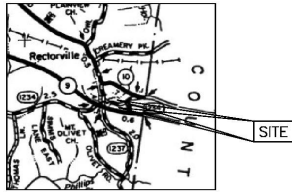


LEGEND

- 1/2" X 18" IRON PIN & CAP SET (ORANGE PLASTIC CAP STAMPED "T. MCGLONE PLS 3919")
- △ MAG NAIL FOUND
- 5/8" IRON PIN & CAP FOUND RDH 3264
- ▲ 5/8" IRON PIN & CAP FOUND JHP 723
- 5/8" IRON PIN & CAP FOUND LS 2808
- ⊙ 5/8" IRON PIN (NO CAP) FOUND
- CONCRETE R/W MARKER
- POINT ON BOUNDARY LINE (NO MONUMENT SET)
- ⊙ TREE (AS NOTED ON PLAT)
- RPS REFERENCE PIN SET
- RPF REFERENCE PIN FOUND
- EXISTING FENCE
- BOUNDARY LINE
- CENTERLINE OF ROAD
- EDGE OF ASPHALT
- ALL MONUMENTS ARE NEW UNLESS NOTED AS FOUND (RECORD)

VICINITY MAP (NTS)



FILE: STANFIELD KATHY.DWG

BUFFALO TRACE SURVEYING, LLC

TRAVIS MCGLONE, PLS
1386 LOGAN RUN ROAD
FLEMINGSBURG, KY 41041
PHONE: 606-845-2812
EMAIL: btsurveying@gmail.com

MINOR SUBDIVISION PLAT FOR R. R. & CATHERINE STANFIELD PROPERTY (LOTS 1-4)

OVERLOOK LANE & AA HWY
MASON COUNTY, KENTUCKY
DATE: 11/9/2018 SCALE: 1"=200'

CLIENT: CATHERINE STANFIELD ESTATE
ADDRESS: 7051 DIXON PIKE
MAYSVILLE, KENTUCKY 41056

REVIEW DATE: 11/9/2018

FIELD SURVEY DATE: 10/31/2018

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THE SURVEY SHOWN ON THIS PLAT WAS PERFORMED BY MYSELF OR PERSONS UNDER MY DIRECT SUPERVISION BY THE METHOD OF GNSS RTK GPS. GPS USED FOR THIS SURVEY WAS A CARLSON BRX 6+ TRIPLE-FREQUENCY RECEIVER(X2), BASE AND ROVER WITH A CARLSON RT3 TABLET REFERENCING KY SINGLE ZONE (NAD83 NAVD88) PER AUTONOMOUS OBSERVATION, SCALE FACTOR OF 1, GEOID: CONTINENTAL US_NGS2012B. DATA PASSES A RELATIVE POSITIONAL ACCURACY OF 0.05+100 PPM USING CARLSON SURVNET. THE SURVEY AS SHOWN ON THIS PLAT IS AN URBAN CLASS SURVEY AND MEETS OR EXCEEDS ALL SPECIFICATIONS OF THIS CLASS.

TRAVIS A. MCGLONE PLS 3919 DATE

RECORD SOURCE
DEED BOOK:177 PAGE:145

PROPERTY ZONED:
COMMUNITY (C)

RESTRICTIVE COVENANTS

The Lots shown hereon situated on the South side of Overlook Lane are subject to the following Restrictions:
Residential Use ONLY (horse, cattle operations garden & crop production permitted; swine prohibited); one dwelling per lot; doublewides/singlewides prohibited; Homes must have minimum 1200 sq. ft. living area; Zoned C - Community Zone.

NOTES:

BEARINGS COORDINATED TO THE KENTUCKY STATE PLANE COORDINATE SYSTEM KY12Z (SINGLE ZONE NAD 83) PER AUTONOMOUS GPS OBSERVATIONS ON DATE OF SURVEY 10/31/2018.
PROPERTY SUBJECT TO ALL LEGAL RIGHT OF WAYS, EASEMENTS OF RECORD AND UNRECORDED CONVEYANCES.
PROPERTY SUBJECT TO EXISTING RIGHT OF WAY FOR KY HWY 9 (AA HWY) FOR BENEFIT OF THE COMMONWEALTH OF KY DB 225 PG 662 PARCEL 321.
PROPERTY SUBJECT TO EXISTING RIGHT OF WAY FOR OVERLOOK LANE FOR BENEFIT OF THE MASON COUNTY FISCAL COURT (KRS 178:415 30' TOTAL R/W).
PURPOSE OF PLAT IS TO SHOW THE DIVISION OF STANFIELD DB 177 PG 145 LOTS 1-4

THIS PLAT OF SURVEY REPRESENTS A BOUNDARY SURVEY AND COMPLIES WITH 201 KAR 18:150.

GPS EQUIPMENT INFORMATION:

"A" - BASE STATION: SN 180628541028
"B" - ROVER: SN 180628541010
RT3: SURVPC VERSION: 6.00.3 (8/7/2018)
DEVICE ID: 9D976D96-36F8-4915-B680-113E4A55DCAA

JOHN HENRY JR &
JOYCE THOMAS
DB 198 PG 513



LINE	BEARING	DISTANCE
L1	N 09°30'19" W	157.21'
L2	S 80°18'44" E	104.00'
L3	N 09°41'16" E	172.13'
L4	N 70°33'06" W	56.13'
L5	N 85°26'25" W	63.34'
L6	S 80°18'44" E	47.98'
L7	N 82°57'36" E	161.31'
L8	N 07°02'24" W	216.96'
L9	N 70°33'06" W	78.93'
L10	S 18°11'36" E	151.93'
L11	S 68°10'43" W	82.87'
L12	S 68°00'13" W	37.81'
L13	S 68°45'46" W	119.92'
L14	N 76°26'53" W	124.60'
L15	N 01°27'49" E	112.39'
L16	S 19°11'29" E	19.97'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	714.54'	201.79'	201.12'	N 77°06'10" W	16°10'50"
C2	326.31'	92.57'	92.26'	S 83°39'05" W	16°15'14"
C3	326.31'	98.84'	98.46'	N 79°32'38" W	17°21'19"
C4	326.31'	39.98'	39.95'	S 72°00'54" W	7°01'09"

JOHN D. & WILDA FRYE
DB 304 PG 350

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