

**LEGEND**

- THESE STANDARD SYMBOLS WILL BE FOUND IN THE DRAWING
- 1/2" IRON PIN SET
  - IRON PIN / PIPE FOUND
  - MEANDER POINT
  - ▲ MAG NAIL
  - FENCE POST
  - TREE (AS NOTED)
  - ◇ UTILITY POLE
  - BOUNDARY LINE
  - - - - EDGE OF PAVEMENT / GRAVEL
  - FENCE
  - BRANCH/CHORAN

**SURVEY EQUIPMENT**  
 TOPCON  
 CARLSON BR7 BASE STATION  
 1.50" (20' DISTANCE)  
 CARLSON BR7 ROVER  
 1.50" (20' DISTANCE)  
 SURVEY VERSION: 6.11

**MINOR SUBDIVISION PLAT**  
**CARILYN HORD,**  
**RUSSELL A. HORD,**  
**MICHELLE THOROUGHMAN**  
 KY HWY 984, MASON COUNTY, KY  
 DATE 04/15/2023 SCALE 1" = 200'



**CLIENT'S ADDRESS**  
 CARILYN HORD,  
 RUSSELL HORD,  
 MICHELLE THOROUGHMAN  
 9152 SPRINGDALE ROAD  
 MAYSVILLE, KY 41056

**OWNER'S CERTIFICATION**  
 I HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF RECORD OF THE PROPERTY SHOWN AND DESCRIBED HEREON ACQUIRED BY DEED RECORDED IN DEED BOOK 222 PAGE 221 IN THE MASON COUNTY CLERK'S OFFICE.

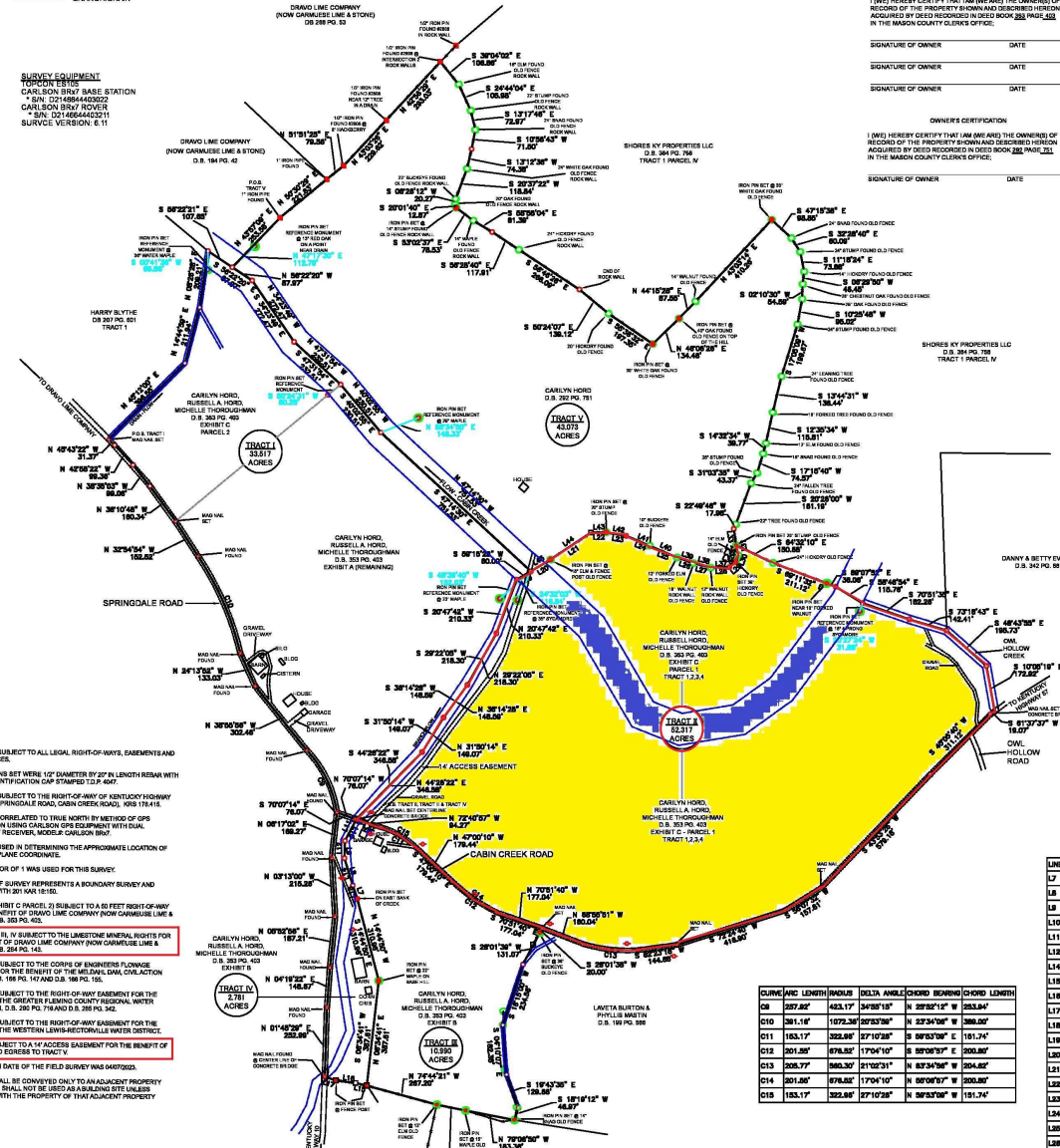
SIGNATURE OF OWNER \_\_\_\_\_ DATE \_\_\_\_\_

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**NOTES:**  
 PROPERTY SUBJECT TO ALL LEGAL RIGHTS-OF-WAYS, EASEMENTS AND CONVEYANCES.  
 ALL IRON PINS SET WERE 1/2" DIAMETER BY 20" LENGTH REMAIN WITH PLASTIC IDENTIFICATION CAP EMBEDDED TOP ONLY.  
 PROPERTY SUBJECT TO THE RIGHT-OF-WAY OF KENTUCKY HIGHWAY 984 (AKA SPRINGDALE ROAD, CROWN CREEK ROAD), 60' R/W 178.14.  
 BEARINGS CORRELATED TO TRACT NORTH BY METHOD OF GPS OBSERVATION USING CARLSON GPS EQUIPMENT WITH DUAL FREQUENCY RECEIVERS, MODELS CARLSON BR7.  
 CORS WAS USED IN DETERMINING THE PROGNATE LOCATION OF THE STATE PLANE COORDINATE.  
 SCALE FACTOR OF 1 WAS USED FOR THIS SURVEY.  
 THIS PLAT OF SURVEY REPRESENTS A BOUNDARY SURVEY AND COMPLIES WITH 201 KAR 16.020.  
 TRACT I (EXHIBIT C PARCELS 2) SUBJECT TO A 6 FEET RIGHT-OF-WAY FOR THE BENEFIT OF DRAGO LIME COMPANY (NOW CARLISLE LIME & STONE), D.B. 222 PG. 42.  
 TRACTS I, II, III, IV SUBJECT TO THE LIFETIME GENERAL RIGHTS FOR THE BENEFIT OF DRAGO LIME COMPANY (NOW CARLISLE LIME & STONE), D.B. 224 PG. 143.  
 PROPERTY SUBJECT TO THE CORNS OF ENGINEERS LOWDICE EASEMENT FOR THE BENEFIT OF THE MEDICAL, DUAL CONVEYANCE NO. 1062, D.B. 184 PG. 147 AND D.B. 186 PG. 155.  
 PROPERTY SUBJECT TO THE RIGHT-OF-WAY EASEMENT FOR THE BENEFIT OF THE GREATER FLEMING COUNTY REGIONAL WATER COMMISSION, D.B. 206 PG. 74 AND D.B. 208 PG. 342.  
 PROPERTY SUBJECT TO THE RIGHT-OF-WAY EASEMENT FOR THE BENEFIT OF THE WESTERN LEWIS-RECTORVILLE WATER DISTRICT.  
 TRACT I SUBJECT TO A 10' ACCESS EASEMENT FOR THE BENEFIT OF HORDERS AND EGRESS TO TRACT IV.  
 COMPLETION DATE OF THE FIELD SURVEY WAS 04/07/2023.  
 TRACT IV SHALL BE CONVEYED ONLY TO ADJACENT PROPERTY OWNER, AND SHALL NOT BE USED AS BUILDING SITE UNLESS COMBINED WITH THE PROPERTY OF THAT ADJACENT PROPERTY OWNER.

LINE	BEARING	DISTANCE
L7	N 82°32'30" E	91.89'
L8	N 17°02'30" W	104.89'
L9	N 02°00'00" E	83.81'
L10	N 27°34'30" E	85.82'
L11	N 03°30'00" E	83.81'
L12	N 17°02'30" E	104.89'
L13	N 77°02'30" E	42.27'
L14	N 82°32'30" E	73.25'
L15	N 77°18'15" E	42.18'
L16	N 12°32'30" E	31.86'
L17	N 01°15'00" E	85.27'
L18	N 01°15'00" E	85.27'
L19	N 01°15'00" E	85.27'
L20	N 01°15'00" E	85.27'
L21	N 01°15'00" E	85.27'
L22	N 01°15'00" E	85.27'
L23	N 01°15'00" E	85.27'
L24	N 01°15'00" E	85.27'
L25	N 01°15'00" E	85.27'
L26	N 01°15'00" E	85.27'
L27	N 01°15'00" E	85.27'
L28	N 01°15'00" E	85.27'
L29	N 01°15'00" E	85.27'
L30	N 01°15'00" E	85.27'
L31	N 01°15'00" E	85.27'
L32	N 01°15'00" E	85.27'
L33	N 01°15'00" E	85.27'
L34	N 01°15'00" E	85.27'
L35	N 01°15'00" E	85.27'
L36	N 01°15'00" E	85.27'
L37	N 01°15'00" E	85.27'
L38	N 01°15'00" E	85.27'
L39	N 01°15'00" E	85.27'
L40	N 01°15'00" E	85.27'
L41	N 01°15'00" E	85.27'
L42	N 01°15'00" E	85.27'
L43	N 01°15'00" E	85.27'
L44	N 01°15'00" E	85.27'
L45	N 01°15'00" E	85.27'
L46	N 01°15'00" E	85.27'

**COUNTY CLERK CERTIFICATION**  
 I HEREBY CERTIFY THAT THIS SUBDIVISION PLAT WAS PRESENTED TO ME AND ACCEPTED FOR RECORDING IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF MASON COUNTY AT THE CITY OF MAYSVILLE, KENTUCKY ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023, AT \_\_\_\_\_ (TIME).  
 SIGNATURE OF MASON COUNTY CLERK AND RECORDER \_\_\_\_\_ RECEIPT NO. \_\_\_\_\_

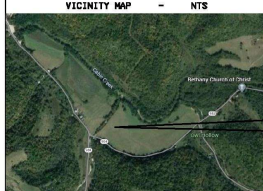
**STATE OF KY, COUNTY OF MASON**  
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023, BY \_\_\_\_\_ NOTARY PUBLIC.  
 MY COMMISSION EXPIRES \_\_\_\_\_

**MASON COUNTY JOINT PLANNING COMMISSION APPROVAL CERTIFICATION**  
 REVIEWED AND APPROVED BY THE MASON COUNTY JOINT PLANNING COMMISSION FOR RECORDING AS A MINOR SUBDIVISION ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.  
 SIGNATURE OF PLANNING COMMISSION OFFICER \_\_\_\_\_ DATE \_\_\_\_\_

**WATER SUPPLY APPROVAL CERTIFICATION**  
 I CERTIFY THAT PUBLIC WATER SUPPLY IS AVAILABLE TO THE PROPERTY AND THE WATER SUPPLY HAS BEEN MET IN ACCORDANCE WITH THE MINIMUM STANDARDS OF THE COMMONWEALTH OF KENTUCKY DEPARTMENT OF NATURAL RESOURCES. THE SURVEY SHOWN HEREON IS A FINAL SURVEY AND IS DEDICATED TO, AND ACCEPTED FOR MAINTENANCE BY THE \_\_\_\_\_

**SEWER APPROVAL CERTIFICATION**  
 I HEREBY CERTIFY THAT PUBLIC SANITARY SEWERS ARE NOT ON THE PROPERTY AND THAT THE PRIVATE SEWAGE DISPOSAL SYSTEM INSTALLED MEETS THE MINIMUM STANDARDS OF THE SUFFOLK TRACT DISTRICT HEALTH DEPARTMENT OR BE REQUIRED TO MEET THE STANDARDS.  
 COUNTY HEALTH OFFICE \_\_\_\_\_ DATE \_\_\_\_\_

**SURVEYOR'S CERTIFICATION**  
 I HEREBY CERTIFY THAT THE SURVEY DEPICTED ON THE PLAT WAS DONE BY PERSONS UNDER MY DIRECT SUPERVISION BY THE METHOD OF RTK GPS OBSERVATION, DUAL FREQUENCY RECEIVERS, CARLSON TABLET BRAND, CARLSON BR7 BASE STATION, CARLSON BR7 ROVER, ZONE NAD 83, GRID 8 & GRID 180, SCALE FACTOR OF 1 WITH A RELATIVE POSITIONAL ACCURACY OF 0.100000. THE SURVEY SHOWN HEREON IS A FINAL SURVEY AND IS DEDICATED TO, AND ACCEPTED FOR MAINTENANCE BY THE \_\_\_\_\_



**TIM PUGH**  
 LAND SURVEYING  
 13545 W KY 9  
 TOLLESDORO, KY 41189  
 (606) 798-3006