

MEMO

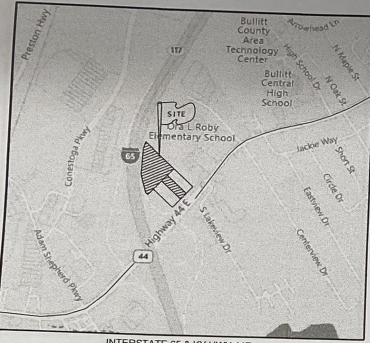
To: Board Members

From: Jesse Bacon, Superintendent

Date: April 17, 2023

Re: Request to Declare Property as Surplus

Requested is the Board declare property located at 1040 HWY 44 E, Shepherdsville, Kentucky 40165, containing 4.520 acres as shown as Tract 1 of a survey (to be recorded in the Bullitt County Clerk's Office) prepared by Bobby L. Lambert, Turning Point Surveys, dated February 10, 2023 as surplus and subject to disposition per 702 KAR 4:090. This property is surplus to the education program needs of the district as determined by the effective district facility plan. The minimum acceptable price is \$129,000, which is the fair market value as determined by the appraisal report completed by Jason L. Ferris of Bell Ferris, Inc., a certified general property appraiser. This is contingent upon approval by the Kentucky Department of Education and upon receipt of approval, proceed to execute the sale agreement as presented.



INTERSTATE 65 & KY HWY 44E
SHEPHERDSVILLE, KY 40165
BULLITT COUNTY



FLOOD NOTE:

THE PROPERTY SHOWN HEREON IS NOT LOCATED IN FLOOD HAZARD AREA ACCORDING TO THE F.I.R.M. FOR THE CITY OF SHEPHERDSVILLE, MAP NUMBER 21029C0177F DATED APRIL 5, 2016.

GENERAL NOTES:

- THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE KENTUCKY STATE PLANE COORDINATE SYSTEM, NAD 83, NORTH ZONE.
- ALL DISTANCES SHOWN HEREON ARE HORIZONTAL FIELD DISTANCES.
- THIS SURVEY IS SUBJECT TO ALL RIGHT-OF-WAYS, EASEMENTS, AND ROADWAYS IN EFFECT TO DATE, WHETHER SHOWN HEREON OR NOT. A CURRENT TITLE SEARCH MAY DISCLOSE ENCUMBRANCES OR OTHERS FACTS WHICH ARE NOT SHOWN HEREON.
- ADJOINING PROPERTY OWNERS, SHOWN HEREON, ARE ACCORDING TO COUNTY PROPERTY VALUATION ADMINISTRATION OFFICE RECORDS.

SURVEYORS CERTIFICATION

I hereby certify that this survey shown hereon was performed under my direction and that this survey meets or exceeds the minimum standards of accuracy of the Commonwealth of Kentucky. I further certify that this survey:

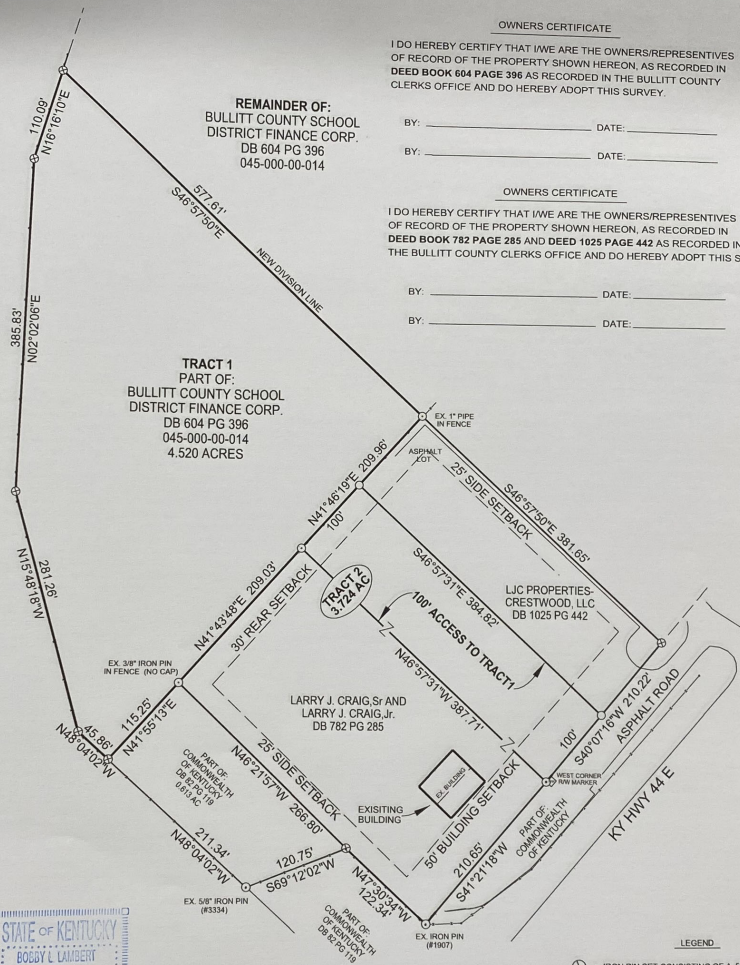
- was performed by the method of random traverse with an unadjusted mathematical error ratio of closure of 1:10,000 exceeding Class A survey standards.
- was performed by real time kinematics (RTK) utilizing Spectra Precision P60 network receivers and the KY VRS Network and Nikon DTM322 total station.
- was monumented, as shown hereon, with iron pins consisting of a 5/8" X 18" rebar with an identifying cap "B.L. LAMBERT PLS 3226"
- was not adjusted for closure.
- The information shown on this drawing is true and correct to be best of my knowledge and belief.

2/10/2023
DATE

Bobby L. Lambert
BOBBY L. LAMBERT, PLS 3226



INTERSTATE 65



REMAINDER OF:
BULLITT COUNTY SCHOOL
DISTRICT FINANCE CORP.
DB 604 PG 396
045-000-00-014

TRACT 1
PART OF:
BULLITT COUNTY SCHOOL
DISTRICT FINANCE CORP.
DB 604 PG 396
045-000-00-014
4.520 ACRES

TRACT 2
5.194 ACRES

LARRY J. CRAIG, Sr. and
LARRY J. CRAIG, Jr.
DB 782 PG 285

OWNERS CERTIFICATE

I DO HEREBY CERTIFY THAT I/WE ARE THE OWNERS/REPRESENTIVES OF RECORD OF THE PROPERTY SHOWN HEREON, AS RECORDED IN DEED BOOK 604 PAGE 396 AS RECORDED IN THE BULLITT COUNTY CLERKS OFFICE AND DO HEREBY ADOPT THIS SURVEY.

BY: _____ DATE: _____
BY: _____ DATE: _____

OWNERS CERTIFICATE

I DO HEREBY CERTIFY THAT I/WE ARE THE OWNERS/REPRESENTIVES OF RECORD OF THE PROPERTY SHOWN HEREON, AS RECORDED IN DEED BOOK 782 PAGE 285 AND DEED 1025 PAGE 442 AS RECORDED IN THE BULLITT COUNTY CLERKS OFFICE AND DO HEREBY ADOPT THIS SURVEY.

BY: _____ DATE: _____
BY: _____ DATE: _____

CERTIFICATE OF ACKNOWLEDGEMENT
STATE OF KENTUCKY, COUNTY OF BULLITT

_____, NOTARY PUBLIC IN AND FOR THE COUNTY OF AFORESAID DO HEREBY CERTIFY THAT THE FOREGOING MINOR PLAT WAS THIS DAY PRESENTED TO ME BY _____ KNOWN TO ME, WHO EXECUTED THIS CERTIFICATE IN MY PRESENCE AND ACKNOWLEDGE IT TO BE HIS/HER FREE ACT AND DEED.
WITNESS BY MY HAND AND SEAL THIS _____ DAY OF _____, 2022
MY COMMISSION EXPIRES ON THE _____ DAY OF _____

NOTARY PUBLIC

CERTIFICATE OF APPROVAL
BULLITT COUNTY PLANNING AND ZONING

BY: _____ DATE: _____

MINOR PLAT FOR
LARRY J. CRAIG, SR.
5357 DIXIE HIGHWAY
LOUISVILLE, KY 40216

SOURCE OF TITLE
DEED BOOK 782 PAGE 285
045-000-00-012
DEED BOOK 1025 PAGE 442
045-000-00-013
DEED BOOK 604 PAGE 396
045-000-00-014

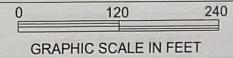
PURPOSE OF THIS MINOR PLAT IS TO CREATE TRACT 1 FROM DEED BOOK 604 PAGE 396. A 4.520 ACRE TRACT AS SHOWN HEREON.
TO CONSOLIDATE DB 782 PG 285 AND DB 1025 PG 442 CREATING TRACT 2 AND TO CREATE A 100' ACCESS EASEMENT TO TRACT 1.

TURNING POINT LAND SURVEYS

BOBBY L. LAMBERT, PLS 3226
1025 GREENBRIAR ROAD
MT. WASHINGTON, KY 40047
PHONE: 502-594-2408
TPLS3226@GMAIL.COM

FLD START: 8:30 & 9:14:12, 2022 FLD END: OCT. 13, 2022
Craig Property Hwy44_REVISED.DGN PLAT DATE: FEB. 10, 2022

SCALE: 1 INCH = 120 FEET



- LEGEND**
- ⊕ IRON PIN SET CONSISTING OF A 5/8" X 18" IRON PIN WITH PLASTIC SURVEYORS CAP "B.L. LAMBERT PLS 3226" ATTACHED TO TOP.
 - ⊙ IRON PIN FOUND- AS DESCRIBED
 - NOT MONUMENTED