

FAYETTE CO, KY FEE \$54.59

SUSAN LAMB
COUNTY CLERK

PRESENTED/LODGED: 11/16/2023 03:17:11 PM

BOBBIE MARSTELLA, DEPUTY CLERK 202311160202

BK: DB 4046

PG: 556-561



QUITCLAIM DEED

This **QUITCLAIM DEED** made and entered into this the 15th day of November, 2023, by and between **LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT**, an urban county government of the Commonwealth of Kentucky pursuant to Chapter 67A of the Kentucky Revised Statutes, whose business address is 200 E. Main Street, Lexington, Kentucky 40507, (hereinafter "Grantor"), and **LEXINGTON AND FAYETTE COUNTY PARKING AUTHORITY**, a parking authority pursuant to KRS 67A.910, et seq., and Chapter 2, Article XIII, of the Code of Ordinances, Lexington-Fayette Urban County Government, 101 East Vine Street, Lexington, Kentucky 40507, which is the in-care of tax mailing address for the current year (hereinafter "Grantee").

WITNESSETH:

WHEREAS, by Resolution 204-2012 adopted by the Council of the Lexington-Fayette Urban County Government on the 26th day of April, 2012, the Council approved

Return to:
David J. Barberie
LFUCG, Dept. of Law, 11th Floor
200 East Main Street
Lexington, KY 40507

a Transfer Agreement with and authorized the transfer of certain parking garages, including air rights, to the Grantee; and

WHEREAS, by deed dated July 2, 2012, of record in Deed Book 3084, Page 68, in the Office of the Fayette County Clerk, said parking garages were transferred to the Grantee; and

WHEREAS, the Transfer Agreement between the Grantor and Grantee included the transfer, without limitation, and all of the Grantor's right, title, and interest in and to all rights of ingress and egress to said garages; and

WHEREAS, the Grantor and Grantee want to clarify that the transfer of 121 E. High Street lot and its legal description were inadvertently omitted from said transfer; and

WHEREAS, the Lexington-Fayette Urban County Government Public Parking Corporation was voluntarily dissolved by Articles of Dissolution filed with the Secretary of State on January 19, 2018; and

WHEREAS, the Grantor may possess some interest in the 121 E. High Street lot as a result of said dissolution; and

WHEREAS, it is the desire of all parties to correct said errors and to enter into this quitclaim deed so as to clear title to this property, and to avoid confusion in the future; and

NOW, THEREFORE, for and in consideration of the sum of **ONE AND 00/100 DOLLAR (\$1.00)**, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, said Grantor does hereby **REMISE, RELEASE** and forever **QUITCLAIM** unto the Grantees, their successors and assigns

forever, all of its right, title and interest to the following described real property, depicted on the attached Exhibit "A".

TO HAVE AND TO HOLD the same unto the Grantee, its successors or assigns, forever, subject to all easements and encumbrances of record. This instrument is exempt from the requirements for a Consideration Certificate by KRS 382.135(2)(c). This conveyance is exempt from real estate transfer tax pursuant to KRS 142.050(7)(a). The fair market value of the property is \$79,000.00.

IN TESTIMONY WHEREOF, the Grantor has signed this Quitclaim Deed, on this the day and year first above written.

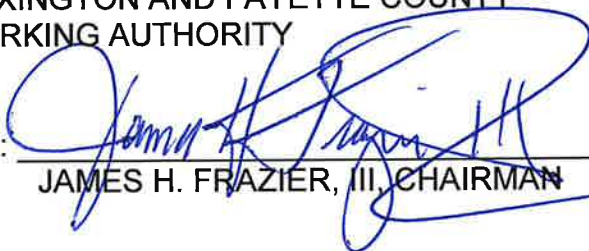
GRANTOR:

LEXINGTON-FAYETTE URBAN
COUNTY GOVERNMENT

BY: 
LINDA GORTON, MAYOR

GRANTEE:

LEXINGTON AND FAYETTE COUNTY
PARKING AUTHORITY

BY: 
JAMES H. FRAZIER, III, CHAIRMAN

CERTIFICATE OF ACKNOWLEDGEMENT

COMMONWEALTH OF KENTUCKY)
)
COUNTY OF FAYETTE)

The foregoing deed was subscribed, sworn to, and acknowledged before me by Linda Gorton, in her capacity as Mayor, for and on behalf of the Lexington-Fayette Urban County Government, an urban county government of the Commonwealth of Kentucky, on this the 15th day of November, 2023.

Cynthia A. Cannon-Ferguson
Notary Public, Kentucky, State at Large

My Commission Expires: 2 / 26 / 2025

Notary ID # KYNP 21866

COMMONWEALTH OF KENTUCKY)
)
COUNTY OF FAYETTE)



The foregoing deed was subscribed, sworn to, and acknowledged before me by James H. Frazier, III, in his capacity as Chairman, for and on behalf of the Lexington and Fayette County Parking Authority, for and on behalf of said Authority, an agency, instrumentality and constituted authority of the Lexington-Fayette Urban County Government, on this the 14th day of November, 2023.

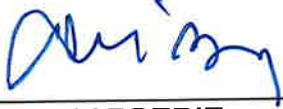
Jacqueline Elizabeth Richardson
Notary Public, Kentucky, State at Large

My Commission Expires: 4 / 28 / 2025

Notary ID # KYNP 28309



PREPARED BY:



DAVID J. BARBERIE,
Managing 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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EXHIBIT "A"

121 E. HIGH STREET

BEGINNING, at a point in the north right of way line of East High Street, said point being N 45 degrees 13' 10" W 397.74 feet from the west right of way line of Harrison Avenue and being corner to Webb Properties, thence with the line of Webb Properties for three calls, N 45 degrees 15' 44" E 26.42 feet, S 44 degrees 44' 18" E 3.90 feet and N 45 degrees 04' 50" E 78.58 feet to a point in the south line of a 12 foot alley, thence with the south line of a 12 foot alley, S 45 degrees 16' 48" E 35.70 feet to a point in the west line of Combs Alley (10' wide), thence with the west line of Combs Alley, S 45 degrees 04' 18" W 105.00 feet to a point in the north right of way line of East High Street, thence with the north right of way line of East High Street, N 45 degrees 13' 10" W 39.70 feet to the **POINT OF BEGINNING**, and containing 0.0884 acres; and,

Being a portion of the same property conveyed to Lexington-Fayette Urban County Government Parking Corporation, a Kentucky non-profit corporation, by deed dated December 29, 1987 of record in Deed Book 1464, Page 722, in the Fayette County Clerk's Office