

DEED OF EASEMENT

This **DEED OF EASEMENT** is made and entered into this 16 day of November, 2018, by and between **C & R ASPHALT LAND ACQUISITION COMPANY, LLC**, a Kentucky limited liability company, c/o The Gibson Company, 1050 Monarch Street, Suite 200, Lexington, Kentucky 40513 ("Grantor"), which is also the in-care of tax mailing address for the current year, and the **LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**, 200 East Main Street, Lexington, Kentucky 40507 ("Grantee");

WITNESSETH:

That for and consideration of **THREE THOUSAND TWO HUNDRED DOLLARS AND NO CENTS (\$3,200.00)** and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor has **BARGAINED** and **SOLD** and does hereby **GIVE, GRANT** and **CONVEY** unto the Grantee, its successors and assigns, the permanent right to lay, install, construct, maintain, repair, reconstruct, and remove sidewalks and other related improvements and appurtenances thereto, which said sidewalk and appurtenances shall be of such dimension, character, construction and use as determined by Grantee, along, through, under and across the following tract of land located in the confines of Lexington-Fayette County, Kentucky, and more particularly described as follows:

Permanent Sidewalk Easement
Sidewalk Connectivity Project
Parcel No. 1
(a portion of 330 Waller Avenue)

Being a tract of land located in Fayette County, Kentucky,
along Waller Avenue, approximately 1,400 feet southeast of

Charles E. Edwards, III
LFUCG Department of Law
200 East Main Street, 11th Floor
Lexington, Kentucky 40507

(C-F)

160

the intersection of Waller Avenue and St. Joseph Drive, and more particularly described as follows:

Beginning at a point 38.40 feet right of Waller Avenue Station 1102+16.75; thence South 69 Degrees 10 Minutes 00 Seconds East, 14.99 feet to a point 38.76 feet right of Waller Avenue Station 1102+31.73; thence South 73 Degrees 48 Minutes 00 Seconds East, 188.17 feet to a point 38.22 feet right of Waller Avenue Station 1104+17.50; thence South 83 Degrees 06 Minutes 15 Seconds West, 25.49 feet to a point 48.09 feet right of Waller Avenue Station 1103+94.00; thence North 73 Degrees 48 Minutes 00 Seconds West, 122.04 feet to a point 48.38 feet right of Waller Avenue Station 1102+72.55; thence North 67 Degrees 03 Minutes 19 Seconds West, 22.69 feet to a point 45.87 feet right of Waller Avenue Station 1102+50.00; thence North 68 Degrees 04 Minutes 29 Seconds West, 35.87 feet to a point 43.39 feet right of Waller Avenue Station 1102+16.44; thence North 23 Degrees 01 Minutes 56 Seconds East, 5.00 feet to the POINT OF BEGINNING, containing 0.040 acres (1,739 square feet); and,

Being a portion of the same property conveyed to C & R Asphalt Land Acquisition Company, LLC, a Kentucky limited liability company, by deed, dated April 20, 2007, of record in Deed Book 2721, Page 355, in the Fayette County Clerk's Office.

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

Grantor does hereby covenant to and with said Grantee, its successors and assigns forever, that it is lawfully seized in fee simple of said property and has a good right to sell and convey the interest herein conveyed, and that it will **WARRANT GENERALLY** said title.

The parties do hereby certify pursuant to KRS 382.135 that the consideration stated herein is the full actual consideration paid for the property transferred herein and that the estimated fair cash value of the property conveyed is \$3,200.00. Grantee joins

this Deed of Easement for the sole purpose of certifying the consideration, as authorized by Resolution No. 572-2018 passed by the Lexington-Fayette Urban County Council on September 27, 2018. This conveyance is exempt from real estate transfer tax pursuant to KRS 142.050.

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

GRANTOR:

C & R ASPHALT LAND
ACQUISITION COMPANY, LLC, a
Kentucky limited liability company

BY: 
BILLY BLAIR,
MEMBER

GRANTEE:

LEXINGTON-FAYETTE URBAN COUNTY
GOVERNMENT

BY: 
JIM GRAY, MAYOR

COMMONWEALTH OF KENTUCKY)
)
COUNTY OF FAYETTE)

The foregoing Easement and consideration certificate was subscribed, sworn to and acknowledged before me by Billy Blair, as a Member, on behalf of C & R Asphalt Land Acquisition Company, LLC, a Kentucky limited liability company, on this the 16 day of NOVEMBER, 2018.

My commission expires: 7-29-2021



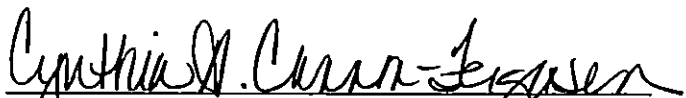
Notary Public, Kentucky, State-at-Large

Notary ID # 583153

COMMONWEALTH OF KENTUCKY)
)
COUNTY OF FAYETTE)

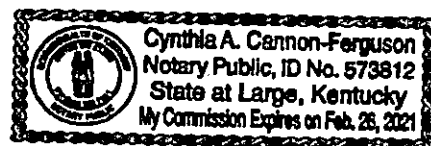
The foregoing Certificate of Consideration was subscribed, sworn to and acknowledged before me by Jim Gray, as Mayor, for and on behalf of the Lexington-Fayette Urban County Government, on this the 16th day of November, 2018.

My commission expires: 2/26/21

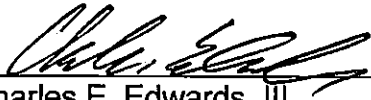


Notary Public, Kentucky, State-at-Large

Notary ID # 573812



PREPARED BY:


Charles E. Edwards, III,
Attorney
Lexington-Fayette Urban
County Government
Department of Law, 11th Floor
200 East Main Street
Lexington, Kentucky 40507
(859) 258-3500

X:\Cases\ENGINEERING\18-RE0736\RE\00633314.DOC

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: PATTY DAVIS ,dc

201811160160

November 16, 2018 12:40:20 PM

Fees	\$23.00	Tax	\$.00
------	---------	-----	--------

Total Paid	\$23.00
------------	---------

THIS IS THE LAST PAGE OF THE DOCUMENT

6 Pages

215 - 220