

DEED OF CONVEYANCE AND GRANT OF EASEMENT

This **DEED OF CONVEYANCE AND GRANT OF EASEMENT** is made and entered into this the 25 day of July, 2017, by and between **DOUGLAS E. SELF and JESSICA SELF, husband and wife**, 597 Cecil Way, Lexington, Kentucky 40503, which is the in-care of tax mailing address for the current year ("Grantors"), and **LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**, 200 East Main Street, Lexington, Kentucky 40507, ("Grantee").

WITNESSETH:

That for and in consideration of the sum of **SEVEN THOUSAND EIGHT HUNDRED DOLLARS AND 00/100 (\$7,800.00)**, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, said Grantors have **BARGAINED** and **SOLD** and do hereby **GIVE, GRANT** and **CONVEY** unto the Grantee, its successors and assigns forever the following tract of land located in the confines of Lexington, Fayette County, Kentucky, and more particularly described as follows, to wit:

Fee Simple Right-of-Way
(a portion of 597 Cecil Way)

Clays Mill Road Improvement Project, Section 1
(Harrodsburg Road to New Circle Road)
Parcel No. 25A

Beginning at a point 59.77 feet right of Clays Mill Road at Station 131+02.84; thence North 17 Degrees 45 Minutes 22 Seconds West for a distance of 28.49 feet, to a point 36.35 feet right of Clays Mill Road at Station 131+19.05; thence South 38 Degrees 34 Minutes 40 Seconds West a distance

Return to:
Charles E. Edwards III
LFUCG, Dept. of Law, 11th Floor
200 East Main Street
Lexington, KY 40507

DTC

of 18.55 feet, to a point 36.02 feet right of Clays Mill Road at Station 131+00.50; thence South 58 Degrees 03 Minutes 51 Seconds East a distance of 23.87 feet, to a point 59.77 feet right of Clays Mill Road at Station 131+02.84 and the POINT OF BEGINNING;

The above described parcel contains 0.005 acres (220 sq. ft.) in fee simple; and

Being a portion of the property conveyed to Douglas E. Self and Jessica Self, husband and wife, by deed dated March 22, 2016, of record in Deed Book 3384, Page 39, in the Fayette County Clerk's Office.

FURTHER, for and in consideration of the sum hereinbefore mentioned, the receipt and sufficiency of which is hereby acknowledged, Grantors have **BARGAINED** and **SOLD** and do hereby **GIVE, GRANT** and **CONVEY** unto the Grantee, its successors and assigns, temporary right to excavate, grade, construct, alter, re-grade and perform related work for the purpose of roadway improvements and construction, installation and relocation through and across the following tracts of land located in the confines of Lexington, Fayette County, Kentucky, and more particularly described as follows, to wit:

Temporary Construction Easement
(a portion of 597 Cecil Way)

Clays Mill Road Improvement Project, Section 1
(Harrodsburg Road to New Circle Road)
Parcel No. 25B

Being a tract of land lying in Fayette County on the east side of Clays Mill Road, point of beginning being approximately 51 feet north of the intersection of Cecil Way and Clays Mill Road, and more particularly described as follows:

Beginning at a point 36.35 feet right of Clays Mill Road at Station 131+19.05; thence North 38 Degrees 34 Minutes 40 Seconds East for a distance of 89.27 feet, to a point 37.95 feet right of Clays Mill Road at Station 132+08.31; thence

South 65 Degrees 35 Minutes 51 Seconds East a distance of 10.26 feet, to a point 47.94 feet right of Clays Mill Road at Station 132+10.64; thence South 39 Degrees 26 Minutes 20 Seconds West a distance of 92.42 feet, to a point 44.90 feet right of Clays Mill Road at Station 131+18.27; thence South 17 Degrees 01 Minutes 32 Seconds East a distance of 25.61 feet, to a point 65.77 feet right of Clays Mill Road at Station 131+03.43; thence North 58 Degrees 03 Minutes 51 Seconds West a distance of 6.02 feet, to a point 59.77 feet right of Clays Mill Road at Station 131+02.84; thence North 17 Degrees 45 Minutes 22 Seconds West a distance of 28.49 feet, to a point 36.35 feet right of Clays Mill Road at Station 131+19.05 and the POINT OF BEGINNING;

The above described parcel contains 0.022 acres (951 sq. ft.) of temporary construction easement;

Being a portion of the property conveyed to Douglas E. Self and Jessica Self, husband and wife, by deed dated March 22, 2016, of record in Deed Book 3384, Page 39, in the Fayette County Clerk's Office.

TO HAVE AND TO HOLD the above-described fee simple right-of-way and temporary easement together with all rights, appurtenances, and improvements thereunto belonging unto said Grantee, its successors and assigns, for the purposes and uses herein designated.

The above-described temporary construction easement runs with the land for the duration of the improvement project and is binding upon the successors and assigns of the Grantors. The temporary construction easement shall take effect upon the commencement of construction of the project and will expire upon completion of the project.

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 property to the extent of the interests conveyed herein, including all exemptions allowed by law, and do hereby

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

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July 27, 2017

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Fees	\$20.00	Tax	\$8.00
Total Paid		\$28.00	

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