk's office, and do hereby adopt this as my (our) record plat for this property.

Witness	Owner
	Owner
Address	
Date	Address

LAND SURVEYOR'S CERTIFICATION

I do hereby certify that this plat depicts a survey made by me or under my direction, by the method of random traverse and all monuments indicated hereon actually exist and their size, location, and material are correctly shown. The unadjusted mathematical error of closure ratio of the random traverse was 1:26,000± and the bearings and distances shown hereon have been adjusted for closure. The survey as shown hereon is a Class Rural survey and the accuracy and precision of said survey meets all the specifications of this class. This survey and plat meets or exceeds the minimum standards of all governing authorities. The basis of the bearings shown hereon is in relation to XXXXXXXX

February 18, 2018	Date
	P.O. Box 175 Cynthiana, Kentucky 41031

COMMISSION'S CERTIFICATION

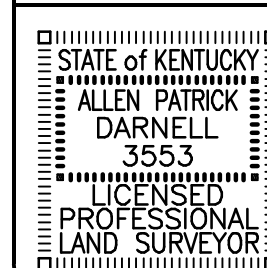
I do hereby certify that this record plat has met the requirements of the Bourbon County Joint Planning Commission, and is now approved for recording.

	Date
	Planning Commission Official



PLOTTED: 02/18/18 @ 8:00 BY APD

AGRICULTURAL LAND DIVISION
BENJAMIN D. ROBIN
SAVANNAH F. ROBIN
STRINGTOWN ROAD



SCALE 1" = 200'	DATE 02/15/18
FILE NO. 18-3816	FILENAME ROBIN
FIELD BOOK 155-31	CRD FILE ROBINB
DRAWN BY APD	CHECKED BY APD

DARNELL ENGINEERING, INC.

P.O. Box 175
Cynthiana, Kentucky 41031
(859) 234-8957

THIS PLAT OF SURVEY REPRESENTS A BOUNDARY SURVEY AND COMPLIES WITH 201 KAR 18:150.

MARGARET MILLER WARD HARPER
D.B. 201, Pg. 652

HENRY TRAYLOR, JR.
D.B. 189, Pg. 544

DALLAS F. OSBORNE
ANNA PEARL OSBORNE
D.B. 220, Pg. 830
(Tract 1)

ANNELEX H. LAYSON
JACQUELINE FORT LAYSON
WILLIAM M. LAYSON
D.B. 271, Pg. 679
D.B. 274, Pg. 737
(Tract No. 3)

PARCEL 1
7.852 Acres

PARCEL 2

Tract #1 (By D.B. 303, Pg. 404) 50± Acres
Less Parcel 1 (This Survey) 7.852 Acres
Remaining Parcel 2 (See Note #2) 42± Acres

DALLAS F. OSBORNE
ANNA PEARL OSBORNE
D.B. 220, Pg. 830
(Tract 1)

MARK E. WELLS
CATHERINE L. WELLS
D.B. 278, Pg. 642
(Parcel 2)

BENJAMIN D. ROBIN
SAVANNAH F. ROBIN
D.B. 303, Pg. 440
(Tract #2)

BENJAMIN D. ROBIN
SAVANNAH F. ROBIN
D.B. 303, Pg. 440
(Tract #2)

ALVIN STAMPER
WILMA STAMPER
D.B. 197, Pg. 405

LINETYPE LEGEND:

- Survey Boundary
- Road Centerline
- Original Tract
- Right-of-Way Easement
- Adjacent Property Line
- Entrance Driveway Centerline
- Existing Power Line

CERTIFICATE OF APPROVAL FOR BOURBON COUNTY ROAD SUPERVISOR

I hereby certify that the Bourbon County Road Department has inspected the site of the entrance proposed on this plat and found it to meet all current safety standards including the time/site distance standards of Section 345(A)4(1) in these Bourbon County Subdivision Regulations.

County Road Supervisor	Date
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