

TEMPORARY CONSTRUCTION EASEMENT

This **TEMPORARY CONSTRUCTION EASEMENT** is made and entered into this the 30 day of July, 2018, by and between **RONNIE AL-YACOUB and LONA AL-YACOUB, husband and wife**, 765 Sunny Slope Trace, Lexington, Kentucky 40514, 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 **SEVENTY-FIVE DOLLARS AND 00/100 (\$75.00)**, 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, temporary right to excavate, grade, install, construct, alter, inspect, maintain, re-grade and perform related work for the purpose of right-of-way construction, improvement, and relocation of a Shared Use Path known as Legacy Trail through and across the following tract 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 482 W. Fourth Street)
Legacy Trail, Phase III and Fourth Street
Corridor Enhancements
Parcel No. 1

Beginning at a point in the south right-of-way of West Fourth Street, and at a common corner with 482 W. Fourth Street (Ronnie and Lona Al Yacoub, Deed Book 2470, Page 400)

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

(CC-F)

and 480 W. Fourth Street (Lexington Home Ownership Comm. II Inc., Deed Book 2956, Page 648); thence along the common line of 480 and 482 W. Fourth Street, S 47°34'09" W a distance of 7.42 feet; thence leaving said line, with a temporary easement, N 41°17'55" W a distance of 19.54 feet; thence N 48°42'05" E a distance of 7.49 feet, to said right-of-way of West Fourth Street; thence along said right-of-way, S 41°05'23" E a distance of 19.40 feet, to the POINT OF BEGINNING; and

The above described parcel contains 145.18 sq. ft. of temporary construction easement; and

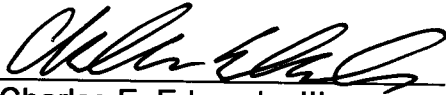
Being a portion of the property conveyed to Ronnie Al-Yacoub and Lona Al-Yacoub, husband and wife, by deed dated July 1, 2004, of record in Deed Book 2470, Page 400, in the Fayette County Clerk's Office.

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 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 the completion of the project.

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

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: PATTY DAVIS ,dc

201808030089

August 3, 2018 9:46:00 AM

Fees	\$20.00	Tax	\$.00
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Total Paid	\$20.00
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5 Pages

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