

AYLY ESTATES SUBDIVISION (PHASE 2)

SITE

VICINITY MAP (NOT TO SCALE)

NOTES

- SOURCE OF TITLE: GRACE COMMERCIAL PARK, LLC - PORTION OF D.B. 496, PAGE 178 - 52&53
GRACE PARK NORTH - PORTION OF 535, PAGE 430 - LOTS 28 - 51
- NO VISIBLE EASEMENTS OR CLAIMS OF EASEMENTS WERE FOUND THROUGH PHYSICAL INSPECTION OF THE PROPERTY OTHER THAN THOSE SHOWN HEREON.
- A GRID NORTH READING WAS OBSERVED THE DAY OF THE SURVEY AND ALL DATA SHOWN COINCIDES WITH SAID READING.
- THE FIELD DATA WAS COLLECTED 9-2-20.
- THE PROPERTY SHOWN HEREON IS CONSIDERED A URBAN SURVEY.
- 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.
- NO TITLE SEARCH WAS PROVIDED AND THIS SURVEY IS SUBJECT TO THE FINDINGS OF SUCH.
- GPS (RTK) METHODS WERE USED TO SURVEY THE PROPERTY AND DATA WAS COLLECTED TO ENSURE A RELATIVE POSITIONAL ACCURACY TO EXCEED THE ACCURACY OF STANDARDS FOR A RURAL SURVEY AS ESTABLISHED BY 201 KAR 18.150 (WHICH IS +/- 0.10' +200 PPM). THE RELATIVE POSITIONAL ACCURACY FOR THIS SURVEY IS 0.06'. THE GPS EQUIPMENT USED WAS A TOPCON HIPER VR DUAL FREQUENCY RECEIVER / ROVER AND BASE, NAD83 DATUM, GEOID 2012, VERTICAL DATUM: NAVD83.
- BEARINGS AND DISTANCES HAVE NOT BEEN ADJUSTED.
- THERE WERE NO CEMETERIES OBSERVED ON THE PROPERTY WHEN THE FIELD DATA WAS COLLECTED PER 201 KAR 18.150 (7)(3)(i).
- THERE ARE NO ENCROACHMENTS ONTO THIS PROPERTY AND NO IMPROVEMENTS ENCROACH ON TO OTHERS.
- THIS PLAT REPRESENTS A BOUNDARY SURVEY THAT WAS PERFORMED IN ACCORDANCE WITH 201 KAR 18.150.
- THIS PROPERTY IS LOCATED IN A ZONE "X" (AREAS OF MINIMAL FLOODING) PER FIRM 21083C0145C, effective on 12/03/2009. ZONE "X" NO BASE FLOOD ELEVATIONS DETERMINED.
- THE SUBDIVISION PLAT SHOWN HEREON IS SUBJECT TO RESTRICTIONS AS RECORDED IN _____ OF THE GRAVES COUNTY COURT CLERK'S OFFICE.
- THERE IS A 15' WIDE PUBLIC UTILITY EASEMENT ESTABLISHED THIS SURVEY AS FOLLOWS:
FRONT: 15' ALONG ALL R/W LINES
REAR: 15' ALONG REAR PROPERTY LINES
SIDE: 30' TOTAL (15 FEET EACH SIDE OF ALL SIDE PROPERTY LINES)
- LOTS 52 & 53 ARE TO BE CONSTRUCTED IN PHASE 2 AND ARE NOT ASSOCIATED WITH PHASE ONE. SEPARATE RESTRICTIONS WILL BE DEVELOPED FOR LOTS 52 AND 53 AND THE TIME OF SALE OR DEVELOPMENT.

OWNER'S CERTIFICATION

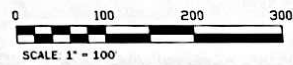
I (We) do hereby certify that I am (we are) the owner(s) of the record of the property platted herein which is recorded in Deed Book 496, Page 178 and Deed Book 535, Page 430, in the Graves County Clerk's Office, do hereby adopt this plan for subdivision of this property, and do hereby establish and reserve the indicated easements for public utilities and drainage purposes and dedicate the streets to public use upon approval from the Graves County Judge Executive.

Signature _____ Date _____

Signature _____ Date _____

LINE	BEARING	DISTANCE
L1	N 32°54'16" E	43.82
L2	N 02°49'27" W	43.72
L3	N 32°54'16" E	14.64
L4	N 02°49'27" W	54.13
L5	N 78°38'47" W	98.34
L6	S 86°48'59" E	154.14
L7	N 86°48'59" E	114.03
L8	N 03°04'27" W	47.04
L9	S 86°57'40" W	138.44
L10	S 78°58'47" E	124.43
L11	N 37°55'07" W	110.21
L12	N 37°55'07" W	50.53
L13	N 37°55'07" W	82.43
L14	N 37°55'07" W	78.31
L15	N 86°47'45" E	21.40
L16	N 86°47'45" E	48.00
L17	N 86°51'41" E	72.26
L18	N 86°51'41" E	75.26
L19	N 86°48'59" E	47.09

LEGEND
● - 1/2" DIA. X 24" LNG. STEEL PIN WITH CAP #3573 SET



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	55.00	109.09	92.07	N 11°24'01" W	113.38°
C2	55.00	43.72	42.32	N 67°56'16" E	45.02°
C3	55.00	39.68	39.01	S 68°46'28" E	41°32'33"
C4	55.00	112.44	93.86	S 10°33'50" W	117°08'02"
C5	55.00	112.44	93.86	N 09°39'18" W	117°08'02"
C6	55.00	39.68	39.01	N 69°41'00" E	41°32'33"
C7	55.00	36.88	36.19	S 70°20'10" E	38°25'07"
C8	55.00	115.44	95.39	S 09°00'07" W	120°15'27"



SHEET C1	REV DATE	8-11-25
	SUBDIVISION SURVEY PLAT FOR AYLY ESTATES SUBDIVISION (PHASE 2)	
CLIENT / PARCEL OWNER GRACE COMMERCIAL PARK, LLC 111 PIONEER INDUSTRIAL DRIVE MAYFIELD, KY 42066		JASON LOOPER, SURVEYING & ENGINEERING (270) 623-8293 CELL: (270) 559-7486 JASON W. LOOPER, P.E. #25028, KY L.S. #3573, TN L.S. #2839 78 THOMAS ROAD, MAYFIELD, KY 42066
SITE LOCATION: NORTH SIDE OF GRACE PARK ROAD, EAST OF US 45 SOUTH SIDE OF EAST HUNT ROAD MAYFIELD, GRAVES COUNTY, KY 42066		



NOTES:

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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 9-2-20.
5. THE PROPERTY SHOWN HEREON IS CONSIDERED A URBAN 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. GPS (RTK) METHODS WERE USED TO SURVEY THE PROPERTY AND DATA WAS COLLECTED TO ENSURE A RELATIVE POSITIONAL ACCURACY TO EXCEED THE ACCURACY OF STANDARDS FOR A RURAL SURVEY AS ESTABLISHED BY 201 KAR 18-150 (WHICH IS +/- 0.10" +/- 200 PPM). THE RELATIVE POSITIONAL ACCURACY FOR THIS SURVEY IS 0.06". THE GPS EQUIPMENT USED WAS A TOPCON HIPER VR DUAL FREQUENCY RECEIVER / ROVER AND BASE, NAD83 DATUM, GEOID 2012, VERTICAL DATUM: NAVD83.
9. BEARINGS AND DISTANCES HAVE NOT BEEN ADJUSTED.
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.
13. THIS PROPERTY IS LOCATED IN A ZONE "X" (AREAS OF MINIMAL FLOODING) PER FIRM 21083C0145C, effective on 12/03/2009. ZONE "X" NO BASE FLOOD ELEVATIONS DETERMINED.
14. THE SUBDIVISION PLAT SHOWN HEREON IS SUBJECT TO RESTRICTIONS AS RECORDED IN OF THE GRAVES COUNTY COURT CLERK'S OFFICE.
15. THERE IS A 15' WIDE PUBLIC UTILITY EASEMENT ESTABLISHED THIS SURVEY AS FOLLOWS:
FRONT: 15' ALONG ALL R/W LINES
REAR: 15' ALONG REAR PROPERTY LINES
SIDE: 30' TOTAL (15 FEET EACH SIDE OF ALL SIDE PROPERTY LINES)
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CLERK'S CERTIFICATION

I, the undersigned, do hereby certify that I am (we and the owner(s) of the record of the property platted herein which is recorded in Deed Book Page 178 and Deed Book 535, Page 430, in the Graves County Clerk's Office, do hereby adopt this plan for subdivision of this property, and do hereby establish and reserve the indicated easements for public utilities and drainage purposes and dedicate the same to public use upon approval from the Graves County Judge Executive.

Signature _____ Date _____
Signature _____ Date _____

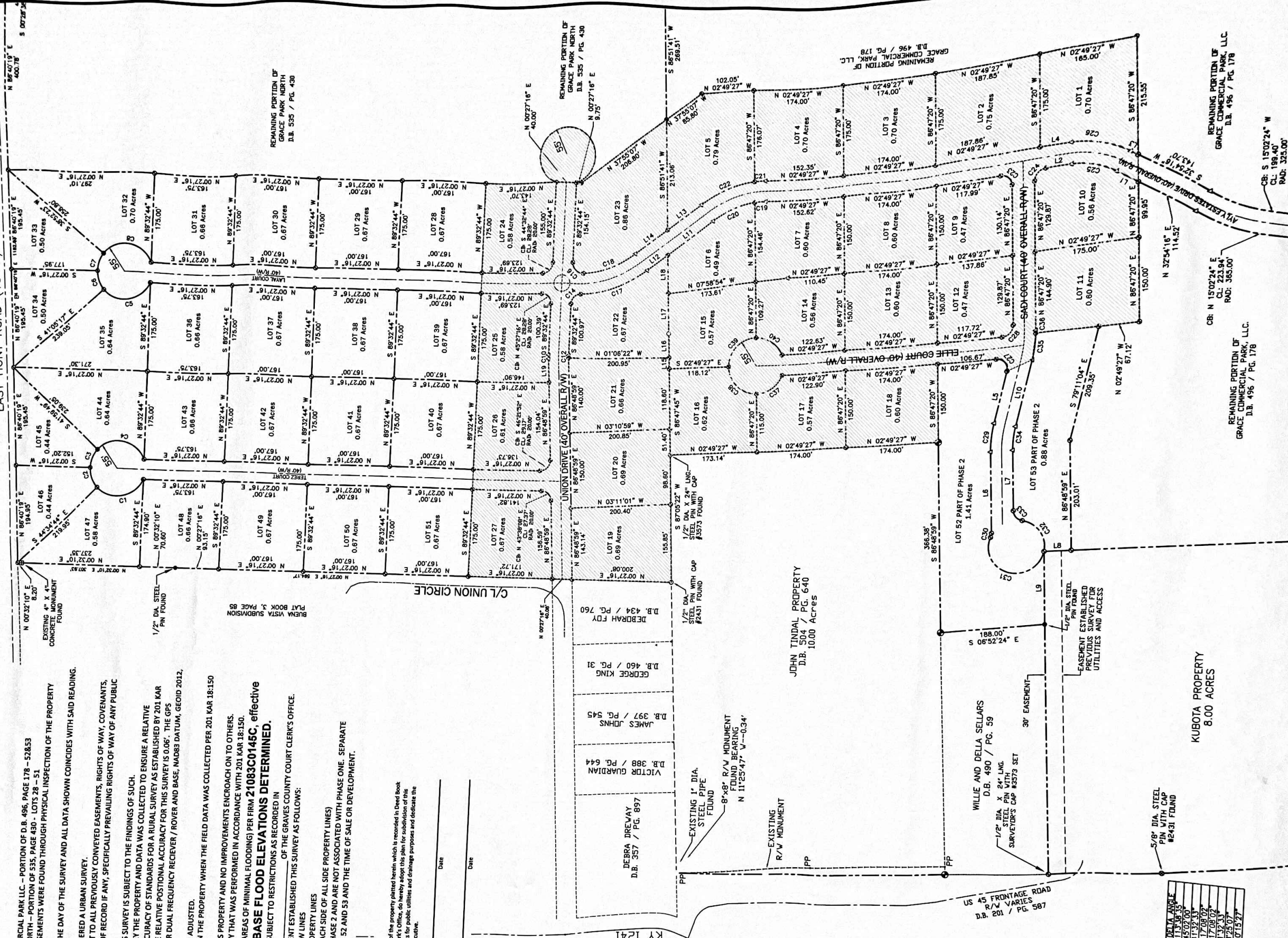
BEARING	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
N 12° 54' 18" E	43.72'	N 11° 24' 01" W	11° 30' 17"
N 07° 49' 27" W	43.72'	N 67° 56' 16" E	45° 02' 00"
N 37° 54' 16" E	14.64'	S 68° 46' 28" E	41° 32' 33"
N 02° 49' 27" W	54.13'	S 10° 33' 50" W	11° 08' 02"
S 86° 47' 20" W	98.14'	N 09° 39' 18" W	41° 32' 33"
N 86° 47' 20" W	114.03'	N 69° 41' 00" E	41° 32' 33"
N 03° 04' 27" W	47.04'	S 09° 00' 07" W	120° 18' 27"
S 86° 47' 20" W	136.44'		
S 86° 47' 20" W	124.43'		
N 37° 55' 07" W	50.53'		
N 37° 55' 07" W	82.43'		
N 37° 55' 07" W	78.31'		
N 37° 55' 07" W	21.40'		
N 86° 47' 20" W	75.26'		
N 86° 47' 20" W	75.26'		
N 86° 47' 20" W	47.09'		

1. X 24" LNG.
PIN WITH CAP
SET



BEARING	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
N 12° 54' 18" E	43.72'	N 11° 24' 01" W	11° 30' 17"
N 07° 49' 27" W	43.72'	N 67° 56' 16" E	45° 02' 00"
N 37° 54' 16" E	14.64'	S 68° 46' 28" E	41° 32' 33"
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EAST HUNT ROAD (15' R/W FROM C/L OBSERVED)



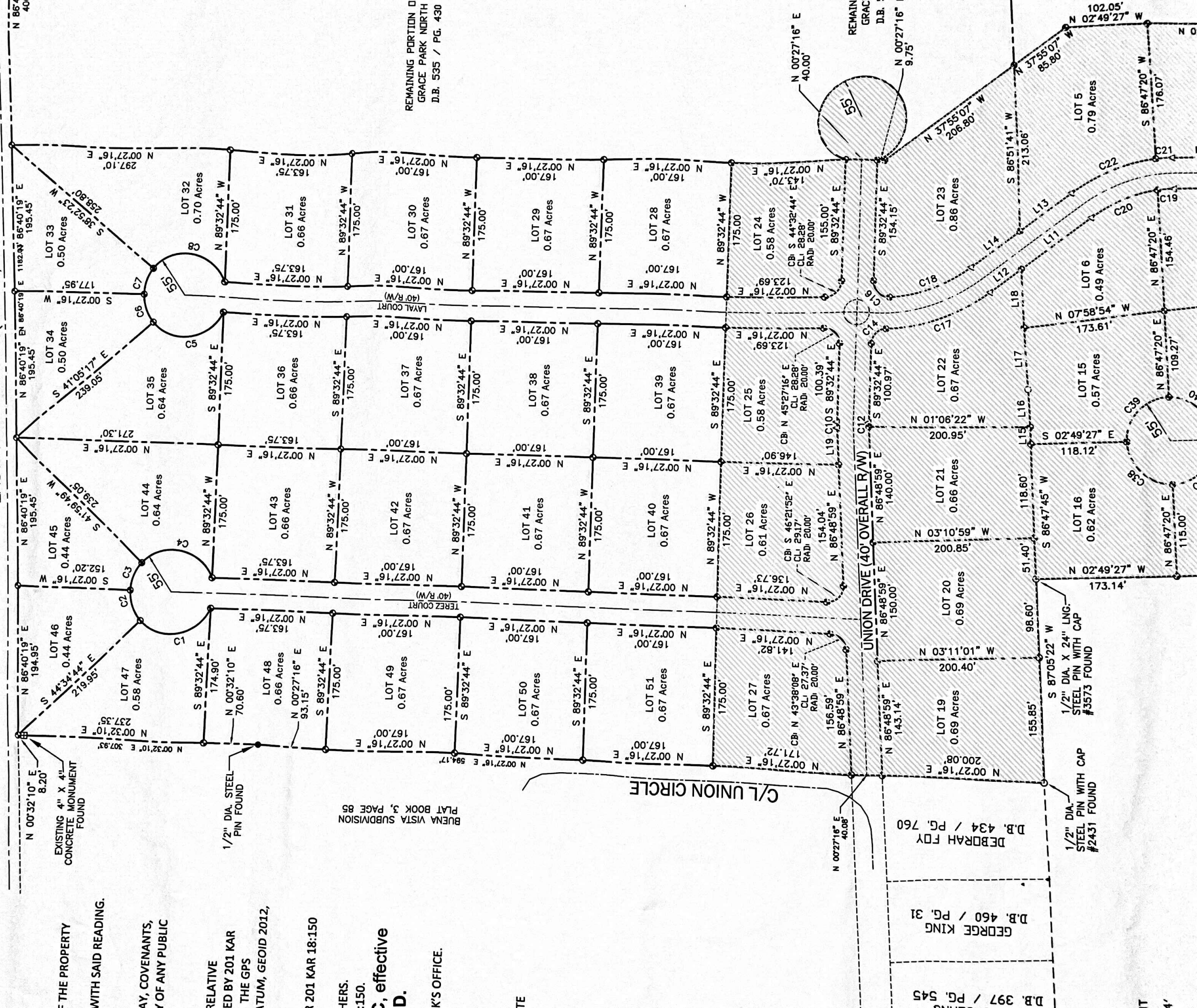
KUBOTA PROPERTY
8.00 ACRES

REMAINING PORTION OF
GRACE COMMERCIAL PARK, LLC.
D.B. 496 / PG. 178

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GRACE COMMERCIAL PARK, LLC.
D.B. 496 / PG. 178

REMAINING PORTION OF
GRACE COMMERCIAL PARK, LLC.
D.B. 496 / PG. 178

EAST HUNT ROAD (15' R/W FROM C/L OBSERVED)



EXISTING 4" X 4" CONCRETE MONUMENT FOUND

1/2" DIA. STEEL PIN FOUND

BUENA VISTA SUBDIVISION
PLAT BOOK 3, PAGE 85

C/L UNION CIRCLE

DEBORAH FLOYD
D.B. 434 / PG. 760

GEORGE KING
D.B. 460 / PG. 31

D.B. 397 / PG. 545

1/2" DIA. STEEL PIN WITH CAP #2431 FOUND

1/2" DIA. X 24" LONG. STEEL PIN WITH CAP #3573 FOUND

REMAINING PORTION OF
GRACE PARK NORTH
D.B. 535 / PG. 430

REMAINING
GRACE
D.B. 535 / PG. 430