

GENERAL WARRANTY DEED

This **GENERAL WARRANTY DEED** is made and entered into this 20th day of March, 2019, by and between **JAMES P. KREINER and STEPHANIE M. HOLCOMB-KREINER, husband and wife**, 1871 Pensacola Drive, Lexington, Kentucky 40503 ("Grantors") and the **LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**, 200 East Main Street, Lexington, Kentucky 40507 ("Grantee"); the Grantee's address is the in-care-of tax mailing address for the current tax year.

WITNESSETH:

That for and in consideration of payment of the sum of **ONE HUNDRED SIXTY THOUSAND DOLLARS AND .00 CENTS (\$160,000.00)**, the receipt and sufficiency of which is hereby acknowledged, Grantors have **BARGAINED** and **SOLD** and do hereby **GIVE, GRANT** and **CONVEY** unto the Grantee, in fee simple, its successors and assigns forever, all the following described property located in Fayette County, Kentucky, and more fully described as follows, to-wit:

1871 PENSACOLA DRIVE

All of Lot 39, Block "A" (formerly Lot C, Block "A"), as shown on the Revised Plat of Lots No. 38 and 39, Block "A" and Lot 37, Block "B" of the Goodrich Avenue Subdivision and as shown by plat of record in Plat Cabinet E, Slide 389 and in Deed Book 332, Page 452-A, in the Fayette County Clerk's Office, to which reference is made for a more particular description of the property; the improvements thereon being known and designated as 1871 Pensacola Drive; and,

Being the same property conveyed to James P. Kreiner and Stephanie M. Holcomb-Kreiner, husband and wife, by deed dated August 19, 2005, and recorded in Deed Book 2579, Page 669, in the Fayette County Clerk's Office.

TO HAVE AND TO HOLD the above-described property together with all rights, appurtenances, and improvements thereunto belonging unto the Grantee, its successors

and assigns forever, in fee simple.

Grantors do hereby release and relinquish unto the Grantee, its successors and assigns forever, all of their right, title and interest in and to the above described property, including all exemptions allowed by law, and do hereby covenant to and with said Grantee, its successors and assigns forever, that they are lawfully seized in fee simple of said property and have a good and perfect right to sell and convey the same as herein done, that said property is free and clear of all encumbrances of any nature, except as provided herein, and with said exceptions, Grantors will **WARRANT GENERALLY** the title thereto.

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 \$160,000.00. Grantee joins in this Deed for the sole purpose of certifying the consideration, as authorized by Resolution No. 42-2019 passed by the Lexington-Fayette Urban County Council on January 31, 2019.

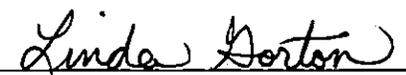
IN WITNESS WHEREOF, the parties have hereto signed this deed this the day and year first above written.

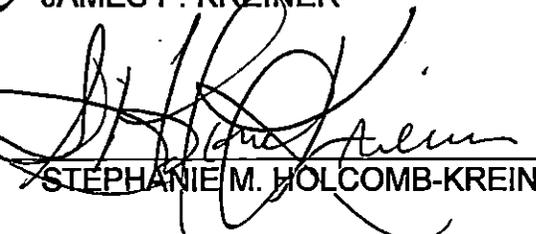
GRANTORS:

GRANTEE:

LEXINGTON-FAYETTE
COUNTY GOVERNMENT

BY: 
JAMES P. KREINER

BY: 
LINDA GORTON, MAYOR

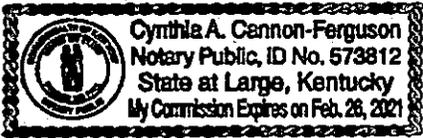
BY: 
STEPHANIE M. HOLCOMB-KREINER

COMMONWEALTH OF KENTUCKY)
)
COUNTY OF FAYETTE)

The foregoing deed and consideration certificate was subscribed, sworn to and acknowledged before me by James P. Kreiner and Stephanie M. Holcomb-Kreiner, husband and wife, on this 21st day of March, 2019.

My commission expires: 2/26/21

Cynthia A. Cannon-Ferguson
Notary Public, Kentucky, State-at-Large



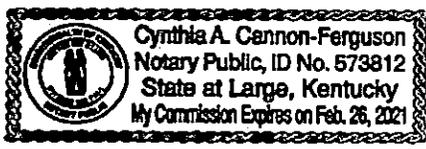
Notary ID # 573812

COMMONWEALTH OF KENTUCKY)
)
COUNTY OF FAYETTE)

The foregoing consideration certificate was subscribed, sworn to and acknowledged before me, by Linda Gorton, as Mayor of the Lexington-Fayette Urban County Government, for and on behalf of the Government, on this 21st day of March, 2019.

My commission expires: 2/26/21

Cynthia A. Cannon-Ferguson
Notary Public, Kentucky, State-at-Large



Notary ID # 573812

PREPARED BY:



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

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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: MELISSA STELTER ,dc

201903270092

March 27, 2019 10:56:25 AM

Fees	\$20.00	Tax	\$160.00
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Total Paid	\$180.00
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5 Pages

516 - 520