

GRAPHICAL SCALE: 1 INCH = 300 FEET

Longitude Location is 84°
Plane Coordinate value
Data: 0°54'59" Grid

LEGEND

- ANGLE POINT
- ⊙ MAG NAIL (FOUND)
- 1/2" X 18" REBAR (SET) WITH "ORANGE" I.D. CAP STAMPED WILLHOIT 3004
- ⊙ MAG NAIL (SET)
- ⊠ WATER METER
- ⊙ WITNESS MONUMENT WITH "YELLOW" I.D. CAP STAMPED 3553
- ⊗ 1/2" REBAR (FOUND) WITH "ORANGE" I.D. CAP STAMPED DARNELL 3553
- ⊙ MAG NAIL (SET) WITH I.D. WASHER STAMPED WILLHOIT 3004
- ⊙ 1/2" REBAR (FOUND) WITH NO I.D. CAP
- BOUNDARY (THIS SURVEY)
- - - EXISTING WIRE FENCE
- - - - - STREAM/DRAIN
- OHP - OVERHEAD UTILITIES
- ==== EDGE OF ROAD
- - - - - Dedicated R/W

TOTAL AREA: 112.473 ACRES

SURVEYOR'S NOTES:

1. SOURCE OF TITLE FOR BRUNER LAND COMPANY, INC. IN DB.373 PG 313
2. THE REFERENCE BASIS OF BEARING FOR HORIZONTAL CONTROL AND DIRECTIONS ON THIS SURVEY WAS GPS GRID ENHANCED USING A HEMISPHERE S321+ RECEIVER (SERIAL # 19085450) UTILIZING THE KENTUCKY COORDS NETWORK. THE TYPE OF SURVEY WAS RTK BASE/ROVER UTILIZING FIELDGENUIS SOFTWARE TIME FIXED SOLUTIONS.
3. IN PROVIDING THIS BOUNDARY SURVEY NO ATTEMPT HAS BEEN MADE TO OBTAIN OR SHOW DATA CONCERNING EXISTENCE, SIZE, DEPTH, CONDITION, CAPACITY OF LOCATION OF ANY UTILITY EXISTING ON SITE, WHETHER PRIVATE, MUNICIPAL OR PUBLIC OWNED.
4. ALL MONUMENTS FOUND AND ESTABLISHED BY GPS - FIXED POSITION WITHIN 0.03' USING FIELDGENUIS 11+ SOFTWARE USING A HEMISPHERE GNSS - S321+
5. THE TYPE OF EQUIPMENT USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENT USED IN THE PREPARATION AND CHECK GPS MEASUREMENTS OF SAID MAP OR PLAT IS A TOPCON GTS-903A ROBOTIC TOTAL STATIONS, BY METHOD OF RANDOM TRAVERSE WITH SIDESHOTS.
6. BOUNDARY SURVEY AND SUBDIVISION COMPLETED MAY 14, 2022.

ZONE - AGRICULTURAL - A1
 BUILDING SETBACK
 FRONT - 50 FEET
 BUILDING SETBACK - 50 FEET
 SIDE - 20 FEET
 REAR - 20 FEET
 DEDICATED R/W - 20 FEET

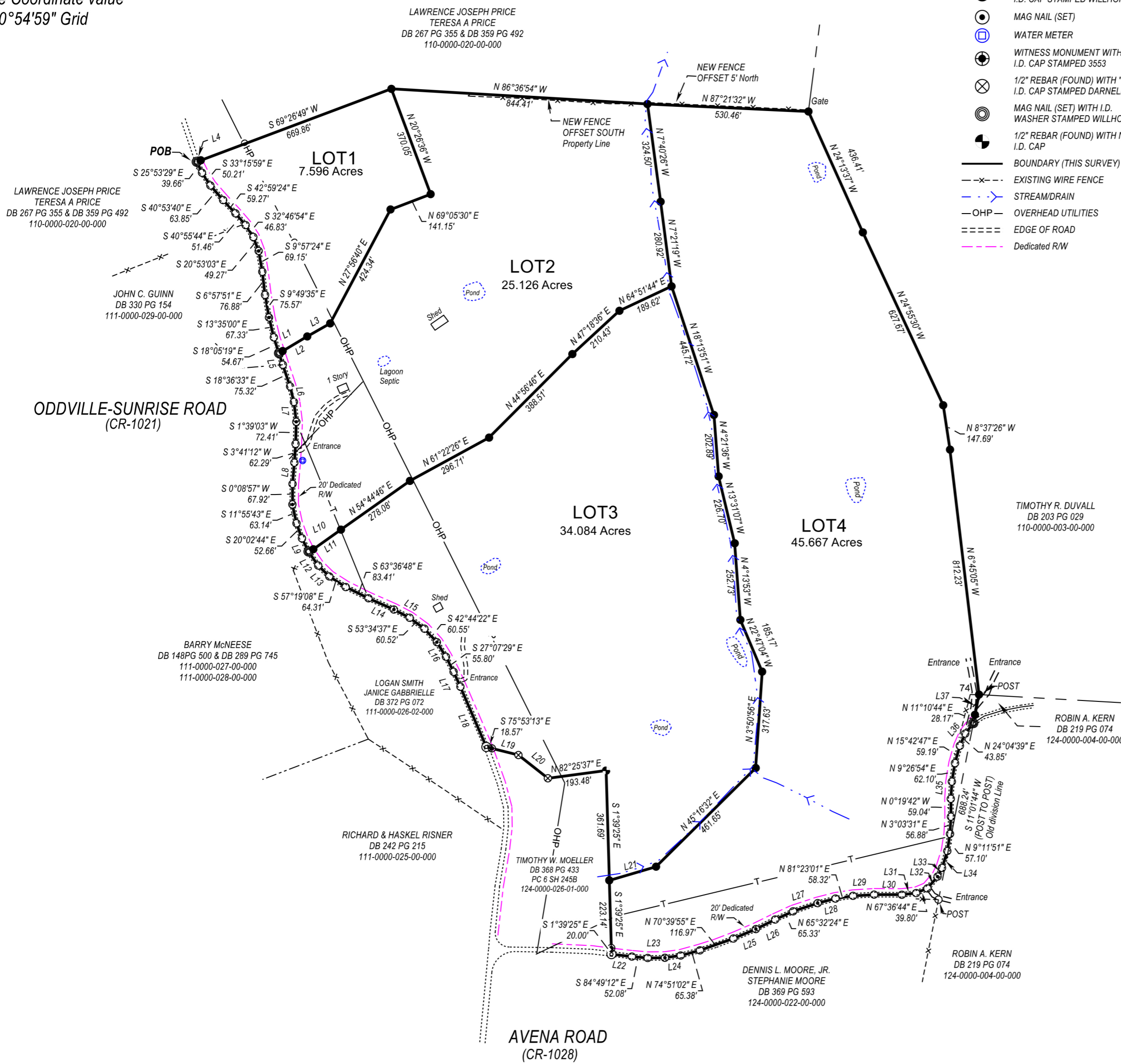
PLAT PURPOSE:

1. PURPOSE OF PLAT IS TO DOCUMENT THE RESULTS OF A FIELD SURVEY CONDUCTED TO LOCATE AND/OR MONUMENT THE BOUNDARY CORNERS OF BRUNER LAND COMPANY, INC. AS DESCRIBED IN DEED BOOK 373 PAGE 313 AT THE HARRISON COUNTY CLERK'S OFFICE IN CYNTHIANA, KENTUCKY AND TO ILLUSTRATE A SUBDIVISION OF FOUR (4) LOTS OF THE BRUNER LAND COMPANY, INC. AS SHOWN HEREON.
2. SHOW LOCATIONS OF EXISTING MONUMENTS AND ADJOINERS INFORMATION
3. TO ACCURATELY DESCRIBE BY PLAT THE PROPERTY LOCATED BY THE SURVEY

PLAT OF SURVEY FOR:
 BRUNER LAND COMPANY, INC.
 59890 VOCATIONAL ROAD
 P.O. BOX 98
 BYESVILLE, OHIO, 43723

FILE NAME		
BRUNER_ODDVILLE_LOTS.trv		
SCALE	DATE	DRAWN BY
300 Ft/In	5-15-2022	RFW
JOB	MAP REFERENCE:	
22-3004-166	111-0000-026-00-000	

SURVEY BY:
 RONALD F. WILLHOIT, PLS
 307 HIAWATHA TRAIL - FRANKFORT, KY. 40601



LAWRENCE JOSEPH PRICE
 TERESA A PRICE
 DB 267 PG 355 & DB 359 PG 492
 110-0000-020-00-000

JOHN C. GUINN
 DB 330 PG 154
 111-0000-029-00-000

BARRY McNEESE
 DB 148 PG 500 & DB 289 PG 745
 111-0000-027-00-000
 111-0000-028-00-000

LOGAN SMITH
 JANICE GABRIELLE
 DB 372 PG 072
 111-0000-026-02-000

RICHARD & HASKEL RISNER
 DB 242 PG 215
 111-0000-025-00-000

TIMOTHY W. MOELLER
 DB 368 PG 433
 PC 6 SH 245B
 124-0000-026-01-000

DENNIS L. MOORE, JR.
 STEPHANIE MOORE
 DB 369 PG 593
 124-0000-022-00-000

TIMOTHY R. DUVALL
 DB 203 PG 029
 110-0000-003-00-000

ROBIN A. KERN
 DB 219 PG 074
 124-0000-004-00-000

ROBIN A. KERN
 DB 219 PG 074
 124-0000-004-00-000