44 X 75

CERTIFICATE OF RESERVATION OF ELECTRIC & TELEPHONE EASEMENTS

OWNER:
TITLE:

BUILDERS EDUCATION

NOTICE OF BOND REQUIREMENT

CERTIFICATE OF RESERVATION OF SANITARY SEWER AND DRAINAGE EASEMENT

OWNER:
TITLE:

CERTIFICATE OF RESERVATION OF WATER LINE EASEMENT

OWNER:
TITLE:

CERTIFICATE OF OWNERSHIP AND DEDICATION

This is to certify that the undersigned is the owner of the land shown on this plat and hereby acknowledge the same to be the plat of THE POLO FIELDS, SECTION 7

and that hereby dedicate to public use TAUNTON VALE ROAD, RUTLAND CLUB COURT, AND WELLINGTON CLUB COURT

OWNER:
TITLE:

PROPERTY OWNER'S OBLIGATION

KY STATE PLANE COORDINATES NORTH ZONE NAD 83

	Northing	Easting
1	279435.4311	1295880.0126
2	279343.7799	1296231.1408
3	279184.3711	1296207.4708
4	279183.7916	1296412.4236
5	279068.8950	1296916.4362
6	278048.0180	1296935.7986
7	278475.7873	1296706.6435
8	278615.0092	1295948.4363
9	278784.2318	1296018.3286
10	278216.8063	1295851.1969
11	278276.4267	1295948.8281
12	278312.8998	1295853.2296
13	278313.3028	1295816.4725

TAX BLOCK 25 , LOT 254

DEED OF RESTRICTIONS

This plat is subject to the Deed of Restrictions as recorded in D.B. 6341, Pg. 404.

CONSTRUCTION FENCING NOTE FOR TREES

CONSTRUCTION FENCING SHALL BE ERECTED PRIOR TO ANY GRADING OR CONSTRUCTION TO PROTECT THE EXISTING TREE STANDS AND THEIR ROOT SYSTEMS FROM COMPACTION. THE FENCING SHALL ENCLOSE THE ENTIRE AREA BEHIND THE TREE CANOPY AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IS COMPLETED. NO PARKING, MATERIAL STORAGE, OR CONSTRUCTION ACTIVITIES ARE PERMITTED WITHIN THE PROTECTED AREA. THIS RESTRICTION APPLIES TO CONSTRUCTION OF HOMES, DRAINAGE AND ROADS, ETC., ONLY AND DOES NOT PRECLUDE INDIVIDUAL LOT OWNERS FROM REMOVING TREES LATER.

FLOOD PLAIN NOTE

We or parts shown hereon is not located in a 100 year flood which is indicated on Flood Insurance Rate Map No. 21111C0110D dated January 4, 1984

BEARING DATUM

The bearing datum for this plat is known on the recent subdivision plat recorded in Deed Book 6435, Page 429 in the office of the Clerk of Jefferson County, Kentucky.

WAIVERS AFFECTING SECTION 7

1. FRONT YARD SETBACK REDUCED FROM 35 TO 20 FEET.
2. 4 FEET YARD SETBACK REDUCED FROM 30 TO 20 FEET.
3. WIDE YARD SETBACK REDUCED FROM 6 MINUS 0 & 10 & 0 FEET AND FROM 18 TO 5 FEET FOR BOTH SIDEYARDS.
4. REAR YARD SETBACK REDUCED FROM 35 TO 10 FEET.
5. MINIMUM LOT SIZE REDUCED FROM 9000 TO 4000 SQUARE FEET BY AREA.

CERTIFICATE OF ACKNOWLEDGEMENT

STATE OF KENTUCKY
COUNTY OF JEFFERSON

Notary Public in and for the County aforesaid do hereby certify that the foregoing plat of

THE POLO FIELDS, SECTION 7

was presented to me by David S. Greenberg

hereto in my presence and acknowledge it to be David S. Greenberg's free act and deed.

Witness my hand and seal this 26 day of OCT 1998

My Commission expires 18 day of APR 2002

Notary Public

CERTIFICATE OF APPROVAL

Approved this 27th day of OCTOBER 1998

Director of Louisville and Jefferson County Planning Commission

Approved subject to attached Conditions

Special requirements NIA

Docket No. 10-41-94

Curve Data

Curve	Data
1	Δ = 30°16'00" RT. L = 126.26' ARC = 240.33' R = 350.00'
2	Δ = 29°51'06" LT. T = 189.83' ARC = 374.03' R = 750.00'
3	Δ = 44°06'45" RT. T = 218.79' ARC = 418.75' R = 540.00'
4	Δ = 33°13'46" RT. T = 163.34' ARC = 317.38' R = 550.00'
5	Δ = 120°07'12" LT. T = 53.06' ARC = 105.27' R = 50.00'
6	Δ = 011°09'09" RT. T = 8.31' ARC = 16.61' R = 750.00'

GENERAL NOTES

CREATED UNDER THE SECTION 3.03 (1a) IN ACCORDANCE WITH LOUIS WHITES OF APRIL 10,1997.

LOTS 150,151,152,153 AND 154 SHALL HAVE NO OPTIONS BELOW ELEVATION 507.5 FEET. THESE LOTS ARE REQUIRED HOMEBUILT OWNERS, THOSE MUST PRIOR TO ISSUANCE OF BUILDING PERMIT.

NO FURTHER SUBDIVISION OF THE LAND INTO A GREATER NUMBER OF LOTS THAN ORIGINALLY APPROVED.

THIS DEVELOPMENT IS LIMITED TO SINGLE FAMILY DWELLING UNITS.

THE PROPERTY RESTRICTED BY THE LIMITED PRELIMINARY PRELIMINARY SUBDIVISION PLAN DOCKET NO. 10-41-94.

TOTAL NUMBER OF BUILDING SITES 21
TOTAL NUMBER OF NON-BUILDABLE SITES 2
TOTAL LOT AREA ..... 8.2318 ACRES.
TOTAL R/W AREA ..... 0.8354 ACRES.
TOTAL AREA IN SUBDIVISION ..... 9.0672 ACRES.

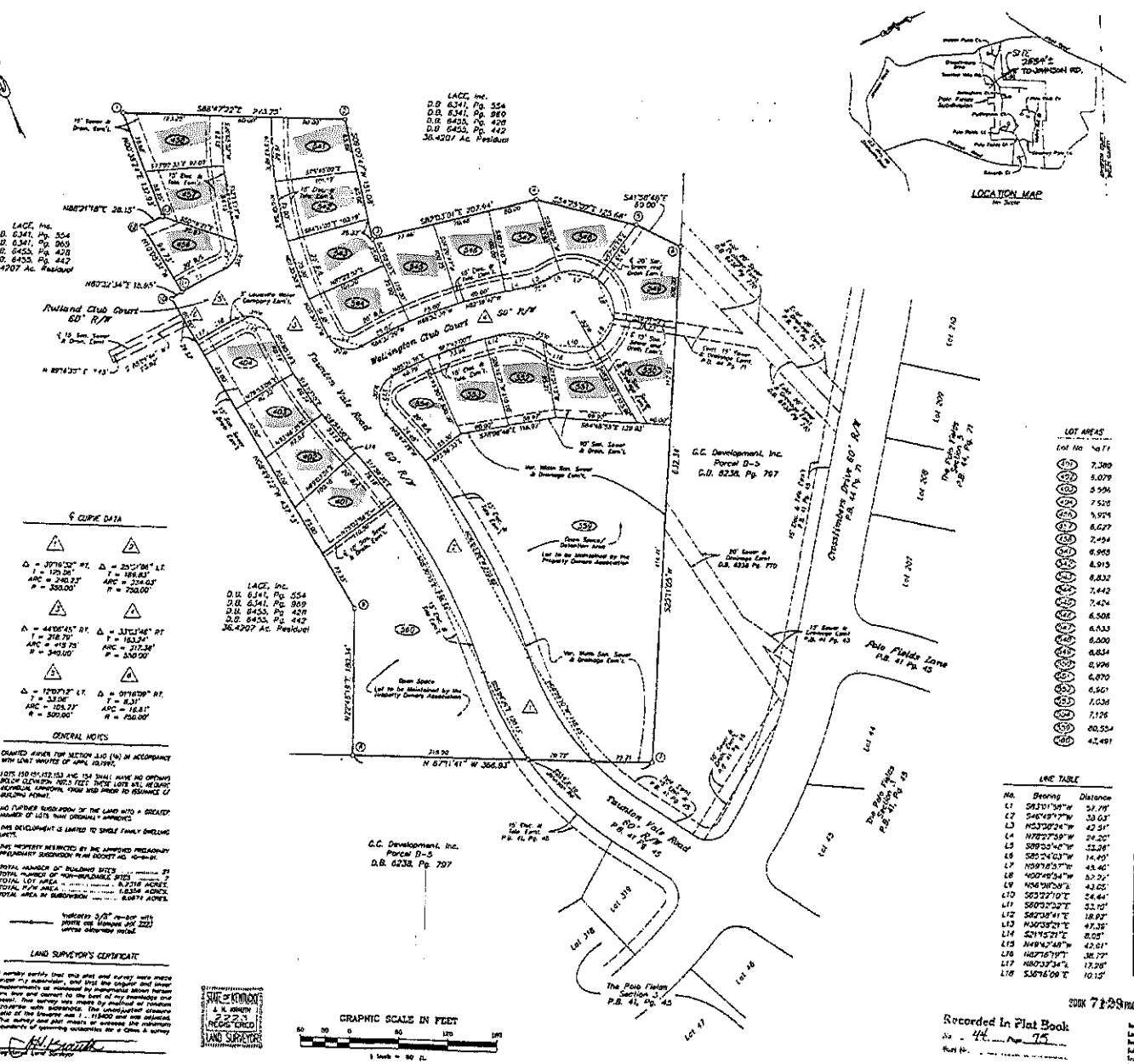
indicates 5/8" re-bar with plastic cap stamped PLS 2221 unless otherwise noted.

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 determined by instrumental action hereon are true and correct to the best of my knowledge and belief. This survey was made by methods of random traverse with accuracy. The uncompahgre accuracy ratio of the traverse was 1 - 11,400 and was adjusted. This survey and plat meets or exceeds the minimum standards of surveying authorities for a Class A survey

Registered Land Surveyor

STATE OF KENTUCKY
L. K. KNUTH
2221
REGISTERED
LAND SURVEYOR



LOT AREAS

Lot No.	Sq. Ft.
201	7,380
202	5,079
203	5,506
204	7,526
205	9,924
206	8,627
207	7,454
208	6,965
209	6,915
210	6,832
211	7,442
212	7,424
213	6,508
214	6,533
215	6,000
216	6,834
217	8,996
218	6,870
219	6,501
220	7,036
221	7,126
222	20,554
223	42,491

LINE TABLE

No.	Bearing	Distance
L1	S83°01'38"W	57.79'
L2	S46°49'17"W	33.03'
L3	N53°30'24"W	42.51'
L4	N70°27'59"W	24.20'
L5	S89°53'42"W	53.38'
L6	S85°24'03"W	14.49'
L7	N59°16'37"W	43.40'
L8	N00°49'54"W	57.72'
L9	N46°38'38"E	43.05'
L10	S83°27'10"E	54.44'
L11	S80°03'32"E	53.10'
L12	S82°08'41"E	18.93'
L13	N30°33'21"E	47.35'
L14	S21°15'21"E	8.05'
L15	N49°47'48"W	42.01'
L16	N37°16'19"E	38.77'
L17	N80°03'34"E	17.29'
L18	S36°16'09"E	10.15'

Recorded In Plat Book
No. 44 Page 75

BOOK 7129 PAGE 0200

PRESNELL ASSOCIATES INC
Architecture Engineering Environmental Sciences Land Acquisition Land Development Land Use Evaluation Land Surveying Planning
717 East Main Street, Louisville, Kentucky 40206
(Area) 585-2222 Fax (502) 584-5035 www.presnellgroup.com

INNOVATIVE SUBDIVISION
THE POLO FIELDS
SECTION 7
OWNER/DEVELOPER
LACE INC.
17149 BOLD PRECIA LANE
LOUISVILLE, KENTUCKY 40245 244-4931

Vertical Scale NONE
Horizontal Scale 1"=60'
Date OCTOBER 26, 1998
Job Number 9500451

44 X 75

44 X 75

44 X 75

21 units
+ 2 open