

ASHLEY CIRCLE

80' R/W 31' PVMT.

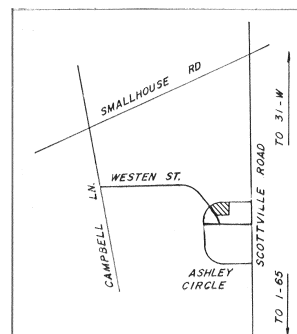


FORD COMMERCIAL SUBDIVISION
RECORDED MAJOR BOOK 17 PG 170

(FUTURE DEVELOPMENT) FORD BROTHERS, INC.

LOT	CURVE	DATA		
CURVE	RADIUS	ARC LENGTH	CHORD	DELTA
10	941.07'	213.45'	212.99'	12° 59' 44"
11	941.07'	166.80'	166.58'	10° 09' 19"
12	337.07'	107.34'	106.89'	18° 14' 44"

LOT AREAS		
LOT NO.	SQUARE FEET	ACRES
3-8	54,501	1.25
3-9	27,674	0.64
3-10	18,603	0.43
3-11	12,954	0.30
3-12	9,219	0.21
TOTAL AREA		2.83 Acres



1. SOURCE OF TITLE : DEED BOOK 458 PG 477 , DEED BOOK 498 PG 321
DEED BOOK 470 PG 267 .

2. ALL CORNERS ARE 5/8" # IRON PINS, 18" LONG

3. PERMANENT UTILITY EASEMENT

4. NO BUILDING PERMITTED ON LOT 3-11 UNTIL RELEASE OF THESE EASEMENTS HAS BEEN SECURED.

OWNER & DEVELOPER
FORD BROS., INC.
Alvin Ford & Andy Ford
1100 31-W By - Pass
Bowling Green, Ky. 42101
842-0188

1 LAND SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE SURVEY OF THIS PLAN WAS MADE UNDER MY SUPERVISION AND THAT THE ANGULAR AND LINEAR MEASUREMENTS SHOWN THEREOF ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
William H. Hays
Registered Professional Land Surveyor

2 CERTIFICATE OF OWNERSHIP AND DEDICATION
I hereby certify that I am owner of the property shown and described hereon and that I hereby adopt this plan of subdivision with my free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, parks and other open spaces to public or private use as noted.
Date: 4-30-85
Alvin Ford
Owner

3 EASEMENT DEDICATION
The spaces outlined by dashed lines and designated as easements are hereby reserved for the purposes shown, including the right of ingress and egress over all lots to and from the easements and the right to cut down or trim any trees within or without the easements that may interfere with the installation or operation of the lines. The easements shall be kept free of all permanent obstructions.
Alvin Ford
Owner

4 CITY ENGINEER OR COUNTY ENGINEER
All drainage easements are dedicated to City of Bowling Green. All drainage shall be maintained by the respective owner(s) of the lot(s) over which said easements cross and no drainage easement shall be altered in any way by filling, changing the contour thereof, or by building any structure thereon, except upon prior written approval of the City Engineering Division. This restriction may be enforced by any owner of any lot within this subdivision, or of any lot affected by the drainage over said easement, or by the City Building Inspector.
William Hays
City Engineer

5 NOTE:
(1) Where necessary entrance and/or driveways to lots shall be constructed with a minimum of 24 linear feet of 15 inch diameter entrance pipe. The end of the entrance radius shall terminate 3 feet back from the property line.
(2) Grading within the developed area shall be performed in such a manner that no excess water will be diverted to the city/county road right of way without approval of city/county engineer.
THIS PROPERTY HAS PUBLIC ACCESS TO A ROAD.
William Hays
City/County/State Engineer

6 CITY OF BOWLING GREEN, KENTUCKY PUBLIC WORKS DEPARTMENT DIVISION OF ENGINEERING
 APPROVED
 NOT APPROVED
Checking is only for conformance with the minimum engineering design standards of the City of Bowling Green, Kentucky and is not to be construed to be approval of the horizontal or linear measurements shown.
Date: 4-30-85
By: *William Hays*

7 SOUTH CENTRAL BELL TEL. CO.
Bowling Green, Ky. 42101
UTILITY EASEMENTS AS SHOWN
William Hays
Signature Title Date

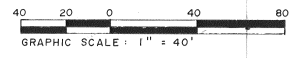
8 BOWLING GREEN MUNICIPAL UTILITIES OR WARREN RURAL ELECTRIC COOPERATIVE CORP.
ELECTRIC DIVISION STAMP
WATER AND SEWER DIVISION STAMP
Don Hardie
Electric Division

9 DIVISION OF PLUMBING
Manoj Kumar Rajiv
B. Hunt 5-1-85

10 CITY-COUNTY PLANNING COMMISSION
CERTIFICATE OF APPROVAL OF RECORDING
I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations of the City-County Planning Commission of Warren County, Kentucky, with the exception of such variances, if any, as are noted in the minutes of the Planning Commission and that it has been approved for recording in the office of the County Clerk.
Date: 5/11/85
James M. Hays
Executive Secretary



MAJOR SUBDIVISION
PHASE II
FORD COMMERCIAL SUBDIVISION



ENGINEER & SURVEYOR
FREELAND HARRIS JR.
CONSULTING ENGINEERS, INC.
1711 Ashley Circle - Suite 3
Bowling Green, Ky. 42101
782-9291