

DRIVEWAY ENTRANCE CULVERT NOTE
 ALL DRIVEWAY ENTRANCES MUST BE PROVIDED WITH DRAINAGE CULVERTS TO PROVIDE PROPER DRAINAGE. APPROVAL FROM THE HARDIN COUNTY ROAD DEPARTMENT IS REQUIRED FOR ALL NEW DRIVEWAY ENTRANCES CONSTRUCTED IN THIS SUBDIVISION. ALL DRIVEWAY CULVERTS MUST BE A MINIMUM DIAMETER OF 16 INCHES AND A MINIMUM LENGTH OF 24 FEET, UNLESS OTHERWISE APPROVED BY THE COUNTY ROAD SUPERVISOR.

FLOOD CERTIFICATION
 I HEREBY CERTIFY THAT THIS PROPERTY IS NOT IN A SPECIAL FLOOD HAZARD AREA AS DEFINED BY THE F.E.M.A. MAPS. MAP# 21093C0075-C
 FLOOD PLAIN CERTIFICATION IS RESTRICTED TO A REVIEW OF THE FLOOD INSURANCE RATE MAPS (FIRM/LATED REVISION) AND SHALL NOT BE CONSTRUED AS A CONFIRMATION OR DENIAL OF FLOODING POTENTIAL.

NATURAL FEATURES NOTE
 AS INDICATED ON THE VINE GROVE USGS QUAD MAP DATED 1991, THERE ARE PONDS AND 2 BLUE LINE STREAMS LOCATED ON OR WITHIN 200' OF THIS SUBDIVISION.

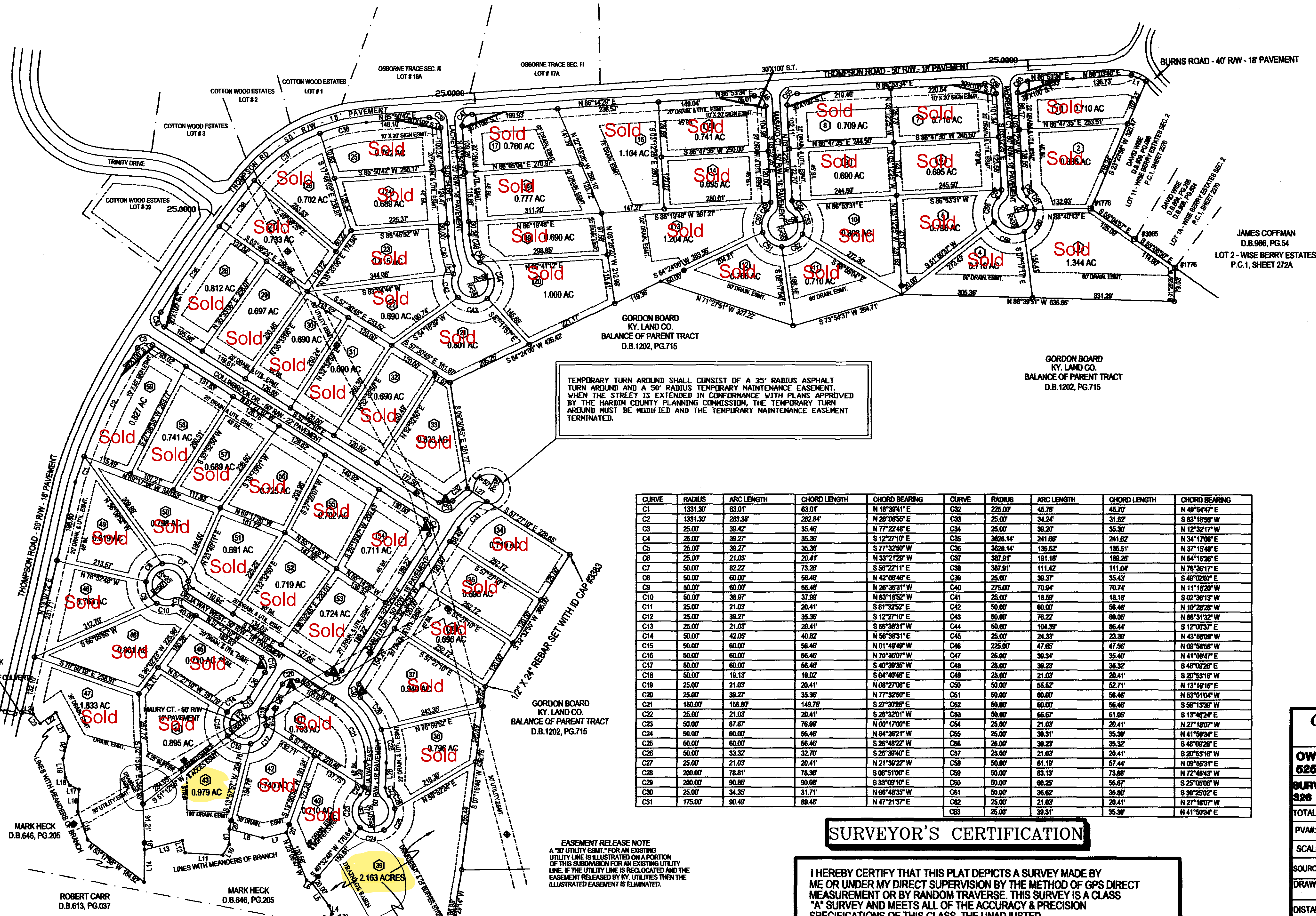
DRAINAGE & STORMWATER RECEIVER
 THE DRAINAGE AND STORMWATER RECEIVERS OF THIS SUBDIVISION ARE PAWLEY CREEK AND OTTER CREEK.

THE COMMISSION CERTIFICATION
 I CERTIFY THAT THIS RECORD PLAT HAS BEEN APPROVED IN ACCORDANCE WITH THE REGULATIONS ADMINISTERED BY THE HARDIN COUNTY PLANNING AND DEVELOPMENT COMMISSION, AND THAT THIS PLAT IS NOW ELIGIBLE FOR RECORDING.
 11 April 2017
 DATE
 DIRECTOR

OWNER(S) CERTIFICATION
 (I, WE) CERTIFY THAT (I AM, WE ARE) THE OWNER(S) OF THIS PROPERTY, AS RECORDED IN DEED BOOK 1202, PAGE 715 IN THE HARDIN COUNTY CLERK'S OFFICE, AND THAT WE ADOPT THIS PLAN OF DEVELOPMENT WITH OUR FREE CONSENT, ESTABLISH THE MINIMUM BUILDING LINES, AND DEDICATE ALL STREETS, DRAINAGE WAYS, WALKS, PUBLIC UTILITY LINES, PARKS, AND OTHER OPEN SPACES TO PUBLIC USE AS NOTED AND ILLUSTRATED. FURTHER, (I, WE) GRANT UNTO THE BELONGING UTILITY COMPANIES, THEIR SUCCESSORS AND ASSIGNS AN EASEMENT OVER THE SPACES INDICATED BY DASHED LINES AND MARKED "ELECTRIC AND TELEPHONE EASEMENTS", NAMELY KY. UTILITIES COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR ELECTRIC UTILITY PURPOSE AND WINDSTREAM COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR TELEPHONE UTILITY PURPOSES AND ASSIGNS, AN EASEMENT OVER THE SPACES INDICATED BY DASHED LINES MARKED "UTILITY AND DRAINAGE EASEMENTS", SAID EASEMENTS TO INCLUDE:
 1. THE RIGHT TO CONSTRUCT, MAINTAIN, OPERATE, REPLACE, UPGRADE, OR REBUILD POLE LINES AND/OR PIPES, AND/OR UNDERGROUND CABLE SYSTEMS AND ALL APPURTENANCES THEREON.
 2. THE RIGHT OF INGRESS AND EGRESS OVER ALL LOTS TO AND FROM SAID EASEMENTS INDICATED.
 3. THE RIGHT TO TRIM OR REMOVE ANY TREE NECESSARY TO MAINTAIN PROPER SERVICE.
 4. THE RIGHT TO KEEP EASEMENTS FREE OF ANY STRUCTURES OR OBSTACLES THE COMPANY DEEMS A HAZARD TO THE SAID POLE LINES, PIPES, WIRING, OR STREET LIGHTING, THAT IS REQUESTED AND/OR REQUIRED, BUT IN NO CASE SHALL SAID WIRING BE INSTALLED MORE THAN FIVE FEET FROM ANY LOT LINE.
 THE UNDERSIGNED HEREBY GRANTS THE FURTHER RIGHT, TO SAID ELECTRIC UTILITY COMPANY, TO INSTALL EITHER OVERHEAD OR UNDERGROUND NECESSARY WIRING FOR STREET LIGHTING, THAT IS REQUESTED AND/OR REQUIRED, BUT IN NO CASE SHALL SAID WIRING BE INSTALLED MORE THAN FIVE FEET FROM ANY LOT LINE.

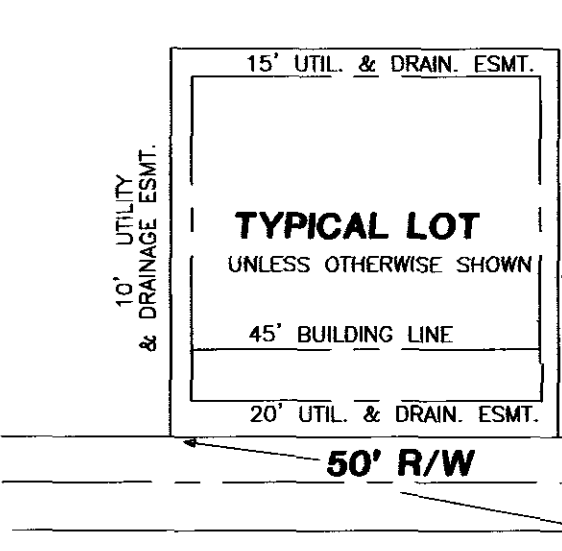
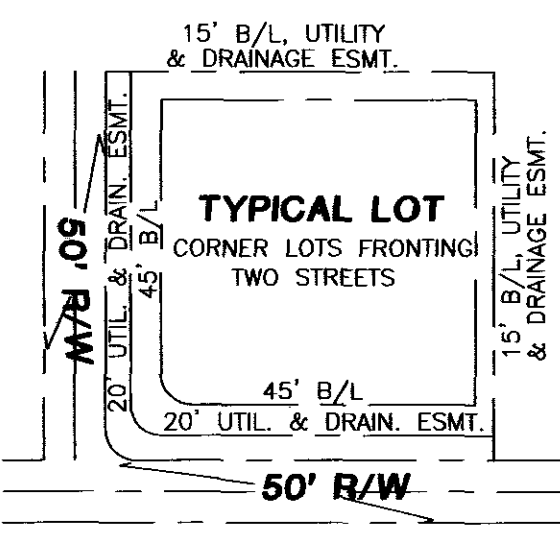
LOT OWNERS ARE TO USE AND ENJOY SAID LANDS INCLUDED IN EASEMENTS SHOWN HEREON, BUT SUCH USE SHALL NOT INTERFERE WITH THE RIGHT HEREIN GRANTED.
 DATE: 11 April 2017
 OWNER(S): D.B. 704 G. 016
 I CERTIFY THAT I AM A NOTARY FOR THE STATE OF LARGE. I FURTHER CERTIFY THAT THE ABOVE SIGNATURE(S) (IS, ARE) LEGAL AND (HAS, HAVE) BEEN EXECUTED VOLUNTARILY, TO THE BEST OF MY KNOWLEDGE AND BELIEF.
 DATE: 11 April 2017
 NOTARY PUBLIC

LINE	BEARING	DISTANCE
L1	S 85° 27' 35" E	37.45
L2	N 41° 05' 10" E	34.42
L3	N 19° 32' 22" W	30.49
L4	N 86° 21' 51" W	65.59
L5	N 62° 25' 30" W	16.02
L6	S 77° 18' 30" W	57.17
L7	N 74° 40' 03" W	80.48
L8	S 00° 28' 22" E	36.17
L9	S 31° 45' 29" W	29.91
L10	N 07° 11' 00" W	57.29
L11	N 13° 01' 22" W	28.39
L12	S 78° 08' 42" W	90.47
L13	S 00° 52' 51" W	76.39
L14	N 19° 10' 42" W	71.24
L15	N 02° 33' 14" E	51.43
L16	N 65° 04' 45" W	22.72
L17	N 28° 58' 33" W	21.29
L18	N 07° 27' 28" W	44.52
L19	N 14° 22' 22" E	52.29
L20	N 28° 13' 00" W	63.87
L21	S 54° 58' 09" W	44.07
L22	N 38° 33' 43" W	28.14
L23	N 81° 30' 31" W	28.84
L24	S 32° 32' 40" W	69.17
L25	N 32° 32' 40" E	69.17
L26	S 85° 14' 30" E	54.72
L27	S 02° 26' 19" W	58.67
L28	N 02° 26' 19" E	58.67
L29	S 87° 24' 31" W	29.29



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	1331.307	63.01	63.01	N 18° 39' 41" E	C32	225.007	45.78	45.78	N 49° 54' 47" E
C2	1331.307	282.38	282.38	N 28° 06' 50" E	C33	25.007	34.24	31.82	S 83° 16' 58" W
C3	25.007	39.42	35.45	N 77° 22' 48" E	C34	25.007	39.37	35.29	N 12° 32' 11" W
C4	25.007	39.27	35.37	S 12° 12' 10" E	C35	3828.14	241.87	241.82	N 34° 17' 05" E
C5	25.007	39.27	35.37	S 77° 32' 50" W	C36	3828.14	135.52	135.51	N 37° 15' 48" E
C6	25.007	21.03	20.41	N 33° 21' 29" W	C37	387.91	191.19	189.29	N 54° 15' 28" E
C7	50.007	82.22	73.28	S 56° 22' 11" E	C38	387.91	111.42	111.04	N 76° 36' 17" E
C8	50.007	60.007	56.46	N 42° 08' 48" E	C39	25.007	39.37	35.43	S 48° 02' 07" E
C9	50.007	60.007	56.46	N 28° 39' 31" W	C40	275.007	70.94	70.74	N 11° 18' 20" W
C10	50.007	38.37	37.99	N 83° 18' 52" W	C41	25.007	18.59	18.18	S 02° 36' 13" W
C11	25.007	21.03	20.41	S 81° 52' 52" E	C42	50.007	69.00	58.46	N 10° 28' 29" W
C12	25.007	39.27	35.37	S 12° 12' 10" E	C43	50.007	78.22	69.25	N 89° 31' 52" W
C13	25.007	21.03	20.41	S 95° 38' 51" W	C44	50.007	104.39	86.44	S 12° 03' 17" E
C14	50.007	42.85	40.82	N 56° 58' 31" E	C45	25.007	24.33	23.39	N 43° 56' 09" W
C15	50.007	60.007	56.46	N 01° 49' 49" W	C46	225.007	47.85	47.36	N 08° 58' 58" W
C16	50.007	60.007	56.46	N 70° 30' 07" W	C47	25.007	39.34	35.40	N 41° 04' 47" E
C17	50.007	60.007	56.46	S 40° 39' 35" W	C48	25.007	39.23	35.32	S 48° 09' 26" E
C18	50.007	19.13	19.02	S 04° 40' 48" E	C49	25.007	21.03	20.41	S 20° 33' 16" W
C19	25.007	21.03	20.41	N 08° 07' 20" E	C50	50.007	55.52	52.71	N 15° 18' 16" E
C20	25.007	39.27	35.37	N 77° 32' 50" W	C51	50.007	69.00	58.46	N 53° 01' 04" E
C21	150.007	156.80	149.75	S 27° 30' 28" E	C52	50.007	69.00	58.46	S 56° 13' 38" W
C22	25.007	21.03	20.41	S 28° 32' 01" W	C53	50.007	65.67	61.09	S 13° 48' 24" E
C23	50.007	67.87	76.99	N 00° 17' 00" E	C54	25.007	21.03	20.41	N 27° 16' 07" W
C24	50.007	60.007	56.46	N 84° 28' 21" W	C55	25.007	39.31	35.39	N 41° 50' 34" E
C25	50.007	60.007	56.46	S 26° 48' 22" W	C56	25.007	39.23	35.32	S 48° 09' 26" E
C26	50.007	33.32	32.70	S 25° 39' 40" E	C57	25.007	21.03	20.41	S 20° 33' 16" W
C27	25.007	21.03	20.41	N 21° 38' 27" W	C58	50.007	41.19	37.44	N 08° 51' 51" E
C28	200.007	78.81	78.37	S 08° 51' 00" E	C59	50.007	63.13	57.85	N 72° 45' 43" W
C29	200.007	90.85	90.08	S 33° 09' 10" E	C60	50.007	60.26	56.87	S 25° 05' 00" W
C30	25.007	34.35	31.71	N 05° 48' 35" W	C61	50.007	36.82	35.07	S 30° 29' 02" E
C31	175.007	90.49	88.48	N 47° 21' 32" E	C62	25.007	21.03	20.41	N 27° 16' 07" W
C32	25.007	39.31	35.39	N 41° 50' 34" E	C63	25.007	39.31	35.39	N 41° 50' 34" E

EASEMENT RELEASE NOTE
 A "30' UTILITY ESMT." FOR AN EXISTING UTILITY LINE IS ILLUSTRATED ON A PORTION OF THIS SUBDIVISION FOR AN EXISTING UTILITY LINE. IF THE UTILITY LINE IS RELOCATED AND THE EASEMENT RELEASED BY KY. UTILITIES THEN THE ILLUSTRATED EASEMENT IS ELIMINATED.

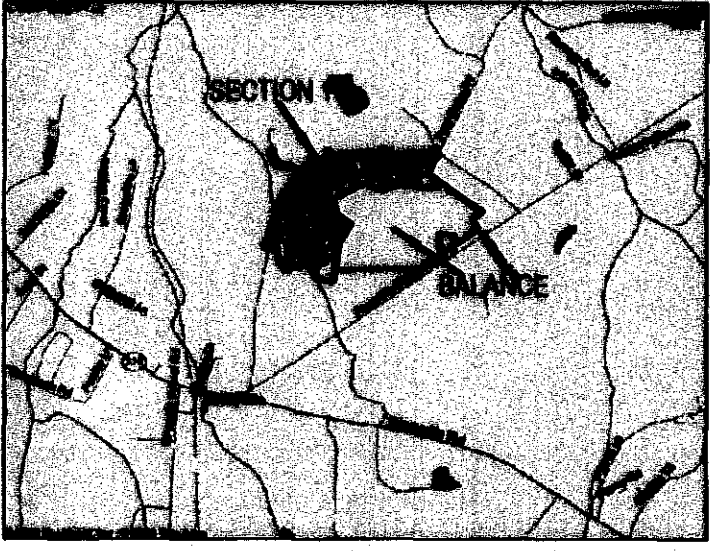


SUBDIVISION RESTRICTIONS
 THE SUBDIVISION RESTRICTIONS FOR THIS SUBDIVISION, RECORDED IN DEED BOOK 1223, PAGE 122, MEET OR EXCEED THE LOCAL AVERAGE SQUARE FOOT STANDARD.

ROAD DEPARTMENT CERTIFICATION
 I CERTIFY THAT THE IMPROVEMENT PLANS FOR THIS SUBDIVISION HAVE BEEN REVIEWED BY ME AND ARE IN CONFORMANCE WITH ALL APPROPRIATE REGULATIONS. I FURTHER CERTIFY THAT A FINANCIAL SECURITY IN THE AMOUNT OF \$207,087, HAS BEEN POSTED TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.
 3-9-07 DATE
 Denny Allen OFFICIAL
 Sup. TITLE

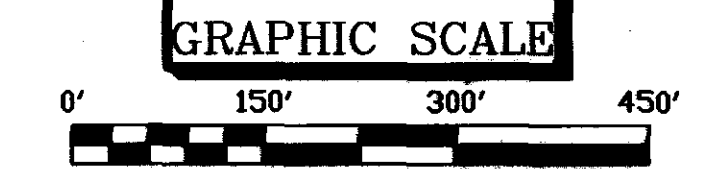
CERTIFICATION FOR ON-SITE SEWAGE DISPOSAL SYSTEMS
 THESE SUBDIVISION LOTS HAVE RECEIVED TENTATIVE APPROVAL FOR ON SITE SEWAGE DISPOSAL SYSTEMS. THIS APPROVAL IS GRANTED ONLY TO THE GENERAL FEASIBILITY OF ON SITE SEWAGE DISPOSAL SYSTEM USAGE FOR THE SUBDIVISION AS A WHOLE. EACH LOT MUST BE APPROVED PRIOR TO SYSTEM INSTALLATION.
 3-8-07 DATE
 Denny Allen OFFICIAL
 Sup. TITLE
 LICENSE NUMBER: G1632 DATE: 3/20/07

UTILITY CERTIFICATION
 I, BEING A DULY AUTHORIZED AGENT OF THE CITED UTILITY COMPANY, ACCEPT THE EASEMENTS SHOWN ON THIS RECORD PLAT ON BEHALF OF MY COMPANY.
 3-8-07 DATE
 REPRESENTATIVE
 3-8-07 DATE
 REPRESENTATIVE
 3-8-07 DATE
 REPRESENTATIVE
 WATER COMPANY



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 REBAR WITH IDENTIFIER CAP STAMPED D.L.CLEMONS P.L.S. #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.



- LEGEND**
- 1/2" X 18" STEEL REBAR SET WITH ID CAP #3383
 - 1/2" REBAR SET WITH ID CAP #3383
 - 1/2" REBAR FOUND - ID CAP AS NOTED
 - CALCULATED MEASUREMENT POINTS
 - POWER POLE
 - ▲ 30' X 30' SIGHT TRIANGLE

SCALE EXCEPTION NOTE
 AN EXCEPTION FROM THE SUBDIVISION REGULATIONS (SEC. 9.1) WAS GRANTED BY THE HCPD COMMISSION ON 19 SEPTEMBER, 1996 TO ALLOW A MINIMUM SCALE OF THE PLAT TO BE EXCEEDED.

SUBDIVISION WITH STREETS
 THE PRELIMINARY PLAT, STREET DESIGN PLAN AND DRAINAGE PLAN FOR THIS SUBDIVISION ARE MAINTAINED BY THE PLANNING COMMISSION AND ARE AVAILABLE FOR PUBLIC VIEW.

RECORD PLAT OF-

COLLINBROOK SUBDIVISION
 LOCATED ON THE SOUTH SIDE OF THOMPSON ROAD, RINEYVILLE, KY.
OWNER AND DEVELOPER: KY. LAND COMPANY
525 NORTH DIXIE HIGHWAY, RADCLIFF KY. 40160
SURVEYED BY: CLEMONS AND ASSOCIATES - DARREN L. CLEMONS
326 NORTH MULBERRY, ELIZABETHTOWN, KY. 42701
 TOTAL # OF LOTS: 59 TOTAL AREA OF LOTS BEING SUBDIVIDED: 48.480 ACRES
 PVA#: 143-00-01-008 TOTAL AREA OF NEW STREETS: 4.580 ACRES
 SCALE: 1" = 150' DATE: 03-07-07 BEARINGS - GEODETIC NORTH
 SOURCE OF TITLE: 1202715 LOCATION - RINEYVILLE TOTAL AREA OF SUBDIVISION: 53.080 ACRES
 DRAWN BY: DLC COUNTY - HARDIN FUTURE DEVELOPMENT: 58.288 ACRES
 ENTIRE DEEDED TRACT: 109.358 ACRES
 DISTANCES: GPS/EDM STATE - KENTUCKY PROJECT: RECORDSEC1.DWG

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT DEPICTS A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION BY THE METHOD OF GPS DIRECT MEASUREMENT OR BY RANDOM TRAVERSE. THIS SURVEY IS A CLASS "A" SURVEY AND MEETS ALL OF THE ACCURACY & PRECISION SPECIFICATIONS OF THIS CLASS. THE UNADJUSTED PRECISION RATIO OF CLOSURE IS GREATER THAN 1:10,000 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.

DATE: 3-8-07
 SIGNATURE: Darren L. Clemons
 TITLE: SURVEYOR
 STATE OF KENTUCKY
 LAND SURVEYOR

CLEMONS & ASSOCIATES
ENGINEERING & LAND SURVEYING
 103 SOUTH CLINTON STREET
 LEITCHFIELD, KY 42754
 PHONE: (270) 259-5898 OR 259-6674
 326 NORTH MULBERRY
 ELIZABETHTOWN, KY. 42701
 PHONE: (270) 766-1112