

PARTIAL RELEASE OF EASEMENT  
2250 Innovation Drive  
[Lots 2 & 3A – Pemberton Farm (Bluegrass Business Park)]

Property Owner: KITO U.S.A. Corp.

KNOW THAT ALL MEN BY THESE PRESENTS:

FOR VALUABLE CONSIDERATION, the receipt of and sufficiency of which is hereby acknowledged, the undersigned, LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT, 200 East Main Street, Lexington, Kentucky 40507 does hereby fully release the portion of that certain 30 foot utility easement located on Parcel 2, which was dedicated to the undersigned by the terms of an Easement Minor Amended and Consolidation Minor Subdivision Plat of the Pemberton Farm (Bluegrass Business Park) of record in the Fayette County Clerk's Office in Plat Cabinet M, Slide 108 and shown on Exhibit A attached hereto, more particularly described as follows:

COMMENCING AT A POINT in the existing southern right of way of Innovation Drive, said point also being the northwestern most corner of Lot 2 of (Pemberton Farm) Bluegrass Business Park known as 2250 Innovation Drive as shown on Plat Cabinet M, Slide 108 of record in the Fayette County Clerk's Office; thence South 46 degrees 59 minutes 27 seconds East, 107.64 feet to the TRUE POINT OF BEGINNING; thence South 22 degrees 48 minutes 22 seconds West, 449.09 feet to a point; thence North 79 degrees 23 minutes 12 seconds West, 30.69 feet to a point; thence North 22 degrees 48 minutes 22 seconds East, 459.79 feet to point; thence 30.29 feet along a curve to the left having a radius of 1455.00 feet and a chord which bears South 59 degrees 11 minutes 34 seconds East, 30.29 feet to the POINT OF BEGINNING and containing 0.31 acres (13,632 square feet)

Being a portion of the same property conveyed to Kito U.S.A. Corp by Deed dated May 12, 1999 of record in Deed Book 2051, Page 326 in the Fayette County Clerk's office.

It is intended for this document to likewise release the above described easement as may have been established by prior plats of record in the Fayette County Clerk's Office in Plat Cabinet K, Slides 434 and 867 and Plat Cabinet L, Slide 689.

It is understood that in making this release that any other easements or any portion thereof shown on the aforementioned plat remain unaffected.

IN WITNESS WHEREOF, the undersigned does hereunto cause its corporate name to be affixed by its duly authorized officer, this the \_\_\_ day of \_\_\_\_\_, 2017.

LEXINGTON-FAYETTE URBAN  
COUNTY GOVERNMENT

By: \_\_\_\_\_  
Jim Gray, Mayor

COMMONWEALTH OF KENTUCKY )  
 ) SS  
COUNTY OF FAYETTE )

The foregoing instrument was subscribed, sworn to and acknowledged before me this \_\_\_\_ day  
of \_\_\_\_\_, 2017, by Jim Gray as Mayor of LEXINGTON-FAYETTE URBAN COUNTY  
GOVERNMENT.

My commission expires: \_\_\_\_\_

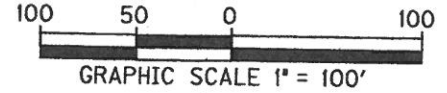
\_\_\_\_\_  
NOTARY PUBLIC, STATE AT LARGE, KENTUCKY

THIS INSTRUMENT PREPARED BY:

  
Charlotte Turner McCoy  
STITES & HARBISON, PLLC  
250 West Main Street, Suite 2300  
Lexington, KY 40507  
(859) 226-2300

 30' UTILITY EASEMENT AREA TO BE RELEASED

 NEW 20' UTILITY EASEMENT AREA



$L = 30.29'$   
 $R = 1455.00'$   
 $CD = 659^{\circ}11'34''E$   
 $LC = 30.29'$

POINT OF COMMENCEMENT

LOT 3A

INNOVATION DRIVE

POINT OF BEGINNING

20' B.L. & U.E.

2250

PORTION OF 30' UTILITY EASEMENT TO BE RELEASED.

LOT 2

20' B.L. & U.E.

JAGGIE FOX WAY

TRANSFORMER

TRANSFORMER

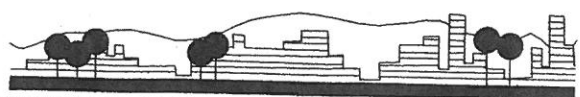
30' U.E.

$N22^{\circ}48'22''E - 459.79'$   
 $S22^{\circ}48'22''W - 449.09'$

$N79^{\circ}23'12''W$   
 $30.69'$

LOT 3A

**EA Partners, PLLC**



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3111 WALL STREET  
 LEXINGTON, KENTUCKY 40513  
 PHONE (859) 296-9889  
 FACSIMILE (859) 296-9887

**EXHIBIT "A"**  
 UTILITY EASEMENT RELEASE  
 (PEMBERTON FARM)  
 BLUEGRASS BUSINESS PARK  
 LOT 2 (2250 INNOVATION DRIVE)  
 LEXINGTON, FAYETTE COUNTY, KENTUCKY  
 APRIL, 2017