

LEGAL DESCRIPTION  
Lexington Trots Breeders Association, LLC  
Parcel 1  
Zone Change from B-4 to R-5  
843 South Broadway and  
A portion of 1200 Red Mile Road  
Lexington, Fayette County, Kentucky

Being all of the property located at 843 South Broadway and a portion of the property at 1200 Red Mile Road located in Lexington, Fayette County, Kentucky and more particularly described as follows:

Beginning at a point in the west right of way line of South Broadway (US Hwy 68), a common corner to 843 South Broadway and 803 South Broadway;

Thence SOUTH 52 DEGREES 27 MINUTES 25 SECONDS EAST, 43.00 feet to the centerline of South Broadway;

Thence, with said centerline for three calls:

With a curve turning to the left with an arc length of 73.22 feet, a radius of 828.93 feet, a chord bearing of SOUTH 34 DEGREES 40 MINUTES 40 SECONDS WEST and a chord length of 73.20 feet;

Thence SOUTH 32 DEGREES 31 MINUTES 35 SECONDS WEST, a distance of 97.15 feet;

Thence with a curve turning to the right with an arc length of 130.88 feet, a radius of 3200.53 feet, a chord bearing of SOUTH 35 DEGREES 07 MINUTES 18 SECONDS WEST and a chord length of 130.87 feet;

Thence, leaving the centerline of South Broadway NORTH 50 DEGREES 26 MINUTES 08 SECONDS WEST, a distance of 43.00 feet;

Thence NORTH 39 DEGREES 26 MINUTES 21 SECONDS WEST, a distance of 197.40 feet;

Thence SOUTH 50 DEGREES 31 MINUTES 38 SECONDS WEST, a distance of 30.10 feet;

Thence NORTH 39 DEGREES 28 MINUTES 22 SECONDS WEST, a distance of 40.00 feet;

Thence SOUTH 50 DEGREES 31 MINUTES 38 SECONDS WEST, a distance of 29.83 feet;

Thence NORTH 37 DEGREES 39 MINUTES 44 SECONDS WEST, a distance of 10.76 feet;

Thence SOUTH 70 DEGREES 48 MINUTES 15 SECONDS WEST, a distance of 18.00 feet;

Thence SOUTH 50 DEGREES 47 MINUTES 37 SECONDS WEST, a distance of 219.41 feet;

Thence NORTH 37 DEGREES 57 MINUTES 53 SECONDS WEST, a distance of 505.48 feet;

Thence NORTH 52 DEGREES 02 MINUTES 07 SECONDS EAST, a distance of 522.44 feet;

Thence NORTH 39 DEGREES 59 MINUTES 37 SECONDS WEST, a distance of 281.09 feet;

Thence NORTH 51 DEGREES 26 MINUTES 45 SECONDS EAST, a distance of 65.36 feet;

Thence SOUTH 38 DEGREES 33 MINUTES 15 SECONDS EAST, a distance of 942.66 feet

to the Point of Beginning and having a gross area of 384,797 square feet, 8.83 acres, more or less

and a net area of 372,992 square feet, 8.54 acres, more or less.

LEGAL DESCRIPTION  
Lexington Trots Breeders Association, LLC  
Parcel 2  
Zone Change from A-U to R-5  
A portion of 1200 Red Mile Road  
Lexington, Fayette County, Kentucky

Being part of the property located at 1200 Red Mile Road located in Lexington, Fayette County, Kentucky and more particularly described as follows:

Commencing at a point in the west right of way line of South Broadway (US Hwy 68), a common corner to 843 South Broadway and 803 South Broadway;

Thence NORTH 38 DEGREES 33 MINUTES 15 SECONDS WEST, a distance of 942.66 feet

Thence SOUTH 51 DEGREES 26 MINUTES 45 SECONDS WEST, a distance of 65.36 feet

To the Point of Beginning;

Thence SOUTH 39 DEGREES 59 MINUTES 37 SECONDS EAST, a distance of 281.09 feet;

Thence SOUTH 52 DEGREES 02 MINUTES 07 SECONDS WEST, a distance of 522.44 feet,

Thence NORTH 37 DEGREES 57 MINUTES 53 SECONDS WEST, a distance of 69.52 feet,

Thence NORTH 38 DEGREES 35 MINUTES 30 SECONDS WEST, a distance of 10.80 feet,

Thence with a curve turning to the left with an arc length of 198.78 feet, a radius of 577.22 feet,

a chord bearing of NORTH 39 DEGREES 28 MINUTES 46 SECONDS EAST and a chord length of 197.80 feet,

Thence NORTH 29 DEGREES 36 MINUTES 50 SECONDS EAST, a distance of 18.66 feet,

Thence with a curve turning to the left with an arc length of 204.28 feet, a radius of 436.30 feet,

a chord bearing of NORTH 16 DEGREES 12 MINUTES 03 SECONDS EAST and a chord length of 202.42 feet,

Thence with a curve turning to the right with an arc length of 76.43 feet, a radius of 90.00 feet,

a chord bearing of NORTH 27 DEGREES 07 MINUTES 00 SECONDS EAST and a chord length of 74.16 feet,

Thence NORTH 51 DEGREES 26 MINUTES 45 SECONDS EAST, a distance of 70.94 feet to the

Point of Beginning and having a gross and net area of 89,719 square feet, 2.06 acres, more or less.

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