

LEGEND

- SET IRON PIN W/ CAP STAMPED CDP 3539
FOUND IRON PIN WITH IDENTIFYING CAP
(ELEC POLE IN ASPHALT PAVEMENT)
BENCH MARK OR CONTROL MONUMENT
ELEC POLE
JUNCTION BOX ELECTRIC
TRANSFORMER
ORIGINAL LOT LINE (BEARING & DISTANCE)
UNDERGROUND ELECTRIC PROPERTY LINE
DRAINAGE & UTILITY EASEMENT (DR & UTIL ESMT)
BUILDING SETBACK LINE (B/L)
EXISTING SANITARY SEWER LINE
EXISTING WATER LINE

CURVE DATA

Table with columns: CURVE, RADIUS, ARC LENGTH, CHORD LENGTH, CHORD BEARING, DELTA ANGLE, TANGENT, DEGREE OF CURVE. Contains data for curves C1, C2, and C3.

SITE STATISTICS

TOTAL NUMBER OF LOTS = 5
LINEAR FEET OF STREET = 863.49 LF
AREA IN STREET R/W = 28,700 SF (0.659 ACRE)
TOTAL AREA: 7.213 AC.
ZONING: C-3

FLOOD HAZARD AREA NOTE

AS INDICATED ON THE FLOOD INSURANCE RATE MAP (FIRM) NUMBER 21093C0291D EFFECTIVE JULY 19, 2016 THE FLOOD PLAIN SHOWN HEREON WAS RECENTLY MODIFIED BY A LETTER OF MAP REVISION; LOMR CASE NUMBER 15-04-90588.

A PORTION OF THE PROPERTY SHOWN ON THIS PLAT IS WITHIN ZONE AE WITH BASE FLOOD ELEVATION (BFE) AND A PORTION OF THE PROPERTY SHOWN ON THIS PLAT IS WITHIN ZONE X, WHICH IS WITHIN THE 500 YEAR FLOOD HAZARD AREA. FLOOD HAZARD AREA DETERMINATION IS RESTRICTED TO A REVIEW OF THE FIRM AND SHALL NOT BE CONSTRUED AS A CONFIRMATION OR DENIAL OF FLOODING POTENTIAL OR HAZARDS.

LOMR CERTIFICATE

PER CASE NO 15-04-90588P, EFFECTIVE JULY 19, 2016, THE FEDERAL EMERGENCY MANAGEMENT AGENCY ISSUED A LETTER OF MAP REVISION TO COMMUNITY PANEL 21093C0291D. THE MAP REVISION IS DEPICTED HEREON.

LAND SURVEYOR CERTIFICATION

I CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION; THAT ALL EASEMENTS INDICATED HERE DO ACTUALLY EXIST AND THAT THEIR LOCATIONS, SIZES, AND MATERIALS ARE CORRECTLY INDICATED; AND THAT THE INFORMATION SHOWN HEREON IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

4/27/2017 DATE
SIGNATURE
3539 REGISTRATION NUMBER



UTILITY CERTIFICATION

I, BEING A DULY AUTHORIZED AGENT OF THE CITED UTILITY COMPANY, ACCEPT THE EASEMENTS SHOWN ON THIS RECORD PLAT ON BEHALF OF MY COMPANY. I ALSO RELEASE ANY EASEMENTS THAT HAVE BEEN APPROVED PREVIOUSLY.

4-28-17 DATE
Broadkrom REPRESENTATIVE
K.V. Co. ELECTRIC COMPANY
4/24/17 DATE
Boyer REPRESENTATIVE
Telephone Company
4/29/17 DATE
J. [Signature] REPRESENTATIVE
Water Company
5/4/17 DATE
Chalcraft REPRESENTATIVE
City of Elizabethtown

COMMISSION'S CERTIFICATION

I CERTIFY THAT THIS RECORD PLAT HAS BEEN APPROVED IN ACCORDANCE WITH THE REGULATIONS ADMINISTERED BY THE HARDIN COUNTY PLANNING AND DEVELOPMENT COMMISSION, AND THAT THIS PLAT IS NOW ELIGIBLE FOR RECORDING. FINANCIAL SURETY \$100,000

10/2/17 DATE
Chairman/Director

ACCESS RESTRICTION NOTE

NO LOT SHALL HAVE DIRECT ACCESS TO LEITCHFIELD ROAD (US 62) AND RING ROAD (KY 3005). ACCESS SHALL BE FROM THE HILLCREST LANE R.O.W. PARKING SHALL BE PROHIBITED ON HILLCREST LANE.

SHARED ACCESS & PARKING NOTE

IT IS AGREED THROUGH THE PLATTING OF THESE LOTS THAT COMMON/SHARED INGRESS AND EGRESS TO LOTS 1B, 2A, 3B AND 4 ARE ALLOWED FREELY ACROSS THE ENTRANCES FOR THESE LOTS. IN ADDITION LOT 1B AND 5 AND 6 GRANT INGRESS AND EGRESS RIGHTS TO ADJOINING LOTS SHARING ENTRANCES. THIS INGRESS/EGRESS IS FOR THE USE OF THE OWNERS, OCCUPANTS, GUESTS, CONTRACTORS AND EMPLOYEES OF THESE LOTS. THE LOCATION OF DRIVE LANES AND STREET ENTRANCE FOR ANY DEVELOPMENT ON THE LOTS OF THIS SUBDIVISION SHALL BE SHOWN ON THE DEVELOPMENT PLAN AS APPROVED BY THE ELIZABETHTOWN PLANNING COMMISSION AND THE ENCROACHMENT PERMIT AS APPROVED BY THE KENTUCKY DEPARTMENT OF TRANSPORTATION. THE LOT OWNERS SHALL ADDRESS MAINTENANCE OF THE ENTRANCE AND PARKING AREA(S) BY SEPARATE AGREEMENT.

AMENDMENT NOTE

THE PURPOSE OF THIS SUBDIVISION IS TO CREATE ADDITIONAL LOTS FOR DEVELOPMENT. TO DEDICATE STREET RIGHT-OF-WAY AND TO AMEND EASEMENTS ON CURRENT LOTS. THE HILLCREST PLAZA, LOTS 1A, 2A, AND 3A & 6 ARE RECORDED IN THE OFFICE OF THE HARDIN COUNTY CLERK IN PLAT CABINET 1 SHEET 5652. LOT 1A IS SUBDIVIDED TO FORM LOTS 1B, 4, 5 & 6. LOT 3A RELEASES THE UTILITY EASEMENT ACROSS THE LOT AS INDICATED AND THEREFORE IS RE-NUMBERED AS LOT 3B TO REFLECT THIS CHANGE.

HILLCREST LANE IS EXTENDED TO RING ROAD AND ELIMINATES THE PREVIOUSLY DEDICATED 30' INGRESS/EGRESS EASEMENT. HILLCREST LANE IS BEING DEDICATED AS A RIGHT-OF-WAY TO ASSIST IN THE SUBDIVISION PROCESS BUT WILL A PRIVATELY MAINTAINED STREET.

THIS PLAT RELEASES THE PREVIOUS EASEMENTS THAT WERE DEDICATED ALONG THE PREVIOUS COMMON LOT LINES AND DEDICATES MULTIPURPOSE UTILITY EASEMENTS AND DRAINAGE EASEMENTS FOR THE PROPER PROVISION OF UTILITY SERVICES AND THE PROPER HANDLING OF STORMWATER FOR THESE LOTS.

FUTURE CONVEYANCES SHALL BE BY HILLCREST PLAZA, LOTS 1B, 3B, 4, 5 & 6 AND NOT BY THE PREVIOUS DEED DESCRIPTIONS.

IMPROVEMENT WATER CERTIFICATION

I CERTIFY THAT THE WATER SUPPLY SYSTEM INSTALLED OR PROPOSED FOR INSTALLATION IN THIS SUBDIVISION FULLY MEETS THE REQUIREMENTS OF THIS JURISDICTION AND IS APPROVED.

JURISDICTION OFFICIAL DATE

IMPROVEMENT SANITARY SEWER AND FIRE PROTECTION CERTIFICATION

I CERTIFY THAT THE STREET IMPROVEMENT PLANS FOR THIS SUBDIVISION HAVE BEEN REVIEWED AND ARE IN CONFORMANCE WITH ALL APPROPRIATE REGULATIONS. I FURTHER CERTIFY THE WATER SUPPLY SYSTEM FOR FIRE PROTECTION PURPOSES AND THE SEWAGE DISPOSAL SYSTEM INSTALLED OR PROPOSED FOR INSTALLATION IN THIS SUBDIVISION FULLY MEET THE REQUIREMENTS OF THIS JURISDICTION AND ARE APPROVED.

JURISDICTION OFFICIAL DATE

IMPROVEMENT STORMWATER AND DRAINAGE CERTIFICATION

I CERTIFY THAT THE STORMWATER IMPROVEMENT PLANS FOR THIS SUBDIVISION HAVE BEEN REVIEWED AND ARE IN CONFORMANCE WITH ALL APPROPRIATE REGULATIONS. I ALSO CERTIFY THAT THE GRADING AND DRAINAGE SYSTEMS INSTALLED OR PROPOSED FOR INSTALLATION IN THIS SUBDIVISION FULLY MEET THE REQUIREMENTS OF THIS JURISDICTION AND ARE APPROVED.

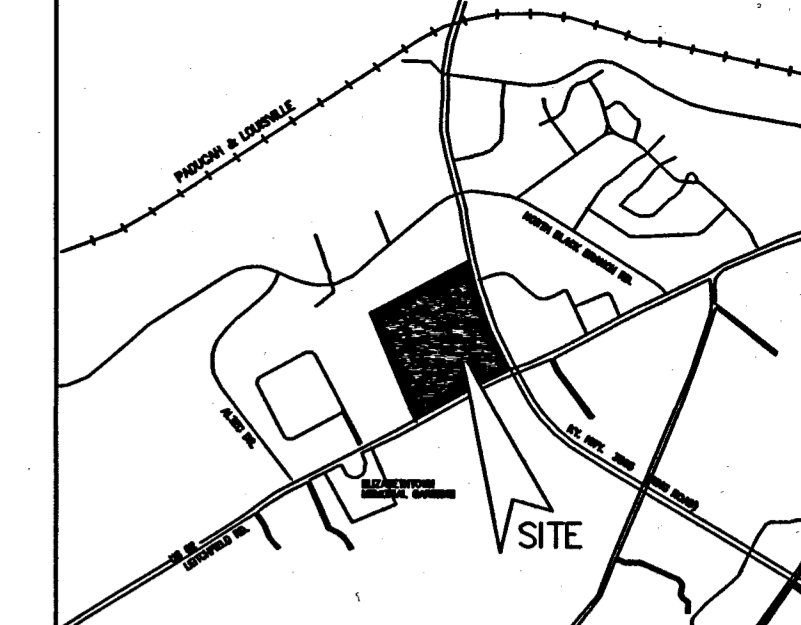
JURISDICTION OFFICIAL DATE

OWNERS INFORMATION

- LOT 1B THE CECILIAN BANK, A KENTUCKY CORP. PVA 186-00-00-27.23 D.B. 1364, PG. 590; P.C. 1, SL. 4348
LOT 3B FIRST CECILIAN BANCORP, INC. PVA 187-00-00-011 D.B. 1399, PG. 1388; P.C. 1, SL. 5652
LOT 4 THE CECILIAN BANK, A KENTUCKY CORP. PVA 186-00-00-27.23 D.B. 1364, PG. 590; P.C. 1, SL. 4348
LOT 5 THE CECILIAN BANK, A KENTUCKY CORP. PVA 186-00-00-27.23 D.B. 1364, PG. 590; P.C. 1, SL. 4348
LOT 6 THE CECILIAN BANK, A KENTUCKY CORP. PVA 186-00-00-27.23 D.B. 1364, PG. 590; P.C. 1, SL. 4348

MAINTENANCE NOTE

ALL LOT OWNERS ARE RESPONSIBLE FOR THE MAINTENANCE OF EASEMENTS ON THEIR LOT, INCLUDING EASEMENT SURFACE MATERIALS SUCH AS PAVEMENT AND GRASSES. UTILITY EASEMENTS ARE DEDICATED TO PROVIDE UTILITY COMPANIES THE RIGHT TO BUILD, OPERATE, MAINTAIN AND EXPAND THEIR RESPECTIVE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT SHALL BE MAINTAINED BY THE LOT OWNER AND PRESERVED IN THEIR APPROVED CONDITION INCLUDING ANY AND ALL DRAINAGE FEATURES, SUCH AS SWALES, DITCHES, PIPES, INLET/JUNCTION BOXES, BASINS, AND OUTLET STRUCTURES AND NO ENCROACHMENT THEREIN AND NO CHANGE IN THE GRADE OR ELEVATION SHALL BE MADE BY ANY PERSON OR LOT OWNER WITHOUT THE CONSENT AND APPROVAL OF THE CITY OF ELIZABETHTOWN AND THE APPROPRIATE UTILITY COMPANY.



VICINITY MAP

GENERAL NOTES

- 1) THIS PROPERTY IS SUBJECT TO ANY AND ALL RIGHTS-OF-WAY, APPURTENANCES, RESTRICTIONS, AND / OR EASEMENTS IN EFFECT TO DATE.
2) SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
3) ADJOINING PROPERTY OWNERS ARE ACCORDING TO THE HARDIN COUNTY PROPERTY VALUATION OFFICE.
4) THE LARGE DRAINAGE EASEMENT NOTED ON LOT 3B IS RELEASED BASED UPON FOREGOING GRANT OF EASEMENT FROM THE COMMONWEALTH OF KENTUCKY TO FIRST CECILIAN BANCORP, INC. A KENTUCKY LIMITED LIABILITY COMPANY, INCLUDING THE CONSIDERATION CERTIFICATE OF GRANTOR, WAS ACKNOWLEDGED AND SWORN ON THE 8TH DAY OF DECEMBER 2015 BY LORI H. FLANNERY, SECRETARY OF THE FINANCE AND ADMINISTRATION CABINET OF THE COMMONWEALTH OF KENTUCKY.
5) THE EXISTING 20' MULTI PURPOSE EASEMENT NOTED ON LOT 3B HAS BEEN RELEASED BY KU AND OTHER UTILITIES WITHIN THE EASEMENT.
6) THE STREET CROSS-SECTION FOR STREET A WAS ACCEPTED BY THE ELIZABETHTOWN PLANNING COMMISSION AS A LIMITED ACCESS COLLECTOR STREET BY THE GRANTING OF A DESIGN IMPROVEMENT STANDARD WAIVER

OWNER'S CERTIFICATION

WE CERTIFY THAT WE ARE THE OWNER(S) OF THIS PROPERTY, AS RECORDED IN DEED BOOK 1399, PAGE 1388 AND DEED BOOK 1364, PAGE 590 IN THE OFFICE OF THE HARDIN COUNTY CLERK, AND THAT WE ADOPT THIS PLAN OF DEVELOPMENT WITH OUR FREE CONSENT, ESTABLISH THE MINIMUM BUILDING LINES, AND DEDICATE ALL STREETS, DRAINAGE WAYS, WALKS, PUBLIC UTILITY LINES, PARKS, AND OTHER OPEN SPACES TO PUBLIC USE AS NOTED AND ILLUSTRATED. FURTHER, WE GRANT WAYS TO THE BELOW NAMED UTILITY COMPANIES, THEIR SUCCESSORS AND ASSIGNS AN EASEMENT OVER THE SPACES INDICATED DASHED LINES AND MARKED 'ELECTRIC AND TELEPHONE EASEMENTS'. NAMEDLY KENTUCKY UTILITIES (KU), ITS SUCCESSORS AND ASSIGNS, FOR ELECTRIC UTILITY PURPOSE AND WINDSTREAM & BRANDENBURG TELECOM, ITS SUCCESSORS AND ASSIGNS, FOR TELEPHONE UTILITY COMPANIES, THEIR SUCCESSORS AND ASSIGNS, AN EASEMENT OVER THE SPACES INDICATED BY DASHED LINES MARKED 'UTILITY AND DRAINAGE EASEMENTS'; SAID EASEMENTS TO INCLUDE:

- 1. THE RIGHT TO CONSTRUCT, MAINTAIN, OPERATE, REPLACE, UPGRADE, OR REBUILD POLE LINES AND/OR PIPES, AND/OR UNDERGROUND CABLE SYSTEMS AND ALL APPURTENANCES THERETO.
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;
4. THE RIGHT TO KEEP EASEMENTS FREE OF ANY STRUCTURES OR OBSTACLES THE COMPANY DEEMS A HAZARD TO THE SAID POLE LINES, PIPES OR CABLE; AND
5. THE RIGHT TO PROHIBIT ANY EXCAVATION WITHIN FIVE FEET OF ANY BURIED PIPE AND/OR CABLE HEREIN MENTIONED, OR CHANGE OF GRADE THAT INTERFERES WITH OVERHEAD POLE LINES.

THE UNDERSIGNED HEREBY GRANTS THE FURTHER RIGHT, TO SAID ELECTRIC UTILITY COMPANY, TO INSTALL, EITHER OVERHEAD OR UNDERGROUND, NECESSARY WIRING FOR STREET LIGHTING, THAT IS REQUESTED AND/OR REQUIRED, BUT IN NO CASE SHALL SAID WIRING BE INSTALLED MORE THAN FIVE FEET FROM ANY LOT LINE.

LOT OWNERS ARE TO USE AND ENJOY SAID LANDS INCLUDED IN EASEMENTS SHOWN HEREON, BUT SUCH USE SHALL NOT INTERFERE WITH THE RIGHT HEREIN GRANTED.

04-28-17 By: Donnelly, Bank, Wise, Bd. Sec. DATE OWNER(S)

4/24/17 BY: [Signatures] DATE OWNER(S)

I CERTIFY THAT I AM A NOTARY FOR THE STATE-AT-LARGE. I FURTHER CERTIFY THAT THE ABOVE SIGNATURE(S) (S, ARE) LEGAL AND (HAS, HAVE) BEEN EXECUTED VOLUNTARILY, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

4-28-17 Notary Date ID 570516 DATE NOTARY PUBLIC

1-22-2021 DATE COMMISSION EXPIRES

AMENDED RECORD PLAT

HILLCREST PLAZA
LOTS 1A, 3A, 4, 5, AND 6
LEITCHFIELD ROAD AND RING ROAD (KY 3005)
ELIZABETHTOWN, KENTUCKY

for: THE CECILIAN BANK (P.O.C. DON WISE), A KENTUCKY CORP. and FIRST CECILIAN BANCORP INC.
1808 N. DIXIE AVE
ELIZABETHTOWN, KENTUCKY 42701



3250 Blazer Parkway
Lexington KY 40509
T 859.264.7500 F 859.264.7501
APRIL 27, 2017

Table with columns: Doc ID, Kind, Recorded, Page, Fees, Hardin County Clerk, Debbie Donnelly Clerk. Contains recording information for the plat.

Debbie Donnelly, County Clerk of Hardin County, Kentucky, hereby certify that the foregoing instrument has been duly recorded in my office.

By: ANITA G. GOODIN, dc

SCALE: 1"=50'

