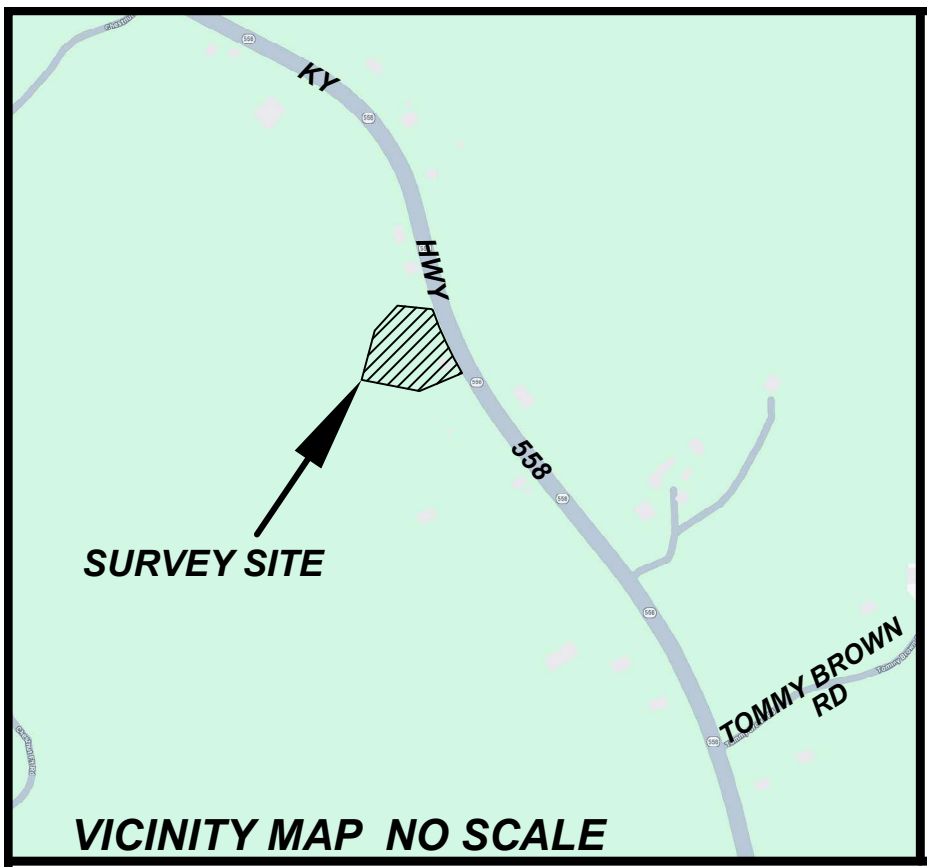


VICINITY MAP NO SCALE

GENERAL NOTES

CONTROL NOTE

CONTROL FOR THIS SURVEY WAS ESTABLISHED BY UTILIZING A TRIPLE - FREQUENCY NETWORK RTK ROVER TO OBTAIN STATE PLANE COORDINATES. DATUM IS KY. SINGLE GRID NORTH NAD 83 (EPOCH 2011).

RTK NOTE

A CARLSON BRX7 TRIPLE- FREQUENCY BASE AND ROVER WAS USED IN THIS SURVEY. THE COORDINATE SYSTEM IS KENTUCKY SINGLE ZONE STATE PLANE NAD83 (EPOCH 2011). GEOID IS 18-NAVD88. THE COMBINED SCALE FACTOR IS 1.00002348 AND THE CONVERGENCE ANGLE IS 00 DEGREES 25 MINUTES 04 SECONDS. ACCURACY OF PRIMARY CONTROL POINTS ARE 0.03'. THE PERCENTAGE OF WORK OBTAINED BY GPS WAS 100%. ALL DISTANCES SHOWN HEREON ARE U.S. SURVEY FOOT GRID DISTANCE.

MONUMENT NOTES

UNLESS STATED OTHERWISE, ANY "ROD" SHOWN HEREON IS EIGHTEEN (18) INCHES IN LENGTH WITH A BLUE OR YELLOW PLASTIC CAP STAMPED "TALBOTT 3149". ALSO, ANY TREE HEREUPON USED AS A NEW CORNER IS, UNLESS OTHERWISE STATED, IN SOUND CONDITION AND WILL MARKED WITH SETS OF THREE NEW HACK MARKS ABOUT CHEST HIGH ON EACH PROPERTY LINE OF SAID TREE.

SURVEY CLASSIFICATION

THIS SURVEY AND PLAT MEETS OR EXCEEDS THE TECHNICAL STANDARDS FOR A CLASS "B" SURVEY FOR RURAL LAND IN ACCORDANCE WITH 201 KAR 18.150.

UTILITIES

UTILITIES SHOWN HEREON WERE LOCATED FROM FIELD EVIDENCE, UTILITY RECORDS, AND OTHER SOURCES. OTHER UTILITIES MAY EXIST AND MAY OR MAY NOT BE OFF RECORD. PRIOR TO ANY EXCAVATION OR CONSTRUCTION, CALL KENTUCKY UNDERGROUND (811) FOR UTILITY LOCATION VERIFICATION.

OTHER NOTES

FIELD WORK RELATED TO THIS SURVEY WAS COMPLETED ON THE 3RD DAY OF OCTOBER, 2026. SURVEY SITE IS LOCATED APPROXIMATELY 10.9 MILES NORTHEAST OF THE TOWN SQUARE OF ALBANY, KY, IN THE WATAUGA COMMUNITY OF CLINTON CO, KY.

THIS PROPERTY IS SITUATED IN DFIRM PANEL 21053C0055C WITH AN EFFECTIVE DATE OF 07/22/2010 AND DOES NOT LIE IN A FLOOD ZONE PER FEMA'S NFHL VIEWER.

PREPARED BY
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N

GRID NORTH

CARRIE HENNESSEY & LAINE TARTER
(D.B.166, PGS. 179 - 182)

12" HICKORY

WITNESS ROD AND CAP ON LINE AT 2.62'

WITNESS ROD AND CAP AT NORTHERN BASE OF 24" BEECH SNAG

S 84°08'20" E 103.36'

N 41°58'29" E 97.95'

N 15°00'19" E 148.51'

N 79°04'54" W 171.68'

S 67°08'53" W 109.01'

P.O.B - KY1Z
N: 3466202.21'
E: 5120269.84'

C1

L1 S 68°25'54" W 24.99'

C2

35'

60'

DRIVE

1 STORY
830 SQ. FT.
MASONITE HOUSE

10' X 16' SHED

KY HWY 558 (R.O.W. VARIES)

D.B.18, PGS.484-482

OH

TOTAL AREA
1.050 ACRES
45,748 SQ. FT.

GRAPHIC SCALE
0 50 100

DAVID W. GUFFEY
(D.B.154, PGS. 260 - 262)

LINE	BEARING	DISTANCE
L1	S 68°25'54" W	24.99'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1046.28'	79.30'	79.28'	S 21°07'14" E	4°20'33"
C2	1037.36'	126.38'	126.30'	S 26°46'56" E	6°58'49"

LAND SURVEYOR'S CERTIFICATE

I DO HEREBY CERTIFY THAT THE SURVEY DEPICTED BY THIS PLAT WAS PREFORMED BY ME OR PERSONS UNDER MY SUPERVISION USING REAL TIME KINEMATIC (RTK) GPS METHODS. OBSERVATIONS WERE COLLECTED TO ENSURE QUALITY CONTROL AND TO VERIFY THE RELATIVE POSITIONAL ACCURACY OF THE SURVEY DATA. THE BEARINGS AND DISTANCES SHOWN HEREON HAVE NOT BEEN ADJUSTED. THE ACCURACY AND PRECISION OF SAID SURVEY MEETS OR EXCEEDS ALL OF THE SPECIFICATIONS OF THIS CLASS. THIS SURVEY IS SUBJECT TO ALL CONVEYANCES, EASEMENTS, AND EXCEPTIONS (IF ANY) WHETHER APPARENT OR NOT. THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

GREGORY H. TALBOTT PLS 3149 DATE

BOUNDARY RETRACEMENT
AND PLAT OF SURVEY
FOR
TONYA YORK DEES AND TAMMY YORK DAY
9559 KENTUCKY HIGHWAY 558
ALBANY, KENTUCKY 42602
WATAUGA COMMUNITY, CLINTON CO., KY.

SOURCE OF TITLE

WILL BOOK 14, PAGES 43-48
DEED BOOK 65, PAGES 487 - 488

PVA PARCEL NUMBER
041-00-00-004.00

SCALE	DATE	DRAWN BY:
1" = 50'	10/04/2026	J. TALBOTT

LEGEND

- 5/8" REINFORCEMENT ROD FOUND OR SET THIS SURVEY WITH PLASTIC CAP STAMPED "TALBOTT PLS 3149"
- TREE USED AS CORNER (SIZE AND SPECIES DENOTED)
- MEANDER POINT
- POWER / LIGHT POLE
- STONE OR CONCRETE MONUMENT
- BOUNDARY LINE
- BOUNDARY LINE EXTENDED
- FENCE
- OVERHEAD POWER LINE
- STREAM