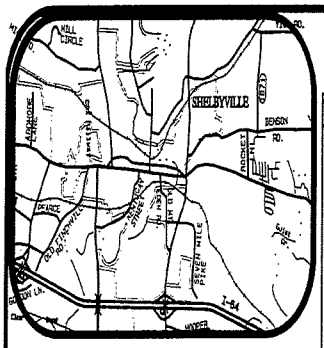


VICINITY MAP

LEGEND

- SET IRON PIN STAMPED PLS 2123 (1/2" Rebar W/Plastic cap)
- FOUND IRON PIN
- FOUND STONE
- POST
- RAILROAD SPIKE
- PK NAIL
- R/W MARKER
- FENCE LINE (Woven Wire)
- BOUNDARY LINE
- ADJOINING PROPERTY LINE (Not Surveyed)
- FIRE HYDRANT
- BENCH MARK
- WATER LINE

Note: All corners shown hereon have been monumented with iron Pins and plastic caps identifying surveyor#2123 unless noted on plat.

CERTIFICATE OF APPROVAL BY UTILITY COMPANIES

I (WE) HEREBY CERTIFY THE UTILITY EASEMENTS ARE APPROVED AS SHOWN WITH RESTRICTIONS LISTED HEREON:

K.U. COMPANY	DATE	BELLSOUTH	DATE 12-15-99
SHELBY ENERGY	DATE 12-6-99	WESTERN KY. GAS	DATE 12/6/99
WATER CO.	DATE	DEVELOPER	DATE

THE SPACES INDICATED BY DASHED LINES AND MARKED UTILITY EASEMENTS ARE HEREBY RESERVED FOR THE USE OF UTILITY COMPANIES LISTED ABOVE FOR UTILITY PURPOSES AND WATER AND GAS COMPANIES FOR UNDER-GROUND PIPES AND SOUTH CENTRAL BELL TELEPHONE AND ELECTIC UTILITIES PURPOSES, WHICH INCLUDE:

1. THE RIGHT TO CONSTRUCT, MAINTAIN, OPERATE, REPLACE, OR REBUILD POLE LINES AND/OR UNDERGROUND CABLE SYSTEMS 1a. THE RIGHT TO CONSTRUCT, MAINTAIN, OPERATE, REPLACE OR REBUILD UNDERGROUND PIPE LINES, 2. THE RIGHT OF INGRESS AND EGRESS OVER ALL LOTS TO AND FROM SAID EASEMENTS INDICATED, 3. THE RIGHT TO TRIM OR REMOVE ANY TREE NECESSARY TO MAINTAIN PROPER SERVICE AND 4. THE RIGHT TO KEEP SAID EASEMENTS FREE OF ANY STRUCTURES OR OBSTACLES THAT MAY CREATE A HAZARD TO THE SAID POLE LINES OR CABLES. IT IS UNDERSTOOD THAT A PART OF THIS RESERVATION THE OWNERS, THEIR HEIRS, OR ASSIGNS HEREBY AGREE THAT NO EXCAVATION WILL BE ATTEMPTED WITHIN 5' FEET OF ANY BURIED CABLES INSTALLED WITHIN THE EASEMENT HEREON DEFINED. PROPERTY OWNERS ARE TO USE AND ENJOY THE SAID LANDS INCLUDED IN THE EASEMENT STRIPS SHOWN HEREON BUT SUCH USE SHALL NOT INTERFERE WITH THE RIGHTS AND PRIVILEGES HEREIN RESERVED.
HEREIN RESERVED.

LAND SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON DEPICTS A SURVEY MADE BY ME, AND THAT THE ANGULAR AND LINEAR MEASUREMENTS ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS SURVEY MEETS OR EXCEEDS MINIMUM STANDARDS, PER 201 KRA 18:150.

12-6-99
DATE PROFESSIONAL LAND SURVEYOR

ROADWAY ENTRANCE CERTIFICATE

I HEREBY CERTIFY THAT AN ENTRANCE FROM THE PROPOSED DEVELOPMENT WILL BE GRANTED ONTO THE CITY STREET, COUNTY ROAD, OR STATE HIGHWAY SHOWN ON THE PLAT DESCRIBED HEREON, HOWEVER AN ENTRANCE PERMIT, FOR EACH LOT WILL BE REQUIRED AFTER STRUCTURE LOCATION IS ESTABLISHED.

12-15-99
DATE STREET, ROAD OR HIGHWAY OFFICIAL

FIRE DEPARTMENT CERTIFICATE

I HEREBY CERTIFY THAT THE DIVISION SHOWN HEREON LIES WITHIN THE FIRE SERVICE AREA OF THIS FIRE DISTRICT AND WILL BE SERVED BY SAME.

12-15-99
DATE FIRE DISTRICT REPRESENTATIVE

CERTIFICATE OF APPROVAL FOR ELECTRIC SERVICE

I HEREBY CERTIFY THE THIS PLAT OF HI POINT BUSINESS PARK SEC. II LIES WITHIN THE SERVICE AREA OF Kentucky Utilities AND SAID UTILITY HAS THE CAPACITY TO SUPPLY ADEQUATE ELECTRIC SERVICE TO SAID SUBDIVISION.

12/15/99
DATE AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL FOR GAS SERVICE

I HEREBY CERTIFY THE THIS PLAT OF HI POINT BUSINESS PARK SEC. II LIES WITHIN THE SERVICE AREA OF Western Ky. Gas Co. AND SAID UTILITY HAS THE CAPACITY TO SUPPLY ADEQUATE GAS SERVICE TO SAID SUBDIVISION.

12-15-99
DATE AUTHORIZED REPRESENTATIVE

CERTIFICATE OF OWNERSHIP

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN HEREON AND THAT WE HEREBY ADOPT THIS PLAN WITH OUR FREE CONSENT. THIS DIVISION DOES NOT VIOLATE ANY PRIVATE SUBDIVISION RESTRICTIONS.

12/6/99
DATE OWNER
DATE OWNER
DATE OWNER
DATE OWNER

RECORDING CERTIFICATE

I HEREBY CERTIFY THAT THE PLAT GHI Point Commercial HAS BEEN APPROVED BY THE TRIPLE S PLANNING COMMISSION.

04-02-2001
DATE CHAIRMAN PLANNING COMMISSION

Variances Granted
1. Parking will be allowed in the required front yards

APPROVED
TRIPLE S PLANNING COMM.

ROADWAY CERTIFICATE

I HEREBY CERTIFY THATE THE ROAD PLANS FOR THE PROPOSED DEVELOPMENT SHOWN HEREON HAVE BEEN REVIEWED BY THE CITY ENGINEER OF SHELBYVILLE.

12/9/99
DATE CITY ENGINEER

CERTIFICATION OF THE APPROVAL OF WATER AND SEWERAGE SYSTEMS

I HEREBY CERTIFY THAT THE Public WATER SUPPLY AND THE Public SEWAGE DISPOSAL SYSTEMS INSTALLED, OR PROPOSED TO BE INSTALLED IN THE SUBDIVISION ENTITLED HI Point Commercial FULLY MEETS THE REQUIREMENTS OF THE HEALTH DEPARTMENT, AND HEREBY IS APPROVED AS SHOWN.

9-13-99
DATE COUNTY HEALTH OFFICER

CERTIFICATION OF AVAILABILITY OF WATER SERVICES

I HEREBY CERTIFY THAT THE PROPOSED SUBDIVISION SHOWN HEREON LIES WITHIN THE SERVICE AREA OF Shelbyville Water & Sewer Commission AND THAT SAID UTILITY HAS THE CAPACITY TO SUPPLY WATER TO THE PROPOSED SUBDIVISION, ASSUMING THAT THE WATER DISTRIBUTION SYSTEM IS INSTALLED WITHIN SAID SUBDIVISION ACCORDING TO THE UTILITIES SPECIFICATIONS.

12/6/99
DATE AUTHORIZED REPRESENTATIVE

CERTIFICATION OF AVAILABILITY OF SEWER SERVICES LOTS 2-7 AND 9-11

I HEREBY CERTIFY THAT THE PROPOSED SUBDIVISION SHOWN HEREON LIES WITHIN THE SERVICE AREA OF Shelbyville Water & Sewer Commission AND THAT SAID UTILITY HAS THE CAPACITY TO SUPPLY SANITARY SEWERS TO THE PROPOSED SUBDIVISION, ASSUMING THAT THE SEWER SYSTEM IS INSTALLED WITHIN SAID SUBDIVISION ACCORDING TO THE UTILITIES SPECIFICATIONS.

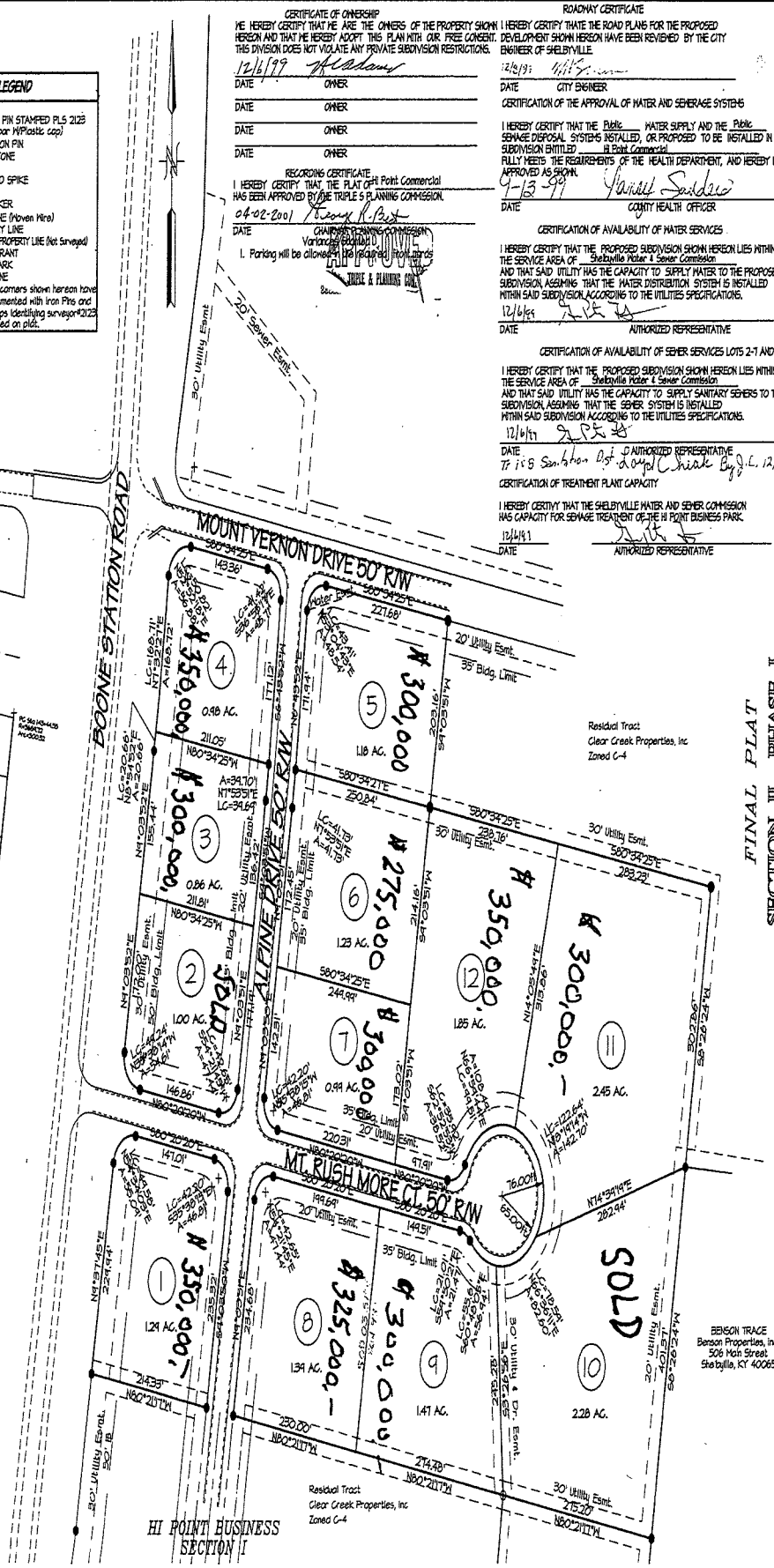
12/6/99
DATE AUTHORIZED REPRESENTATIVE

TF is S. Sanitation Dist. Lloyd Chiaks By J.C. 12/2/99

CERTIFICATION OF TREATMENT PLANT CAPACITY

I HEREBY CERTIVY THAT THE SHELBYVILLE WATER AND SEWER COMMISSION HAS CAPACITY FOR SEWAGE TREATMENT OF THE HI POINT BUSINESS PARK.

12/2/99
DATE AUTHORIZED REPRESENTATIVE



GRAPHIC SCALE 1"=100'

0 100 200 300

FINAL PLAT
SECTION III PHASE I
HI POINT BUSINESS PARK
SHELBYVILLE, KENTUCKY

Owners: Clear Creek Properties
2365 Harrodsburg Road Suite B230
Lexington, Kentucky

Date: March 5, 1999
Source: Deed Bk. 254 Pg. 255
Scale: 1" = 100'
Zoned - C-4
Zoned - Light Industrial Lots 20 and 21 only

Plat Cab 4 Slide 140

RECORDED IN PLAT BOOK 4 PAGE 140
TOTAL PAGES 1
CLERK: TERRY PERRY
DEPUTY CLERK: JOE BURTON
SHELBY COUNTY
DEPUTY CLERK
BOOK CR6 PAGES 82 - 82

PROFESSIONAL LAND SURVEYORS AND DESIGN
506 MAIN STREET
SHELBYVILLE KY 40065
502-633-1116