

MUNICIPAL ORDER NO. 2018 - 183

MUNICIPAL ORDER ADOPTING MODERN AND
ACCURATE LEGAL DESCRIPTION OF
TERRITORY PREVIOUSLY ANNEXED BY
ORDINANCE NO. BG97-30

ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
By - Randis Adkinson

WHEREAS, the City of Bowling Green has enacted numerous ordinances annexing property into the corporate limits of the City; and,

WHEREAS, each independent annexation contains a prior survey often prepared by now an unknown individual, and further references documentation that is no longer in existence; and,

WHEREAS, the City wishes to provide a modern, accurate, easily identifiable legal description reflecting bearings and distances based upon the state plane coordinate system and as recorded in plat and deed books, including relevant GPS and GIS data, and having been certified by a professional land surveyor for a prior annexation adopted by Ordinance No. BG97-30; and,

WHEREAS, the City wishes to comply with the requirements of Amended KRS 81A.470 effective July 13, 2004; and,

WHEREAS, the City does not intend to amend or replace its prior ordinance annexing specified territory, but rather to interpret the defined boundaries of the territory previously annexed and adopt a modern and accurate legal description of territory previously annexed.

NOW, THEREFORE, BE IT ORDERED by the City of Bowling Green, Kentucky as follows:

1. The modern and accurate legal description and plat prepared by a Licensed Professional Land Surveyor for the depiction of territory previously annexed into the corporate limits of the City of Bowling Green by Ordinance No. BG97-30, copies of which are attached to and made a part of this Municipal Order as if copied in full herein, are hereby adopted.

2. The modern and accurate legal description and plat shall be the official legal description and plat for all purposes when referencing the prior annexation.

(Municipal Order No. 2018 - 183)

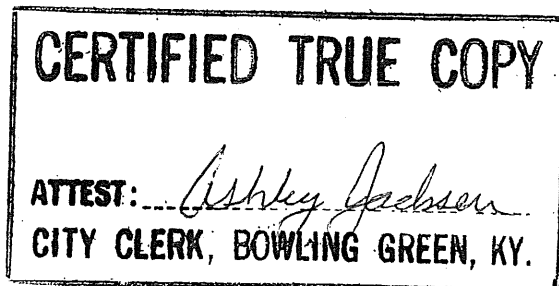
3. This Municipal Order shall be in full force and effect upon signature and recordation.

ADOPTED: September 4, 2018

APPROVED: Brian Wickham
Mayor, Chairman of Board of Commissioners

ATTEST: Ashley Jackson
City Clerk

SPONSORED BY: Jeffery B. Meisel, City Manager, 08/29/2018, 11:00 a.m.



CERTIFICATION

I, the undersigned, do hereby certify that I am the duly qualified and City Clerk of the City of Bowling Green, Kentucky, and as such City Clerk, I further certify that the forgoing is a true, correct and complete copy of a Municipal Order duly enacted by the Board of Commissioners of the City at a duly convened meeting held on September 4, 2018, on the same occasion signed by the Mayor as evidence of approval, and now in full force and effect, all as appears from the official records of the City in my possession and under my control.

Witness my hand of said City as of the 4th day of September, 2018.



City Clerk

LEGAL DESCRIPTION

ANNEXATION CORRECTION BG 97-30

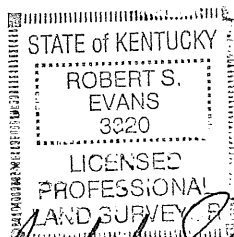
Being several tracts of land located on the western boundary of the City of Bowling Green between Nashville Road and Russellville Road and being more particularly described as follows:

The following description was prepared by Robert S. Evans PLS # 3320 BG Public Works – Field Engineering. Sources of record Plat Books 35/1-3, 34/131-132, 41/278, 39/240, 32/165-166, 40/497-498, 29/199, 42/281, 40/428, 42/219, 30/180-181, 39/128-129, 24/119, 31/126, 35/53-54, 35/51-52, 35/137-138, 42/260-261, 36/128-129, 41/237, 42/69-70, 41/218-219, 26/121-122, 39/60, 25/115, 39/431, 41/212 as recorded in the Warren County Court Clerk's Office. BG97-30 as filed in the Bowling Green City Clerk's Office. The bearings and distances are listed in a counter-clockwise direction to follow original description. This annex description is oriented to State Plane Coordinates Kentucky South 1602. This is not a boundary survey and is for annex purposes only.

Beginning at a point in the east right-of-way of McLellan Road and the south right-of-way of the R.J.Corman Railroad said point being 5700 feet +/- northwest from the right-of-way of US31-W (Nashville Road) thence with the south right-of-way of said railroad and with the South central Kentucky Industrial Park Plat Books 30/181, 29/44, 39/128, 24/119, and 31/128, North 62 degrees 41 minutes 04 seconds East, 6945.81 feet to a point in the south right-of-way of said railroad; thence crossing the railroad North 27 degrees 18 minutes 56 seconds West, 66.00 feet to a point in the north right-of-way of said railroad; thence with South Central Kentucky Industrial Park Plat Books 35/126, and 35/137-138 North 37 degrees 39 minutes 59 seconds West, 1798.92 feet to a point; thence with South Central Kentucky Industrial Park and Pin Oak Development LLC Deed Book 1139 Page 463, and Spring Water Subdivision Plat Book 42 Pages 69-70, North 36 degrees 29 minutes 05 seconds West, 3063.00 feet to a point common with Plat Book 30 Page 58; thence North 60 degrees 47 minutes 15 seconds East, 466.22 feet to a point; thence North 26 degrees 16 minutes 45 seconds West, 429.87 feet to a point; thence North 63 degrees 45 minutes 13 seconds East, 203.64 feet to a point; thence North 21 degrees 43 minutes 40 seconds West, 810.30 feet to a point in the south right-of-way of US 68-80 (Russellville Road); thence with said right-of-way North 72 degrees 30 minutes 02 seconds East, 438.52 feet to a point; thence North 74 degrees 35 minutes 36 seconds East, 301.81 feet to a point; thence North 80 degrees 05 minutes 11 seconds East, 291.20 feet to a point; thence North 80 degrees 50 minutes 49 seconds East, 561.21 feet to a point; thence with a curve to the left having a radius of 818.51 feet, an arc length of 325.55 feet and a chord bearing of North 69 degrees 27 minutes 10 seconds East, 323.41 feet to a point in the south right-of-way; thence crossing US 68-80 North 31 degrees 56 minutes 30 seconds West, 197.80 feet to a point in the north right-of-way; thence with said right-of-way and with Sweeny Lane North 68 degrees 35 minutes 32 seconds East, 111.90 feet to a point; thence North 60 degrees 52 minutes 52 seconds East, 208.08 feet to a point; thence North 52 degrees

24 minutes 13 seconds East, 191.09 feet to a point; thence North 03 degrees 27 minutes 46 seconds East, 76.10 feet to a point; thence North 53 degrees 39 minutes 26 seconds East, 85.00 feet to a point; thence North 71 degrees 01 minutes 29 seconds East, 71.40 feet to a point; thence leaving said right-of-way North 36 degrees 20 minutes 34 seconds West, 600.00 feet to a point; thence South 53 degrees 39 minutes 26 seconds West, 349.89 feet to a point in the line of Cook and Davenport LLC. Plat Book 42 Page 281; thence North 34 degrees 03 minutes 44 seconds West, 1548.31 feet to a point common with Clifton and Sandra Taylor, Plat Book 40 Page 428; thence South 58 degrees 34 minutes 52 seconds West, 996.23 feet to the east right-of-way of the Old Tram Road; thence with said right-of-way South 22 degrees 09 minutes 16 seconds East, 732.40 feet to a point in said right-of-way; thence crossing Old Tram Road South 67 degrees 50 minutes 44 seconds West, 50 feet to a point in the west right-of-way of Old Tram Road and common to Carlos Taylor Subdivision Plat Book 25 Page 115; thence leaving said right-of-way South 70 degrees 12 minutes 27 seconds West, 619.88 feet to a point; thence North 56 degrees 46 minutes 18 seconds West, 123.37 feet to a point; thence South 22 degrees 24 minutes 23 seconds East, 510.20 feet to a point in the east right-of-way of Blue Level Road; thence crossing said road South 67 degrees 35 minutes 37 seconds West, 60.00 feet the west right-of-way; thence leaving said right-of-way and with Hillview Mills Plat Book 34 Pages 131-132 South 68 degrees 11 minutes 57 seconds West, 1067.12 feet to a point; thence South 53 degrees 50 minutes 37 seconds West, 285.00 feet to a point; thence North 75 degrees 10 minutes 26 seconds West, 218.67 feet to a point; thence North 88 degrees 48 minutes 28 seconds West, 57.99 feet to a point' thence North 84 degrees 28 minutes 54 seconds West, 319.14 feet to a point; thence South 79 degrees 26 minutes 57 seconds West, 242.73 feet to a point; thence North 50 degrees 58 minutes 06 seconds West, 180.44 feet to a point common with Baker & Hilliard Deed Book 775 Page 291' thence South 46 degrees 21 minutes 30 seconds West, 1100.67 feet to a point; thence North 42 degrees 38 minutes 37 seconds West, 492.29 feet to a point; thence South 39 degrees 01 minutes 54 seconds West, 625.38 feet to a point in the line of Brentwood Place Plat Book 36 Page 128; thence North 41 degrees 42 minutes 11 seconds West, 726.11 feet to a point; thence South 48 degrees 37 minutes 50 seconds West, 986.17 feet to a point common to Azmir & Zahira Husic Deed Book 1110 Page 220; thence South 43 degrees 17 minutes 05 seconds West, 1066.36 feet to a point common to Hemlock Heights INC, Deed Book 360 Page 621; thence North 42 degrees 24 minutes 16 seconds West, 213.15 feet to a point common to Perkins Family LLC. Deed Book 920 Page 621; thence South 35 degrees 50 minutes 16 seconds West, 216.35 feet to a point; thence South 37 degrees 53 minutes 00 seconds West, 303.92 feet to a point; thence South 47 degrees 28 minutes 30 seconds West, 671.32 feet to a point; thence South 46 degrees 52 minutes 59 seconds West, 379.30 feet to a point; thence South 65 degrees 42 minutes 11 seconds West, 133.00 feet to a point common with Perkins Family LLC. Deed Book 810 Page 28; thence South 53 degrees 36 minutes 06 seconds East, 1090.58 feet to a point common to Tim Wheeler Deed Book 125 Page 104; thence South 37 degrees 24 minutes 38 seconds West, 1691.06 feet to a point common to Frank T. Wheeler Deed Book 316 Page 270; thence South 31 degrees 15 minutes 59 seconds East, 497.25 feet to a point in the north right-of-way of US68-80 (Russellville Road); thence crossing US 68-80 South 44 degrees 37 minutes 49 seconds East,

209.54 feet to a point in the south right-of-way; thence leaving said right-of-way and with Stone Crest Subdivision Plat Book 26 Pages 121-122, South 52 degrees 02 minutes 56 seconds East, 1876.46 feet to a point common to Ralph & Lelia Davis Deed Book 286 Page 458; thence South 39 degrees 37 minutes 31 seconds West, 587.87 feet to a point; thence South 52 degrees 57 minutes 13 seconds East, 802.13 feet to a point; thence South 36 degrees 44 minutes 30 seconds West, 650.99 feet to a point in the northeast right-of-way of west McLellan Road; thence with said right-of-way South 49 degrees 33 minutes 47 seconds East, 529.36 feet to a point; thence South 47 degrees 15' minutes 08 seconds East, 39.47 feet to a point; thence with a curve to the left having a radius of 388.15 feet, an arc length of 100.24 feet, and a chord bearing of South 53 degrees 41 minutes 57 seconds East, 99.96 feet to a point in said right-of-way; thence crossing West McLellan Road and with Matthew & Allison Thomas Plat Book 40 Page 322 and Fuqua Company LLC, Deed Book 848 Page 978 and crossing the R.J. Corman Railroad South 07 degrees 33 minutes 09 seconds West, 1643.04 feet to a point in the south right-of-way; thence leaving said railroad and with Greystone Sec. XV Plat Book 41 Pages 458-459 South 08 degrees 37 minutes 08 seconds West, 1103.34 feet to a point common to Greystone Sec. XVI Plat Book 42 Pages 303-304; thence South 82 degrees 35 minutes 41 seconds East, 879.64 feet to a point; thence South 07 degrees 22 minutes 49 seconds West, 1078.34 feet to a point common to Greystone Properties INC. Deed Book 718 Page 489 and Mary Louise Smith Ltd. Family Partnership Deed Book 750 Page 001; thence South 46 degrees 24 minutes 33 seconds East, 838.48 feet to a point; thence North 47 degrees 37 minutes 55 seconds East, 1496.00 feet to a point in the line of Greystone Sec. I Plat Book 29 Page 199; thence North 66 degrees 07 minutes 55 seconds East, 796.13 feet to a point; thence South 41 degrees 52 minutes 05 seconds East, 1413.42 feet to a point common with McLellan Farms Subdivision Plat Book 38/54-58, 39/177, and 40/205; thence North 68 degrees 08 minutes 14 seconds East, 1110.09 feet to a point in the east right-of-way of McLellan Road; thence with a curve to the left having a radius of 262.82 feet, an arc length of 43.65 feet, and a chord bearing of North 37 degrees 51 minutes 08 seconds West, 43.60 feet to a point in said right-of-way; thence with said right-of-way North 41 degrees 09 minutes 59 seconds West, 4288.07 feet to the point of beginning containing 1697.38 acres.



Robert S. Evans
11/12/18

OVERSIZE MAP INCLUDED WITH
SUBMISSION.

To research the map, contact the
Office of Secretary of State
or the County Clerk.