

VICINITY MAP N.T.S.

| LINE | BEARING | DISTANCE |
|------|-------------|----------|
| L1 | N24°42'25"W | 66.71' |
| L2 | S29°26'01"E | 103.01' |
| L3 | S29°35'12"E | 107.26' |
| L4 | S56°06'24"E | 30.57' |
| L5 | N81°22'39"E | 14.27' |
| L6 | N79°11'36"E | 61.95' |
| L7 | S59°58'45"E | 94.09' |
| L8 | N11°17'24"E | 21.15' |

| CURVE | RADIUS | ARC LENGTH | CHORD LENGTH | CHORD BEARING |
|-------|----------|------------|--------------|---------------|
| C1 | 3312.05' | 506.26' | 505.77' | N06°54'49"E |

GEODETIC NORTH AS DETERMINED BY GPS OBSERVATIONS

CERTIFICATE OF OWNERSHIP & DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT ANY AND ALL RESTRICTIONS AND ANY DEDICATED EASEMENTS FOR PUBLIC AND PRIVATE USE AS SHOWN HEREON.

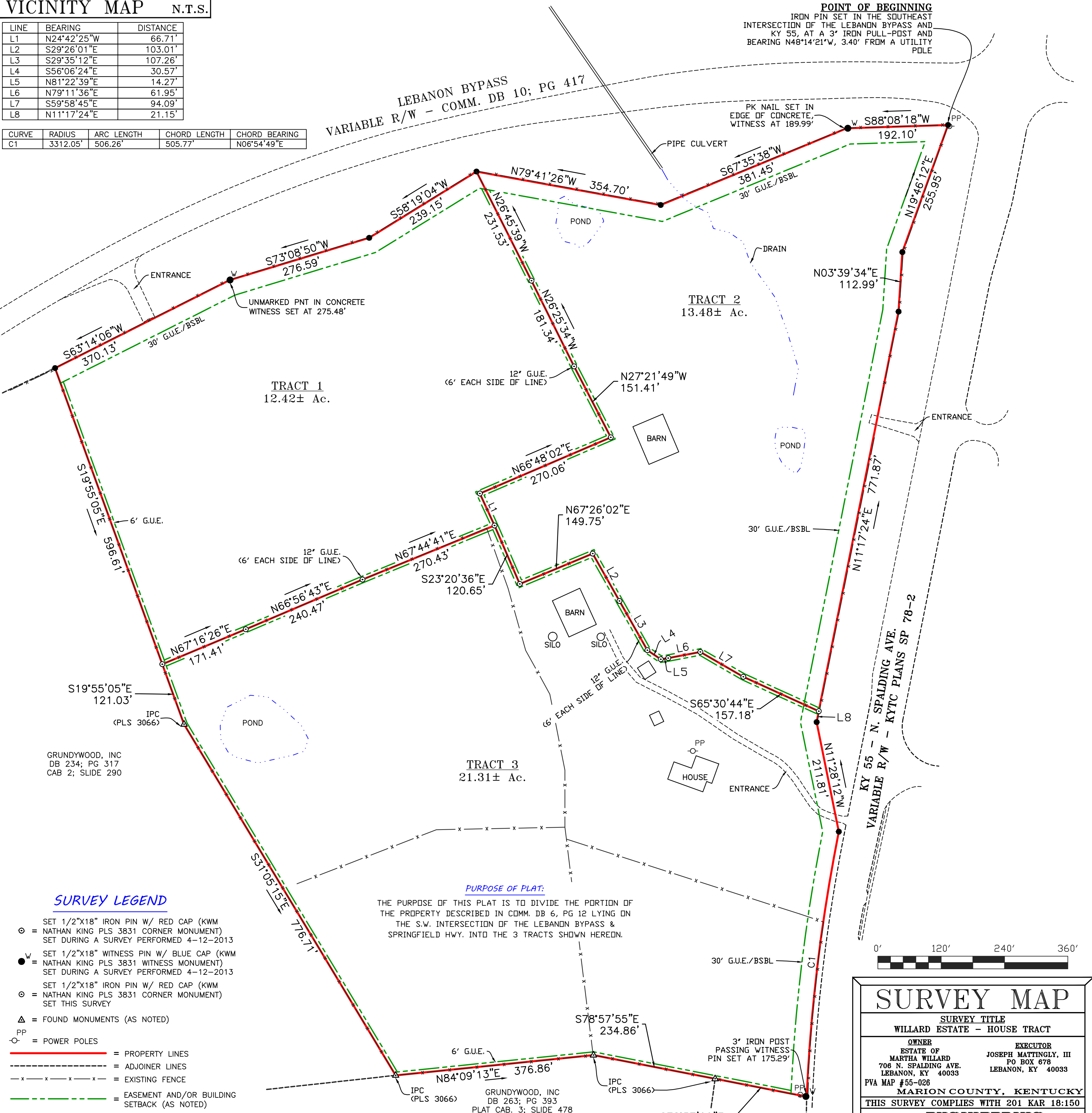
| | |
|-------|------|
| OWNER | DATE |
| OWNER | DATE |
| OWNER | DATE |

ACKNOWLEDGED AND SWORN TO BEFORE ME BY _____ AND _____ THIS _____ DAY OF _____, 20____.

NOTARY PUBLIC - STATE AT LARGE, KY
MY COMMISSION EXPIRES: _____

GENERAL NOTES:

1. THIS SURVEY IS SUBJECT TO ANY AND ALL LEGAL EASEMENTS & RIGHT OF WAYS, RECORDED OR UNRECORDED, AND ANY AND ALL FACTS THAT MAY BE DISCLOSED BY A FULL & ACCURATE TITLE SEARCH.
2. THE SOURCE FOR THIS SURVEY IS A PORTION OF THE PROPERTY CONVEYED TO C.E. WILLARD, TRACT 1 OF COMM. DEED BOOK 6, PAGE 12 (SEE WILL. BOOK 12, PAGE 346), AS RECORDED IN THE MARION COUNTY CLERK'S OFFICE.
3. THE ADDRESS FOR THE PROPERTY SHOWN HEREON IS 706 NORTH SPALDING AVENUE, LEBANON, KY 40033.
4. THIS NOTE PER REQUEST OF DISTRICT 4 PERMITTING SECTION (KYTC), THE EXISTING ENTRANCES ONTO KY 2154 (LEBANON BYPASS) HAVE BEEN APPROVED, BY KYTC ENCROACHMENT PERMIT, FOR COMMERCIAL USE. THE EXISTING ENTRANCE DESIGN WILL SUFFICE FOR MOST COMMERCIAL DEVELOPMENTS. IF/WHEN SOMEONE DEVELOPS THIS PROPERTY, KYTC DEPARTMENT OF HIGHWAYS DISTRICT 4 PERMITS (270-766-5066) SHALL BE CONTACTED TO DETERMINE IF FURTHER UPGRADES TO THE ENTRANCE OR ROADWAY WILL BE REQUIRED.
5. ALL NEW DIVISION LINES SHALL HAVE 12' G.U.E.'S (GENERAL UTILITY EASEMENTS), 6' EACH SIDE OF THE PROPERTY LINE, UNLESS OTHERWISE SHOWN & LABELED HEREON. AS SUCH, ALL INTERIOR EASEMENTS ARE FOR THE USE OF THE SUBDIVISION AND UNUSED EASEMENTS ALONG TRACT LINES OF A COMMON OWNER MAY BE ABANDONED BY SAME.



SURVEY LEGEND

- = SET 1/2"x18" IRON PIN W/ RED CAP (KWM NATHAN KING PLS 3831 CORNER MONUMENT) SET DURING A SURVEY PERFORMED 4-12-2013
- = SET 1/2"x18" WITNESS PIN W/ BLUE CAP (KWM NATHAN KING PLS 3831 WITNESS MONUMENT) SET DURING A SURVEY PERFORMED 4-12-2013
- = SET 1/2"x18" IRON PIN W/ RED CAP (KWM NATHAN KING PLS 3831 CORNER MONUMENT) SET THIS SURVEY
- △ = FOUND MONUMENTS (AS NOTED)
- PP = POWER POLES
- = PROPERTY LINES
- - - = ADJOINER LINES
- x - x - x - = EXISTING FENCE
- - - - - = EASEMENT AND/OR BUILDING SETBACK (AS NOTED)

PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO DIVIDE THE PORTION OF THE PROPERTY DESCRIBED IN COMM. DB 6, PG 12 LYING ON THE S.W. INTERSECTION OF THE LEBANON BYPASS & SPRINGFIELD HWY. INTO THE 3 TRACTS SHOWN HEREON.



SURVEYORS CERTIFICATE
I HEREBY CERTIFY THAT THE SURVEY DEPICTED BY THIS PLAT WAS DONE BY ME OR SOMEONE UNDER MY DIRECT SUPERVISION & THAT THE FACTS AND STATEMENTS CONTAINED HEREIN ARE TRUE & CORRECT TO THE BEST OF MY KNOWLEDGE. THE UNADJUSTED ERROR OF CLOSURE FOR THIS SURVEY WAS 1: SEE GPS NOTE AND THE BEARINGS & DISTANCES SHOWN HEREON ARE NOT BASED ON AN ADJUSTED TRAVERSE. THE SURVEY SHOWN HEREON MEETS THE SPECIFICATIONS FOR A CLASS A "URBAN" SURVEY.



NOTE:
WHEN ALL TRACTS IN A DIVISION OF LAND ARE AT LEAST 5 CONTIGUOUS ACRES AND HAVE AT LEAST 50 FEET OF FRONTAGE ONTO A PUBLIC MAINTAINED STREET OR ROAD, SUCH DIVISION OF PROPERTY IS NOT CONSIDERED TO BE DEEMED A SUBDIVISION, AND DOES NOT REQUIRE PLANNING & ZONING COMMISSION APPROVAL.

| | |
|--------------------|------|
| CITY ADMINISTRATOR | DATE |
| ZONING OFFICIAL | DATE |

SURVEY MAP

SURVEY TITLE
WILLARD ESTATE - HOUSE TRACT

| | |
|--|--|
| OWNER ESTATE OF MARTHA WILLARD 706 N. SPALDING AVE. LEBANON, KY 40033 PVA MAP #55-026 | EXECUTOR JOSEPH MATTINGLY, III PO BOX 678 LEBANON, KY 40033 |
|--|--|

MARION COUNTY, KENTUCKY
THIS SURVEY COMPLIES WITH 201 KAR 18:150

KWM & LAND SURVEYING

NATHAN ALLAN KING
P.E. #24283 P.L.S. #3831
255 WEST MAIN STREET, STE. 121, LEBANON, KY 40033
BUSINESS: (270) 692-0889
MOBILE: (270) 590-4403
kwnrk@windstream.net

PROJECT: MARION CO/2016/ESTATE-MARTHA WILLARD/0001

| | | | |
|--------------------|----------------------------|---------------------|------------------|
| SCALE 1" = 120' | TOTAL AREA 47.21 AC.+/- | DATE 03-15, 2016 | DRAWN BY KING |
|--------------------|----------------------------|---------------------|------------------|

NATHAN KING PLS 3831 DATE