



Rhonda & Tom Sims

DB 206 Pg 700

Lot 3

Being a 1.052 acre parcel of that larger tract of land conveyed to Rhonda & Tom Sims DB 206 Pg 700, Lot 3, said property located on the north side of Andrew Mason Road, 0.5 miles west of KY 57 in Lewis County, Kentucky and being more particularly described as follows:

Beginning at an iron pin and cap set (RDH 3264, 5/8" rebar, typical) at north right of way of Andrew Mason Road corner to Rips Land Development, Tract 2 Part A, DB 175 Pg 439 and Rhonda & Tom Sims DB 206 Pg 700; Thence along existing fence line N 14-23-58 E 73.91' to an iron pin and cap set corner to Rip's Land Development; Thence S 78-14-05 E 194.00' to an iron pin and cap set; Thence N 68-45-30 E 143.25' to an iron pin and cap set corner to Lots 3 & 4; Thence leaving line of Rips Land Development S 04-57-57 W 174.26' to an iron pin and cap set at right of way of Andrew Mason Road; Thence S 04-57-57 W 20.00' to a railroad spike set in center of Andrew Mason Road corner to Lots 3 & 4; Thence along Andrew Mason Road S 80-50-40 E 26.00'; Thence S 86-17-54 E 129.59'; Thence S 77-14-55 E 40.36' to a railroad spike set corner to Lot 6; Thence N 69-01-29 W 81.34'; Thence N 56-21-52 W 71.67' to a railroad spike set corner to Rips Land Development and Lot 3 of Sims; Thence leaving center of Andrew Mason Road N 14-23-58 E 20.00' to the point of beginning containing 1.052 acres according to the survey of R. David Hord PLS 3264 of RDH Surveys Inc. 1/17/2006.

- o Property subject to all legal right of ways, easements and unrecorded conveyances.
- o Bearing coordinated to magnetic north bearing from survey of 12/13/2004.
- o Property subject to 0.158 acre right of way for Andrew Mason Road, 20' from centerline as shown and noted on plat.



R. David Hord 1/17/06  
R. David Hord PLS 3264 Date

Rhonda & Tom Sims

DB 206 Pg 700

Lot 4

Being a 1.274 acre parcel of that larger tract of land conveyed to Rhonda & Tom Sims DB 206 Pg 700, Lot 4, said property located on the north side of Andrew Mason Road, 0.45 miles west of KY 57 in Lewis County, Kentucky and being more particularly described as follows:

Beginning at an iron pin and cap set (RDH 3264, 5/8" rebar, typical) corner to Rhonda & Tom Sims Lot 3 and Lot 4 DB 206 Pg 700 at north right of way of Andrew Mason Road; Thence leaving right of way of Andrew Mason Road along Lots 3 & 4 N 04-57-57 E 174.26' to an iron pin and cap set at corner of Lot 3 & 4 and Rips Land Development DB 175 Pg 439, Tract 2, Part A; Thence along line of Rips Land Development N 68-45-30 E 189.03' to an iron pin and cap set; Thence S 83-30-00 E 57.00' to an iron pin and cap set corner to Lots 4 & 5 of Sims; Thence leaving Rips Land Development along Lots 4 & 5 S 07-26-11 W 272.16' to iron pin and cap set at north right of way of Andrew Mason Road, Lots 4 & 5; Thence S 07-26-11 W 20.00' to a railroad spike set in the center of Andrew Mason Road; Thence N 79-43-07 W 167.85'; Thence N 84-52-51 W 46.86' to a railroad spike set in center of Andrew Mason Road corner to Lots 3 & 4 of Sims; Thence leaving Andrew Mason Road N 04-57-57 E 20.00' to the point of beginning containing 1.274 acres according to the survey of R. David Hord PLS 3264 of RDH Surveys Inc. 1/17/2006.

- o Property subject to all legal right of ways, easements and unrecorded conveyances.
- o Bearing coordinated to magnetic north bearing observed from survey of 12/13/2004.
- o Property subject to 0.099 acre right of way for Andrew Mason Road, 20' from centerline as shown and noted on plat.



R. David Hord  
R. David Hord PLS 3264

1/17/06  
Date