

PARTIAL RELEASE OF EASEMENTS

THIS PARTIAL RELEASE OF EASEMENTS, is made and entered into this ____ day of _____, 202_, by and between (i) the LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT, an urban county government pursuant to Chapter 67A of the Kentucky Revised Statutes, having its address at 200 East Main Street, Lexington, Kentucky 40507 (the “LFUCG”), and (ii) BALL HOMES, LLC, a Kentucky limited liability partnership, whose mailing address is c/o Lawrence Goodwin, 3609 Walden Drive, Lexington, KY 40517, (the “Owner”).

WITNESSETH:

WHEREAS, through that certain Deed of Easement for Masterson Hills, of record in Deed Book 2428, Page 523 in the Fayette County Clerk’s Office (the “Deed”), LFUCG acquired a Utility Easement and a Sanitary Sewer Easement over a portion of 3000 Spurr Road (referred to herein as the “Easements”); and

WHEREAS, a portion of the Easement is no longer necessary as plans for a force main system have been abandoned. The portion of the Easement to be released is shown within the crosshatched areas shown on Exhibit “A” attached hereto and is more particularly described as

follows, to-wit:

COMMENCING AT A POINT being the eastern most corner of Lot 90 (known as 1284 Barleys Pass) located in Masterson Hills, Unit 1-K, Section 1 of record in Plat Cabinet S, Slide 97 in the Fayette County Clerk's Office; thence North 10 degrees 07 minutes 14 seconds East, 83.91 feet to the **TRUE POINT OF BEGINNING**; thence North 68 degrees 38 minutes 44 seconds West, 265.42 feet to a point; thence North 19 degrees 51 minutes 24 seconds East, 11.18 feet to a point; thence South 68 degrees 27 minutes 05 seconds East, 265.55 feet to a point; thence South 20 degrees 25 minutes 06 seconds West, 10.28 feet to the **POINT OF BEGINNING** and containing 0.07 acres (2,847 square feet).

WHEREAS, the Released Easements are no longer required by LFUCG and LFUCG desires to release and extinguish its interest in and to such Released Easements but not with respect to the remainder of the original Easements on the Amended Plat.

NOW THEREFORE, for and in consideration of the sum of One Dollar (\$1.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the LFUCG hereby releases unto the Owners all of its right, title and interest in and to the Released Easements, as shown on Exhibit "A".

It is the intention of the LFUCG to forever extinguish its interest in the Released Easements and the Owners, its successors and assigns forever, shall hereafter have and enjoy said property free and discharged from the interests of the LFUCG as to the Released Easements; provided, however, that this Partial Release of Easements shall not extinguish the interest of the LFUCG in the remaining Easements as depicted on the Amended Plat.

IN WITNESS WHEREOF, the LFUCG has hereunto executed this Partial Release of Utility Easement and Sanitary Sewer Easement on this the day and year first above written.

LEXINGTON-FAYETTE URBAN
COUNTY GOVERNMENT

Mayor

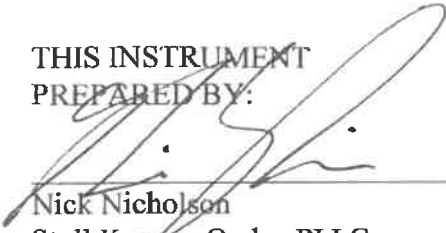
STATE OF KENTUCKY)
)
COUNTY OF FAYETTE)

The foregoing instrument was acknowledged before me by _____,
as _____ of Lexington-Fayette Urban County Government, an urban county
government pursuant to KRS 67, on behalf of said government, on this ____ day of
_____, 202_.

My Commission Expires: _____

NOTARY PUBLIC, KENTUCKY,
STATE AT LARGE

THIS INSTRUMENT
PREPARED BY:



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