

Deed #7701
BOOK 3294 PAGE 296

QUITCLAIM DEED

This **QUITCLAIM DEED** is made and entered into this 21st day of February, 2015, by and between **LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**, an urban county government of the Commonwealth of Kentucky pursuant to Chapter 67A of the Kentucky Revised Statutes, whose mailing address is 200 East Main Street, Lexington, Kentucky 40507, ("Grantor"), and **THOMAS E. BULLEIT, JR. AND BETSY BROOKS BULLEIT (also known as ELIZABETH BROOKS BULLEIT), husband and wife**, 760 Montclair Drive, Lexington, Kentucky 40502 ("Grantees"); the Grantees address is the in-care-of tax mailing address for the current tax year.

WITNESSETH:

WHEREAS, by Resolution No. 47-2015 adopted by the Council of the Lexington-Fayette Urban County Government on the 12th day of February, 2015, Eldemere Road, a public way, was closed pursuant to KRS 82.405; and,

WHEREAS, Resolution No. 47-2015 further authorized and directed the Mayor to execute a quitclaim deed for the former right-of-way to the abutting property owner(s);

NOW, THEREFORE, for and in consideration of the sum of **TEN DOLLARS AND 00/100 (\$10.00)**, and for other good and valuable consideration, the receipt of all of which consideration is hereby acknowledged by Grantor, said Grantor does hereby **REMISE, RELEASE** and forever **QUITCLAIM** unto the Grantees, their successors and assigns forever, all of its right, title and interest in and to the portion of the former public way closed by the above-referenced Ordinance and being further described as follows:

Return to:
Hon. Job D. Turner, III
Bingham Greenebaum Doll, LLP
300 West Vine Street, Suite 1100
Lexington, Kentucky 40507

A Portion of Eldemere Road
Lexington, Fayette County, Kentucky
(South of Montclair Drive)

Being a parcel of land south of Montclair Drive, between Tates Creek Road and Summit Drive in Lexington, Fayette County, Kentucky, and being more particularly described as:

Beginning at a 24" long, 5/8" diameter rebar with surveyor's cap (PLS 3350) in the south right-of-way of Montclair Drive, said point being the northwest corner of Elizabeth Brooks Bulleit property (Deed Book 3263, Page 686--Lot 3 of Plat Cabinet E, Slide 410), said point having Kentucky State Plane Coordinates of N=189,493.42 feet, E=1,569,619.25 feet (KY North Zone NAD '83, US Survey Feet); thence with the west line of Bulleit and the right-of-way of Eldemere Road for two calls: With a curve turning to the left with an arc length of 39.27 feet, with a radius of 25.00 feet, with a chord bearing of South 74°14'50" West, with a chord length of 35.36 feet, to a 24" long, 5/8" diameter rebar with surveyor's cap (PLS 3350); thence South 29°14'50" West a distance of 153.10 feet to a 5/8" diameter rebar with surveyor's cap (PLS 2504) found in the north line of Siby & Rebecca Saha (Deed Book 1742, Page 315--Lot 3 of Plat Cabinet I, Slide 782); thence with the north line of Saha and then with Jeffery & Kayla R. Monohan (Deed Book 3245, Page 507--Lot 5 of Plat Cabinet I, Slide 782), North 64° West a distance of 60.11 feet to a point, said point being the southeast corner of Betsy Brooks Bulleit property (Deed Book 2538, Page 76 & Deed Book 3116, Page 87--Parcel 3 of Plat Cabinet B, Slide 708); thence with the east line of Bulleit and the west right-of-way of Eldemere Road for two calls: North 29°14'50" East a distance of 156.68 feet to a point; thence with a curve turning to the left with an arc length of 39.27 feet, with a radius of 25.00 feet, with a chord bearing of North 15°45'10" West, with a chord length of 35.36 feet, to a point in the south right-of-way of Montclair Drive; thence with the south right-of-way of Montclair Drive, South 60°45'10" East a distance of 110.00 feet to a 24" long, 5/8" diameter rebar with surveyor's cap (PLS 3350); which is the Point of Beginning, having an area of 1,1061.6 square feet or 0.2539 acres.

The description above being based on an actual ground survey of the property conducted by Kevin M. Phillips (PLS 3350) of Endis Engineering, PSC whose address is 771 Enterprise Drive, Lexington, Kentucky 40510. The ground survey was concluded on September 26, 2014.

TO HAVE AND TO HOLD the same unto the Grantees, their successors or assigns, forever, subject to a 6' utility reservation at the rear property line on and along

the adjacent tract of the Grantees. This instrument is exempt from the requirements for a Consideration Certificate by KRS 382.135(2)(c).

IN WITNESS WHEREOF, Grantor causes this instrument to be executed by its duly authorized officer on this the day and year first above written, pursuant to Ordinance No. 47-2015 of the Lexington-Fayette Urban County Government.

LEXINGTON FAYETTE URBAN
COUNTY GOVERNMENT

BY: *Jim Gray*
JIM GRAY MAYOR

STATE OF KENTUCKY)
)
COUNTY OF FAYETE)

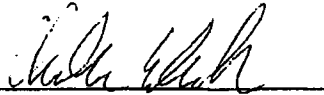
The foregoing Quitclaim Deed was subscribed, sworn to, and acknowledged before me by Jim Gray, as Mayor on behalf of the Lexington-Fayette Urban County Government, for and on behalf of the Government, on this 11th day of January, 2015.

My commission expires: 2/20/17

Cynthia A. Cannon-Ferguson
NOTARY PUBLIC
State-at-Large, Kentucky



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

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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: SHEA BROWN ,dc

201502240156

February 24, 2015 13:22:51 PM

Fees	\$20.00	Tax	\$0.00
Total Paid	\$20.00		

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