

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 Levy Properties, LLC, by deed dated April 18, 2017, and recorded in Deed Book 303, page 787 in the Bourbon County Clerk's office, and do hereby adopt this as my (our) record plat for this property.

Witness

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 1:17,000+ 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 Plat Cabinet C, Slide 395

June 14, 2018
Date

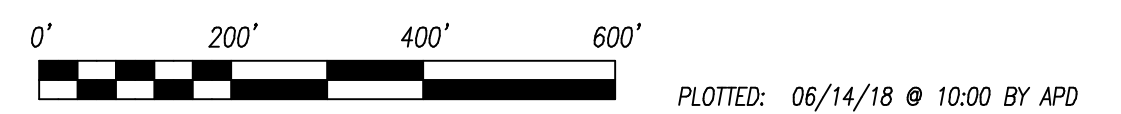
P.O. Box 175
Cynthiana, Kentucky 41031

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



LINETYPE LEGEND:

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

- NOTES:**
1. Tract 3-A and Tract 3-B platted hereon are the same as Tract 3 shown on Plat Cabinet C, Slide 395 and further described in Deed Book 303, Page 787.
 2. Property platted hereon is subject to a gas line easement in favor of the town of North Middletown as recorded in Deed Book 120, Page 107. No width is specified therein.
 3. Property platted hereon is subject to a water line easement in favor of the city of North Middletown as recorded in Deed Book 214, Page 638. Permanent easement to be twenty (20) feet wide, being ten (10) feet on either side of the existing water transmission line.
 4. Property shown hereon is subject to a any and all easements or right-of-way of record and in existence at the date of the field survey.
 5. Property shown hereon is subject to those restrictions set forth by the Paris and Bourbon County Planning Commission for its respective zoning class.
 6. 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/Found in Road
 - Point in Road
 - ⊗ Mag Nail Set in Tree
 - ⊙ Found Set Stone
 - ⊗ Address

AGRICULTURAL LAND DIVISION

RICKY A. CLAYPOOL
CLAUDIA L. CLAYPOOL

THATCHERS MILL ROAD & PRETTY RUN ROAD

STATE OF KENTUCKY	SCALE	DATE	DARNELL ENGINEERING, INC. P.O. Box 175 Cynthiana, Kentucky 41031 (859) 234-8957
ALLEN PATRICK DARNELL 3553	1" = 200'	04/05/16	
LICENSED PROFESSIONAL LAND SURVEYOR	FILE NO. 18-3912	FILENAME LEVYAG2	
	FIELD BOOK 138-9	CRD FILE DICKSON	
	DRAWN BY APD	CHECKED BY APD	

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