

LINETYPE LEGEND:

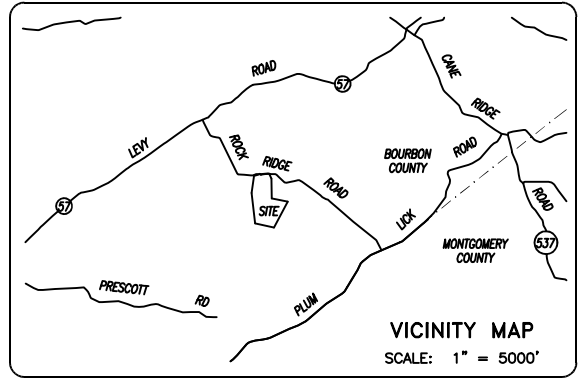
- Survey Boundary
- Road Centerline
- Building Line
- Adjacent Property Line
- Entrance Driveway Centerline
- Easement Line

NOTES:

- Parcel 1 and Parcel 2 shown hereon are the same as that tract or parcel of land described in Deed Book 299, Page 270.
- Property shown hereon is subject to a water line easement in favor of Judy Water Association, Inc. as recorded in Deed Book 242, Page 537.
- 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.
- Property shown hereon is subject to those restrictions set forth by the Bourbon County Joint Planning Commission for its respective zoning classification.
- This plat shall be deemed invalid if not recorded within one (1) year of the Planning Commission Chairman's signature being affixed hereto.
- 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.
- The purpose of this plat is to survey and plat Parcel 1 to be divided from the parent tract; and leave Parcel 2 as the remainder of the same.

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 Found in Road
- Point w/Reference
- ⊗ Address



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 Cheryl L. Puckett (See Also D.B. 239, Pg. 381), by deed dated October 23, 2015, and recorded in Deed Book 299, page 270 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 the survey shown hereon was performed by me, or under my direction, by the use of record documents and field survey measurements, and all monuments indicated hereon actually exist and their size, location, and material are correctly shown. A portion of the boundary survey was performed by GPS equipment using RTK and static observations. Spectra SP 80 Base and Spectra SP 80 Rover were used for this survey, serial numbers of each are on file in the office of the surveyor. This survey meets or exceeds the accuracy requirements of a "Rural" survey as specified in 201 KAR 18:150 established by the Commonwealth of Kentucky; and bearings are rotated to Kentucky North Zone State Plane.

November 3, 2020 _____ 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: 11/03/20 @ 10:00 BY APD

AGRICULTURAL LAND DIVISION
DALLAS F. OSBORNE, JR.

#336 ROCK RIDGE ROAD

STATE OF KENTUCKY ALLEN PATRICK DARNELL 3553 LICENSED PROFESSIONAL LAND SURVEYOR	SCALE 1" = 200'	DATE 10/23/20	DARNELL ENGINEERING, INC. P.O. Box 175 Cynthiana, Kentucky 41031 (859) 234-8957 <small>*THIS PLAT OF SURVEY REPRESENTS A BOUNDARY SURVEY AND COMPLES WITH 201 KAR 18:150.</small>
	FILE NO. 20-4400	FILENAME OSBORNE	
	FIELD CREW JBF/NJC	JRD FILE OSBORNE	
	DRAWN BY APD	CHECKED BY APD	