

2008 MAGNETIC NORTH

LEGEND

10' SIDE YARD SET BACK
10' REAR YARD SET BACK LINE
35' BUILDING SET BACK
& UTILITY EASEMENT LINE
PROPERTY LINE
ADJOINING PROPERTY LINE
PROPERTY LINE W/FENCE
FENCE LINE
POWER LINE
GAS LINE
POWER POLE
FIRE HYDRANT

● SET 5/8" REBAR WITH CAP STAMPED
JOE DAVID HOUGHENS PLS #2649
○ MEANDER POINT

CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY DEPICTED BY THIS PLAT WAS DONE BY PERSONS UNDER MY DIRECT SUPERVISION BY THE METHOD OF RANDOM TRAVERSE WITH SIDESHOTS. THE UNADJUSTED PRECISION RATIO OF THE TRAVERSE WAS 1:45668 AND WAS NOT ADJUSTED. THE SURVEY AS SHOWN HEREON IS A CLASS "B" SURVEY AND THE ACCURACY AND PRECISION OF SAID SURVEY MEETS ALL THE SPECIFICATIONS OF THIS CLASS.

JOE DAVID HOUGHENS P.L.S. #2649 DATE 2-26-18

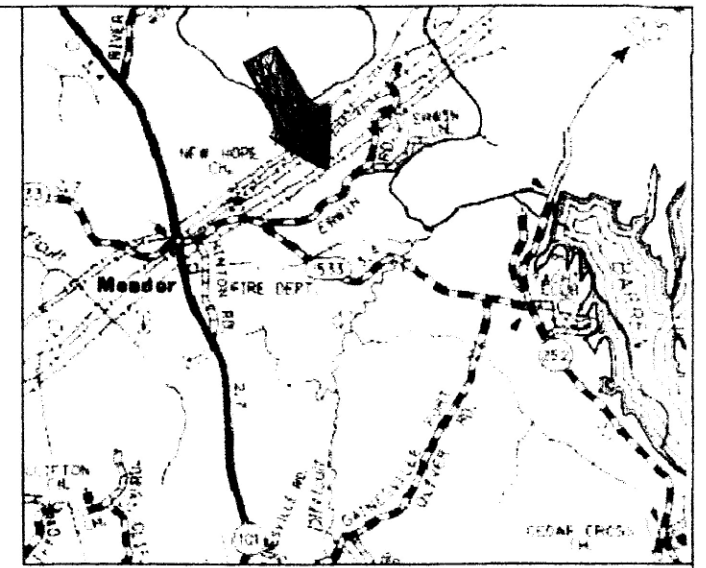
Approved: Scottsville-Allen County Planning Commission
by: *[Signature]*
Chairman or Vice Chairman
Date Approved: 2-24-18

MARK & RAMONA ARTERBURN AND
ANDREW & HALLYE ARTERBURN
DEED BOOK 310 PAGE 390

FOUND CORNER STONE
(REF: N 08° 43' 11" E 0.36'
FROM A SET 5/8" REBAR
W/CAP AND S 6° 19' 22" E
1.85' FROM A CORNER FENCE
POST)

PROPERTY CONTAINS:
52.420 TOTAL ACRES

KERMIT ERWIN
DEED BOOK 82 PAGE 299
DEED BOOK 161 PAGE 28



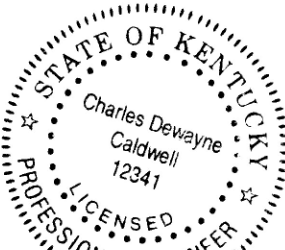
VICINITY MAP
(NOT TO SCALE)

PROFESSIONAL ENGINEER'S CERTIFICATION

I, *Charles Deweyne Caldwell*, a PROFESSIONAL ENGINEER IN THE STATE OF KENTUCKY, DO HEREBY CERTIFY THAT THE (DEVELOPMENT PLAN, STORM WATER MANAGEMENT PLAN, AS-BUILT IMPROVEMENT DRAWING, OR OTHER PLAN) SUBMITTED TO THE PLANNING COMMISSION WAS PREPARED BY ME OR UNDER MY SUPERVISION, AND ALL REQUIREMENTS OF KENTUCKY LAWS AND REGULATIONS, THE SUBDIVISION REGULATIONS OF ALLEN COUNTY, AND THE REGULATIONS OF LOCAL GOVERNING AUTHORITIES HAVE BEEN FULLY COMPLIED WITH IN ALL RESPECTS.

DATE 2-24-18

Charles Deweyne Caldwell
SIGNATURE OF PROFESSIONAL ENGINEER, NUMBER, SEAL
DEWAYNE CALDWELL
CALDWELL ENGINEERING & SURVEYING
P.O. BOX 323
HENDERSONVILLE, TN 37077
PH. (615) 824-4747



MARK & RAMONA ARTERBURN AND
ANDREW & HALLYE ARTERBURN
DEED BOOK 310 PAGE 390

FOUND CORNER FENCE POST
(REF: N 76° 07' 34" W 0.42'
FROM A SET 5/8" REBAR
W/CAP)

FOUND CORNER FENCE POST IN
A POND
(REF: N 64° 35' 18" E 100.00'
FROM A SET 5/8" REBAR
W/CAP)

FOUND CORNER FENCE POST
(REF: N 50° 48' 53" W 0.63'
FROM A SET 5/8" REBAR
W/CAP)

FOUND 5/8" REBAR
W/CAP STAMPED
"M P GREEN PLS 2611"

WATER DISTRIBUTIONS SYSTEM CERTIFICATION
(AMENDED 01/19/04)

I HEREBY CERTIFY THAT I HAVE REVIEWED AND APPROVED THE PLANS, SPECIFICATIONS/CALCULATIONS, FOR THE REQUIRED WATER DISTRIBUTION SYSTEM. I FURTHER CERTIFY THAT THE WATER DISTRIBUTION SYSTEM HAS BEEN INSTALLED IN AN ACCEPTABLE MANNER AS TO PROVIDE POTABLE DRINKING WATER IN ACCORDANCE WITH THE KENTUCKY PUBLIC SERVICE COMMISSION REQUIREMENTS.

I CERTIFY THAT NO PUBLIC WATER SUPPLY IS AVAILABLE TO ANY LOTS REFLECTED ON THIS PLAT.

2-26-18
DATE

Danny Wade
MANAGER/SUPERINTENDENT

ALLEN COUNTY HEALTH DEPARTMENT
(Amended 03/21/2016)

- ☐ PUBLIC SEWER REQUIRED
☐ ON EXISTING PUBLIC SEWER
☐ HAS EXISTING PRIVATE SEWER SYSTEM
☒ ON-SITE SEWAGE PRIVATE DISPOSAL SYSTEM TO SERVICE ANY PROPOSED CONSTRUCTION/RESIDENCE SHALL BE PURSUANT TO THE CURRENT STATE SUB-SURFACE SEWAGE DISPOSAL REGULATIONS AND SHALL BE PERMITTED THROUGH THIS OFFICE PRIOR TO INSTALLATION OF SAID SYSTEM. THIS IS NOT AN APPROVAL FOR A SEPTIC SYSTEM.

Margaret Annul 2-1-18
ENVIRONMENTALIST, HEALTH DEPARTMENT DATE

OWNER'S CERTIFICATION

I (WE) THE UNDERSIGNED, DO HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF RECORD OF THE PROPERTY SHOWN AND DESCRIBED HEREON WHICH IS RECORDED IN DEED BOOK 150 PAGE 422, IN THE OFFICE OF THE ALLEN COUNTY CLERK. IN CONSIDERATION FOR THE APPROVAL OF THIS SUBDIVISION PLAT I (WE) DO HEREBY ADOPT THIS PLAN OF LOTS WITH MY (OUR) FREE CONSENT FOR THIS PROPERTY; DO ESTABLISH THE MINIMUM BUILDING LINE; DO HEREBY DEDICATE TO ALL STREETS, RIGHTS-OF-WAY AND ANY OTHER SPACES SO INDICATED TO PUBLIC USE, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE, THAT I OR MY SUCCESSORS IN TITLE WILL MAINTAIN ALL SUCH AREAS UNTIL THE OFFER OF DEDICATION IS ACCEPTED BY THE APPROPRIATE AUTHORITY; AND DO ESTABLISH AND RESERVE THE EASEMENTS INDICATED FOR PUBLIC UTILITIES AND DRAINAGE PURPOSES.

2-26-18
DATE
2/26/18
DATE

STATE OF Kentucky SCT.
COUNTY OF Allen

EXECUTED AND ACKNOWLEDGED BEFORE ME BY PARTIES THERETO, TO BE THEIR OWN FREE AND VOLUNTARY ACT AND DEED, IN DUE FORM OF LAW, GIVEN UNDER MY HAND AND NOTARIAL SEAL, THIS THE 26th DAY OF FEBRUARY 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES 3-27-2021

ID# 576344

MARK & RAMONA ARTERBURN AND
ANDREW & HALLYE ARTERBURN
DEED BOOK 310 PAGE 390

CERTIFICATION OF SURVEY AND ACCURACY
(AMENDED 10/19/98)

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION FROM AN ACTUAL SURVEY MADE BY OR UNDER MY SUPERVISION; THAT THE ERROR OF CLOSURE IS CALCULATED AS FOLLOWS: FLAT TRAVERSE WITH A SCALE OF 1"= 200', ALL MONUMENTS INDICATED HEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE, AND MATERIAL, ARE CORRECTLY INDICATED; THE INFORMATION SHOWN HEREON IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THE SCOTTSVILLE - ALLEN COUNTY PLANNING COMMISSION HAVE BEEN FULLY COMPLIED WITH IN THESE RESPECTS. THE UNDERSIGNED CERTIFIES THAT THEY ARE A REGISTERED LAND SURVEYOR, DULY REGISTERED AND IN GOOD STANDING UNDER THE LAWS OF THE COMMONWEALTH OF KENTUCKY.

2-26-18
DATE

JOE DAVID HOUGHENS, P.L.S. #2649

MISCELLANEOUS NOTES:

- * MAGNETIC BEARING USED TO BEGIN SURVEY
- * THIS PROPERTY IS NOT IN A FLOOD HAZARD AREA AS SHOWN BY COMMUNITY PANEL # 21003C0045C.
- * THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAYS OR EASEMENTS.
- * THIS PLAT OF SURVEY REPRESENTS A BOUNDARY AND COMPLETES WITH 201 KAR 18:150.
- * RIGHT-OF-WAY DEED FOR ERWIN RD NOT FOUND AT TIME OF SURVEY. RIGHT-OF-WAY WIDTH ASSUMED.

TRACT #1 LINE DESCRIPTION

L1 = S 53° 45' 46" W 87.86'
L2 = S 64° 27' 19" W 63.44'
L3 = S 67° 46' 40" W 148.56'
L4 = S 69° 56' 00" W 84.21'
L5 = S 72° 05' 54" W 53.82'
L6 = S 77° 25' 23" W 3.85'

TRACT #2 LINE DESCRIPTION

L1 = S 52° 35' 27" W 132.22'
L2 = S 49° 44' 05" W 72.65'
L3 = S 41° 40' 49" W 72.70'
L4 = S 37° 11' 19" W 119.51'
L5 = S 40° 51' 48" W 50.32'

TRACT #3 LINE DESCRIPTION

L1 = S 71° 55' 20" W 74.32'
L2 = S 74° 59' 47" W 50.30'
L3 = S 50° 54' 49" W 236.48'

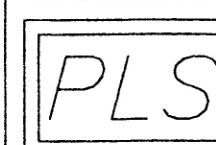
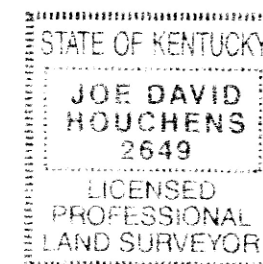
TRACT #4 LINE DESCRIPTION

L1 = S 63° 31' 47" W 59.27'
L2 = S 74° 59' 47" W 50.30'
L3 = S 85° 13' 23" W 68.05'
L4 = N 84° 01' 50" W 94.17'
L5 = S 88° 36' 26" W 72.62'
L6 = S 64° 35' 18" W 140.00'

TRACT #5 LINE DESCRIPTION

L1 = S 19° 28' 21" E 19.35'
L2 = S 23° 55' 32" E 92.45'
L3 = S 16° 24' 38" E 49.33'
L4 = S 04° 49' 47" W 40.36'
L5 = S 26° 12' 00" W 47.26'
L6 = S 38° 21' 36" W 54.49'
L7 = S 46° 39' 01" W 67.81'
L8 = S 55° 14' 56" W 76.04'

NOTE: GERALD AND ALICE KIRBY DERIVED TITLE TO THE ABOVE DESCRIBED PROPERTY IN DEED BOOK 150 PAGE 422, DATED JUNE 28TH, 1991 FROM WALLACE ARTERBURN JR., AND MARY ARTERBURN AND SAID DEED IS RECORDED IN THE OFFICE OF THE ALLEN COUNTY CLERK.



PRIDE
LAND SURVEYING INC. C-C
402 Samson Street Phone: (270) 651-8311
Glasgow, Kentucky 42141 Fax: (270) 651-8312

PLAT OF SURVEY FOR:

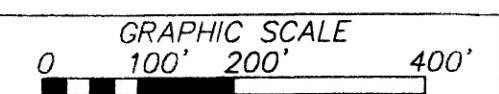
GERALD AND ALICE KIRBY
420 ERWIN ROAD
SCOTTSVILLE, KENTUCKY 42164

Drawn By J.LEE J. TRACY	SHOWING THE PROPERTY OF: GERALD AND ALICE KIRBY 420 ERWIN ROAD SCOTTSVILLE, KENTUCKY 42164 (BEING A PORTION OF:) DEED BOOK 150 PAGE 422 ALLEN COUNTY, KENTUCKY	BOOK NO. JAY-1-07/08 CAD File No. KIRBY (REVISED) Scale 1" = 200'
E.O.C. SEE NOTE		
Date 7-28-2008 REVISED 1-8-2018		

SURVEYOR'S CERTIFICATE

I, do hereby certify that the survey shown hereon is accurate to the best of my knowledge and belief.

[Signature]
JOE DAVID HOUGHENS, P.L.S. #2649



DOCUMENT NO: 234810
RECORDED: April 09, 2018 08:52:00 AM
TOTAL FEES: \$20.00
COUNTY CLERK: ELAINE WILLIAMS
DEPUTY CLERK: BECKY THREET
COUNTY: ALLEN COUNTY
BOOK: PLAT 6 PAGES: 166 - 166