

**GRANT OF EASEMENT**

This **GRANT OF EASEMENT** is made and entered into this the 14 day of February, 2017, by and between **MARTA H. WOOD and JACK P. WOOD, wife and husband**, 2606 Clays Mill Road, 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 **NINE THOUSAND SIX HUNDRED FIFTY DOLLARS AND 00/100 (\$9,650.00)**, 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. The permanent right to excavate, grade, construct, alter, maintain, re-grade and perform related work for the purpose of roadway improvements, construction, installation, relocation and removal 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:

**Permanent Easement**  
**(a portion of 2606 Clays Mill Road)**

**Clays Mill Road Improvement Project, Section 1**  
**(Harrodsburg Road to New Circle Road)**  
**Parcel No. 57 A**

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

(C-F)

Being a tract of land lying in Fayette County on the east side of Clays Mill Road, point of beginning being approximately 180 feet south of the intersection of Hill N Dale Drive and Clays Mill Road, and more particularly described as follows:

Beginning at a point 40.11 feet right of Clays Mill Road at Station 149+65.22; thence North 22 Degrees 30 Minutes 41 Seconds East a distance of 5.02 feet to a point 39.55 feet right of Clays Mill Road at Station 149+70.02; thence South 63 Degrees 45 Minutes 50 Seconds East a distance of 178.34 feet to a point 217.73 feet right of Clays Mill Road at Station 149+76.59; thence South 26 Degrees 36 Minutes 51 Seconds West a distance of 5.03 feet to a point 217.91 feet right of Clays Mill Road at Station 149+72.46; thence North 63 Degrees 45 Minutes 21 Seconds West a distance of 177.98 feet to a point 40.11 feet right of Clays Mill Road at Station 149+65.22 and the POINT OF BEGINNING; and,

The above described parcel contains 0.021 acres (894 sq. ft.) permanent easement; and

Being a portion of the property conveyed to Marta H. Wood and Jack P. Wood, wife and husband, by deed dated June 29, 2000, of record in Deed Book 2139, Page 498, 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, maintain, re-grade and perform related work for the purpose of roadway improvements, construction, installation, relocation and removal 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 Right-of-Way Construction Easement**  
**(a portion of 2606 Clays Mill Road)**

**Clays Mill Road Improvement Project, Section 1  
(Harrodsburg Road to New Circle Road)  
Parcel No. 57 B**

Being a tract of land lying in Fayette County on the east side of Clays Mill Road, point of beginning being approximately 175 feet south of the intersection of Hill N Dale Drive and Clays Mill Road, and more particularly described as follows:

Beginning at a point 39.54 feet right of Clays Mill Road at Station 149+70.02; thence North 22 Degree 31 Minutes 09 Seconds East a distance of 65.14 feet to a point 34.43 feet right of Clays Mill Road at Station 150+32.65; thence South 63 Degrees 03 Minutes 19 Seconds East a distance of 8.55 feet to a point 42.97 feet right of Clays Mill Road at Station 150+32.40; thence South 23 Degrees 02 Minutes 21 Seconds West a distance of 65.00 feet to a point 47.48 feet right of Clays Mill Road at Station 149+70.36; thence North 63 Degrees 46 Minutes 05 Seconds West a distance of 7.95 feet to a point 39.54 feet right of Clays Mill Road at Station 149+70.02 and the POINT OF BEGINNING; and,

The above described parcel contains 0.012 acres (535 sq. ft.) of temporary construction easement; and

Being a portion of the property conveyed to Marta H. Wood and Jack P. Wood, wife and husband, by deed dated June 29, 2000, of record in Deed Book 2139, Page 498, in the Fayette County Clerk's Office.

**TO HAVE AND TO HOLD** the above-described permanent and temporary easements 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.

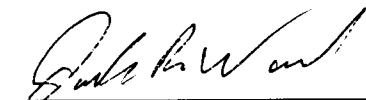

Grantors do hereby release and relinquish unto the Grantee, its successors and assigns forever, all of their right, title, and interest in and to the property to the extent of the interests conveyed herein, including all exemptions allowed by law, and do hereby covenant to and with the Grantee, its successors 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.

The obtaining of this easement was authorized by Resolution 477-2016, passed by the Lexington-Fayette Urban County Council on July 5, 2016. Pursuant to KRS 382.135(2)(c), this deed and grant of easement, which conveys public right-of-way, need not contain a statement of consideration.

**IN TESTIMONY WHEREOF**, the Grantors have signed this Permanent and Temporary Easement, this the day and year first above written.

GRANTORS:

  
\_\_\_\_\_  
MARTA H. WOOD

  
\_\_\_\_\_  
JACK R. WOOD  




**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**

**201702170029**

**February 17, 2017                      8:48:27      AM**

**Fees                      \$23.00              Tax                      \$ .00**

**Total Paid                                      \$23.00**

**THIS IS THE LAST PAGE OF THE DOCUMENT**

**6      Pages**

**572      -      577**