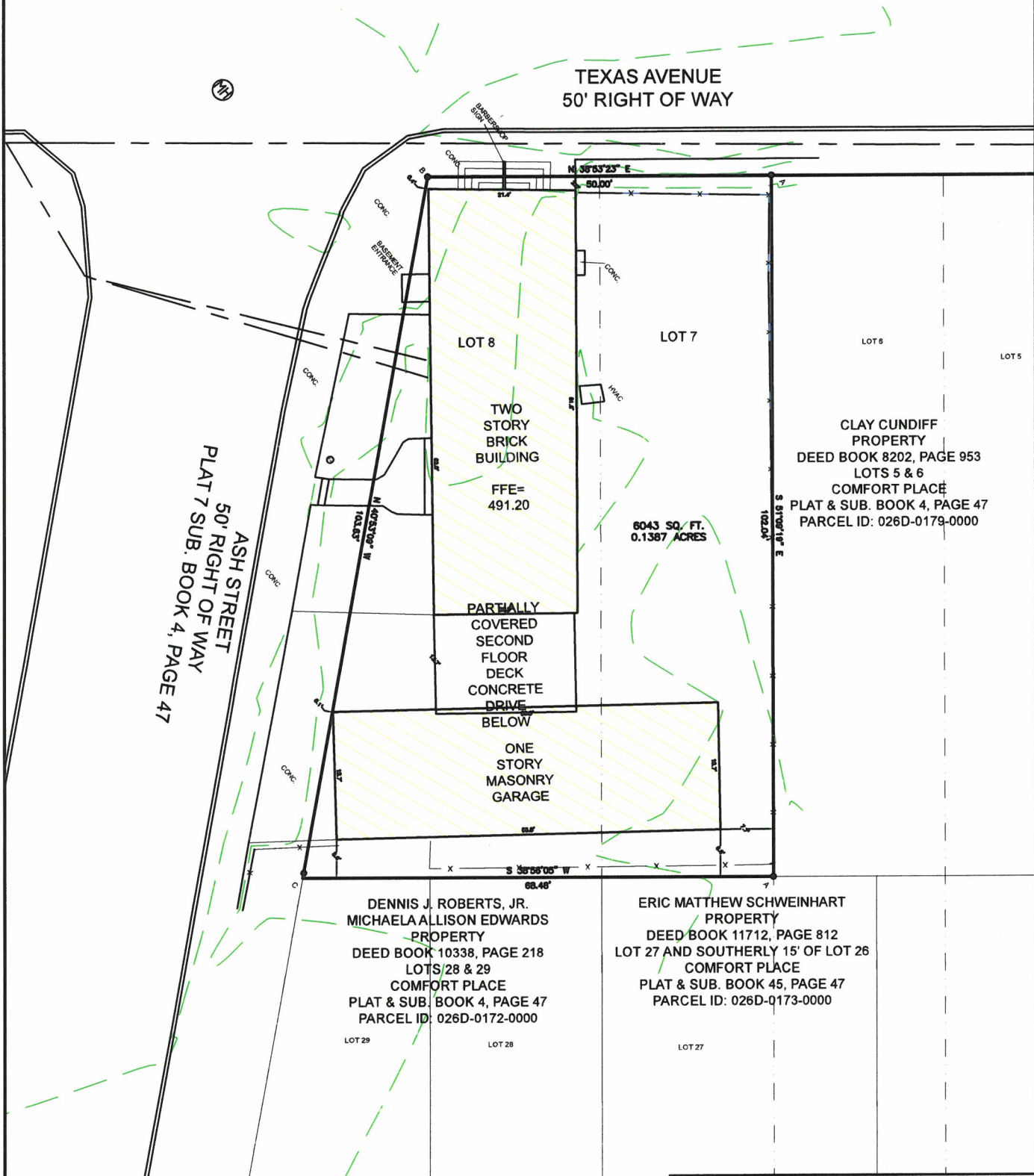
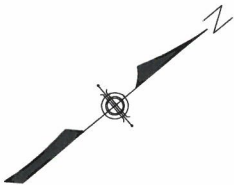


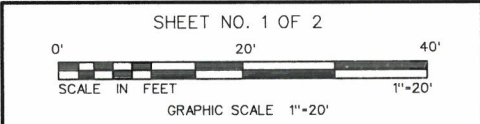
RECEIVED
FEB 21 2025
PLANNING & DESIGN
SERVICES



PURPOSE OF PLAT
THE PURPOSE OF PLAT IS SUBDIVIDE LOT B OF MINOR SUBDIVISION PLAT ATTACHED TO DEED BOOK 5690, PAGE 241 INTO LOT 1 AND LOT 2 AS SHOWN HEREON.

STATE OF KENTUCKY
MARK L. WILLMOTH
2852
LICENSED
PROFESSIONAL
LAND SURVEYOR

BOUNDARY PLAN FOR CLIENT
BLOMQUIST DESIGN GROUP
10529 TIMBERWOOD CIRCLE, SUITE D
LOUISVILLE, KENTUCKY 40223



BOUNDARY PLAN
VINTAGE BARBER COMPANY
1325 TEXAS AVENUE
LOUISVILLE, KY
DAMIEL V. RUTLEDGE
GINA M. RUTLEDGE
PROPERTY
DEED BOOK 9078, PAGE 688
LOTS 7 & 8, COMFORT PLACE
PLAT & SUBDIVISION BOOK 4, PAGE 47
PARCEL ID: 026D-0178-0000



WILLMOTH INTERNATIONAL, PSC

PROFESSIONAL LAND SURVEYING
205 S. BIRCHWOOD AVE.
LOUISVILLE, KY 40206
(502) 494-4654
WILLMOTH@BELLSOUTH.NET

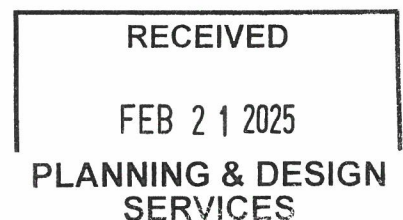
WI:2022059

24-ZONE-0133

A certain parcel of land located in Louisville, Jefferson County, Kentucky, at the eastern intersection of Texas Avenue and Ash Street, being all of Lot 7 and Lot 8, Comfort Place, as recorded in Plat and Subdivision Book 4, Page 47, and more particularly described as follows;

(The basis of bearings for the following legal description is based upon the Grid North, Kentucky State Plane Coordinate System, North Zone, North American Datum of 1983, from a real time kinematic observation using the Kentucky Transportation Cabinet Real Time Network.)

Beginning at a one and one half inch long MAG Nail with aluminum washer stamped "2852" set at the intersection of the northeast right of way of Ash Street, (50' right of way), and the southeast right of way of Texas Avenue, (50' right of way), thence with the southeast right of way of Texas Avenue North 38 degrees 53 minutes 23 seconds East a distance of 50.00 feet to a one half inch diameter by eighteen inch long steel reinforcing bar with plastic cap stamped "2852" set at the westerly corner of the Clay Cundiff property, Deed Book 8202, Page 953; thence with said line, South 51 degrees 09 minutes 19 seconds East a distance of 102.04 feet to a one half inch diameter by eighteen inch long steel reinforcing bar with plastic cap stamped "2852" set in the northwesterly line of the Eric Matthew Schweinhart property, Deed Book 11712, Page 812; thence with said line and the line of Dennis J. Roberts, Jr. and Michaela Allison Edwards property, South 38 degrees 56 minutes 05 seconds West a distance of 68.48 feet to a point in the northeast right of way of Ash Street, said point being South 39 degrees 13 minutes 46 seconds East a distance of 0.75 feet from a three quarter inside diameter steel pipe found; thence with the northeast right of way of Ash Street, North 40 degrees 53 minutes 09 seconds West a distance of 103.63 feet to the point of beginning, and containing 0.1387 acres, (6,043 square feet), more or less, subject to all recorded, implied, and prescriptive easements and right of ways, by physical survey performed by Willmoth International, PSC, Mark L. Willmoth, KYPLS 2852, President on July 28, 2022.



24-ZONE-0133