

PERMANENT EASEMENT

This **PERMANENT EASEMENT** is made and entered into this the 30TH day of AUGUST, 2022, by and between **MILDRED B. LANSAW, a single person**, 3321 Bridlington Road, Lexington, Kentucky 40509, which is the in-care of tax mailing address for the current year ("Grantor"), and **LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**, 200 East Main Street, Lexington, Kentucky 40507 ("Grantee").

WITNESSETH:

That for and in consideration of the sum of **FIVE HUNDRED FIFTY-ONE DOLLARS AND 00/100 CENTS (\$551.00)**, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, said Grantor has **BARGAINED** and **SOLD** and does hereby **GIVE, GRANT** and **CONVEY** unto the Grantee, its successors and assigns, the permanent to right to excavate, grade, construct, alter, re-grade and perform related work for the purpose of stormwater

Return to:
Cynthia Cannon-Ferguson
LFUCG, Dept. of Law, 11th Floor
200 East Main Street
Lexington, KY 40507

improvements and construction, installation and relocation through and across the following tract of land located in the confines of Lexington, Fayette County, Kentucky, depicted on the attached Exhibit "A", and more particularly described as follows, to wit:

Permanent Easement
Joyland Area
Storm Drainage Improvement Project
(a portion of 502-504 Lisa Drive)

All that tract or parcel of land situated on the southeasterly quadrant of the intersection of Lisa Drive and Lisa Circle in Lexington, Fayette County, Kentucky, being more fully described and bounded as follows, to wit:

BEGINNING, at a point on the easterly property line of subject property, common corner to 2112-2114 Lisa Circle; thence with the common line of 2112-2114 Lisa Circle, N 42°48'18" W 30.60 feet to a point; thence leaving the common line of 2112-2114 Lisa Circle and traversing through the lands of subject property, N 58°10'32" E 26.51 feet to a point; thence N 38°10'10" E 23.72 feet to a point; thence N 23°27'27" E 21.35 feet to a point; thence N 46°33'33" E 8.92 feet to a point on the southerly right-of-way of Lisa Drive; thence with the southerly right-of-way of Lisa Drive along a curve to the right, having a radius of 75.00 feet for an arc distance of 40.41 feet and having a chord bearing S 24°46'26" E 39.92 feet to a point; thence leaving the southerly right-of-way of Lisa Drive and continuing with the easterly property line of subject property, S 47°11'42" W 65.57 feet to the **TRUE POINT OF BEGINNING**; and,

The above described parcel contains 0.05 Acres (2,204.7 sq. ft.), more or less, of permanent easement; and,

A portion of the same property conveyed to Mildred B. Lansaw and Kendell Richard Lansaw (a/k/a Kendall Richard Landsaw), husband and wife, by Deed dated October 12, 2007, of record in Deed Book 2763, Page 594, in the Fayette County Clerk's Office. Said Kendell Richard Lansaw (a/k/a Kendall Richard Landsaw) died testate a resident of Nicholasville, Jessamine County, Kentucky on September 7, 2018, by the terms of a Certified Will of record in Will Book

372, Page 51, in the Fayette County Clerk's Office, said property vests to his wife, Mildred B. Lansaw, by right-of-survivorship. See also the Affidavit As To Transfer of Real Properties By Will, dated December 15, 2018, of record in Deed Book 3634, Page 94, in the Fayette County Clerk's Office.

TO HAVE AND TO HOLD said 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 permanent easement runs with the land in perpetuity and is binding upon the successors and assigns of the Grantor. Grantor shall have the full right to use the surface of the land lying over said permanent easement for any purpose desired, provided such use will not interfere with the Grantee's free use of the easement as herein granted and provided further that no building or structure shall be erected upon, across, over or through said permanent easement without prior written consent of the Grantee.

Grantor does hereby release and relinquish unto the Grantee, its successors and assigns forever, all of her right, title, and interest in and to the property to the extent of the interest conveyed herein, including all exemptions allowed by law, and does hereby covenant to and with the Grantee, its successors and assigns forever, that she is lawfully seized in fee simple of said property and has good right to sell and convey the same as herein done, and that she will **WARRANT GENERALLY** said title.

The obtaining of this easement was authorized by Resolution 127-2022, passed by the Lexington-Fayette Urban County Council on March 17, 2022. Pursuant to KRS 382.135(2)(a), this deed of easement, which pertains to a public utility, need not contain a statement of consideration.

PREPARED BY:



EVAN P. THOMPSON

Attorney

Lexington-Fayette Urban

County Government

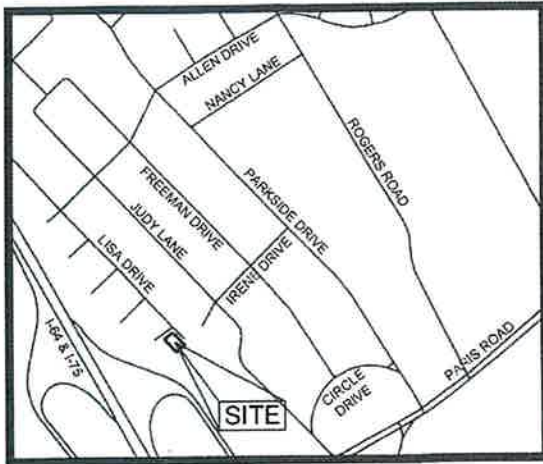
Department of Law, 11th Floor

200 East Main Street

Lexington, Kentucky 40507

(859) 258-3500

X:\Cases\WATER-AIR\22-RE0090\RE\00761425.DOC



VICINITY MAP

SCALE 1"=100'

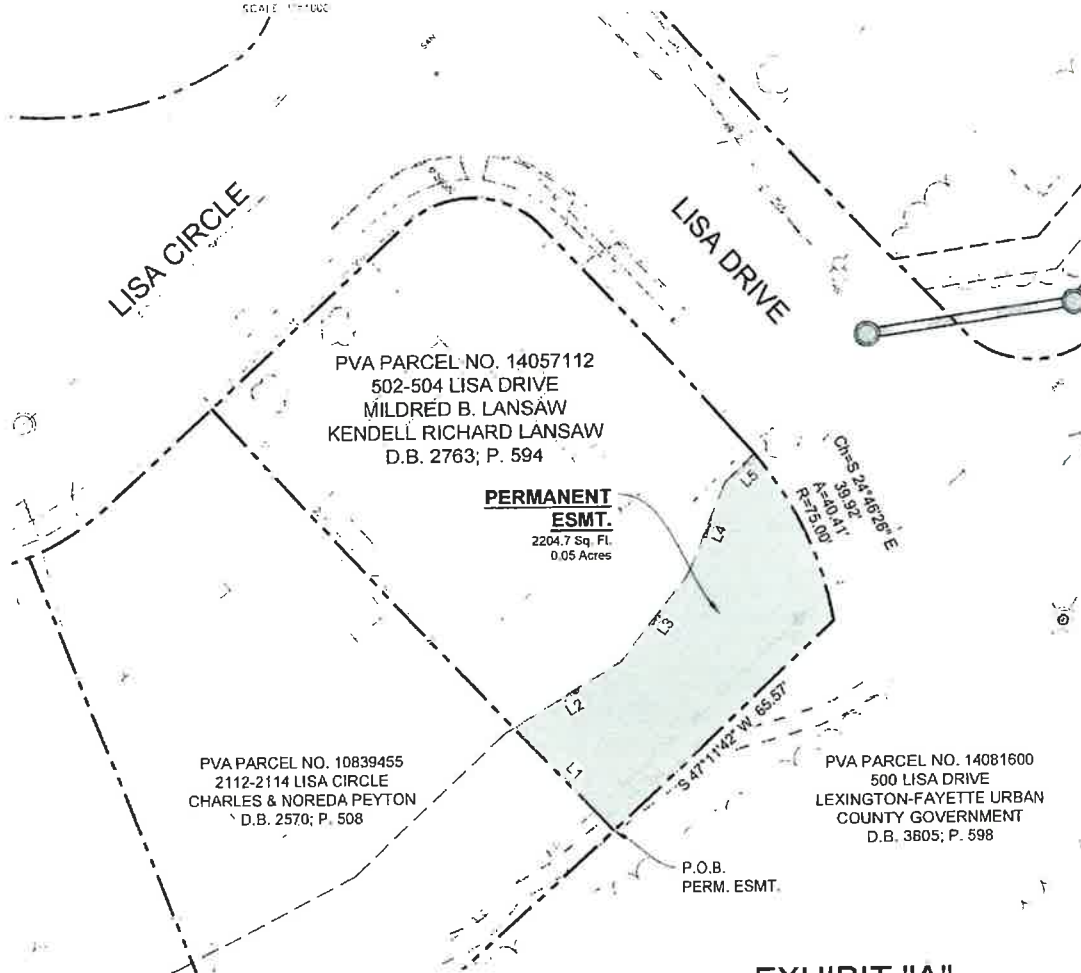


JASON D. BANKS, PLS
 1211 JESSAMINE STATION | NICHOLASVILLE, KY
 859.881.0020 | BANKSENGINEERING.NET



NOTES

1. THE BEARINGS SHOWN HEREON ARE BASED ON THE KENTUCKY NORTH STATE PLANE COORDINATE SYSTEM DERIVED FROM A GPS SURVEY.
2. SELECT FIELD MEASUREMENTS WERE MADE, HOWEVER, NO BOUNDARY SURVEY WAS PERFORMED.
3. THIS SURVEY DOES NOT CONSTITUTE A BOUNDARY SURVEY OF THE FULL EXTERIOR BOUNDARIES OF THE PROPERTIES SHOWN AND DEPICTED HEREON.



LISA CIRCLE

LISA DRIVE

PVA PARCEL NO. 14057112
 502-504 LISA DRIVE
 MILDRED B. LANSAW
 KENDELL RICHARD LANSAW
 D.B. 2763; P. 594

**PERMANENT
 ESMT.**
 2204.7 Sq. Ft.
 0.05 Acres

PVA PARCEL NO. 10839455
 2112-2114 LISA CIRCLE
 CHARLES & NOREDA PEYTON
 D.B. 2570; P. 508

PVA PARCEL NO. 14081600
 500 LISA DRIVE
 LEXINGTON-FAYETTE URBAN
 COUNTY GOVERNMENT
 D.B. 3805; P. 598

P.O.B.
 PERM. ESMT.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 42°48'18" W	30.60'
L2	N 58°10'32" E	26.51'
L3	N 38°10'10" E	23.72'
L4	N 23°27'27" E	21.35'
L5	N 46°33'33" E	8.92'

GRAPHIC SCALE



1 inch = 30 feet

PROJECT: 20230
 DRAWN BY: CBS
 DATE: June, 2021
 DRAWING: 20230_Easements.dwg

EXHIBIT "A"
 DRAINAGE & DETENTION EASEMENT
**Lexington-Fayette Urban
 County Government**
 THROUGH THE PROPERTY OF
**Mildred B. Lansaw &
 Kendell Richard Lansaw**
 PARCEL 14057112
 D.B. 2763; P. 594
 502-504 Lisa Drive
 Lexington, Kentucky

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: EMILY GENTRY ,dc

202209010174

September 1, 2022 11:20:16 AM

Fees	\$53.00	Tax	\$.00
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Total Paid	\$53.00
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7 Pages

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