Clove Creek Lot 9A

BEARINGS-KY. STATE PLANE SINGLE ZONE

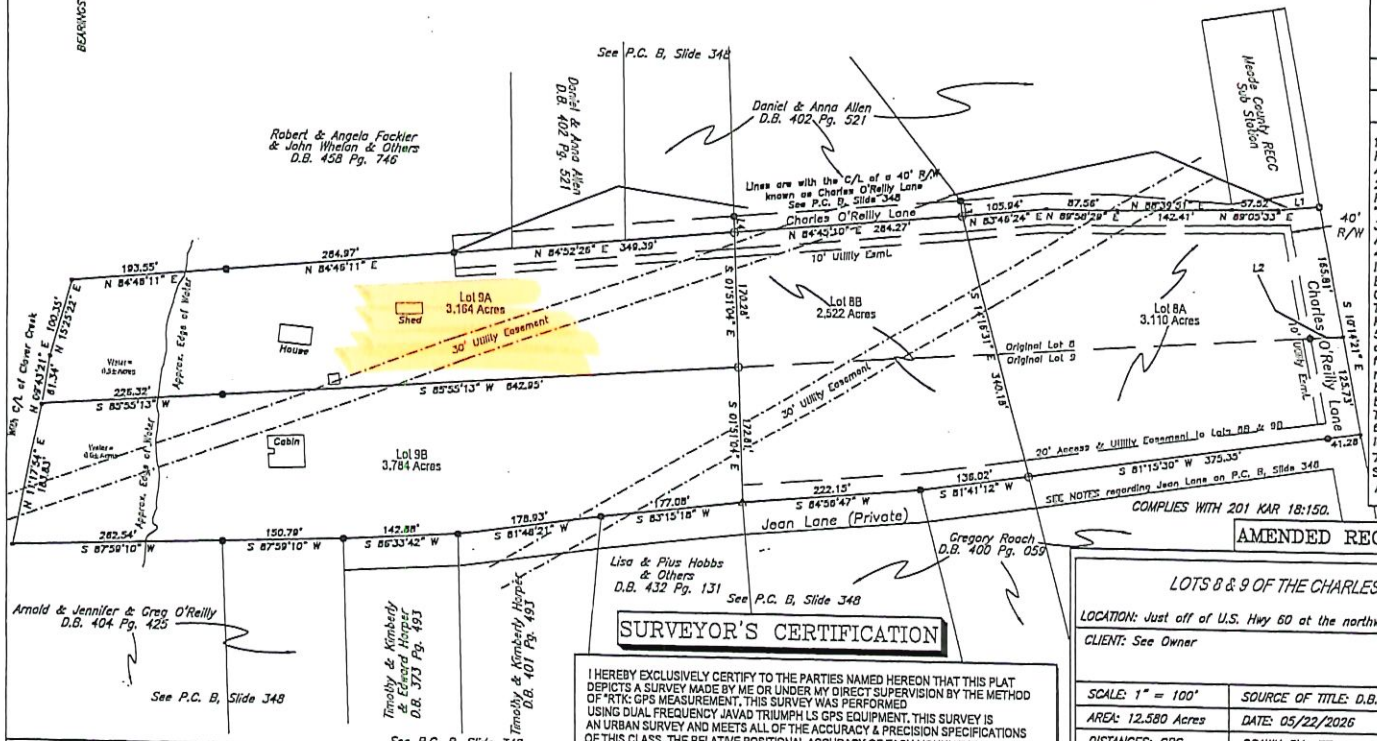
LINE	BEARING	DISTANCE
L1	N 84°39'20" E	51.32'
L2	S 85°55'13" W	40.95'
L3	N 05°37'56" W	19.98'
L4	N 01°58'06" W	20.03'

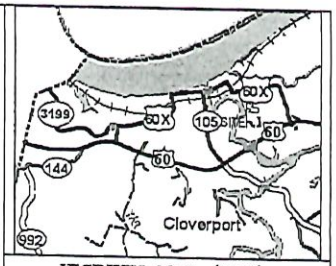
OWNERS CERTIFICATION

I,(WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNERS OF THE PROPERTY SHOWN HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUB-DIVISION WITH MY (OUR) FREE CONSENT, AND ESTABLISH THE EASEMENTS AND ROAD RIGHTS-OF-WAYS AS SHOWN.

OWNER_____DATE_____

OWNER_____DATE_____





VICINITY MAP (NTS)

NOTES & RESERVATIONS

1. This Property Is Subject To Any And All Right-of-way, Appurtenances, Restrictions And Or Easements In Effect To Date.
2. All Set Corners Are 1/2" X 18" Steel Rebars With Identifier Cap Stamped "D.L. Clemons Pls #3383"
3. Adjoining Property Owners Are Shown According To Property Valuation Office.
4. Surveyor Has Made No Investigation Or Independent Search For Easements Of Record, Encumbrances, Restrictive Covenants, Ownership Title Evidence, Or Any Other Facts That An Accurate And Current Title Search May Disclose.
5. The certification of this Survey is made as of this date only for the person it was done for and is subject to any future facts that may more accurately describe or establish the boundary shown hereon. This survey is subject to any adverse or other rights Of Others Due To Court Action.
6. This survey does not represent or establish land ownership per 201 KAR 18:150 3(2(a)).
7. All bearings and coordinates are on Kentucky State Plane Single Zone. Geoid 2018 was used. All distances are grid distances unless noted.

LEGEND

- ○ ..1/2" X 18" STEEL REBAR SET WITH ID CAP #3383
- • ..CALCULATED MEANDER POINTS
- △ ..RAIL ROAD SPIKE SET
- ■ ..5/8" REBAR W/ ID CAP #2373

GRAPHIC SCALE

0 100 200 300

SURVEYOR'S CERTIFICATION

I HEREBY EXCLUSIVELY CERTIFY TO THE PARTIES NAMED HEREON THAT THIS PLAT DEPICTS A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION BY THE METHOD OF "RTK: GPS MEASUREMENT. THIS SURVEY WAS PERFORMED USING DUAL FREQUENCY JAVAD TRIUMPH LS GPS EQUIPMENT. THIS SURVEY IS AN URBAN SURVEY AND MEETS ALL OF THE ACCURACY & PRECISION SPECIFICATIONS OF THIS CLASS. THE RELATIVE POSITIONAL ACCURACY OF EACH MONUMENT IS +-0.05' (100PPM) AT THE 95% CONFIDENCE LEVEL. THE ANGULAR & LINEAR MEASUREMENTS HAVE NOT BEEN ADJUSTED FOR CLOSURE AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I ALSO CERTIFY THAT ALL MONUMENTS INDICATED HERE DO ACTUALLY EXIST AND THAT THEIR LOCATIONS, SIZES AND MATERIALS ARE CORRECTLY INDICATED. I ALSO CERTIFY THAT THIS SURVEY AND PLAT COMPLY WITH 201 KAR 18:50
HORIZONTAL DATUM - NAD '83; VERTICAL DATUM - NAVD'88
GEOID MODEL - GEOID '18

SIGNATURE

REGISTRATION NUMBER DATE

SURVEYOR'S SEAL

STATE OF KENTUCKY
DARREN L. CLEMONS
3383
LICENSED
PROFESSIONAL
LAND SURVEYOR

AMENDED RECORD PLAT OF:

LOTS 8 & 9 OF THE CHARLES O'REILLY FARM PROPERTY

LOCATION: Just off of U.S. Hwy 60 at the northwest intersection of Jean Ln & Charles O'Reilly Ln

CLIENT: See Owner		OWNER: Kevin Davis P O Box 426 Irvington, Ky 40146	
SCALE: 1" = 100'	SOURCE OF TITLE: D.B. 409, PG. 366		COUNTY: Breckinridge
AREA: 12.580 Acres	DATE: 05/22/2026	PVA# 5-7C	PROJECT: Charles O'Reilly Farm.dwg
DISTANCES: GPS	DRAWN BY: JTD	APPROVED BY: DLC	

CLEMONS & ASSOCIATES
LAND SURVEYING, INC.

522 NORTH MOLBERRY
ELIZABETHTOWN, KY. 42701
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