

OWNER'S CERTIFICATION

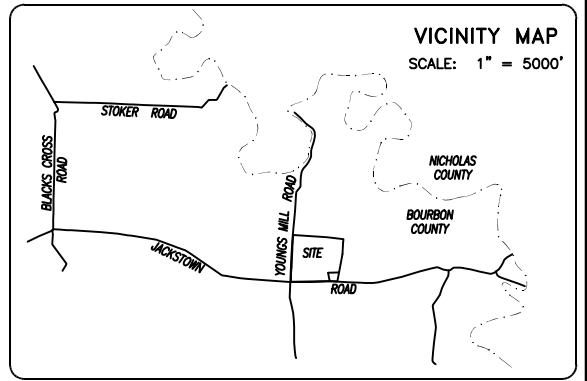
I (we) do hereby certify that I am (we are) the owner(s) of record of the property platted hereon, said property being (a portion of) the same property conveyed to me (us) by Gladys Mills Cleaver (See Also Will Book JJ, Page 239), by deed dated February 27, 1988, and recorded in Deed Book 201, page 723 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 _____

CERTIFICATE OF APPROVAL FOR BOURBON COUNTY ROAD SUPERVISOR

I hereby certify that the Bourbon 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)4(1) in these Bourbon County Subdivision Regulations.

County Road Supervisor _____ Date _____

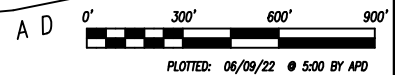


NOTES:

- Parcel 1 and Parcel 2 shown hereon are the same as that tract or parcel of land described in Deed Book 201, Page 723.
- Property shown hereon is subject to a telephone line easement in favor of South Central Bell Telephone Company as recorded in Deed Book 164, Page 92.
- Property shown hereon is subject to a water line easement in favor of the Judy Water Association, Inc. as recorded in Deed Book 251, Page 571.
- 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 and Zoning 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.
- The purpose of this plat is to survey, plat, and divide Parcel 1 from the parent tract; and leave Parcel 2 as the remainder of the same.
- Parcel 2 is shown hereon based on the existing legal description and does not represent actual field measurements made by Darnell Engineering, Inc. at the date of the survey hereon.

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
- Nag Nail Set in Road
- Point in Road
- ⊙ Metal Found in Road
- ⊙ Railroad Spike Found
- ⊙ Address



GARY B. BOOTS
PATSY E. BOOTS
D.B. 243, Pg. 92

KRISTEN WILSON
RYAN WILSON
D.B. 293, Pg. 127
P.C. C, Sh. 347

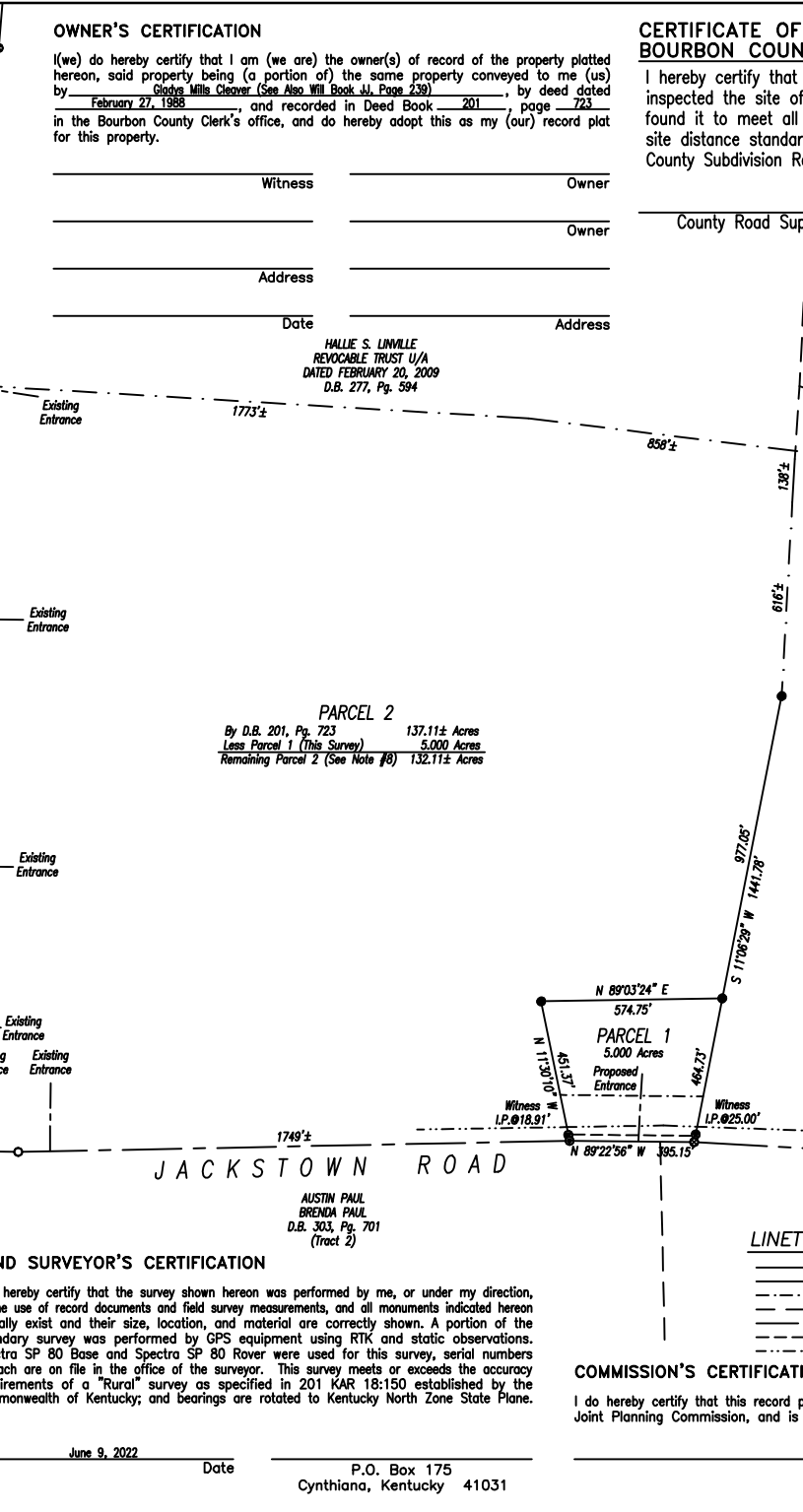
JENNIFER D. HARDIN
WILLIAM L. HARDIN
D.B. 313, Pg. 621

ROBERT DANIEL COOKE
D.B. 310, Pg. 611

MMW, LLC
D.B. 312, Pg. 34

YOUNGS MILL ROAD

STRINGTOWN ROAD



PARCEL 2
 By D.B. 201, Pg. 723 137.11± Acres
 Less Parcel 1 (This Survey) 5.000 Acres
 Remaining Parcel 2 (See Note #8) 132.11± Acres

PARCEL 1
 5.000 Acres
 Proposed Entrance

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.

June 9, 2022 Date _____
 P.O. Box 175
 Cynthiana, Kentucky 41031

LINETYPE LEGEND:

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

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

AG LAND DIVISION
JAMES T. CLEAVER II
 #2301 JACKSTOWN ROAD & YOUNGS MILL ROAD

STATE OF KENTUCKY	SCALE 1" = 300'	DATE 05/17/22	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>
ALLEN PATRICK DARNELL 3553	FILE NO. 22-5054	FILENAME CLEAVERJ	
LICENSED PROFESSIONAL LAND SURVEYOR	FIELD CREW JF/NC/WR	JOB FILE CLEAVERJ	
	DRAWN BY APD	CHECKED BY APD	