

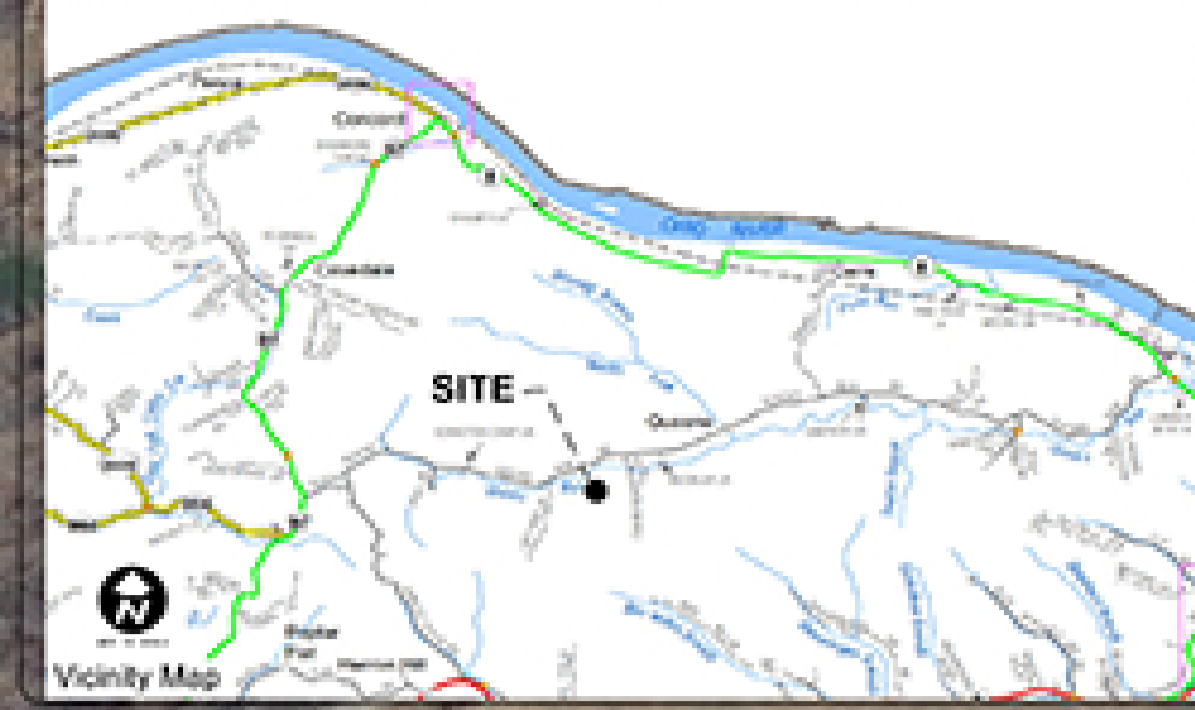
NOTES:

- The scope of the title for Bruner Land Company, Inc. is Deed Book 284 Page 525.
- The reference data of bearing and/or distance control and divisions on this survey was GPS and collected using a Trimble R10S Multi-Receiver GNSS Smart Antenna with FieldView 7.1 software referencing KY Single Zone (NAD83). The relative positional accuracy is 95% for all points collected using GPS does not exceed 0.05" ± 200 ppm. The survey description is based on the "Survey" column and the accuracy and precision of land survey shall be the applicable of the KY Single Zone. All bearings and distances are based on GCS measurements to control points and are GCS North.
- All measurements found (bearing and/or distance) were collected using a Trimble R10S Multi-Receiver GNSS Smart Antenna with FieldView 7.1 software referencing KY Single Zone (NAD83). The relative positional accuracy is 95% for all points collected using GPS does not exceed 0.05" ± 200 ppm. The survey description is based on the "Survey" column and the accuracy and precision of land survey shall be the applicable of the KY Single Zone. All bearings and distances are based on GCS measurements to control points and are GCS North.
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- As provided the boundary survey is a preliminary plan made to obtain the information concerning bearings, acre, shape, and/or location of any utility existing on the subject property, and is not intended to be used for any other purpose.
- Property located in subject to those restrictions and fees by the Lewis County Planning Commission (if any) for its respective zone and all easements or right-of-way of record and in accordance with the date of the field survey shown herein.
- According to PRRM MAP 21130000040 revised 11/20/21, portion of each lot area is within the 100-year flood zone as shown below.
- Purpose of this is to separate the parcel of land from TRACT 79-01-00-34-1-A shown as conveyed to Bruner Land Company, Inc. and as described in Deed Book 284 Page 525 of the Lewis County Clerk's Office in Vanceburg, Kentucky.

LEGEND:

- Corner Force Post
- 5/8" Rebar (Found) without I.D. Cap 7/3
- Set Witness 3/4" Rebar (Set) with Surveyor's I.D. Cap Stamped with 3004
- Member Post
- 1/2" Rebar (Found) with Surveyor's "Orange" I.D. Cap 7/3
- MAG 2011210 with Surveyor's I.D. Washer Stamped with 3004
- 1/2" Rebar (Found) with Surveyor's "Orange" I.D. Cap Stamped 20112104
- 1/2" x 1/2" Rebar (Set) with Surveyor's "Orange" I.D. Cap Stamped with 3004
- 1/2" Rebar (Found) without I.D. Cap stamped with "Orange" I.D. Cap without 3004
- Markers labeled

GRS0 NORTH NAD 83 (2011)
Kentucky Single Zone (1983)



ZONING STATEMENT

The zoning district information depicted on this record plat meets the minimum requirements for an Agricultural Division (All lots contain a minimum 5 Acres in Area with a minimum 50' Footage on a Public roadway), with No required variances necessitated.

JIMMY LEE BARE
RAYMOND L. RUGERSTATE
HELEN B. PUGH ESTATE
W.S. "M" PG. 706
W.S. "W" PG. 319
O.B. 200 PG. 334
O.B. 200 PG. 334



LINE	BEARING	DISTANCE
11	S41°40'5"E	30.00'
12	S16°41'3"E	51.86'
13	S27°48'5"E	75.00'
14	S37°32'3"E	96.00'
15	N75°10'6"W	19.00'
16	S80°13'18"W	123.36'
17	N15°31'57"W	15.00'
18	N54°47'5"E	112.84'
19	N18°32'29"W	69.56'
110	N17°32'29"W	35.00'
111	S17°09'36"E	15.00'
112	N31°28'0"E	75.60'
113	N75°41'59"W	59.33'
114	N15°41'09"W	15.00'
115	S18°42'2"E	15.50'
116	S56°31'55"W	183.00'
117	S43°46'2"	115.24'

OWNER'S CERTIFICATE:

I, the undersigned hereby certify that I am the owner of the property above and described herein, and property being a portion of the same property conveyed to me by Deed Book 284, Page 525, of the Lewis County Clerk's Office and hereby admit this as my record plat for the property.

Owner: _____ Date: _____

LAND SURVEYOR'S CERTIFICATE:

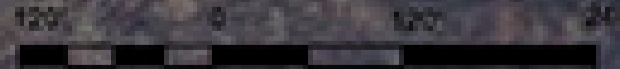
I certify that the survey provided by this plat was done by me using the GNSS RTK, GPS method. GPS used for this survey was a Trimble R10S Multi-Receiver GNSS Smart Antenna with FieldView 7.1 software referencing KY Single Zone (NAD83). The relative positional accuracy is 95% for all points collected using GPS does not exceed 0.05" ± 200 ppm. The survey description is based on the "Survey" column and the accuracy and precision of land survey shall be the applicable of the KY Single Zone. All bearings and distances are based on GCS measurements to control points and are GCS North.

Ronald F. Willhott, PLS 2004 Date: _____

COMMISSIONER'S CERTIFICATE:

I hereby certify that the survey above herein has been found to comply with the subdivision regulations for Lewis County, Kentucky, with the exception of high standards. If any, all are noted in the notes of the Lewis County Planning Commission and that it has been approved for recording in the office of the county clerk.

Chairman of the Planning Commission
Signature: _____



Map Date: 7-8-2024

RECORD PLAT
BRUNER LAND COMPANY, INC.
P.O. BOX 98 - 59690 VOCATIONAL ROAD
BYESVILLE, OHIO 43723
6923 QUICKS RUN ROAD, VANCEBURG, KY 41179

STATE OF KENTUCKY WILLHOTT 2004 LICENSED PROFESSIONAL LAND SURVEYOR	SCALE 1/2" = 100'	SURVEY DATE 6-19-2024	RONALD F. WILLHOTT, PLS LAND SURVEYOR 337 HAWKTHORNE TRAIL 7 ROAD CREDIT RD. 42601 602-335-1307
	JOB 24-0004223	OWN BY BPL	
FILE NAME 2402-000-014-07		PLS NAME Ronald F. Willhott, PLS	