

**Legal Descriptions
Jeffery Bernard Queen Trustee Properties**

**Parcel 1
Portion of 633 South Broadway
Lexington, Fayette Co., Kentucky
B-4 to CN Zone Change**

Beginning at the centerline intersection of South Broadway and Chair Avenue; thence with the centerline of said Chair Avenue for one (1) call:

1. N 39°40'54" W a distance of 148.85' to a corner of the existing I-1 Zone; thence with said I-1 Zone line for one (1) call:
2. S 50°01'03" W a distance of 129.99'; thence leaving I-1 Zone for one (1) call:
3. S 39°18'15" E a distance of 137.30' to a point on the centerline of South Broadway; thence with said centerline for one (1) call:
4. N 55°03'56" E a distance of 131.34' to the Point of Beginning, having an area of 18665.1 square feet, 0.428 acres gross and 0.293 acres net.

**Parcel 2
416, 422, 424, 426, 430, 436, 441, 442 & 451 Chair Avenue and a
portion of 633 South Broadway
Lexington, Fayette Co., KY
I-1 to CN Zone Change**

Beginning at the north corner of Parcel 1 as described herein; thence:

1. N 39°40'54" W a distance of 217.10 to the centerline intersection of said Chair Avenue and Emmaline Lane'; thence with said centerline of Emmaline Lane for one (1) call:
2. N 49°41'08" E a distance of 305.42' to the centerline of Oliver Lewis Way; thence with said centerline of Oliver Lewis Way for two (2) calls:
3. Along a curve turning to the right with an arc length of 350.90', with a radius of 1234.13', with a chord bearing of N 29°07'52" W, with a chord length of 349.72';
4. N 22°21'27" W a distance of 144.47' to the centerline intersection of said Oliver Lewis Way and Scott Street; thence with the centerline of said Scott Street for 2 (2) calls:

5. S 67°38'33" W a distance of 86.21';
6. Along a curve turning to the left with an arc length of 332.57', with a radius of 529.98', with a chord bearing of S 48°41'23" W, with a chord length of 327.14' to the centerline intersection of said Scott Street and Chair Avenue; thence with said centerline of Chair Avenue for one (1) call:
7. S 39°31'14" E a distance of 220.23' to the centerline intersection of said Chair Avenue and Lower Street; thence with the centerline of said Lower street for two (2) calls:
8. S 39°10'39" W a distance of 286.92';
9. thence with a curve turning to the left with an arc length of 48.83', with a radius of 37.68', with a chord bearing of S 02°00'22" W, with a chord length of 45.48' to a point on the centerline of Hayman Avenue; thence with said centerline of Hayman Avenue for one (1) call:
10. S 39°37'02" E a distance of 278.25' to a point; thence leaving said centerline for two (2) calls:
11. N 51°48'53" E a distance of 180.44';
12. S 39°18'15" E a distance of 126.65' to a point on the centerline of said South Broadway; thence with said centerline for one (1) call:
13. N 50°01'03" E a distance of 129.99' to the Point of Beginning, having an area of 6.931 acres gross and 4.115 acres net.

