

North Peterson Avenue

~ 60' R/W ~
D.B. 386, Pg. 638

Chatsworth Subdivision

D.B. 386, Pg. 638

Lynn H. Studwell
D.B. 3914, Pg. 206

Sylvester Lunsford Jr.
D.B. 10992, Pg. 528

Laura W. Welch
D.B. 7916, Pg. 264

Jerry L. & Cathy S. Hicks
D.B. 4350, Pg. 169

Helen M. Huber
D.B. 6203, Pg. 755

Kerry L. Bauer
D.B. 9868, Pg. 282

James Fitch IV
& Joanne A. Fitch
D.B. 11234, Pg. 909

Edgar & Carmen Grazzani &
Sandra Grazzani
D.B. 11055, Pg. 679

Elizabeth J. Ensign-George
D.B. 8544, Pg. 372

Creighton Benoit
D.B. 11181, Pg. 151

Lindsey N. Stroutman &
Aaron N. DeWitt
D.B. 10320, Pg. 091

Lynn H. Studwell
D.B. 8836, Pg. 884

Burnett R. Sanders III
D.B. 11549, Pg. 236

Lori A. Smith
D.B. 11504, Pg. 417

Alley

Variable Width

N 04°54'02" W 1260.91'

448.00'

30.20'

To Be Closed 32,383± Sq.Ft.

S 04°46'28" E 813.87'

Galt's Subdivision in Crescent Hill

D.B. 346, Pg. 640

William S. Vander Meer
D.B. 8903, Pg. 970

James J. &
Juanita K. Jacobs
D.B. 4107, Pg. 150

Oraly A. Koyler &
Frances E. Weinstock
D.B. 5815, Pg. 736

Bernice W. Thomas &
Humphrey M. Thomas Jr.
D.B. —, Pg. —

Martha O. Schildmecht
D.B. 6453, Pg. 637

Larry & Cheryl Huggert
D.B. 5356, Pg. 262

Colin Stouffer &
Evelyn Wilkinson
D.B. 10273, Pg. 429

Peter S. Melican
D.B. 8260, Pg. 607

North Galt Avenue

~ 80' R/W ~
D.B. 346, Pg. 640

LAND SURVEYORS CERTIFICATION

I, Kenneth Jason Graves, hereby certify that I am a Licensed Professional Land Surveyor in compliance with the laws of the Commonwealth of Kentucky, and I further certify that this plat of survey was completed by me, or persons under my supervision. This survey was completed by the method of random traverse with sideshots. The unadjusted precision ratio of said traverse loop was 1:56,867 and was not adjusted. The directional and linear measurements, as witnessed by the monuments shown hereon, are true and correct to the best of my knowledge and belief. This plat meets or exceeds the standards of governing authorities for an URBAN survey per 201-KAR-18:150.

Kenneth Jason Graves
Licensed Professional Land Surveyor No. 4010

Date 05/11/2023

SURVEY NOTES

- All easements and setbacks listed are per the recorded deed, or plat, unless otherwise noted.
- A full title search was not requested or performed for this survey. Properties shown hereon are subject to all legal easements, right-of-ways, defects, liens, adverse claims, encumbrances, covenants and restrictions, which a title search may or may not reveal, whether shown on this plat or not.

SITE DATA

Zoned: R5
Form District: Traditional Neighborhood



Graphic Scale: 1" = 100 feet

LEGAL DESCRIPTION

Beginning at a set five-eighth inch diameter rebar, twenty-four inches in length, with a blue plastic cap stamped "JASON GRAVES KY PLS 4010", henceforth SET IPC, said SET IPC being the south-easterly corner of Fitch, deed book 11234, page 909 in the Office of the Clerk of Jefferson County, Kentucky, said corner being in the northerly line of L & N Railway's line, and point having a state plane coordinate of Northing: 277,961.233 (usr) and an Easting of 1,224,738.179 (usr);

Thence North 04 degrees 54 minutes 02 seconds West, passing an existing three-quarter inch diameter iron pipe at 216.58 feet, passing a SET IPC at 416.58 feet a distance of 1260.91 feet to a SET IPC, passing an existing three-quarter inch diameter iron pipe at 864.58 feet, in all 1260.91 feet to a SET IPC corner to Tanini, deed book 6333, page 530, Office aforesaid;

Thence North 85 degrees 04 minutes 22 seconds East a distance of 9.90 feet to a SET IPC, corner to Tanini;

Thence South 04 degrees 55 minutes 38 seconds East a distance of 74.26 feet to a SET IPC, corner to Tanini;

Thence North 85 degrees 04 minutes 22 seconds East a distance of 10.00 feet to an existing one inch diameter iron pipe (bent), corner to Tanini;

Thence South 04 degrees 55 minutes 38 seconds East, passing an existing three-quarter inch diameter iron pipe at 141.13 feet, passing an existing one inch diameter iron pipe at 296.00 feet, in all a distance of 371.00 feet to a set cross cut in concrete, corner to Wilding & Brumleve, deed book 8127, page 753, Office aforesaid;

Thence North 85 degrees 12 minutes 22 seconds East a distance of 10.52 feet to an existing wood fence post, corner to Rathke deed book 10668, page 782, Office aforesaid;

Thence South 04 degrees 46 minutes 28 seconds East, passing a three-quarter inch diameter crimped top iron pipe at 400.11, in all a distance of 813.87 feet to an existing one-half inch diameter rebar, at the south-westerly corner of Melican, deed book 8260, page 607, Office aforesaid, in the northerly line of L & N Railway;

Thence with L & N South 81 degrees 35 minutes 32 seconds West a distance of 28.89 feet to the POINT OF BEGINNING, having an area of 32,384 (more or less) Square Feet.

LEGEND

- Indicates a set rebar (5/8"x24") with a blue plastic cap stamped "JASON GRAVES KY PLS 4010"
- Indicates a set cross cut
- Indicates a found 1/2" rebar
- Indicates a found 1" iron pipe
- Indicates a found fence post
- Indicates a found 3/4" iron pipe
- Indicates a found 3/4" pinched iron pipe
- Indicates a calculated point (No monument found or set)

BEARING DATUM

KY GRID NORTH

Designated meridian is based on G.P.S. observations taken along a random traverse line on 09/23/2020.
Kentucky North Zone 1601
Horizontal Datum: NAD83
Vertical Datum: NAVD88
Geoid Model: Geoid 12a
Method: Network RTK
G.P.S. Unit: Spectra Precision SP80 (Dual Freq.)

ALLEY CLOSURE PLAT

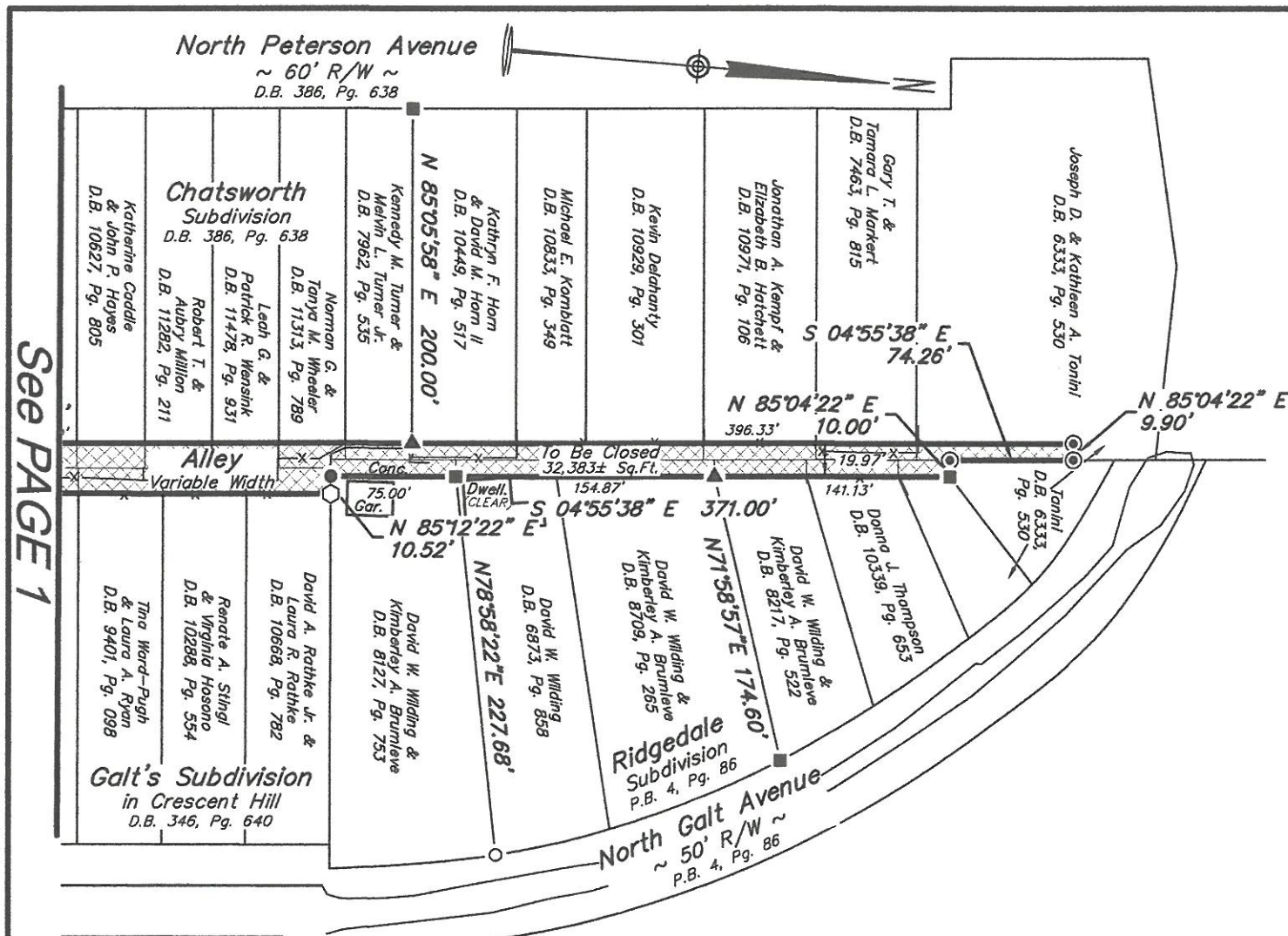
Client Name: Kennedy Turner
Client Address: 1860 Mellwood Ave., Suite 222, Louisville, KY 40206
Property Located at: Rear Alley, North Peterson Avenue
Property Owner: City of Louisville
Property Owner's Address: 444 S. 5th Street, Louisville, KY 40202
Source of Ownership: D.B. 346, Pg. 640, D.B. 386, Pg. 638, P.B. 4, Pg. 86

STATE of KENTUCKY
KENNETH J. GRAVES
4010
LICENSED PROFESSIONAL LAND SURVEYOR

Century
LAND SURVEYING
1107 State Street, Unit 4
New Albany, IN 47150
(502) 419-8136
Jason@LouisvilleLandSurveyor.com
www.louisvillelandsurveyor.com
THIS DOCUMENT COMPLIES WITH 201.KAR.18:150

Scale: 1" = 100'
Drawn by: J.Graves
Date: 05/08/2023
Rev.:
Field work performed by: JG
Field work completed on 05/08/2023
Page 1 of 2



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Kenneth Jason Graves Date
Licensed Professional Land Surveyor No. 4010

Date
No. 4010

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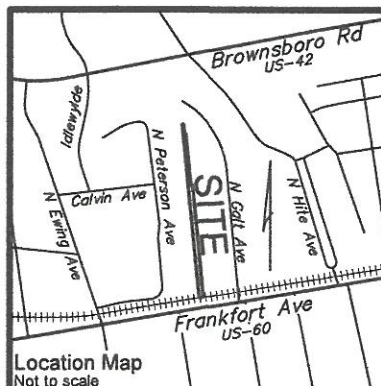
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STATE of KENTUCKY
KENNETH J.
GRAVES
4010
LICENSED
PROFESSIONAL
LAND SURVEYOR

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LAND SURVEYING
1107 State Street, Unit 4
New Albany, IN 47150
(502) 419-8136
Jason@LouisvilleLandSurveyor.com
www.louisvillelandsurveyor.com
THIS DOCUMENT COMPLIES WITH 201.KAR.18:150

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 Drawn by: J.Graves
 Date: 05/08/2023
 Rev.:
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 performed by: JG
 Field work
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 Page 2 of 2

This survey represents a professional opinion concerning the location of the property boundaries depicted hereon, based on the appropriate boundary law principles and correct corners of the property being surveyed, have been found or set as indicated herein. As governed by the facts and evidence gathered and evaluated during the course of this survey. Monuments, that in the opinion of this surveyor represent the true survey carries with it no guarantees or warranties, expressed or implied.