

**CERTIFICATE OF APPROVAL FOR HARRISON COUNTY ROAD SUPERVISOR**

I hereby certify that the Harrison 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)(1) in these Harrison County Subdivision Regulations.

County Road Supervisor \_\_\_\_\_

Date \_\_\_\_\_

**LEGEND:**

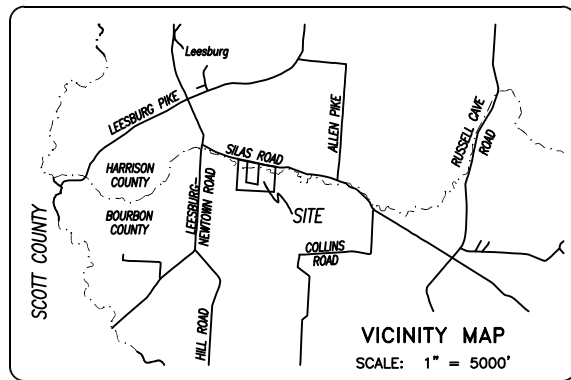
- Iron Pipe Found with I.D. Cap bearing "PLS 2747"
- Iron Pin Found with I.D. Cap bearing "Baldwin 1366"
- #4 Rebar, 18" long, with I.D. Cap bearing "Darnell 3553" Set in Previous Survey
- #4 Rebar, 18" long, with I.D. Cap bearing "Witness 3553" Set this Survey
- #4 Rebar, 18" long, with I.D. Cap bearing "Darnell 3553" Set this Survey
- Mag Nail Set in Road
- Point in Road
- ⊗ Mag Nail Found in Fence Post
- ⊙ Railroad Spike Found
- ⊗ Address

**NOTES:**

1. Parcel 1 and Parcel 2 shown hereon are the same as that tract or parcel of land described in Deed Book 261, Page 667.
2. 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.
3. Property shown hereon is subject to those restrictions set forth by the Bourbon County Joint Planning Commission for its respective zoning classification.
4. This plat shall be deemed invalid if not recorded within one year of the Planning Commission Chairman's signature being affixed hereto.
5. Approximately 14.3 acres falls within Harrison County, while 50.3 acres falls within Bourbon County (Parent Tract Acreage).
6. Parent deed also recorded in Harrison County at Deed Book 285, Page 634.
7. All deed references are for Bourbon County unless otherwise noted.

**ACREAGES:**

HARRISON COUNTY:  
Parcel 1 = 3.9± Acres  
Parcel 2 = 10.3± Acres  
BOURBON COUNTY:  
Parcel 1 = 11.1± Acres  
Parcel 2 = 39.2± Acres



**OWNER'S CERTIFICATION**

(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 Phyllis Ann Cooper, Darnell H. Cooper, Mary Frances Carr, et. al. (See Note #6), by deed dated July 15, 2005, and recorded in Deed Book 261, page 667 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 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 1:74,000± 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. The basis of the bearings shown hereon is in relation to The Parent Tract.

June 8, 2021  
Date \_\_\_\_\_ P.O. Box 175  
Cynthiana, Kentucky 41031

**COMMISSION'S CERTIFICATION (Bourbon County)**

I do hereby certify that this record plat conforms with the regulations of the Paris-Bourbon County Planning Commission, and that it has been approved for recording in the office of the Bourbon County Court Clerk.

\_\_\_\_\_ Date \_\_\_\_\_ Planning Commission Official



PLOTTED: 06/08/21 @ 9:00 BY APD

AGRICULTURAL LAND DIVISION  
**JOHN A. RANSELL**  
#583 SILAS ROAD

STATE OF KENTUCKY ALLEN PATRICK DARNELL 3553 LICENSED PROFESSIONAL LAND SURVEYOR	SCALE 1" = 200'	DATE 07/02/07	<b>DARNELL ENGINEERING, INC.</b> 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. 21-4735	FILENAME RANSELL1	
	FIELD BOOK 58-22	JRD FILE RANSD	
	DRAWN BY APD	CHECKED BY APD	

**LINETYPE LEGEND:**

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

**COMMISSION'S CERTIFICATION (Harrison County)**

I do hereby certify that this record plat conforms with the regulations of the Cynthiana-Harrison County-Berry Joint Planning Commission, and that it has been approved for recording in the office of the Harrison County Court Clerk.

\_\_\_\_\_ Date \_\_\_\_\_ Planning Commission Official

