

TEMPORARY CONSTRUCTION EASEMENT

This **TEMPORARY CONSTRUCTION EASEMENT** is made and entered into this the 15th day of December, 2020, by and between **DE'SEAN L. PATTERSON, a single person**, 1224 Appian Circle, Lexington, Kentucky 40517, 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 **FIFTY-NINE DOLLARS AND 25/100 (\$59.25)**, 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, temporary right to excavate, grade, construct, alter, re-grade and perform related work for the purpose of sanitary sewer 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:

Temporary Construction Easement
Southeastern Hills Trunk Sewer Improvement Project
(a portion of 1224 Appian Circle)

All that strip or parcel of land situated on the south side of Appian Circle in Lexington, Fayette County, Kentucky, and being more fully described and bounded as follows:

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

BEGINNING, at a point in the southerly right of way line of Appian Circle, said point also being a common corner between lots 15 and 16, Block "E" as shown on the Record Plat of Millcreek Subdivision, Unit 4, Section 3 (Cabinet F, Slide 313);

Thence leaving the southerly right of way line of Appian Circle and with the easterly property line of Lot 16 , S 02° 07' 35" W, 61.91 feet to the **TRUE POINT OF BEGINNING**;

Thence leaving the easterly property line of Lot 16, and with a new temporary construction easement line through the lands of Lot 15 for five (5) calls:

- 1) S 63° 18' 34" E, 9.62 feet to a point;
- 2) S 26° 59' 55" E, 7.13 feet to a point;
- 3) S 56° 14' 58" E, 9.04 feet to a point;
- 4) N 59° 44' 45" E, 6.36 feet to a point; and
- 5) S 63° 18' 34" E, 19.63 feet to a point in an existing Sanitary Sewer and Utility Easement;

Thence continuing with the existing Sanitary Sewer and Utility Easement, S 57° 31' 12" W, 15.51 feet to a point in an existing 20-foot Sanitary Sewer Easement;

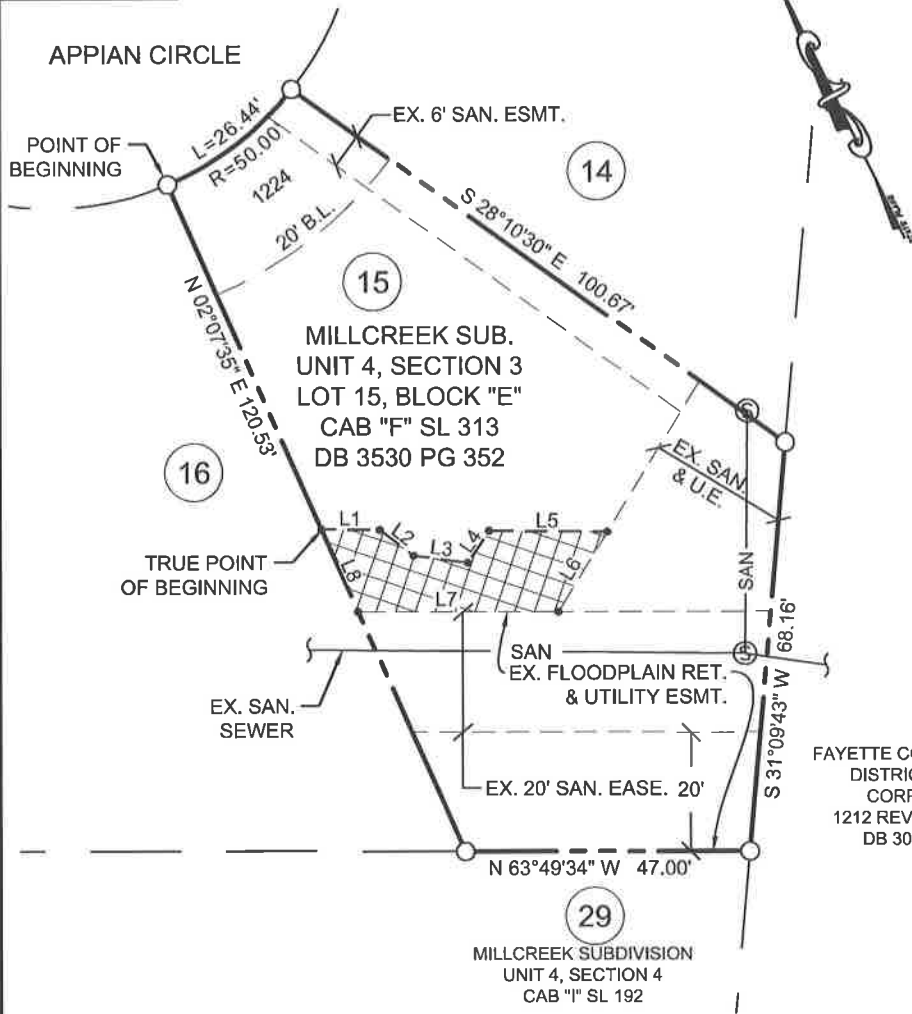
Thence continuing with the existing 20-foot Sanitary Sewer Easement, N 63° 49' 34" W, 33.26 feet to a point in the easterly property line of the aforesaid Lot 16;

Thence with the easterly property line of Lot 16, N 02° 07' 35" E, 14.98 feet to the **TRUE POINT OF BEGINNING**; and,

The above described parcel contains 479 sq. ft. (0.011 Acres) of temporary construction easement; and

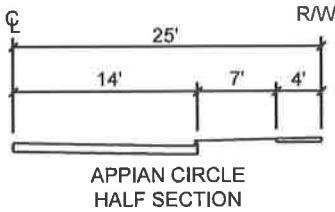
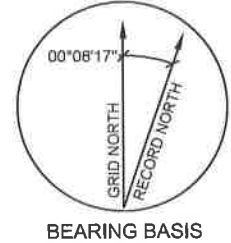
Being a portion of the property conveyed to De'Sean L. Patterson, a single person, by Deed dated September 28, 2017, of record in Deed Book 3530, Page 352, in the Fayette County Clerk's Office.

EXHIBIT A

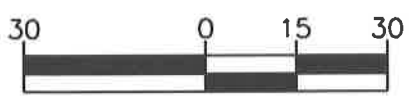


EASEMENT LINE TABLE		
LINE #	LENGTH	BEARING
L1	9.62'	S 63°18'34" E
L2	7.13'	S 26°59'55" E
L3	9.04'	S 56°14'58" E
L4	6.36'	N 59°44'45" E
L5	19.63'	S 63°18'34" E
L6	15.51'	S 57°31'12" W
L7	33.26'	N 63°49'34" W
L8	14.98'	N 02°07'35" E

FAYETTE COUNTY SCHOOL DISTRICT FINANCE CORPORATION
1212 REVA RIDGE WAY
DB 3009, PG 464



TEMP. ESMT. AREA
479 SQ. FT. (0.011 AC)



NOTES:

1. THE PROPERTY BOUNDARIES AND EASEMENTS SHOWN HEREON ARE BASED ON THE RECORD DESCRIPTION (DEED BOOK 3530, PAGE 352) AND CORRESPONDING PLAT (CABINET F, SLIDE 313) OF RECORD IN THE FAYETTE COUNTY CLERK'S OFFICE. THE ORIGIN OF BEARINGS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN DATUM OF 1983, STATE PLANE KENTUCKY NORTH AS OBSERVED FROM KYCORS STATION "KYTG" USING A TRIMBLE R10, DUAL FREQUENCY RECEIVER.
2. THE PURPOSE OF THIS EXHIBIT IS TO DELINEATE A PROPOSED CONVEYANCE FOR A TEMPORARY CONSTRUCTION EASEMENT TO LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT.
3. THIS INFORMATION DOES NOT CONSTITUTE A BOUNDARY SURVEY AND SHALL NOT BE USED FOR PURPOSES OF LAND TRANSFER.

SANITARY SEWER EASEMENT EXHIBIT
DE'SEAN L. PATTERSON
1224 APPIAN CIRCLE
SOUTHEASTERN HILLS TRUNK SEWER IMPROVEMENTS
LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT
LEXINGTON, KENTUCKY



FIGURE 1

SEPTEMBER 2020

2815.046

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

202012290258

December 29, 2020 10:49:30 AM

Fees	\$50.00	Tax	\$.00
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Total Paid	\$50.00
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6 Pages

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