

CERTIFICATE OF ACKNOWLEDGEMENT  
STATE OF KENTUCKY  
COUNTY OF OLDHAM  
I, Carlene Smothers  
Notary Public in and for the County aforesaid do hereby certify that  
the foregoing plat of THE RESERVE AT L'ESPRIT, SECTION 1  
was this day presented to me by TURTLE CREEK DEV. LIMITED PARTN.  
M. WAYNE & SUE B. POE, TOMMY D. & DEBRA K. CAMPBELL,  
PAUL D. & BETTY T. SHREVE & OLD HENRY HOMES, LLC  
known to me, who executed the Certificate in my presence and  
acknowledge it to be their  
free act and deed.  
Witness my hand and seal this 23<sup>rd</sup> day of June, 2004  
My Commission expires: 23<sup>rd</sup> day of Nov, 2005

Notary Public  
\_\_\_\_\_  
B.F. & Eric Taylor  
D.B. 452, Pg. 239  
Turtle Creek Development  
Limited Partnership  
D.B. 788, Pg. 506  
This is to certify that the undersigned is the owner of the land  
shown on this plat and hereby acknowledges the same to be the plat  
of THE RESERVE AT L'ESPRIT, SECTION 1  
and does hereby dedicate to public use the streets and any other spaces  
as indicated thereon.  
OWNER: Turtle Creek Development Limited Partnership  
OWNER: Paul D. Shreve, Betty T. Shreve  
PAUL D. & BETTY T. SHREVE  
OWNER: M. Wayne Poe, Sue B. Poe  
M. WAYNE & SUE B. POE  
OWNER: Lawrence E. Moore  
OLD HENRY HOMES, LLC  
OWNER: Tommy D. & Debra K. Campbell  
TOMMY D. & DEBRA K. CAMPBELL  
DEBORAH  
DOCKET NO. 3341

CERTIFICATE OF RESERVATION OF  
GAS, ELECTRIC & TELECOMM. EASEMENTS  
The spaces outlined by dashed lines and marked "gas, electric and telecomm.  
easement" are hereby reserved as easements for gas, electric and telecomm.  
utility purposes, which include: (1) the right of ingress and egress across  
all lots, access areas, and ways to and from the easements; (2) the  
right to cut down or trim any trees within the easement; (3) the right  
to trim or cut down any trees outside easement area within 10' of the  
closest conductor within the easement or a public way; (4) the right to  
cut down or trim any trees on private property that may be so adjacent  
as to present a hazard to the utility lines after reasonable notice to the  
property owner; (5) the right of any utility company using said easement  
to remove permanent structures of obstructions within the easement. No  
permanent structures shall be erected within the easement. Fences,  
driveways and gardens may occupy easement area at property owner's  
risk. The developer is to remove all trees that may interfere with the  
original construction of the gas lines, electric lines and telephone lines  
to serve this subdivision.  
(A) All property owners electric utility service lines shall be underground  
at locations designated by Louisville Gas and Electric Company (from L.G. & E.  
termination point throughout length of service lines to customer's buildings)  
and title thereto shall remain in, and the cost of installation and maintenance  
thereof shall be borne individually by the respective lot owner upon which  
the said service line is located.  
(B) All property owners gas utility service lines shall be at locations  
designated by Louisville Gas and Electric Company (from L.G. & E.  
termination point throughout length of service lines to customer's buildings)  
and title thereto shall remain in, and the cost of installation and maintenance  
thereof shall be borne individually by the respective lot owner upon which  
the said service line serves.  
Appropriate easements are hereby dedicated and reserved to each  
property owner, together with the right of ingress and egress over adjoining  
lots or properties to install, operate and maintain electric service lines to  
L.G. & E.'s termination points. Electric service lines, as installed, shall  
determine the exact location of said easements.  
(C) The gas, electric and telecomm. easements shown on this plat shall be  
maintained and preserved in their present condition and no encroachment therein  
and no change in the grade of elevation thereof shall be made by any  
person or lot owner without the consent in writing of the Louisville Gas and  
Electric Company and BellSouth Telecommunications.  
(D) Easements for overhead electric transmission and distribution lines, poles  
and equipment appropriate in connection therewith are reserved over, across  
and under all spaces (including park, open and drainage spaces), outlined  
by dash lines and designated for underground and overhead facilities.  
Above ground electric transformers and pedestals may be installed at  
appropriate points in any electric easement.  
(E) In consideration of L.G. & E. providing service to the property shown on  
this plat it is granted the right to make further extensions of its lines from all  
overhead and underground distribution lines.  
(F) Above ground telecomm. facilities and pedestals may be installed at  
appropriate points in any telecomm. easement.  
(G) Construction fencing shall be erected prior to any grading or construction  
activities - preventing compaction of root systems of trees to be preserved. The  
fencing shall enclose the area beneath the dripline of the tree canopy and shall  
remain in place until all construction is completed. No parking, material  
storage, or construction activities shall be permitted within the fenced area.  
NOTES:  
Also the right to overhead lots with service wires to serve adjoining lots.  
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OWNER: Tommy D. & Debra K. Campbell  
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DEBORAH

NOTES:  
1) NO LOTS SHOWN HEREON MAY BE SUBDIVIDED  
OR RESUBDIVIDED RESULTING IN THE CREATION OF  
A GREATER NUMBER OF LOTS THAN ORIGINALLY  
APPROVED BY THE PLANNING COMMISSION.  
2) THIS PLAT IS SUBJECT TO DEED OF RESTRICTION  
AS RECORDED IN DEED BOOK \_\_\_\_\_ PAGE \_\_\_\_\_.  
3) ALL OPEN SPACES SHALL BE MAINTAINED BY  
NEIGHBORHOOD ASSOCIATION.  
4) CONSTRUCTION FENCING SHALL BE ERECTED PRIOR  
TO ANY GRADING OR CONSTRUCTION ACTIVITIES-  
PREVENTING COMPACTION OF ROOT SYSTEMS OF  
TREES TO BE PRESERVED. THE FENCING SHALL  
ENCLOSE THE AREA BENEATH THE DRIPLINE OF THE  
TREE CANOPY AND SHALL REMAIN IN PLACE UNTIL  
ALL CONSTRUCTION IS COMPLETED. NO PARKING  
MATERIAL STORAGE, OR CONSTRUCTION ACTIVITIES  
SHALL BE PERMITTED WITHIN THE FENCED AREA.  
5) \_\_\_\_\_ DENOTES SET 1/2"x18" IRON PIN W/CAP  
LS #3492 (UNLESS OTHERWISE NOTED).  
6) THE HORIZONTAL DATUM FOR THIS SURVEY WAS  
DETERMINED FROM OBSERVATION OF USGS HORIZONTAL  
CONTROL MONUMENTS WHICH ARE BASED ON THE  
KENTUCKY STATE PLANE COORDINATE SYSTEM (NAD 1983,  
7) A PORTION OF THIS TRACT LIES IN A FLOOD AREA  
FROM A REVIEW OF F.E.M.A. MAP #210185 0150 B  
DATED AUGUST 19, 1987.  
8) THIS PLAT SUBJECT TO BINDING ELEMENTS IN DOCKET  
NUMBER 3341 ON FILE IN THE OFFICE OF THE PLANNING  
COMMISSION.

CERTIFICATE OF OWNERSHIP AND DEDICATION  
This is to certify that the undersigned is the owner of the land  
shown on this plat and hereby acknowledges the same to be the plat  
of THE RESERVE AT L'ESPRIT, SECTION 1  
and does hereby dedicate to public use the streets and any other spaces  
as indicated thereon.  
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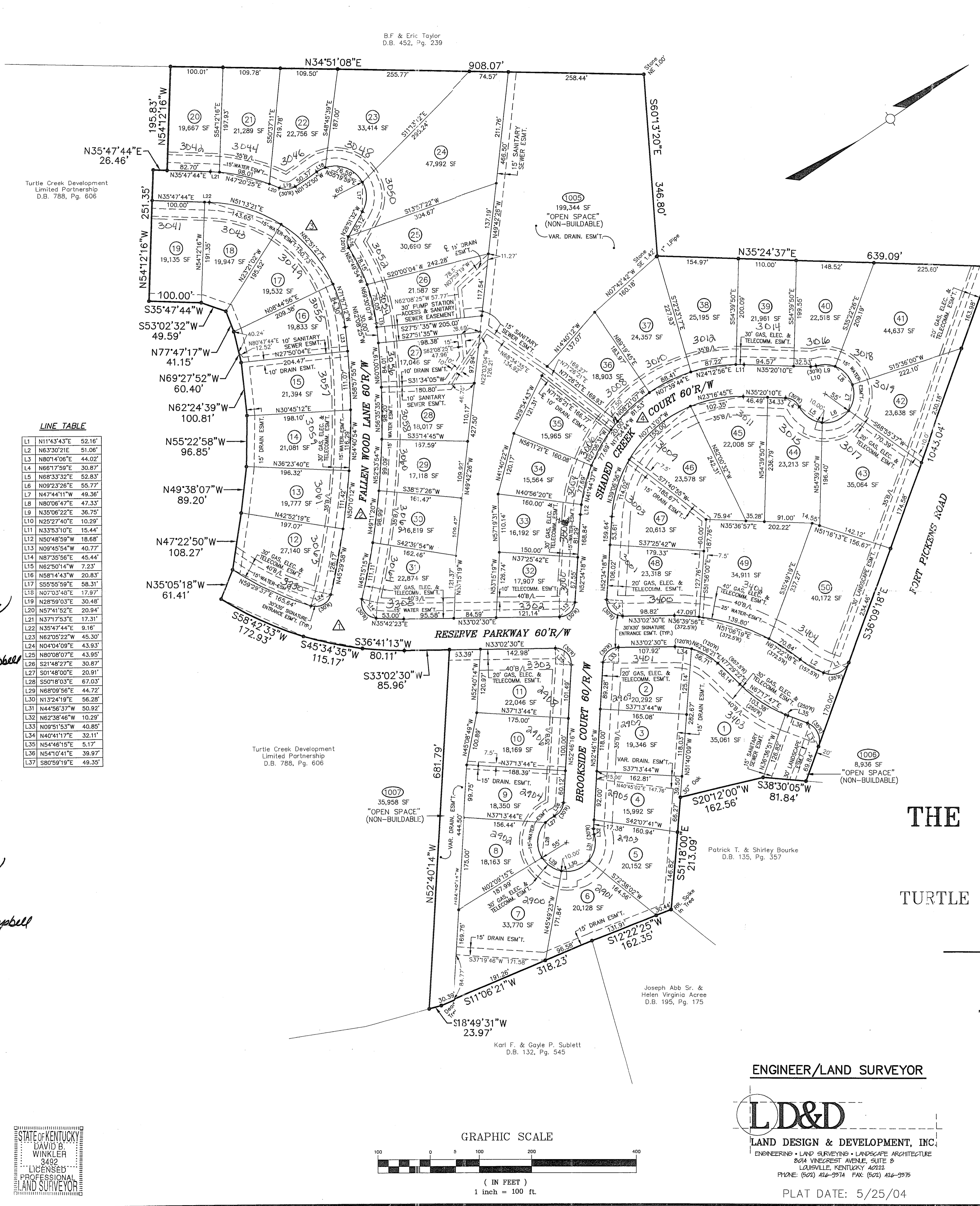
CERTIFICATE OF  
RESERVATION OF SANITARY SEWER EASEMENTS  
Easements and public use rights-of-way for sanitary sewer  
system purposes are hereby granted to Oldham County  
Sanitation District. Easements are reserved over and under  
the strips of land and spaces as defined and bounded by  
dashed lines marked "Sanitary Sewer Easement", together with  
the right of ingress and egress over all lots to and from the  
easements for construction, operation and maintenance of  
sewers and other system appurtenances over said land. No  
permanent structures of any kind shall be placed on, over or  
under the land which is subject to said easements. Public use  
rights-of-way and easements shall be for the benefit of the  
land in the subdivision and other land served by the Oldham  
County Sanitation District, and such sewers and other system  
appurtenances may be constructed by any public agency  
having legal authority for such construction, or by others with  
the approval of the Oldham County Sanitation District.  
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CERTIFICATE OF  
RESERVATION OF DRAINAGE EASEMENTS  
Easement for drainage purposes are hereby granted to Oldham  
County on, over and under the strips of land and spaces as  
defined and bounded by dashed lines marked "DRAIN. ESM.",  
together with the right of ingress and egress over all lots to  
and from the easements for construction, operation and  
maintenance of drainage over said land. No permanent  
structures of any kind shall be placed on, over or under the  
land which is subject to said easements. The easements shall  
be for the benefit of the land in the subdivision and other land  
which naturally drains therein, and said drainage may be  
constructed by any public agency having legal authority for such  
construction, or by others subject to approval of Oldham County.  
OWNER: Turtle Creek Development Limited Partnership  
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PAUL D. & BETTY T. SHREVE  
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PROPERTY OWNER'S OBLIGATION  
Certain improvements in this project are required by the Oldham  
County Subdivision Regulations and the Oldham County Soil and  
Erosion Control Ordinance as specified in the approved construction  
plans on file in the office of the Oldham County Engineer. It is  
the obligation of each property owner in the project not to damage,  
alter or destroy those improvements and not to allow any condition  
or activity on his property that will impair the proper functioning  
of those improvements. For violation of this provision, the property  
shall be subject to the imposition of a lien for the amount  
necessary to remedy the violation that may be enforced in the  
same manner that mortgages are enforced, and the persons  
responsible shall be subject to a fine.

BUILDERS OBLIGATION  
The builder of each lot in this project is required to grade  
the lot so that cross-lot drainage is in conformance with  
the approved Soil Control Plan for the project.  
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 witnessed  
by monuments shown hereon, are true and correct to the best of my  
knowledge and belief. This plat meets the requirements of a Class A  
(Suburban/Land) Survey. The unadjusted traverse closure ratio is  
1:22,385 and the angular closure is 13 seconds per angle.  
Signature: David W. Sublett #3492 6-9-04  
Date: \_\_\_\_\_  
Professional Land Surveyor

STATE OF KENTUCKY  
DAVID B. WINKLER  
3492  
LICENSED  
PROFESSIONAL  
LAND SURVEYOR  
Turtle Creek Development  
Limited Partnership  
D.B. 788, Pg. 506  
B.F. & Eric Taylor  
D.B. 452, Pg. 239  
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LOCATION MAP  
NOT TO SCALE

PROJECT DATA

GROSS AREA	=	38.04 AC.
NET AREA	=	32.42 AC.
EXISTING ZONING	=	R - 2
TOTAL # RESIDENTIAL LOTS	=	50
TOTAL # OPEN SPACE LOTS	=	3
TOTAL AREA OF R/W	=	5.62 AC.
GROSS DENSITY	=	1.39 DU/AC.
NET DENSITY	=	1.63 DU/AC.
TOTAL AREA OF LOTS	=	32.42 AC.
OPEN SPACE PROVIDED	=	5.40 AC.

CENTERLINE CURVE DATA

1		2	
Δ	46°47'19"	Δ	22°18'20"
R	600.00'	R	1500.00'
T	259.57'	T	295.72'
L	489.97'	L	583.96'

3		4	
Δ	81°13'56"	Δ	87°54'28"
R	300.00'	R	275.00'
T	257.28'	T	265.14'
L	425.33'	L	421.93'

#000087

RECORD PLAT  
OF  
THE RESERVE AT L'ESPRIT  
SECTION 1  
FORMERLY  
TURTLE CREEK SUBDIVISION, SECTION 1  
(PLAT BOOK 6, PAGE 35)

DEVELOPER  
ELITE HOMES, INC.  
P.O. BOX 43607, LOU., KY 40253  
(502) 245-6159

OWNERS  
TURTLE CREEK DEVELOPMENT LIMITED PARTNERSHIP  
18218 SHELBYVILLE ROAD, LOU., KY 40245  
46-041-01-1, 2 - 22, 25 - 32, 34 - 36,  
38 - 50, 1005, 1006 AND 1007  
D.B. 788, PG. 603

PAUL D. & BETTY T. SHREVE  
207 WASHINGTON CIRCLE, LAGRANGE, KY 40031  
D.B. 739, PG. 145 / 46-041-01-23

M. WAYNE & SUE B. POE  
422 CHERRYWOOD ROAD, LOUISVILLE, KY 40207  
D.B. 760, PG. 24 / 46-041-01-24

OLD HENRY HOMES, LLC  
3801 SHILOH LANE, GOSHEN, KY 40026  
D.B. 738, PG. 142 / 46-041-01-33

TOMMY D. & DEBRA K. CAMPBELL  
2301 COURTNEY DRIVE, LAGRANGE, KY 40031  
D.B. 778, PG. 565 / 46-041-01-37

ENGINEER/LAND SURVEYOR  
LD&D  
LAND DESIGN & DEVELOPMENT, INC.  
ENGINEERING - LAND SURVEYING - LANDSCAPE ARCHITECTURE  
8074 VINECREST AVENUE, SUITE 2  
LOUISVILLE, KENTUCKY 40222  
PHONE: (502) 416-9914 FAX: (502) 416-9915  
PLAT DATE: 5/25/04

P.B. 6  
PG. 59