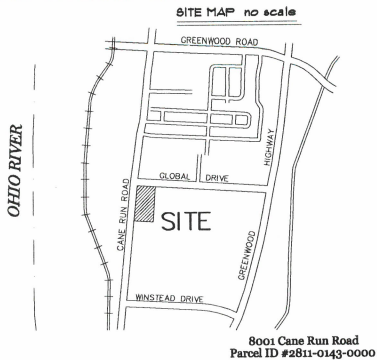
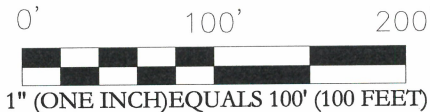


Minor Subdivision Plat
Riverport Holding Division
8001 Cane Run Road
7.017 Acres (+/-) Total

BASIS OF MERIDIAN:
Derived from GPS Observation
Tuesday, July 12, 2022. The Survey
is aligned to Grid North, Kentucky
North Zone, #1601, NAD 83'.

Yamamoto FB Engineering, LLC.
7331 Global Drive
Louisville, Kentucky 40258
Deed Book #9126, Page #681
2811-0119-0000



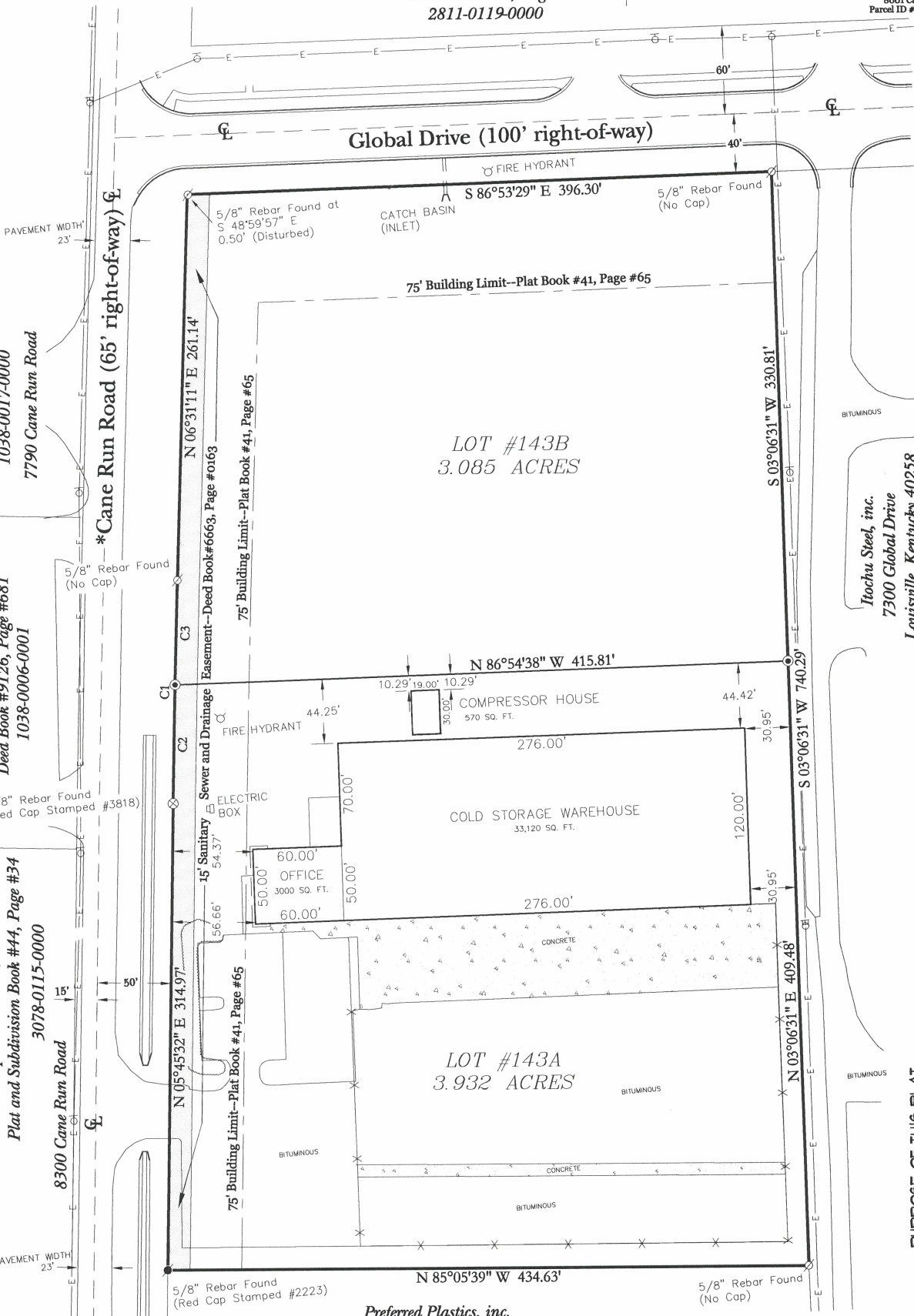
*NOTE: There shall be no additional access granted to KY 1230
as a result of this property division. Lot 143B to be served
via Global Drive with no direct access to Cane Run Rd.

Buckeye Terminals, LLC.
616 Hamilton Boulevard
Allentown, Pennsylvania 18106
Deed Book #12320, Page #892
1038-0017-0000

A Double B1, LLC.
8000 Can Run Road
Louisville, Kentucky 40258
Deed Book #9126, Page #681
1038-0006-0001

HIP Riverport DC I, LLC.
385 Inverness Parkway, Suite 460
Denver, Colorado 80112
Deed Book #12248, Page #785
Riverport Section #7, Lot #115
Plat and Subdivision Book #44, Page #34
3078-0115-0000

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	DELTA ANGLE
C1	11409.16'	151.56'	N 06°08'22" E	00°45'40"
C2	11409.16'	81.18'	N 05°57'46" E	00°24'28"
C3	11409.16'	70.38'	N 06°20'36" E	00°21'12"



NOV 07 2022

Itochu Steel, Inc.
7300 Global Drive
Louisville, Kentucky 40258
Deed Book #6582, Page #90
2811-0135-0000

PURPOSE OF THIS PLAT

The purpose of this Plat is to create 2 lots from 1,
divide Tract #143, Deed Book #3862, Page #233
Lot #143A, 3.932 acres, and Lot #143B, 3.085 acres.

CERTIFICATE OF APPROVAL
APPROVED THIS _____ DAY OF _____, 2022.

INVALID IF NOT RECORDED
BEFORE THIS DATE: _____

BY: _____
LOUISVILLE AND JEFFERSON COUNTY
PLANNING COMMISSION.
APPROVAL SUBJECT TO ATTACHED CERTIFICATES.
SPECIAL REQUIREMENT(S) _____

DOCKET NO. _____

This Minor Subdivision Plat was prepared by:

Neal W. Roberts, PLS.
4316 La Grange Road
Shelbyville, Kentucky 40065 USA
502.693.4829 nealwr@gmail.com

PAGE 1 OF 2

Preferred Plastics, Inc.
8301 Can Run Road
Louisville, Kentucky 40258
Deed Book #8649, Page #333
2811-0136-0000

NOTE: This plat amends Plat Book #41, Page #65,
which is the Riverport Section 4 Subdivision.

8001 Cane Run Road

Minor Subdivision Plat
(TO CREATE 2 LOTS FROM 1 LOT)
OWNER

Randall Stivers and Freda Stivers
P.O. Box 401
Shelbyville, Kentucky 40066
HBC1, LLC.
1973 Harrington Mill Road
Shelbyville, Kentucky 40065

RB4, LLC.
88 Brunerstown Road
Shelbyville, Kentucky 40065
Deed Book #12443, Page #0158
Tract #143
Deed Book #6663, Page #162
Riverport Section #4
Tax Block #2811, Lot #143
Zoning: EZ-1
Form District: Suburban Workplace

Minor Subdivision Plat
Riverport Holding Division
8001 Cane Run Road
7.017 Acres (+/-) Total

SURVEYORS LEGEND

- ☒ 5/8" x 18" REBAR & CAP SET,
NEAL W. ROBERTS, KY PLS #3159 (typical)
☒ 5/8" (45) REBAR FOUND (NO CAP)
☒ 5/8" (45) REBAR WITH CAP FOUND
J. H. KRALTH, KY PLS #2223
☒ 5/8" (45) REBAR WITH CAP FOUND
WALTER DENHAM, KY PLS #3818
☒ EXISTING POWER POLE
☒ EXISTING POWER POLE
☒ FENCE LINE
OVERHEAD
POWERLINE
N - NORTH
EX - EXISTING
E - EAST
PL - PLAT
S - SOUTH
CB - CABINET
W - WEST
SL - SLIDE

7.9.20 Certification of Acknowledgment

Commonwealth of Kentucky
County of Jefferson
Angel F. Best
a Notary Public in and for the County
of Jefferson
I, _____ a Notary Public in and for the County
of Jefferson, do hereby certify that the foregoing plat of Riverport Holding Division, Deed Book #12443,
Page #0158, was this day presented to me by _____ to me by _____
known to me, who executed these certificates in my presence and in the presence of _____
and deed.
Witness my hand and seal this _____ day _____
My Commission expires: _____
Notary Public
ANGELA B. BEST
NOTARY PUBLIC
STATE OF KENTUCKY
MY COMMISSION EXPIRES: AUGUST 9, 2023
NOTARY ID: 627157

CERTIFICATION OF ACCURACY

I hereby certify that this survey was made by me or under my direct
supervision and complies with the standard of practice for surveying
in the State of Kentucky as set forth in 201 KAR 18:150.
I hereby certify that the boundary shown hereon is a true and accurate
survey to the requirements set forth by the governing authorities, and
that the monuments have been located as shown hereon.
I hereby certify that the survey depicted by this plat was done under
my direct supervision. By the method of random traverses with side-sight.
The unadjusted precision ratio of the traverse was 1:175,222 and the final
boundary was adjusted for closure. This survey meets the accuracy
specifications of a Class A (Urban) survey.
I hereby certify that this boundary survey was conducted in the field
July 12 and 13, 2022.



Neal W. Roberts, PLS
Commonwealth of Kentucky Registration #3159
Date

FLOOD PLAIN NOTE

The site is not within a 100-year Flood Elevation
Flood plain certification is restricted to a review
of the Flood Insurance Rate Maps (FIRM), latest
revision and shall not be construed as a confirmation
or denial of flooding potential. The improvements shown
hereon graphically scales to be outside the 100-year
flood area per FEMA Map 21111C0023F, date of FIRM
index February 26, 2021.

Date of Plat: July 18, 2022
Revisions Date: October 18, 2022.
Revisions Date: November 02, 2022.

This Minor Subdivision Plat was prepared by:
Neal W. Roberts, PLS.
4316 La Grange Road
Shelbyville, Kentucky 40065 USA
502.693.4829 nealwr@gmail.com
PAGE 2 OF 2

7.9.10 Certificate of Ownership and Dedication

This is to certify that the undersigned is the owner of the land shown on this plat and hereby acknowledges the
same to be the plat of Riverport Holding Division, Deed Book #12443, Page #158, as shown thereon.

Random Stivers
P.O. Box 401, Shelbyville, Kentucky 40065
Freda Stivers
P.O. Box 401, Shelbyville, Kentucky 40065
HBC1, LLC, Freda Smith
173 Harrington Mill Road, Shelbyville, Kentucky 40065
HBC1, LLC, Freda Smith
173 Harrington Mill Road, Shelbyville, Kentucky 40065
R&B, LLC, Randall Stivers
88 Brunerstown Road, Shelbyville, Kentucky 40065
R&B, LLC, Freda Smith
88 Brunerstown Road, Shelbyville, Kentucky 40065

7.9.91 Zoning Certificate

This certificate must be signed by the owner(s) of all property shown on the plat.
With the exception of the existing encroachments which are not affected by the actions of this plat and
are noted hereon, I/We hereby certify all of the lots of this minor subdivision and any existing buildings
and improvements thereon are in compliance with all the provisions of the Farm District Regulations.
With the exception of those encroachments noted on the face of the plat, any such buildings or
improvements not in compliance with the Farm District Regulations have been granted all necessary
variances by the Board of Zoning Adjustment as described in Docket No. _____ or
documentation of the existence of the buildings or improvements prior to the adoption of the applicable
regulations has been submitted to Planning Commission staff.

Random Stivers
Owner(s) Signature
Freda Stivers
Owner(s) Signature
R&B, LLC
Owner(s) Signature
Freda Smith
Owner(s) Signature

7.9.30 Land Surveyor's Certificate

I hereby certify that this plat and survey were made under my supervision, and that the angular and linear
measurements as witnessed and shown hereon are true and correct to the best of my knowledge
and belief. This survey and plat meets or exceeds the minimum standards of all applicable regulations.

Signature
Neal W. Roberts, PLS.
Print Name
3159
Date
November 02, 2022
RLS#

SURVEYORS GENERAL NOTES

- The word 'certify' or 'certification' as shown
and used hereon means an expression of
professional opinion regarding the facts of the
survey and does not constitute a warranty or
guarantee, expressed or implied.
- Declaration is made to original purchaser of the
survey. It is not transferable to any additional
institutions or subsequent owners.
- Subsurface and environmental conditions were not
examined or considered as a part of this survey.
No statement is made concerning the existence of
underground or overhead containers or facilities
that may affect the use or development of this
property.
- Boundary closure meets or exceeds 1:15,000.
- Except as specifically stated or shown on this plat,
this survey does not purport to reflect any of the
following which may be applicable to the subject
real estate: easements, other than possible
easements that were visible at the time of making
of this survey, restrictive covenants, subdivision
restrictions, zoning or other land-use regulations
or any other facts that, an accurate and up-to-
date title search may disclose.
- A portion of the field work was conducted utilizing
static and/or real time kinematic GPS Survey Methods
to establish control and locate topography using
Leica Geosystems GS14 Dual Frequency GPS System.
GPS exceeds minimum Relative Positional Accuracies.

GLOBAL POSITIONING SYSTEM (GPS) NOTE

This survey or a portion of it was performed by utilizing Global
Positioning Technology using a Leica Geosystems GS14 Multiple
Frequency GNSS Receiver. The type of GPS survey employed was:
STATIC GPS L1/L2/L2C, Glonass L1/L2, BeiDou B1-B2
Horizontal Accuracy = 3mm + 0.1 ppm RT05 x D
Vertical Accuracy = 3mm + 0.1 ppm RT05 x D
RTK (Network) GPS L1/L2/L2C, Glonass L1/L2, BeiDou B1-B2
Horizontal Accuracy = 6mm + 0.5 ppm RT05 x D
Vertical Accuracy = 16mm + 0.5 ppm RT05 x D
Horizontal Datum: Kentucky North Zone KTR60D, NAD 83, UTM 84
Vertical Datum: North American Vertical Datum of 1988 (NAVD 88)
Geoid Model: GEOID08 Date(s) of Observation: _____

NOTE: This plat amends Plat Book #41, Page #65,
which is the Riverport Section 4 Subdivision.

Minor Subdivision Plat
(TO CREATE 2 LOTS FROM 1 LOT)
OWNERS
Randall Stivers and Freda Stivers
P.O. Box 401
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Riverport Section #4
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Form District: Suburban Workplace