

TEMPORARY CONSTRUCTION EASEMENT

This **TEMPORARY CONSTRUCTION EASEMENT** is made and entered into this the 9th day of October, 2018, by and between **CHARLES SKEENS and LINDA SKEENS, husband and wife**, 159 Riviera Road, Lexington, Kentucky 40509 and **ANGELA SUE SKEENS, a single person**, 159 Riviera Road, Lexington, Kentucky 40509, which is the in-care of tax mailing address for the current year ("Grantors"), and **LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**, 200 East Main Street, Lexington, Kentucky 40507, ("Grantee").

WITNESSETH:

That for and in consideration of the sum of **FIFTY-SIX DOLLARS AND 25 CENTS (\$56.25)**, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, said Grantors have **BARGAINED** and **SOLD** and do hereby **GIVE, GRANT** and **CONVEY** unto the Grantee, its successors and assigns, temporary right to excavate, grade, install, construct, alter, inspect, maintain, re-grade and perform related work for the purpose of construction, improvement, and replacement of a storm water culvert through and across the following tract of land located in the confines of Lexington, Fayette County, Kentucky, and more particularly described as follows, to wit:

Temporary Construction Easement
(a portion of 159 Riviera Road)
Riviera Road Culvert
Replacement Project

Return to:
Charles E. Edwards III
LFUCG, Dept. of Law, 11th Floor
200 East Main Street
Lexington, KY 40507

Commencing at the southeast corner of Charlie & Linda Skeens and Angela Sue Skeens (DB 3464, PG 297) being Lot 4, as shown on the Plat of Avon Estates, PC C, Slide 570, Fayette County, Lexington, KY, a common corner with J. E. & Wavelyn P. Lakes (DB 1057, PG 238) and in the North right-of-way line of Riviera Road; thence with the right-of-way line North 89°16'15" W, a distance of 10.00 feet to a point being the True Point of Beginning of the Temporary Construction Easement, said point being in the west edge of an existing Permanent Easement; thence North 89°16'15" W (L1) a distance of 15.00 feet to a point; thence leaving the right-of-way line North 01°38'52" East (L2) a distance of 30.00 feet to a point; thence South 89°16'15" East (L3) a distance of 15.00 feet to a point, said point being on the existing Permanent Easement line; thence with the existing Permanent Easement line South 01°38'52" West (L4) a distance of 30.00 feet to the POINT OF BEGINNING; and

The above described parcel contains 450.06 sq. ft. or 0.010 Acres of temporary construction easement; and

Being a portion of the property conveyed to Charles Skeens and Linda Skeens, husband and wife and Angela Sue Skeens, a single person, by deed dated January 18, 2017, of record in Deed Book 3464, Page 297, in the Fayette County Clerk's Office.

TO HAVE AND TO HOLD said easement together with all rights, appurtenances, and improvements thereunto belonging unto said Grantee, its successors and assigns, for the purposes and uses herein designated.

The above-described temporary construction easement runs with the land for the duration of the improvement project and is binding upon the successors and assigns of the Grantors. The temporary construction easement shall take effect upon the commencement of construction of the project and will expire upon the completion of the project.

and will expire upon 120 days of the commencement of the project.

Jonathan S. Rehner 10/9/18

Angela Sue Skeens 10/9/18

Charles Skeens 10/9/18

Grantors do hereby release and relinquish unto the Grantee, its successors and assigns forever, all of its right, title, and interest in and to the property to the extent of the interest conveyed herein, including all exemptions allowed by law, and do hereby covenant to and with the Grantee, its successors and assigns forever, that they are lawfully seized in fee simple of said property and have good right to sell and convey the same as herein done, and that they will **WARRANT GENERALLY** said title.

The obtaining of this easement was authorized by Resolution 528-2018, passed by the Lexington-Fayette Urban County Council on August 30, 2018. Pursuant to KRS 382.135(2)(a), this public utility easement is exempt from the requirements related to certificate of consideration. The conveyance is exempt from real estate transfer tax pursuant to KRS 142.050.

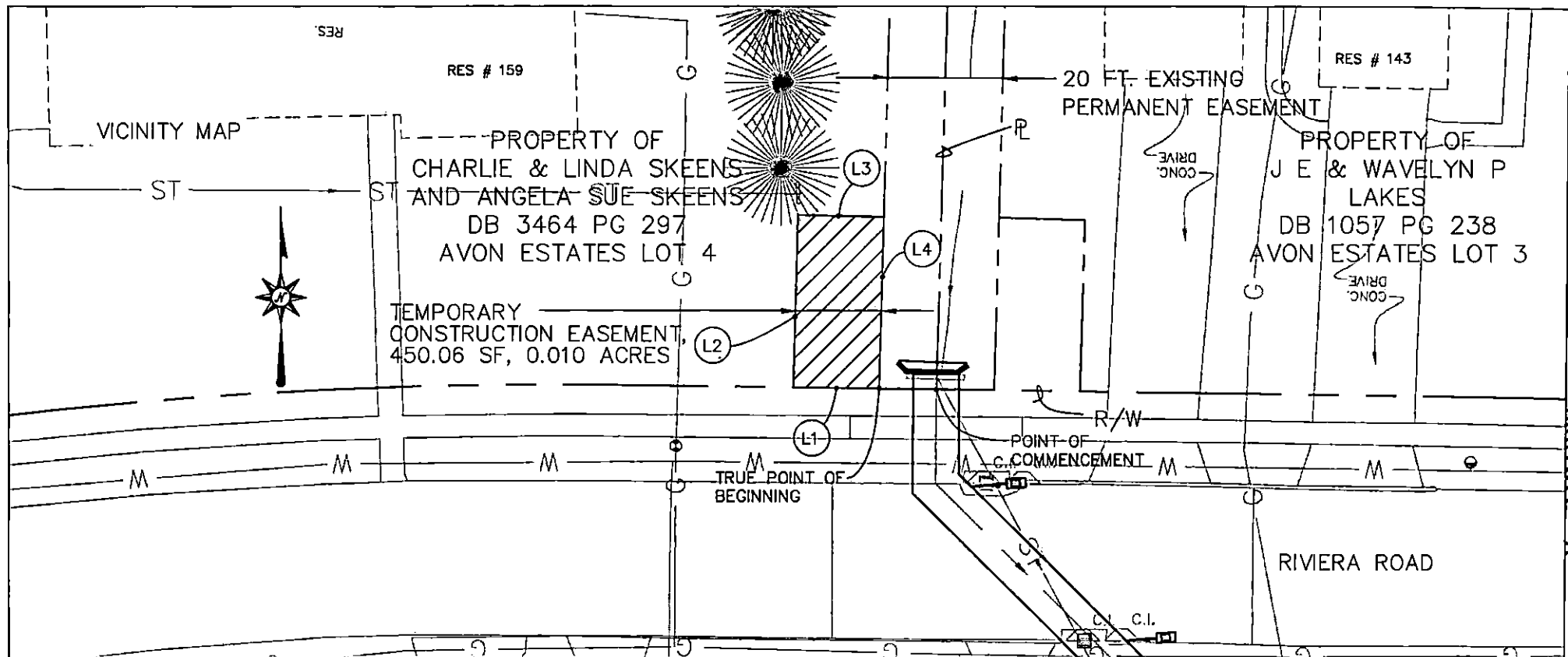
IN TESTIMONY WHEREOF, the Grantors have signed this Temporary Construction Easement, this the day and year first above written.

GRANTORS:

BY: 
CHARLES SKEENS

BY: 
LINDA SKEENS

BY: 
ANGELA SUE SKEENS



LINE LEGEND			VICINITY MAP		EASEMENT NUMBER 557-4	
LINE	BEARING	DISTANCE	US 60		SURVEYOR:	
L1	N 89° 16' 15" W	15.00'			JAMES K. ROBERTS, PE, PLS	
L2	N 01° 38' 52" E	30.00'			DATE:	
L3	S 89° 16' 15" E	15.00'			AUGUST, 2018	
L4	S 01° 38' 15" E	30.00'			SCALE:	
			RIVIERA ROAD		1"=20'	
			PROJECT LOCATION		FIRM:	
			COMBS FERRY ROAD		BELL ENGINEERING	
					2480 FORTUNE DRIVE, SUITE 350	
					LEXINGTON, KENTUCKY 40509	
					CLIENT:	
					LFUCG	
					200 EAST MAIN STREET	
					LEXINGTON, KENTUCKY 40507	
					OWNER:	
					CHARLIE & LINDA SKEENS AND	
					ANGELA SUE SKEENS	
					159 RIVIERA ROAD	
					LEXINGTON, KENTUCKY	
					TITLE:	
					RIVIERA ROAD CULVERT	
					REPLACEMENT	
					CONTRACT 557-18-0	

I, Donald W Blevins Jr, County Court Clerk
of Fayette County, Kentucky, hereby
certify that the foregoing instrument
has been duly recorded in my office.



By: SHEA BROWN ,dc

201810110093

October 11, 2018

10:14:14 AM

Fees	\$23.00	Tax	\$.00
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Total Paid	\$23.00
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