

**OWNER'S CERTIFICATION**

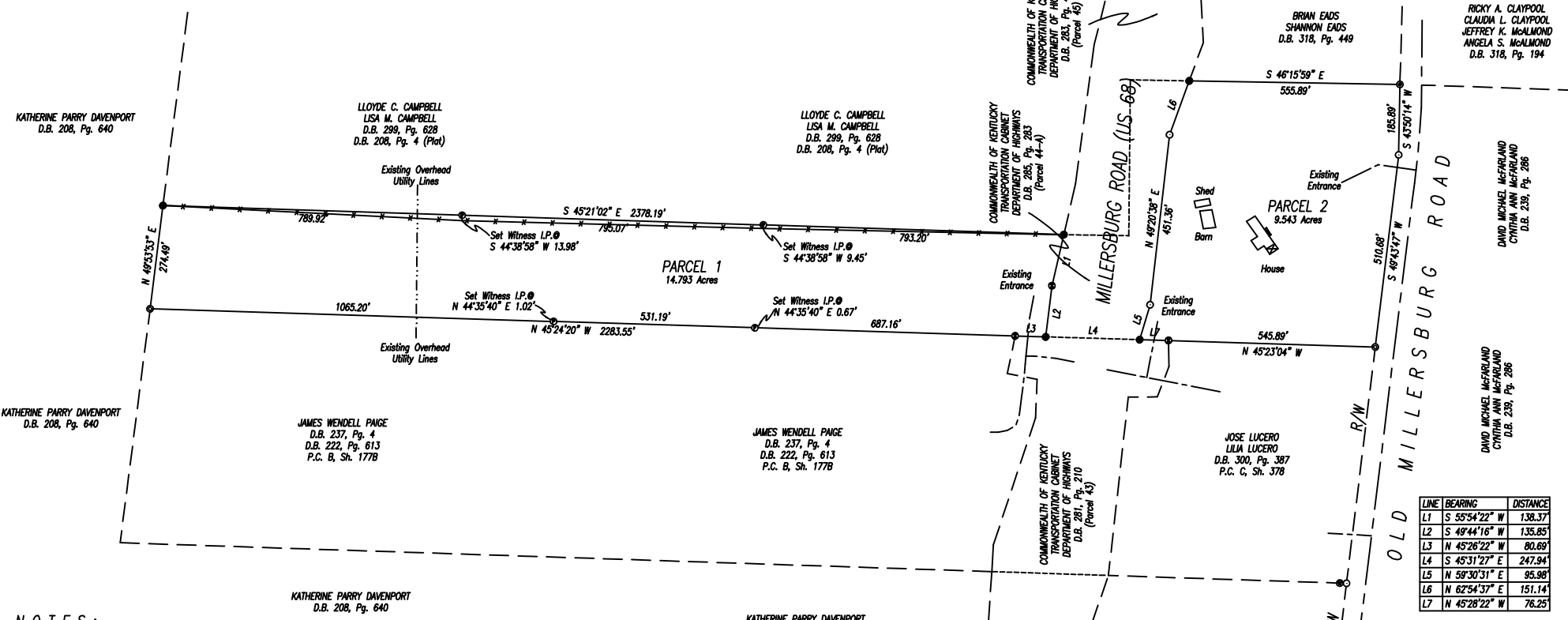
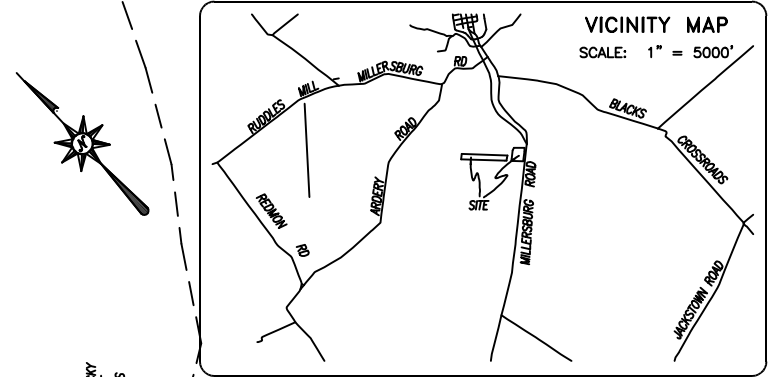
I (we) do hereby certify that I am (we are) the owner(s) of record of the property platted hereon, said property being (a portion of) the same property conveyed to me (us) by Fred F. Franklin & Judith A. Franklin, by deed dated March 1, 2005, and recorded in Deed Book 259, page 768 in the Bourbon County 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.

January 10, 2022 Date P.O. Box 175  
 Cynthiana, Kentucky 41031



LINE	BEARING	DISTANCE
L1	S 55°54'22" W	138.37
L2	S 49°44'16" W	135.85
L3	N 45°26'22" W	80.69
L4	S 45°31'27" E	247.94
L5	N 59°30'31" E	95.98
L6	N 62°54'37" E	151.14
L7	N 45°28'22" W	76.25

**NOTES:**

- Parcel 1 and Parcel 2 platted hereon are the remaining portion of that tract or parcel of land described in Deed Book 259, Page 768 and shown on Plat Cabinet B, Sheet 177B. Same separate and individual tracts being created by the right-of-way acquisition for the Millersburg Bypass as described in Deed Book 285, Page 283.
- Property platted hereon is subject to a water line easement in favor of the City of Paris as recorded in Deed Book 255, Page 91.
- Property platted hereon is subject to that previous conveyance for right-of-way purposes in favor of the Commonwealth of Kentucky, Transportation Cabinet, Department of Highways, as recorded in Deed Book 285, Page 283 and described as Parcel 44-Tract A.
- Property platted hereon is subject to any and all easements or right-of-way of record and in existence at the date of the field survey hereon.
- Property platted hereon is subject to those restrictions set forth by the Bourbon County Joint Planning and Zoning Commission for its respective zoning classification.
- The purpose of this Retracement Plat is to survey, plat, and describe those two existing tracts or parcels of land of record and in existence. Same being created by the right-of-way acquisition for the Millersburg Bypass and further described in Note #3.

**LEGEND:**

- Iron Pin Found
- Iron Pin Found with I.D. Cap bearing "KYTC R/W"
- #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
- Concrete Right-of-Way Marker
- Point of Right-of-Way
- Mag Nail Set in Tree
- Point w/Reference
- ⊗ Address

**LINETYPE LEGEND:**

- Survey Boundary
- Road Centerline
- Building Line
- Adjacent Property Line
- Entrance Driveway Centerline
- Easement Line
- Existing Overhead Utility Line
- Existing Fence



AGRICULTURAL LAND DIVISION

**MARCI F. SMITH**  
 #2101 OLD MILLERSBURG ROAD  
 & MILLERSBURG ROAD (US 68)

STATE OF KENTUCKY ALLEN PATRICK DARNELL 3553 LICENSED PROFESSIONAL LAND SURVEYOR	SCALE 1" = 200'	DATE 01/04/22	<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. 21-4918	FILENAME SMITHMARCI	
	FIELD CREW JF/NC/WR	JRD FILE SMITHMARCI	
	DRAWN BY APD	CHECKED BY APD	

PLOTTED: 01/10/22 @ 5:00 BY APD