

Development Area Property Description

LEGAL DESCRIPTION

Proposed Tax Increment Finance District

Red Mile Road and South Broadway, Lexington,
Fayette County, Kentucky

Modified on December 18, 2025, to include the Track, Track Infield and access road from Versailles Road.

The following area description is intended for tax increment financing district purposes only and shall not be used for transfer or conveyance purposes. This description represents information attained by deeds of record and in no way represents a survey by implication or actuality.

Beginning at the point of intersection of the southern right of way line of Versailles Road and the western line of an alley having been conveyed to Lexington Trots Breeders in Deed Book 372, Page 374 of the Fayette County Clerk's records; thence with the line of said Lexington Trots Breeders for thirty-three (33) calls:

S 13°25'15" E a distance of 1305.87';
S 76°55'16" W a distance of 139.06';
S 13°27'32" E a distance of 100.00';
S 76°55'16" W a distance of 115.00';
N 40°01'26" W a distance of 55.90';
N 42°42'27" W a distance of 57.31';
N 37°12'30" W a distance of 54.63';
N 13°27'32" W a distance of 199.88';
S 82°58'58" W a distance of 75.00';
S 87°24'22" W a distance of 50.00';
S 63°23'33" W a distance of 50.00';
N 45°58'56" W a distance of 15.50';
N 61°46'30" W a distance of 50.00';
N 65°24'49" W a distance of 60.00';
N 74°25'33" W a distance of 50.00';
N 85°40'26" W a distance of 50.00';
S 88°33'09" W a distance of 50.00';
S 81°00'17" W a distance of 55.00';
S 72°14'57" W a distance of 55.30';
S 71°06'20" W a distance of 50.00';

S 59°39'07" W a distance of 110.00';
S 48°05'23" W a distance of 125.25';
S 36°22'20" W a distance of 80.51';
S 25°08'54" W a distance of 102.37';
S 13°11'17" W a distance of 104.00';
S 02°04'07" W a distance of 99.40';
S 11°49'01" E a distance of 106.44';
S 15°16'50" E a distance of 219.72';
S 40°51'14" E a distance of 1256.27';
Thence with a curve turning to the left with an arc length of 424.17', with a radius of 725.00', with a chord bearing of S 57°36'53" E, with a chord length of 418.15';
Thence with a compound curve turning to the left with an arc length of 453.68', with a radius of 475.00', with a chord bearing of N 78°15'43" E, with a chord length of 436.63';
Thence with a compound curve turning to the left with an arc length of 3.15', with a radius of 577.22', with a chord bearing of N 49°07'01" E, with a chord length of 3.15';
S 38°08'57" E a distance of 35.74' to a corner of the parcel conveyed ACC OP Lexington, LLC in Deed Book 3187, Page 356; thence with the line of ACC OP Lexington, LLC for nine (9) calls:

Thence with a curve turning to the left with an arc length of 198.06', with a radius of 577.22', with a chord bearing of N 39°26'37" E, with a chord length of 197.09';
N 29°36'50" E a distance of 18.66';
Thence with a curve turning to the left with an arc length of 204.28', with a radius of 436.30', with a chord bearing of N 16°12'02" E, with a chord length of 202.42';
Thence with a reverse curve turning to the right with an arc length of 76.43', with a radius of 90.00', with a chord bearing of N 27°06'57" E, with a chord length of 74.15';
N 51°26'45" E a distance of 138.62';
N 38°33'15" W a distance of 93.28';
N 39°01'53" W a distance of 842.50';
N 13°25'15" W a distance of 1834.63';
N 89°54'39" W a distance of 61.71' which is the Point of Beginning, having an area of 57.612 acres.

Exhibit C to the Ordinance