



OWNER'S CERTIFICATION (Imber Property)

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 George R. Moore Trust U/A dated June 9, 2000 (See Also Note #1), by deed dated October 20, 2009, and recorded in Deed Book 279, page 422, 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 _____

NOTES:

- Parcel 2-A and Parcel 2-B platted hereon are the same as Parcel 2 shown on Plat D, Sheet 46 and a portion of that property or tract of land described in Deed Book 279, Page 422. See also Plat Cabinet C, Sheet 178A.
- Property platted hereon is subject to a gas pipeline easement in favor of Columbia Gas of Kentucky, Inc. as recorded in Deed Book 197, Page 24 and Deed Book 198, Page 601.
- Parcel 3 shown hereon is the same as that tract or parcel of land described in Deed Book 308, Page 366 and shown on Plat Cabinet C, Sheet 178A and recorded September 22, 2004.

CONSOLIDATION ACREAGES:

BEFORE CONSOLIDATION:
 Parcel 2-A + Parcel 2-B = 35.204 Acres
 Parcel 3 = 51.13 Acres
AFTER CONSOLIDATION:
 Parcel 2-A = 21.353 Acres
 Parcel 2-B + Parcel 3 = 64.98 Acres

LINETYPE LEGEND:

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



LEGEND:

- Iron Pipe Found
- Iron Pin Found with I.D. Cap bearing "J.A. Smith 3419"
- #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
- Fence Post Found
- ⊙ Address



JOHN T. FRITSCH
 D.B. 241, Pg. 383
 D.B. 275, Pg. 4
 (Tract No. 1)

JOHN T. FRITSCH
 D.B. 241, Pg. 383
 D.B. 275, Pg. 4
 (Tract No. 1)

PARCEL 3
 BRYAN FRALEY
 ANNE FRALEY
 D.B. 308, Pg. 366
 P.C. G, Sh. 178A
 (Parcel 1)
 (51.13 Acres)
 <Recorded 9/22/04>

SCOTT S. JENDALL
 ELISE W. JENDALL
 D.B. 254, Pg. 193

NOTES (Continued):

- Property shown hereon is subject to those restrictions set forth by the Bourbon County Joint Planning Commission for its respective zoning classification.
- The purpose of this "Consolidation Plat" is to consolidate Parcel 2-B with Parcel 3, as shown hereon.
- Parcel 3 is shown hereon based on its existing legal description and does not reflect actual field measurements made by Darnell Engineering, Inc. at the date hereon.
- Peter C. Imber died intestate in 2011. Due to the survivorship clause within the parent deed, property was vested in Anna Imber.

OWNER'S CERTIFICATION (Fraley Property)

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 James W. Thomson & Ramona Thomson, by deed dated September 17, 2018, and recorded in Deed Book 308, page 366, 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 _____

PLOTTED: 09/06/21 @ 5:00 BY APD

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 1:50,000± 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 Parent Tract

LARRY R. OVERYLY
 BETTY K. OVERYLY
 D.B. 226, Pg. 312

August 21, 2021 Date _____
 P.O. Box 175
 Cynthia, 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

SINGLE CONSOLIDATION PLAT
ANNA IMBER
BRYAN FRALEY & ANN P. FRALEY
 McNEASE ROAD

STATE OF KENTUCKY ALLEN PATRICK DARNELL 3553 LICENSED PROFESSIONAL LAND SURVEYOR	SCALE 1" = 200'	DATE 09/30/19	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. 19-4238	FILENAME IMBER3	
	FIELD BOOK 168-49	JOB FILE IMBER	
	DRAWN BY APD	CHECKED BY APD	