

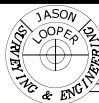
NOTES:

1. SOURCE OF TITLE: HARRY OGLANIAN AND DIANE LYNNE OGLANIAN
DEED BOOK 268, PAGE 166
2. NO VISIBLE EASEMENTS OR CLAIMS OF EASEMENTS WERE FOUND THROUGH PHYSICAL INSPECTION OF THE PROPERTY
OTHER THAN THOSE SHOWN HEREON.
3. A GRID NORTH READING WAS OBSERVED THE DAY OF THE SURVEY AND ALL DATA SHOWN COINCIDES WITH SAID READING.
4. THE FIELD DATA WAS COLLECTED 7-30-25.
5. THE PROPERTY SHOWN HEREON IS CONSIDERED A RURAL SURVEY.
6. THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL PREVIOUSLY CONVEYED EASEMENTS, RIGHTS OF WAY, COVENANTS,
AND RESTRICTIONS OF RECORD AND NOT OF RECORD IF ANY, SPECIFICALLY PREVAILING RIGHTS OF WAY OF ANY PUBLIC
ROADS.
7. NO TITLE SEARCH WAS PROVIDED AND THIS SURVEY IS SUBJECT TO THE FINDINGS OF SUCH.
8. THIS SURVEY WAS PERFORMED USING A TOPCON HIPER VR GPS SYSTEM WITH DUAL FREQUENCY RECIEVERS UTILIZING
REAL TIME KINEMATICS (RTK). A REDUNDANCY OF MEASUREMENTS WERE TAKEN TO INSURE CORRECT POSITIONS OF ALL
DATA POINTS. THE RELATIVE POSITIONAL ACCURACY EXCEEDS THE ACCURACY STANDARDS FOR A RURAL SURVEY AS
ESTABLISHED BY THE COMMONWEALTH OF KENTUCKY STANDARDS OF PRACTICE (+/- 0.05' + 100 PPM). THE BEARINGS
AND DISTANCES SHOWN HAVE NOT BEEN ADJUSTED. EQUIPMENT USED WAS A TOPCON HIPER VR DUAL FREQUENCY
RECIEVER / ROVER AND BASE, NAD83 DATUM, GEOID 2012, VERTICAL DATUM : NAVD88.
9. THIS PROPERTY IS SUBJECT TO REGULATIONS, SUBDIVISION REGULATIONS OR APPROVALS.
10. THERE WERE NO CEMETERIES OBSERVED ON THE PROPERTY WHEN THE FIELD DATA WAS COLLECTED PER 201 KAR 18:150
(7)(3)(i)
11. THERE ARE NO ENCROACHMENTS ONTO THIS PROPERTY AND NO IMPROVEMENTS ENCROACH ON TO OTHERS.
12. THIS PLAT REPRESENTS A BOUNDARY SURVEY THAT WAS PERFORMED IN ACCORDANCE WITH 201 KAR 18:150.



VICINITY MAP NOT TO SCALE

PROPERTY SURVEY PLAT FOR:
CLIENT / PARCEL OWNER / PARCEL LOCATION:
HARRY OGLANIAN
3259 BIG BEAR HIGHWAY
BENTON, KY 42025



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DATE	7-30-25
DRAWING #	#1
PROJECT #	OGLANIAN