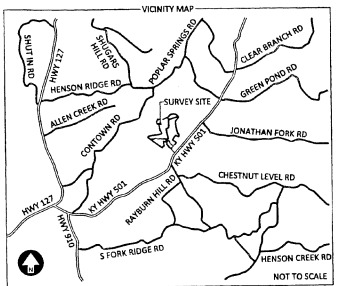


LAND CLASS: "RURAL"
CLIENT / OWNERS: LINDA C. SALYERS
ADDRESS: 308 BOWMAN TRAIL
LIBERTY, KY 42539
CLIENT / OWNERS: DONALD R. CRAVENS
ADDRESS: 2400 KY HWY 70 EAST
LIBERTY, KY 42539
CLIENT / OWNERS: LISA C. BROWN
ADDRESS: 125 SEGAL WESLEY AVENUE
LIBERTY, KY 42539

SOURCE OF TITLE
TRACT 1, 2, 3, 4 & 5
BEING THE REMAINDER OF
LINDA C. SALYERS, DONALD R. CRAVENS,
& LISA C. BROWN
D.B. 212, PG. 149
TRACT 1, TRACT 2 & TRACT 3

- PURPOSE OF PLAT
- 1.) TO RETRACE AND REDUCE THE REMAINDER OF THE PROPERTY OF LINDA C. SALYERS, DONALD R. CRAVENS, & LISA C. BROWN AS RECORDED IN D.B. 212, PG. 149, TRACT 1, TRACT 2 & TRACT 3 AS RECORDED AT THE CASEY COUNTY CLERK'S OFFICE AND BEING SHOWN HEREON AS TRACT 1, TRACT 2, TRACT 3, TRACT 4 & TRACT 5.
 - 2.) TO CREATE AN INGRESS/EGRESS EASEMENT ACROSS TRACT THREE (3) FOR THE BENEFIT OF TRACT FOUR (4), HATCHED AREA OF EASEMENT SHOWN HEREON IN EXHIBIT "B".
 - 3.) TO CREATE AN INGRESS/EGRESS EASEMENT ACROSS TRACT FIVE (5) FOR THE BENEFIT OF TRACT FOUR (4).
 - 4.) TO CREATE A 30' UTILITY EASEMENT ACROSS TRACT FOUR (4) & TRACT FIVE (5), SHOWN HEREON AS BEING PARALLEL WITH THE EAST EDGE OF RIGHT-OF-WAY OF CRAVENS HOLLOW ROAD.



LINE TABLE		
LINE	DIRECTION	DISTANCE
L1	N56°37'46"W	43.06'
L2	N40°46'02"W	538.49'
L3	N73°01'34"E	50.20'
L4	S24°49'39"E	87.32'
L5	S12°06'05"E	40.12'
L6	S16°32'17"E	38.89'
L7	S43°39'57"E	182.73'
L8	S40°31'04"E	72.12'
L9	S34°48'41"E	69.26'
L10	S34°45'46"E	75.91'
L11	S40°35'51"E	36.79'
L12	S80°58'56"W	195.70'
L13	S34°22'07"E	99.13'
L14	S38°48'59"E	84.35'
L15	N18°06'33"E	40.74'
L16	S05°42'37"E	105.62'
L17	S13°21'00"E	75.25'

LINE TABLE		
LINE	DIRECTION	DISTANCE
L18	S13°38'45"E	35.32'
L19	S09°37'09"E	26.20'
L20	N22°06'40"E	138.54'
L21	N26°39'20"W	95.55'
L22	N39°17'23"W	118.85'
L23	N33°28'55"W	46.66'
L24	N24°15'38"W	55.12'
L25	N17°48'54"W	74.21'
L26	N13°28'28"W	72.83'
L27	N18°33'46"W	51.51'
L28	N09°07'30"W	152.56'
L29	N11°41'10"W	133.10'
L30	N35°47'12"W	109.85'
L31	S15°06'13"W	71.47'
L32	N33°33'39"W	15.39'
L33	N58°38'17"W	51.64'
L34	N68°05'06"W	143.83'

LINE TABLE		
LINE	DIRECTION	DISTANCE
L35	N14°20'02"W	81.12'
L36	N10°18'45"W	135.42'
L37	N05°47'36"E	54.44'
L38	N28°02'38"E	163.59'
L39	N23°38'08"E	58.74'
L40	N13°08'11"E	44.27'
L41	N04°08'32"E	15.47'
L42	N74°43'39"E	56.04'
L43	S11°07'17"W	76.25'
L44	S55°57'57"W	190.44'
L45	S59°34'28"W	174.14'
L46	S77°45'45"W	193.61'
L47	S05°42'37"E	43.29'
L48	S78°06'53"W	30.18'
L49	S22°19'38"E	77.40'
L50	S83°38'04"E	133.27'
L51	S01°45'26"E	120.24'

LINE TABLE		
LINE	DIRECTION	DISTANCE
L52	S01°07'20"E	167.24'
L53	S23°51'23"W	99.30'
L54	S38°43'49"W	161.88'
L55	S47°06'55"W	318.55'
L56	S47°06'55"W	62.18'
L57	N67°06'45"W	87.91'
L58	N75°52'20"W	207.56'
L59	S11°06'58"W	85.45'
L60	N13°33'51"W	35.34'
L61	N05°42'37"E	108.86'
L62	S47°06'55"W	76.52'
L63	N59°00'09"W	88.27'
L64	N50°45'15"W	33.47'
L65	N45°51'20"W	35.81'
L66	N40°17'24"W	31.58'
L67	N34°45'46"W	75.15'
L68	N34°56'00"W	72.32'

LINE TABLE		
LINE	DIRECTION	DISTANCE
L69	N40°37'04"W	72.60'
L70	N43°52'41"W	181.13'
L71	N36°32'11"W	37.86'
L72	N33°39'13"W	32.62'
L73	N22°08'26"W	71.88'
L74	N08°19'21"W	31.02'
L75	N00°39'51"E	35.54'
L76	N07°33'07"E	109.68'
L77	N03°44'01"E	35.55'
L78	N01°09'22"W	39.67'
L79	N07°29'44"W	36.97'
L80	N11°37'06"W	36.10'
L81	N13°18'45"E	35.52'
L82	N13°33'51"W	35.97'
L83	N09°09'56"E	327.11'
L84	N07°12'44"W	45.34'
L85	N82°04'25"E	31.18'

DOUGLAS N. & PATRICIA JOHNSON
D.B. 86, PG. 36

TRACT 3
82.269 ACRES
BY SURVEY

TRACT 4
68.120 ACRES
BY SURVEY

TRACT 2
24.494 ACRES
BY SURVEY

TRACT 5
7.522 ACRES
BY SURVEY

TRACT 1
0.310 ACRES
BY SURVEY

- LEGEND
- 1/2" x 18" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP BEARING (P.L.S. #4048) SET
 - 1/2" x 18" STEEL REBAR PIN W/ ALUMINUM (WITNESS) SURVEY CAP BEARING (P.L.S. #4048) SET
 - △ FOUND MONUMENT (AS NOTED)
 - INTERNAL PROPERTY CORNERS ALONG R/W
 - BOUNDARY LINES OF AGE SURVEY
 - ADJOINING PROPERTY BOUNDARY LINES PER DEED DESCRIPTIONS
 - UNMARKED POINT (NO MONUMENT SET)
 - X—X—X EXISTING FENCE

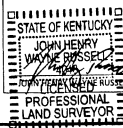
DOCUMENT NO: 167722
RECORDED May 02 2023 09:43:00 AM
TOTAL FEES: \$50.00
COUNTY CLERK CASEY DAVIS
DEPUTY CLERK KRISTI WELLSMAN
COUNTY: CASEY COUNTY
BOOK: PC2 PAGES: 1670 - 1670



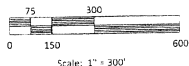
P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
FAX (606) 365-1097

MINOR SURVEY PLAT
LINDA C. SALYERS, DONALD R. CRAVENS & LISA C. BROWN PROPERTY
5 TRACTS TOTALING 182.715 ACRES BY SURVEY
CRAVENS HOLLOW ROAD / KY HWY 501, CASEY COUNTY, KY.

SURVEYOR'S CERTIFICATE
I DO HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS PERFORMED UNDER MY DIRECTION USING A TRIMBLE RTK GPS. THE BASE RECEIVER WAS A TRIMBLE R10 AND THE ROVER WAS A TRIMBLE R12. THE POSITION RELATIVE POSITIONAL ACCURACY OF ANY CORNER WAS 0.03 FEET AND THE BEST WAS 0.02 FEET. THE HORIZONTAL DATUM IS REFERENCED TO THE KENTUCKY STATE PLANE SOUTH ZONE COORDINATE SYSTEM (NAD83) AND VERTICAL DATUM IS REFERENCED TO NAVD83. GEOTID MODEL 18A WAS USED ON THIS PROJECT.



DATE: 04/06/2023
SCALE: 1" = 300'
DRAWN BY: BROWN
APPROVED BY: RUSSELL
FILENAME: 22491REC



LAND CLASS: "RURAL"
CLIENT / OWNERS: DONALD R. & CYNTHIA LYNN CRAVENS
ADDRESS: 2490 KY HWY 70 EAST
LIBERTY, KY 42539
CLIENT / OWNERS: JOSHUA LEE & KELSEY ANNETTE FOLEY
ADDRESS: 76 BOWMAN TRAIL
LIBERTY, KY 42539

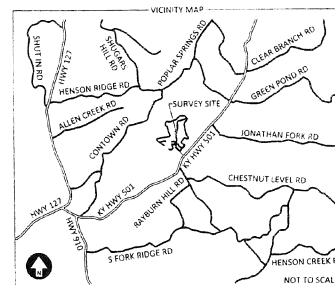
PURPOSE OF PLAT

- 1.) TO CREATE ONE (1) TRACT FROM THE PROPERTY OF DONALD R. & CYNTHIA LYNN CRAVENS AS RECORDED IN (D.B. 346, PG. 698, PLAT CABINET 2, SLIDE 1670, TRACT 4) AT THE CASEY COUNTY CLERK'S OFFICE AND BEING SHOWN HEREON AS TRACT 4-A
- 2.) TO COMBINE TRACT 4-A WITH THE PROPERTY OF JOSHUA LEE & KELSEY ANNETTE FOLEY AS RECORDED IN (D.B. 347, PG. 26, PLAT CABINET 2, SLIDE 1670, TRACT 3) AT THE CASEY COUNTY CLERK'S OFFICE AND BEING SHOWN HEREON

LINE TABLE

LINE	DIRECTION	DISTANCE
L1	N85°42'30"W	53.39'
L2	N59°34'28"E	174.14'
L3	N55°57'57"E	190.44'
L4	N15°07'12"E	79.75'

SOURCE OF TITLE
BEING PART OF
DONALD R. & CYNTHIA LYNN CRAVENS
D.B. 346, PG. 698
PLAT CABINET 2, SLIDE 1670
TRACT 4



CERTIFICATE OF OWNERSHIP & DEDICATION
I/WE CERTIFY THAT I/WE AM/ARE THE OWNER(S) OF THE PROPERTY DESCRIBED HEREON, AND THAT I/WE HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY/OUR FREE CONSENT. ESTABLISH THE MINIMUM BUILDING RESTRICTION LINE, DEDICATE ALL EASEMENTS AND RIGHTS-OF-WAY TO PUBLIC OR PRIVATE USES AS NOTED.

DONALD R. CRAVENS 7/5/24 DATE
CYNTHIA LYNN CRAVENS 7/5/24 DATE
JOSHUA LEE FOLEY 7/8/24 DATE
KELSEY ANNETTE FOLEY 7/8/24 DATE

JOSHUA LEE & KELSEY ANNETTE
D.B. 347, PG. 26
PLAT CABINET 2, SLIDE 1670
TRACT 3

PARENT TRACT
DONALD R. & CYNTHIA LYNN CRAVENS
D.B. 346, PG. 698
PLAT CABINET 2, SLIDE 1670
TRACT 4

IPF PLS #4048
@ 16" POPLAR

IPF PLS #4048
@ 16" WHITE OAK

IPF PLS #4048
@ 9" WHITE OAK

IPF PLS #4048
@ DOUBLE BLACK OAK

TRACT 4-A
2.156 ACRES
BY SURVEY

PARENT TRACT
DONALD R. & CYNTHIA LYNN CRAVENS
D.B. 346, PG. 698
PLAT CABINET 2, SLIDE 1670
TRACT 4

JOSHUA LEE & KELSEY ANNETTE
D.B. 347, PG. 26
PLAT CABINET 2, SLIDE 1670
TRACT 3

JOSHUA LEE & KELSEY ANNETTE
D.B. 347, PG. 26
PLAT CABINET 2, SLIDE 1670
TRACT 3

IPF PLS #4048
@ 16" WHITE OAK

IPF PLS #4048
@ DOUBLE MAPLE

IPF PLS #4048
@ 16" WHITE OAK

PARENT TRACT
DONALD R. & CYNTHIA LYNN CRAVENS
D.B. 346, PG. 698
PLAT CABINET 2, SLIDE 1670
TRACT 4

LEGEND

- 1/2" x 18" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP BEARING (P.L.S. #4048) SET
- △ FOUND MONUMENT (AS NOTED)
- INTERNAL PROPERTY CORNERS ALONG R/W
- BOUNDARY LINES OF AGS SURVEY
- - - ADJOINING PROPERTY BOUNDARY LINES PER DEEDED DESCRIPTIONS

SURVEY NOTES

- 1.) THIS SURVEY IS SUBJECT TO ANY RIGHTS-OF-WAY OR EASEMENTS, PUBLIC OR PRIVATE, WHETHER OF RECORD OR NOT, AND IS SUBJECT TO LOCAL CITY AND COUNTY ZONING ORDINANCES.
- 2.) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT.
- 3.) THIS SURVEYOR IS NOT RESPONSIBLE FOR ANY INACCURATE INDEXING OF RECORDS THAT THE COUNTY CLERK OR THE PROPERTY VALUATION OFFICE MAY HAVE MADE.
- 4.) THE SURVEY SHOWN HEREON COMPLIES WITH 2011 KAR 18:150.
- 5.) ALL BEARINGS ARE REFERENCED TO GRID NORTH OF THE KENTUCKY STATE PLANE COORDINATE SYSTEM - SOUTH ZONE (NAD83).

SURVEYOR'S CERTIFICATE
I DO HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS PERFORMED UNDER MY DIRECTION USING A TRIMBLE R10 GPS. THE BASE RECEIVER WAS A TRIMBLE R10 AND THE ROVER WAS A TRIMBLE R12. THE PODDEST RELATIVE POSITIONAL ACCURACY OF ANY CORNER WAS 0.03 FEET AND THE BEST WAS 0.02 FEET. THE HORIZONTAL DATUM IS REFERENCED TO THE KENTUCKY STATE PLANE SOUTH ZONE COORDINATE SYSTEM (NAD83) AND VERTICAL DATUM IS REFERENCED TO NAVD83.
STATE OF KENTUCKY
JOHN HENRY
WAYNE RUSSELL
LICENSED PROFESSIONAL LAND SURVEYOR
4048
6/7/24
DATE

DOCUMENT NO: 172608
RECORDED: JUL 18, 2024 11:50:00 AM
TOTAL FEES: \$50.00
COUNTY CLERK: CASEY DAVIS
DEPUTY CLERK: KRISTI WELLSMAN
COUNTY: CASEY COUNTY
BOOK: PG.2 PAGES: 1782 - 1782



P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
FAX (606) 365-1097

MINOR SURVEY PLAT
DONALD R. & CYNTHIA LYNN CRAVENS PROPERTY
1 TRACT TOTALING 2.156 ACRES BY SURVEY
OFF OF CRAVENS HOLLOW ROAD, CASEY COUNTY, KY.

DATE: 06/06/2024
SCALE: 1" = 300'
DRAWN BY: BROWN
APPROVED BY: RUSSELL
FILENAME: 24222REC