187,250

18,000

170,00

2021 TRUE NORTH

AUGUST 9TH, 2021
OBSERVATION DATE

LEGEND

OHE = OVERHEAD ELECTRIC LINE
UTILITY POLE
BOUNDARY CORNER
MEANDER POINT
PROPERTY LINE
ADJOINING PROPERTY LINE
FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649"
FOUND 1/2" REBAR W/CAP STAMPED "J.COOKSEY PLS #3947"

VICINITY MAP (MAP NOT TO SCALE)

FOUND STONE
(LOC: N 80° 40' 20" E 0.94' FROM A FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649")

FOUND FENCE POST (CALLED FOR)
(LOC: N 03° 56' 40" E 0.67' FROM A FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649")

S 87°59'06" E 515.24'

SCOTT BARTON
DEED BOOK 103 PAGE 397

S 62°33'01" E 338.51'

FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649" @ A FOUND LOOSE STONE

S 31°35'09" E 185.41'

FOUND 6" BEECH (CALLED FOR) W/3 HACK MARKS
(LOC: S 21° 08' 15" E 0.99' FROM A FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649")

FOUND 12" BLACK OAK W/3 HACK MARKS
(LOC: N 36° 37' 13" E 0.93' FROM A FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649")

S 37°19'21" E 412.16'

DANIEL WILAM
DEED BOOK 181 PAGE 654

N 03°19'06" E 749.95'

POWER TRANSMISSION LINE

FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649" @ TWIN HICKORIES W/3 HACK MARKS

N 22°46'45" E 225.96'

FOUND 14" LOCUST (W/3 HACK MARKS)

N 65°44'03" W 369.46'

N 78°53'34" W 277.38'

N 17°38'34" E 277.90'

S 89°09'59" W 484.25'
N 89°09'59" E 484.25'

S 81°35'43" E 229.00'

FOUND 5/8" REBAR W/CAP STAMPED "JOE HOUCHENS PLS #2649" ON THE SOUTH EDGE OF A DITCH (LOC: N 81° 35' 42" W 48.55' FROM A FOUND CONCRETE MONUMENT IN A BRANCH)

S 06°13'11" W 591.40'

S 09°50'37" W 436.38'

S 07°08'38" W 514.59'

N 88°46'51" W 434.94'

6

7.72 ac

5

4

3

2

1

23

0.60 MILES (+/-) FROM INTERSECTION OF LONE STAR ROAD & KY. HWY #90

MARY BURKE
DEED BOOK 114 PAGE 531
WILL BOOK 16 PAGE 532

40' EASEMENT FOR INGRESS & EGRESS
JANET IRENE HURST ET AL.
DEED BOOK 187 PAGE 599
PLAT SLIDE "A17768A"
PLAT SLIDE "A17768A"

FENCE POST (CALLED FOR)

METAL BLDG

DONALD SANDIDGE
DEED BOOK 141 PAGE 417
PLAT SLIDE "A14182"

STATE OF KENTUCKY
RICHARD WOOD
3609
LICENSED PROFESSIONAL LAND SURVEYOR

CONTINUATION OF HOLIDAY HILL ROAD 60' RIGHT-OF-WAY WIDTH

CONTINUATION OF HOLIDAY HILL ROAD 60' RIGHT-OF-WAY WIDTH
TO BE DEED TO:
THE METCALFE COUNTY FISCAL COURT

L1= N 27°41'45" E 159.63'
L2= N 40°59'44" E 476.91'
L3= N 09°38'17" E 45.15'
L4= S 78°39'21" E 61.19'
L5= S 13°39'43" W 78.54'
L6= S 41°57'36" W 221.64'
L7= S 41°58'02" W 118.72'
L8= S 40°59'43" W 128.66'
L9= S 26°50'23" W 146.34'
L10= N 68°06'04" W 62.51'

CONTAINS:
42,361 SQ. FT.
0.973 ACRES

40' EASEMENT FOR INGRESS & EGRESS

PROPERTY OF:
MARY BURKE
DEED BOOK 114 PAGE 531
WILL BOOK 16 PAGE 532

IN FAVOR OF:
LARRY W. CARTER (TRACT #6)

L1= N 49°00'17" W 40.00'
L2= N 40°59'43" E 41.77'
L3= N 13°26'57" E 501.10'
L4= S 65°41'18" E 39.86'
L5= S 13°41'53" W 458.04'
L6= S 09°38'17" W 45.15'
L7= S 40°59'44" W 51.92'

CONTAINS:
21,048 SQ. FT.
0.483 ACRES

HOLIDAY HILL ROAD 60' RIGHT-OF-WAY WIDTH
DEED BOOK 137 PAGE 316

TOMMY THURMAN
DEED BOOK 109 PAGE 467
PLAT BOOK 9 PAGE 229
SLIDE "A994"

BILLY GARDNER
DEED BOOK 140 PAGE 47
PLAT BOOK 9 PAGE 229
SLIDE "A994"

RANDALL SPEARS
DEED BOOK 112 PAGE 28
DEED BOOK 128 PAGE 306
PLAT BOOK 9 PAGE 229
SLIDE "A994"

LONE STAR RIDGE ROAD 40' RIGHT-OF-WAY WIDTH

TRACT #1
L1= S 84°22'54" E 260.95'
L2= S 20°18'34" W 181.90'
L3= N 88°46'51" W 215.45'
L4= N 05°37'06" E 192.48'
CONTAINS: 1.002 ACRES

TRACT #2
L1= S 51°49'13" E 292.70'
L2= S 20°18'34" W 80.44'
L3= N 84°22'54" W 260.95'
L4= N 05°37'58" E 146.11'
L5= N 26°49'23" E 95.71'
CONTAINS: 1.020 ACRES

TRACT #3
L1= S 51°49'13" E 238.90'
L2= S 20°18'35" W 187.14'
L3= N 51°49'13" W 292.70'
L4= N 26°50'22" E 50.59'
L5= N 40°59'43" E 128.66'
CONTAINS: 1.105 ACRES

TRACT #4
L1= N 00°58'28" E 396.65'
L2= N 86°36'07" W 218.41'
L3= N 88°46'50" W 155.69'
L4= N 20°18'34" E 449.48'
L5= N 51°49'13" W 238.90'
L6= N 41°58'02" E 118.72'
L7= S 55°04'03" E 157.22'
L8= S 72°17'27" E 84.48'
L9= S 10°26'12" W 251.80'
L10= S 47°49'50" E 114.71'
L11= S 32°02'22" E 190.84'
L12= S 00°58'21" W 396.84'
L13= N 88°39'13" W 22.51'
CONTAINS: 3.197 ACRES

TRACT #5
L1= S 78°39'15" E 10.64'
L2= S 50°43'18" E 208.50'
L3= S 78°55'25" E 123.71'
L4= S 10°36'29" W 95.04'
L5= S 08°58'30" W 270.68'
L6= N 88°59'37" W 111.59'
L7= S 00°58'08" W 397.02'
L8= N 88°39'06" W 22.53'
L9= N 00°58'21" E 396.84'
L10= N 00°59'51" E 64.34'
L11= N 32°02'22" W 190.84'
L12= N 47°49'50" W 114.71'
L13= N 10°26'12" E 251.80'
L14= N 72°17'27" W 84.48'
L15= N 55°04'03" W 157.22'
L16= N 41°57'36" E 221.64'
L17= N 13°39'43" E 78.54'
CONTAINS: 22.283 ACRES

TRACT #6
L1= N 78°55'25" W 123.71'
L2= S 17°09'39" W 114.10'
L3= S 26°23'33" W 168.46'
L4= N 66°22'36" W 39.81'
CONTAINS: 29.892 ACRES

SOURCE OF TITLE

BEING A PORTION OF THE PROPERTY CONVEYED TO LARRY W. CARTER, BY DEED DATED DECEMBER 15TH, 2000, FROM JESSIE AND WANDA BRANHAM, AND RECORDED IN DEED BOOK 112 PAGE 47, IN THE OFFICE OF THE METCALFE COUNTY CLERK.

MISCELLANEOUS NOTES:

1. BEARING USED TO BEGIN SURVEY OBTAINED BY THE METHOD OF GLOBAL POSITIONING SYSTEM.
2. THIS PROPERTY IS NOT IN A FLOOD HAZARD AREA AS SHOWN BY COMMUNITY PANEL #21169C0175C, AND 21169C0250C, DATED MAY 3RD, 2010.
3. SET 1/2" REBAR (18" LONG) WITH PLASTIC CAP STAMPED "RICHARD WOOD, PLS #3609" AT ALL CORNERS UNLESS OTHERWISE NOTED.
4. THIS PROPERTY IS SUBJECT TO ANY EXISTING RIGHTS OF WAYS OR EASEMENTS.
5. THIS PLAT OF SURVEY REPRESENTS A BOUNDARY SURVEY AND COMPLIES WITH 201 KAR 18:150.

AREA OF TRACTS
COMBINED: 58.499 ACRES

P.V.A. REFERENCE NUMBER
MAP #41, PARCEL #37

CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY DEPICTED BY THIS PLAT WAS DONE BY PERSONS UNDER MY DIRECT SUPERVISION BY THE METHOD OF GLOBAL POSITIONING SYSTEM, UTILIZING A TOPCON HIPER LITE + DUAL FREQUENCY RECEIVER. THE DATUM USED WAS THE WORLD GEODETIC SYSTEM (WGS 1984), WITH A RELATIVE POSITIONAL ACCURACY OF 10MM + 1 PPM HORIZONTAL, 15MM + 1 PPM VERTICAL. THE SURVEY SHOWN HEREON IS A RURAL CLASS SURVEY AND THE ACCURACY AND PRECISION OF SAID SURVEY MEETS ALL THE SPECIFICATIONS OF THIS CLASS.

RICHARD WOOD, P.L.S. #3609 — 9-14-2021 DATE

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

PLAT OF SURVEY FOR:

LARRY W. CARTER
P.O. BOX 188
MARROWBONE, KENTUCKY 42759

Drawn By R.WOOD	SHOWING THE PROPERTY OF: LARRY W. CARTER (BEING A PORTION OF:) DEED BOOK 112 PAGE 47 PLAT BOOK 9 PAGE 229 SLIDE "A994" METCALFE COUNTY, KENTUCKY	BOOK NO. GPS DATA
E.O.C. SEE NOTE		CAD File No. CARTER
Date 08-09-2021		Scale 1" = 200'

SURVEYOR'S CERTIFICATE

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

RICHARD WOOD, P.L.S. #3609

GRAPHIC SCALE
0 100' 200' 400'