

5. CUMULATIVE ASSESSMENT MITIGATION SUMMARY

5.1 Air Resource Mitigations

Potential air quality impacts from construction activities associated with the proposed BESS Facility can be effectively addressed by BMPs employed to limit dust generation. Plans and practices to minimize and control fugitive dust resulting from construction activities may include some or all of the following:

- ▶ Minimize the area of exposed soil
- ▶ Application of water (sprinkling and irrigation)
- ▶ Application of mulch and seeding
- ▶ Surface roughening
- ▶ Structural barriers and windbreaks
- ▶ Application of dust suppression chemicals

Other general dust suppression methods include limiting vehicle speeds within the construction site and covering truck beds to reduce dust and/or particulate dispersal into the air. If excavated or imported soil piles are to be left in place for an extended period of time, grass or other protective vegetation can be planted to suppress dust and mitigate soil erosion from the pile. Vehicle exhaust emissions can be kept to a minimum through regular tune-ups and other maintenance. Vehicles will be inspected regularly, and malfunctioning vehicles removed from the project site or sent for repair as needed.

No potential impacts to air quality from operation of the proposed BESS Facility have been identified and none are anticipated. Therefore, mitigation strategies of air quality impacts from operation will not be necessary.

5.2 Water Resource Mitigations

Construction contractors will be required to develop and implement practices and procedures to control, prevent and respond to any spills or releases of materials that could potentially impact water quality. Specifically, construction contractors will be required to:

- ▶ Develop and implement a soil and erosion control plan;
- ▶ Assure all storage of chemicals and fuel onsite will be provided with secondary containment, and all unloading areas will have their own containment; and
- ▶ In the unlikely event of a fuel or oil spill during construction, the contaminated soil will be fully remediated, likely by removal and disposal by a licensed contractor for disposal at a licensed facility.

All construction activity will take place within the proposed BESS Facility site boundary. BMPs, such as silt fences and hay bales, will be maintained throughout all land disturbance activities as needed. Precedence should be given to BMPs that prevent erosion. Additionally, onsite construction personnel will utilize existing onsite sanitary facilities, and contractors will be strictly prohibited from dumping solid waste into waterways.

The proposed BESS Facility will be designed to provide secondary and appropriate containment, as well as berms, collection, drainage, and retention features to assure potential spills or releases of hazardous substances from battery equipment do not pose any threats to surface or subsurface water quality. Facility design features will also be in compliance with KPDES permitting and Spill Prevention, Control, and Countermeasure (SPCC) requirements. KU's existing SPCC plan will be updated as needed following installation of the BESS Facility.

Potential increases in peak stormwater discharge rates resulting from installation of the proposed BESS Facility will be evaluated. Engineering controls (e.g., routing of storm water, storm retention structures, velocity checks, etc.) will be applied as necessary to mitigate adverse hydraulic effects, if any. This will be evaluated upon updates to the BESS Facility site KPDES permit.

At this time, it's unclear if the BESS system would require water for the battery cooling system. If needed, water withdrawal volumes will be mitigated by efficient design of cooling systems to minimize cooling water consumption. Cooling water treatment methods will be employed to maximize the heat capacity of the cooling water and efficiency of heat transfer so that cooling water losses are minimized.

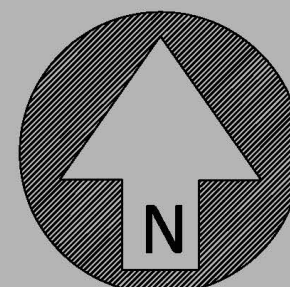
5.3 Solid and Hazardous Waste Mitigations

Sufficient containers (barrels, trailers, bins, etc.) will be placed around the site for accumulation and storage of solid waste. Containers and storage areas will be labeled with appropriate labeling and/or signs. Solid waste will be collected on a regular basis, with separation of incompatible waste for separate storage, transport, and disposal. Construction and office waste will be sent to a local licensed landfill that has the capacity to manage the nominal quantity of solid waste that is anticipated.

Available information suggests that the proposed BESS Facility will not generate significant quantities of hazardous waste during the operation phase with the exception of battery units that have reached their end-of-life and need to be replaced. These end-of-life solar batteries will not be a routinely generated waste. They will be managed appropriately based on their status as hazardous or non-hazardous waste. Other solid waste generated during operation would be minimal, generated mostly from routine maintenance operations.

Routine maintenance may also generate small quantities of used oil, which would be recycled or disposed of offsite via licensed contractors, or dirt and sludge from equipment cleaning that would be transferred to a commercial landfill offsite. No significant generation of solid waste is anticipated during operation of the proposed BESS Facility. Since no other hazardous waste generation is anticipated for the proposed solar generating facility, no mitigation strategies are necessary for the operation of the facility. Solid waste generated in conjunction with routine maintenance of the solar generating facility will be properly collected, containerized, stored, marked/labeled, transported, disposed of, and tracked.

APPENDIX A. LEGAL SITE DESCRIPTION AND CONSOLIDATED DEED RECORD

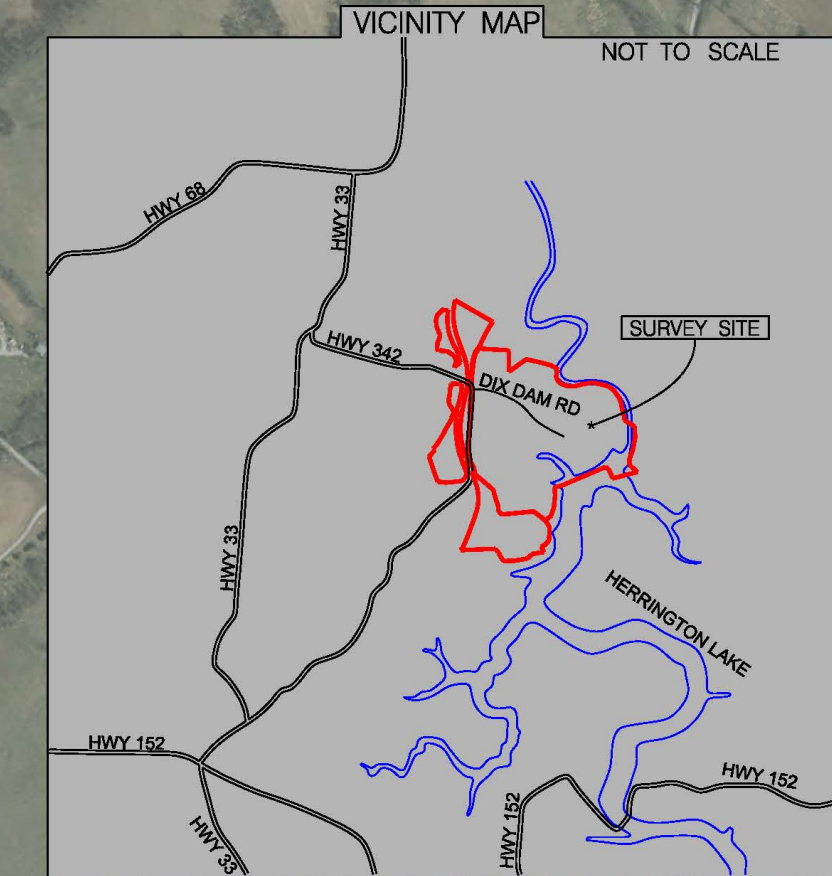


0 50 100 200 400
Scale: 1" = 200'

PROPERTY OWNERS: KENTUCKY UTILITIES COMPANY
CONTACT PERSON: ATTN: REAL ESTATE DEPARTMENT
ADDRESS: 820 W. BROADWAY
LOUISVILLE, KY 40232

ALL BEARINGS ARE REFERRED TO GRID NORTH OF THE KENTUCKY STATE PLANE COORDINATE SYSTEM, SOUTH ZONE (NAD83).

**NOT A BOUNDARY SURVEY.
NOT FOR RECORDING. NOT
FOR LAND TRANSFER**



ALL BEARINGS, DISTANCES AND COORDINATES THAT HAVE BEEN SHOWN ON THESE DRAWINGS HAVE BEEN MEASURED UNDER AND TIED TO THE KENTUCKY STATE PLANE COORDINATE SYSTEM - SOUTH ZONE (1602). THE FOLLOWING CHARACTERISTICS OF THE SOUTH ZONE COORDINATE SYSTEM APPLIES TO THIS SURVEY:
CONVERGENCE: 0.62620510 DEGREES
POINT SCALE: 0.99997540
COMBINED FACTOR: 0.99993949

SHEET 2

SHEET 3

SHEET 6

SHEET 4

SHEET 5

TRACT 1
23.120 ACRES
BY SURVEY

TRACT 2
58.273 ACRES
BY SURVEY

TRACT 3
1150.727 ACRES
BY SURVEY

TRACT 4
68.746 ACRES
BY SURVEY

TRACT 6
0.370 ACRES
BY SURVEY

TRACT 5
97.934 ACRES
BY SURVEY

ACREAGE SUMMARY
TRACT 1: 23.120 ACRES
TRACT 2: 58.273 ACRES
TRACT 3: 1150.727 ACRES
TRACT 4: 68.746 ACRES
TRACT 5: 97.934 ACRES
TRACT 6: 0.370 ACRES
TOTAL: 1399.170 ACRES

PURPOSE OF PLAT
1.) TO CREATE A DRAWING DEPICTING THE EXTERNAL BOUNDARY LINES OF THE KENTUCKY UTILITIES COMPANY'S E.W. BROWN GENERATION STATION.

- LEGEND -
— KU PROPERTY BOUNDARY LINES
--- INTERNAL DEED DIVISION LINES
== PAVED ROADWAYS

BOUNDARY CONSOLIDATION PLAT



KU E.W. BROWN GENERATION PLANT
MERCER COUNTY, KENTUCKY

DATE: 12/01/2021
SCALE: 1" = 600'
DRAWN BY: DLA
APPROVED BY: DLK
FILENAME: 21285 EV BROWN

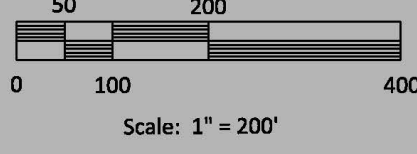
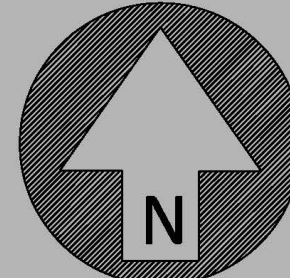
P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
FAX (606) 365-1097



REVISION(S)

SHEET: 1 OF 6

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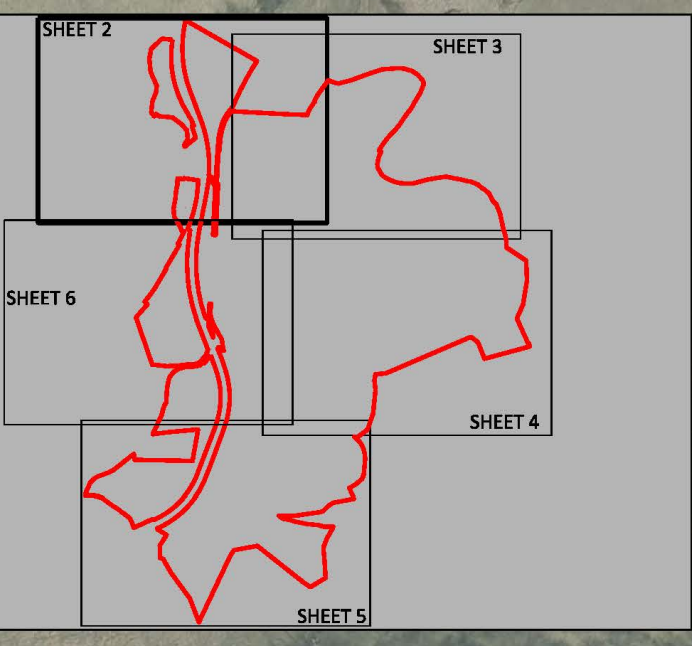
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L2	S 27°44'30" E	301.67
L3	S 25°20'03" E	157.42
L4	S 69°15'52" W	47.73
L5	S 17°56'51" E	271.29
L6	S 51°08'40" W	312.13
L7	N 32°13'13" W	31.23
L8	N 30°49'27" E	162.03
L9	N 4°46'51" W	200.55
L10	N 41°17'09" W	173.60
L11	N 53°15'56" W	266.39
L12	N 85°22'35" W	281.11
L13	N 55°46'54" W	85.34
L14	S 42°43'46" W	70.85
L15	N 36°17'26" W	112.42
L16	N 6°39'40" E	251.63
L17	N 22°31'46" E	202.64
L18	N 7°31'01" E	153.62
L19	N 24°05'08" W	334.33
L20	N 5°55'53" W	296.55
L21	N 10°27'50" E	218.95
L22	N 42°54'58" E	330.00
L23	S 84°54'59" E	242.27
L24	S 60°10'33" E	1829.13
L25	S 32°52'16" W	183.60
L26	S 30°41'21" W	308.88
L27	S 28°45'10" W	272.12
L28	S 25°28'51" W	185.81
L29	S 24°54'02" W	168.28
L30	S 28°46'07" W	56.37
L31	S 38°31'36" W	88.05
L32	S 37°26'50" W	94.54
L33	S 34°55'29" W	90.01
L34	S 27°16'25" W	76.20
L35	S 19°18'09" W	108.61
L36	S 14°38'40" W	113.54
L37	S 11°28'58" W	168.53
L38	S 5°40'27" W	159.31
L39	S 4°36'11" W	143.54
L40	S 3°04'34" W	363.13
L41	S 3°03'44" W	278.26
L42	N 88°45'05" E	184.92
L43	S 88°32'25" E	306.74
L44	S 88°32'25" E	105.00
L45	S 88°32'25" E	240.94
L46	S 87°22'39" E	338.81
L47	S 87°35'10" E	494.27
L48	N 22°30'46" E	144.87
L49	N 33°36'46" E	170.79
L50	N 63°34'46" E	19.10
L51	N 44°40'14" W	14.43
L52	N 22°09'36" E	38.26
L53	N 28°49'22" E	134.98
L54	N 55°39'46" E	395.42
L55	N 11°10'01" E	100.00
L56	N 10°59'05" E	100.00
L57	N 10°38'59" E	100.00
L58	N 11°18'07" E	100.00
L59	N 12°03'33" E	100.00
L60	N 9°51'10" E	386.71
L61	N 3°58'45" E	75.51
L62	S 48°52'41" E	131.29
L63	S 42°57'57" E	26.20
L64	S 22°41'01" E	45.97
L65	S 11°25'29" E	32.10
L66	S 2°25'57" E	65.54
L67	S 2°33'47" W	345.73
L68	S 2°53'38" W	439.34
L69	N 2°53'38" E	439.03
L70	N 2°34'49" E	490.87
L71	N 87°09'34" W	30.00
L72	N 2°56'03" E	722.81
L73	S 81°45'30" E	20.56
L74	N 5°00'50" E	304.84
L75	N 12°10'54" E	184.85
L76	N 16°35'11" E	190.46
L77	N 28°35'00" E	87.31
L78	N 36°20'59" E	163.29
L79	N 36°30'41" E	23.86
L80	S 82°09'23" E	338.69
L81	S 47°18'23" W	197.00
L82	S 6°59'23" W	178.40
L83	S 10°08'28" W	150.00
L84	S 12°22'23" W	157.20
L85	S 15°41'23" W	131.80
L86	S 19°03'23" W	149.00
L87	N 31°38'27" W	150.08
L88	N 2°32'46" W	181.49
L89	N 9°51'55" E	233.02
L90	N 4°53'01" E	198.24
L91	N 38°57'31" E	85.50
L92	N 1°32'43" E	161.63
L93	S 81°11'03" E	124.88
L94	S 5°15'23" E	23.10

NOTE: AGE ENGINEERING SERVICES INC. HAS BEEN UNABLE TO FIND DEEDS FOR THIS PARCEL. THE PARCEL IS BELIEVED TO HAVE BEEN PURCHASED BY THE KENTUCKY HYDRO ELECTRIC COMPANY FOR THE PURPOSE OF CONSTRUCTING A RAILROAD SPUR.

Name	Radius	Arc Length	Chord Length	Tangent Length	Middle Ordinate	External Distance	Chord Direction
C1	2342.58	1497.75	1472.37	775.47	118.68	125.02	S 10°23'29" E
C2	2963.62	1183.03	1174.87	599.84	60.04	61.31	N 7°28'04" W
C3	162987.38	662.00	662.00	331.00	0.34	0.34	N 20°15'07" W
C4	2765.38	1699.15	1672.55	877.36	129.48	135.84	N 4°34'00" W

WEBB ROAD NOTE:

NO DEED OF CONVEYANCE HAS BEEN FOUND FOR THE 20' STRIP OF LAND WHERE WEBB ROAD IS LOCATED. NO DEED OF CONVEYANCE HAS BEEN FOUND FOR RIGHT-OF-WAY FOR WEBB ROAD. PER PHONE CONVERSATION WITH THE MERCER COUNTY ROAD DEPARTMENT AND MAGISTRATE THE 20' STRIP OF LAND WHERE WEBB ROAD IS LOCATED HAS NEVER BEEN DEEDED OR EXCEPTED OUT OF THE WEBB CHAIN OF TITLE. BOTH ROBERT WEBB AND THE MERCER COUNTY ROAD DEPARTMENT ACKNOWLEDGES THAT THE MERCER COUNTY ROAD DEPARTMENT MAINTAINS THE EXISTING ROAD TO THE CATTLE GUARD ALONG WEBB ROAD.



- LEGEND -

- 3/4" x 18" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP SET DURING PREVIOUS SURVEY
- △ FOUND MONUMENT (AS NOTED)
- UNMARKED POINT WATER EDGE OF DIX RIVER NO MONUMENT SET
- INTERNAL PROPERTY CORNERS ALONG R/W
- 2" x 8" MAG NAIL W/ ALUMINUM WASHER SET (STAMPED PLS. 3118)
- PROPERTY CORNERS ALONG CENTER OF DIX RIVER
- EXISTING CENTERLINE OF ROAD OR DRIVEWAY
- BOUNDARY LINES OF AGE SURVEY
- ADJOINING PROPERTY BOUNDARY LINES PER DEEDED DESCRIPTIONS
- X- EXISTING FENCE

BOUNDARY CONSOLIDATION PLAT
Kentucky Utilities Company
KU E.W. BROWN GENERATION PLANT
MERCER COUNTY, KENTUCKY

P.O. BOX 204
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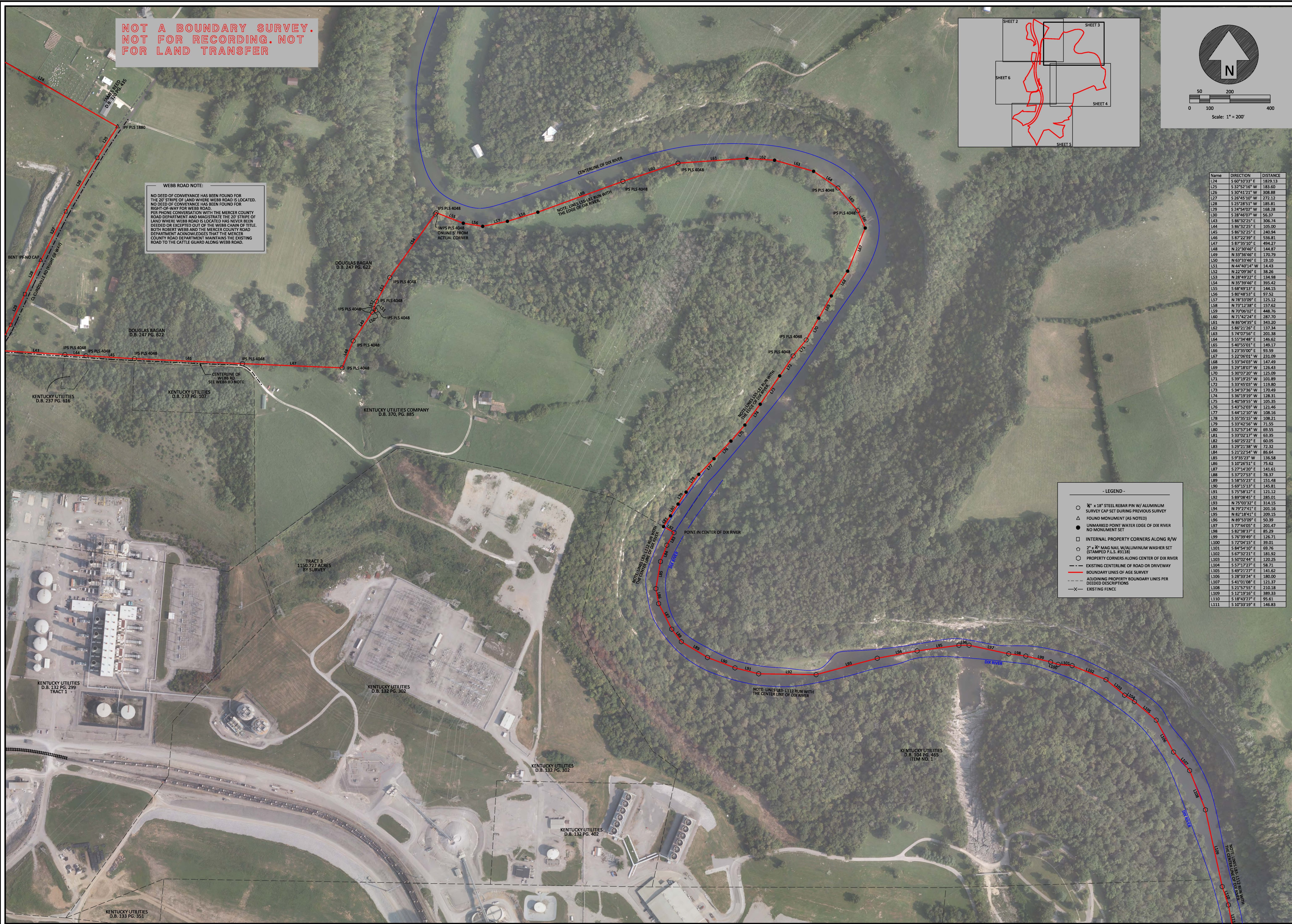
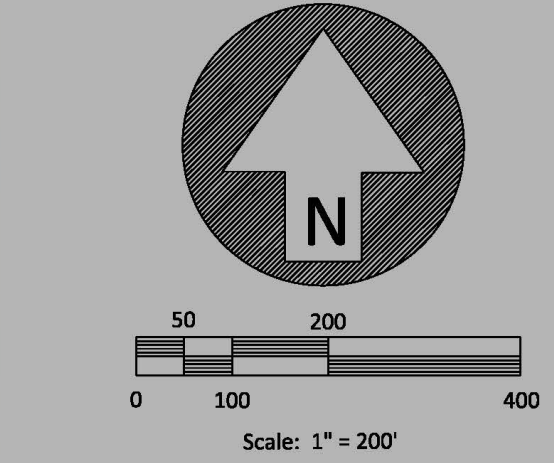
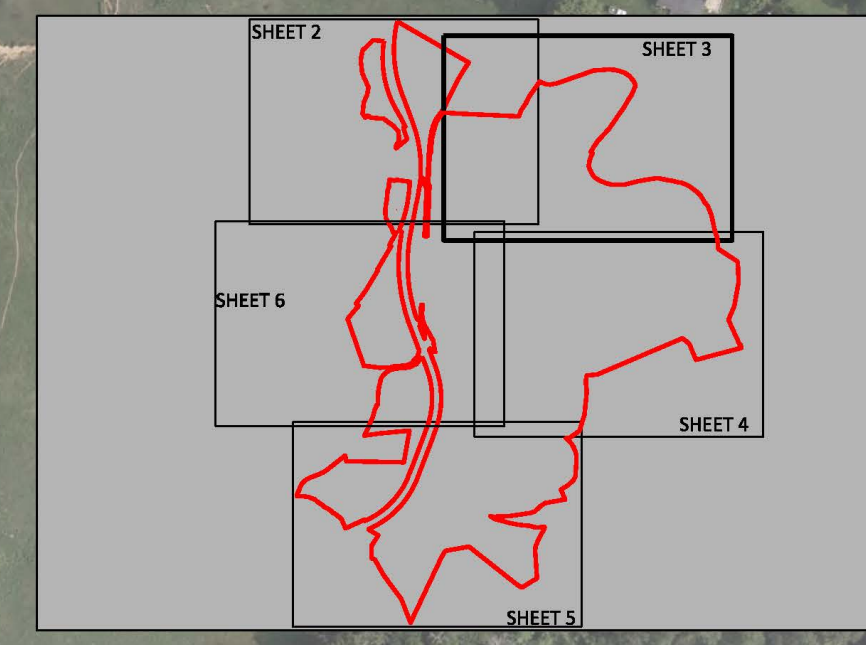


REVISION(S)
SHEET: 2 OF 6

DATE: 12/01/2021
SCALE: 1" = 200'
DRAWN BY: DLA
APPROVED BY: DLK
FILENAME: 21285 EV BROWN

NOT A BOUNDARY SURVEY.
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FOR LAND TRANSFER

WEBB ROAD NOTE:
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Name	DIRECTION	DISTANCE
L24	S 60°10'33" E	1829.13
L25	S 32°52'16" W	183.60
L26	S 30°41'12" W	308.88
L27	S 26°45'10" W	272.12
L28	S 25°28'51" W	185.81
L29	S 24°54'02" W	168.28
L30	S 28°46'02" W	356.37
L43	S 86°32'25" E	306.74
L44	S 86°32'25" E	105.00
L45	S 86°32'25" E	240.94
L46	S 87°22'26" E	336.81
L47	S 87°35'10" E	494.27
L48	N 22°30'46" E	144.87
L49	N 33°36'46" E	170.79
L50	N 63°33'46" E	132.10
L51	N 44°40'14" W	14.43
L52	N 22°09'36" E	38.26
L53	N 28°49'22" E	134.98
L54	N 35°39'46" E	395.42
L55	S 68°49'13" E	144.15
L56	S 80°48'53" E	97.52
L57	N 78°33'09" E	125.12
L58	N 73°23'38" E	157.62
L59	N 70°06'02" E	448.76
L60	N 71°42'24" E	287.70
L61	N 86°04'35" E	343.20
L62	S 86°21'26" E	137.34
L63	S 74°07'56" E	201.38
L64	S 55°34'48" E	146.62
L65	S 40°50'01" E	149.17
L66	S 23°39'02" E	313.59
L67	S 22°06'01" W	231.09
L68	S 33°34'03" W	147.49
L69	S 29°18'02" W	126.43
L70	S 30°02'20" W	125.08
L71	S 39°19'25" W	101.89
L72	S 33°45'03" W	119.80
L73	S 34°37'36" W	170.49
L74	S 36°19'10" W	128.31
L75	S 40°59'55" W	105.35
L76	S 43°52'03" W	121.46
L77	S 44°12'10" W	108.16
L78	S 35°38'15" W	108.21
L79	S 33°42'56" W	71.55
L80	S 32°57'14" W	69.55
L81	S 33°02'17" W	66.25
L82	S 62°32'22" E	60.05
L83	S 29°21'38" W	72.32
L84	S 21°22'54" W	86.64
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L86	S 10°26'51" E	75.62
L87	S 27°14'20" E	141.61
L88	S 37°27'53" E	78.37
L89	S 58°55'23" E	151.48
L90	S 69°13'12" E	145.81
L91	S 75°58'12" E	121.12
L92	S 89°08'45" E	285.01
L93	N 75°03'32" E	334.15
L94	N 79°27'41" E	201.16
L95	N 82°18'41" E	209.15
L96	N 89°53'09" E	50.39
L97	S 77°44'05" E	201.47
L98	S 82°38'37" E	85.29
L99	S 76°39'49" E	126.71
L100	S 72°04'15" E	39.01
L101	S 84°54'02" E	69.76
L102	S 67°32'21" E	181.92
L103	S 50°02'44" E	120.25
L104	S 57°17'27" E	58.71
L105	S 49°21'27" E	141.62
L106	S 28°33'24" E	180.00
L107	S 41°01'08" E	121.37
L108	S 21°57'55" E	210.18
L109	S 12°19'16" E	389.33
L110	S 18°43'27" E	95.61
L111	S 10°33'19" E	146.83

- LEGEND**
- 3/8" x 18" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP SET DURING PREVIOUS SURVEY
 - △ FOUND MONUMENT (AS NOTED)
 - UNMARKED POINT WATER EDGE OF DIX RIVER NO MONUMENT SET
 - INTERNAL PROPERTY CORNERS ALONG R/W
 - 2" x 1/2" MAG NAIL W/ ALUMINUM WASHER SET (STAMPED P.L.S. #3118)
 - PROPERTY CORNERS ALONG CENTER OF DIX RIVER
 - - - EXISTING CENTERLINE OF ROAD OR DRIVEWAY
 - BOUNDARY LINES OF AGE SURVEY
 - - - ADJOINING PROPERTY BOUNDARY LINES PER DEEDED DESCRIPTIONS
 - - - EXISTING FENCE

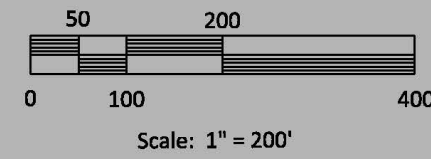
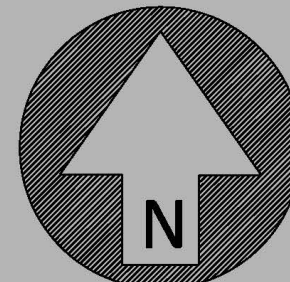
DATE: 12/01/2021
SCALE: 1" = 200'
DRAWN BY: DLA
APPROVED BY: DLK
FILENAME: 21285 EW BROWN

BOUNDARY CONSOLIDATION PLAT
Kentucky Utilities Company
KU E.W. BROWN GENERATION PLANT
MERCER COUNTY, KENTUCKY

P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
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REVISION(S)



NOT A BOUNDARY SURVEY.
NOT FOR RECORDING. NOT
FOR LAND TRANSFER

KENTUCKY UTILITIES
D.B. 132 PG. 69

KENTUCKY UTILITIES
D.B. 132 PG. 69

KENTUCKY UTILITIES
D.B. 104 PG. 465
ITEM NO. 6

KENTUCKY UTILITIES
D.B. 104 PG. 465
ITEM NO. 6

KENTUCKY UTILITIES
D.B. 104 PG. 465
ITEM NO. 10

KENTUCKY UTILITIES
D.B. 104 PG. 465
ITEM NO. 6

KENTUCKY UTILITIES COMPANY
HERRINGTON LAKE
D.B. 104, PG. 318

KENTUCKY UTILITIES
D.B. 133 PG. 335

KENTUCKY UTILITIES COMPANY
HERRINGTON LAKE
D.B. 104, PG. 318

KENTUCKY UTILITIES
D.B. 133 PG. 335

KENTUCKY UTILITIES
D.B. 230 PG. 201

KENTUCKY UTILITIES COMPANY
HERRINGTON LAKE
D.B. 104, PG. 318

KENTUCKY UTILITIES
D.B. 328 PG. 7

NOTE: THE MATCH AREA REPRESENTS THE APPROXIMATE LOCATION OF A RIGHT-OF-WAY DEDICATED TO HARDEN HEIGHTS, INC. IN DEED BOOK 100 PAGES 347 AND AS SHOWN ON PLAT OF HARDEN HEIGHTS CAMP STATES PLAT BOOK 14-695.

THE DEDICATION READS "ALSO THE FOLLOWING RIGHTS-OF-WAY AND EASEMENTS: IT APPEARS THAT THE ROADWAY NOW KNOWN AS HARDEN HEIGHTS DRIVE WAS BEING DEDICATED TO AN EASEMENT OR A PERSONAL RIGHT-OF-WAY FOR THE DEVELOPMENT OF HARDEN HEIGHTS CAMP STATES. CONSIDERATION OF THE LAND OWNER WHICH THIS NOW PUBLICLY TRAVELED ROAD EXISTS HAS NEVER BEEN CONVEYED TO ANYONE."

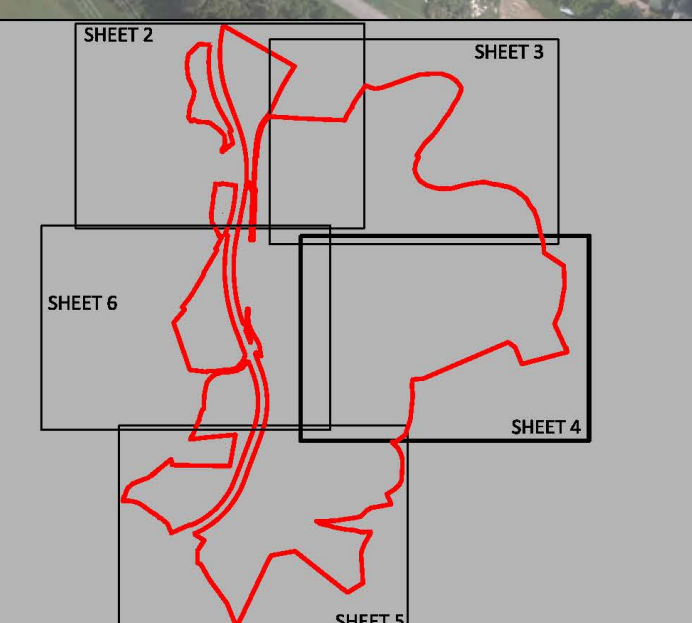
THIS SURVEY IS INCLUSIVE OF THE ROAD, NOW A PUBLICLY TRAVELED ROAD. CERTAINLY THERE EXISTS THE RIGHT FOR THE LANDOWNERS TO OPERATE AND MAINTAIN A ROAD ALONG THE RIGHT.

TRACT 3
1150.772 ACRES
BY SURVEY

Name	DIRECTION	DISTANCE
L110	S 18°43'27" E	95.61
L111	S 10°33'19" E	146.83
L112	S 1°36'10" E	136.37
L113	S 56°28'16" E	525.00
L114	S 2°28'16" E	447.00
L115	S 9°46'44" W	544.00
L116	S 23°38'35" W	335.09
L117	S 24°29'14" E	558.22
L118	S 25°13'03" E	46.24
L119	N 75°03'13" E	17.66
L120	S 13°39'02" E	80.45
L121A	S 75°01'44" W	309.64
L121	S 75°01'44" W	730.50
L122	N 27°13'18" W	356.00
L123	N 52°13'45" W	194.42
L124	S 66°51'50" W	2060.93
L125	S 85°19'58" W	228.23
L126	S 9°53'17" W	136.13
L127	S 6°10'43" E	225.00
L128	S 5°45'17" W	525.00
L129	S 18°27'51" W	369.07
L130	S 53°24'10" W	311.5

IN THE LAKE VILLAGE WATER ASSOCIATION EASEMENT DOCUMENT RECORDED IN D.B. 184, PG. 657 THERE IS A PLAT RECORDED WITH THE EASEMENT DESCRIPTION. IT LABELS THIS PORTION OF THE PREVIOUSLY ACQUIRED EASEMENT "EASEMENT TO BE DELETED". THE LANGUAGE OF THE EASEMENT DOCUMENT DOES NOT MENTION ANY RIGHTS BEING RELEASED.

NOTE: LINES L121-L124 ARE SHOWN ONLY TO PROVIDE MATHEMATICAL CLOSURE TO THE SHOPE.



- LEGEND
- 1/4" x 1/8" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP SET DURING PREVIOUS SURVEY
 - ▲ UNMARKED POINT WATER EDGE OF DIX RIVER NO MONUMENT SET
 - INTERNAL PROPERTY CORNERS ALONG R/W
 - 2" x 1/4" MAG. NAIL WALL/ALUMINUM WASHER SET (STAMPED P.L.S. #3118)
 - PROPERTY CORNERS ALONG CENTER OF DIX RIVER
 - - - EXISTING CENTERLINE OF ROAD OR DRIVEWAY
 - BOUNDARY LINES OF AGE SURVEY
 - - - ADJOINING PROPERTY BOUNDARY LINES PER DEEDED DESCRIPTIONS
 - - - EXISTING FENCE

BOUNDARY CONSOLIDATION PLAT

Kentucky Utilities Company

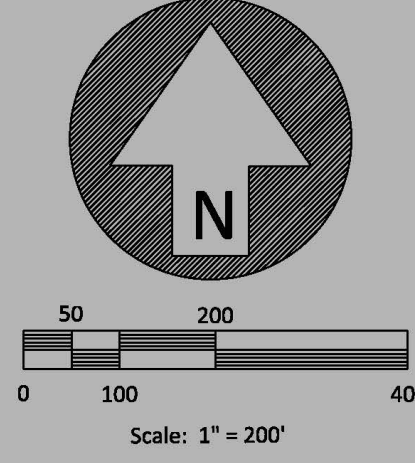
KU E.W. BROWN GENERATION PLANT
MERCER COUNTY, KENTUCKY

DATE: 12/01/2021
SCALE: 1" = 200'
DRAWN BY: DLA
APPROVED BY: DLK
FILENAME: 21285 EV BROWN

P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
FAX (606) 365-1097

REVISION(S)

SHEET: 4 OF 6



NOTE: THE HATCHED AREA REPRESENTS THE APPROXIMATE LOCATION OF A RIGHT-OF-WAY DEDICATED TO HARDIN HEIGHTS, INC. IN DEED BOOK 130 PAGE 517 AND AS SHOWN ON PLAT OF HARDIN HEIGHTS CAMP ESTATES LOT 1 (PLAT SLIDE 14-69). THE DEDICATION READS "ALSO THE FOLLOWING RIGHTS-OF-WAY AND EASEMENTS": IT APPEARS THAT THE ROADWAY NOW KNOWN AS HARDIN HEIGHTS DRIVE WAS BEING DEDICATED TO AN EASEMENT OR A PERSONAL RIGHT-OF-WAY FOR THE DEVELOPMENT OF HARDIN HEIGHTS CAMP ESTATES. CONVEYANCE OF THE LAND OVER WHICH THIS ROADWAY TRAVELED EXISTS HAS NEVER BEEN CONVEYED TO ANYONE.

THIS SURVEY IS INCLUSIVE OF THE ROAD, NOW A PUBLICLY TRAVELED ROAD, CERTAINLY THERE EXISTS THE RIGHT FOR THE LANDOWNERS OF HARDIN HEIGHTS DRIVE TO OPERATE AND MAINTAIN A ROAD ALONG THIS ROUTE.

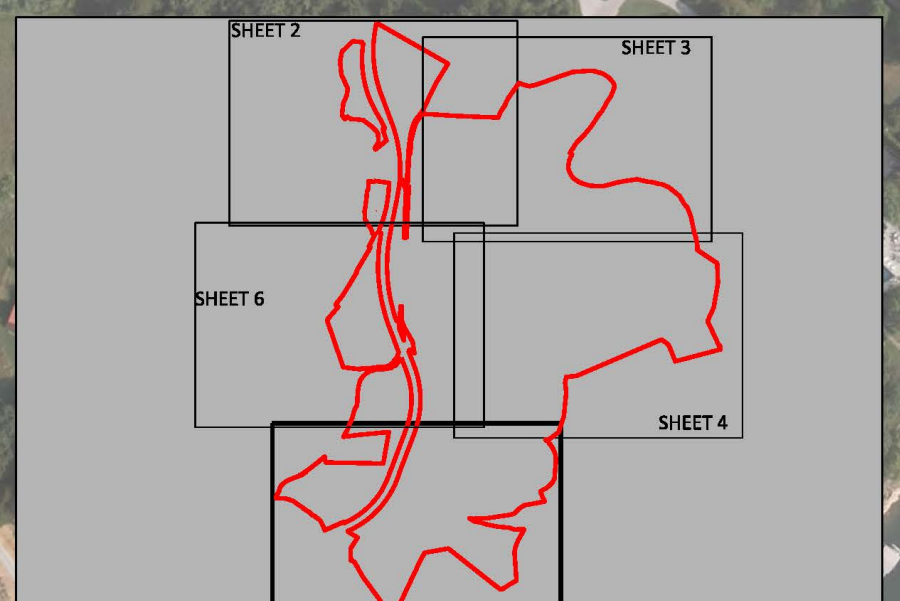
IN THE LAKE VILLAGE WATER ASSOCIATION EASEMENT DOCUMENT RECORDED IN D.B. 184, PG. 657 THERE IS A PLAT RECORDED WITH THE EASEMENT DESCRIPTION. IT LABELS THIS PORTION OF THE PREVIOUSLY ACQUIRED EASEMENT "EASEMENT TO BE DELETED". THE LANGUAGE OF THE EASEMENT DOCUMENT DOES NOT MENTION ANY RIGHTS BEING RELEASED.

APPROXIMATE LOCATION OF A 15' RIGHT-OF-WAY EASEMENT TO THE LAKE VILLAGE WATER ASSOCIATION D.B. 184, PG. 657

APPROXIMATE LOCATION OF A 15' RIGHT-OF-WAY EASEMENT TO THE LAKE VILLAGE WATER ASSOCIATION D.B. 184, PG. 657, AS BASED ON MATHEMATICALLY RECREATING THE CENTERLINE DESCRIPTION.

Name	DIRECTION	DISTANCE	Name	DIRECTION	DISTANCE
L129	S 18°27'51" W	369.07	L360	S 18°49'41" W	108.19
L130	S 53°24'10" W	311.5	L361	S 20°40'10" W	86.49
L131	N 52°26'28" W	48.59	L362	S 20°15'14" W	102.41
L132	S 36°08'14" W	12.01	L363	S 20°36'32" W	659.95
L133	S 51°06'46" E	35.00	L364	S 21°36'34" W	267.09
L134	S 47°51'46" E	50.00	L365	S 21°36'34" W	311.5
L135	S 42°51'46" E	50.00	L366	N 24°31'30" W	25.00
L136	S 37°51'46" E	50.00	L367	S 65°29'20" W	467.89
L137	S 32°51'46" E	50.00	L368	N 16°49'38" W	32.11
L138	S 27°51'46" E	50.00	L369	N 20°55'57" W	41.31
L139	S 22°51'46" E	50.00	L370	N 23°18'01" W	80.35
L140	S 17°51'46" E	50.00	L371	N 29°24'20" W	30.10
L141	S 12°51'46" E	50.00	L372	N 21°09'48" W	40.65
L142	S 7°51'46" E	50.00	L373	N 65°56'21" W	58.26
L143	S 2°51'46" E	50.00	L374	N 55°35'42" W	70.95
L144	S 2°08'14" W	50.00	L375	N 44°47'15" W	30.11
L145	S 4°36'20" W	338.90	L376	N 55°39'46" W	42.59
L146	S 2°28'46" W	98.98	L377	N 71°24'24" W	34.02
L147	S 47°50'27" W	170.00	L378	N 42°34'19" W	65.03
L148	S 60°08'28" W	172.18	L379	N 55°27'28" W	28.03
L149	S 23°53'27" E	39.86	L380	N 59°07'35" W	72.96
L150	S 23°38'19" E	204.33	L381	N 59°23'36" W	74.48
L151	S 79°31'40" W	457.41	L382	N 48°33'03" W	60.11
L152	S 58°56'55" W	83.56	L383	N 55°37'42" W	17.46
L153	S 51°40'58" W	58.42	L384	N 57°25'55" W	61.51
L154	S 47°50'51" W	22.25	L385	N 42°52'57" W	69.41
L155	S 45°47'52" W	138.57	L386	N 49°27'19" W	32.70
L156	S 75°05'26" W	95.47	L387	N 51°03'03" W	39.66
L157	S 81°52'53" W	484.43	L388	N 68°55'05" W	42.73
L158	S 88°28'56" W	209.89	L389	N 68°55'05" W	72.06
L159	S 86°18'39" W	122.17	L390	N 77°59'19" W	104.47
L160	N 83°26'18" W	76.85	L391	N 87°22'18" W	141.09
L161	S 56°43'25" E	118.72	L392	S 83°47'23" W	40.96
L162	S 78°31'57" E	157.28	L393	N 70°14'40" E	31.46
L163	S 72°58'39" E	141.20	L394	N 16°24'51" E	51.00
L164	S 78°36'02" E	241.56	L395	N 33°05'04" E	47.95
L165	S 84°51'06" E	248.49	L396	N 27°17'39" E	44.76
L166	S 72°20'54" E	156.33	L397	N 14°19'20" E	45.84
L167	N 87°20'28" E	201.56	L398	N 26°40'36" E	93.16
L168	S 5°21'17" E	22.50	L399	N 48°52'48" E	140.87
L169	S 29°05'28" W	280.31	L400	N 55°23'11" E	87.34
L170	S 20°50'24" W	178.62	L401	N 70°23'11" E	102.32
L171	S 9°10'37" W	79.31	L402	N 18°04'44" W	3.84
L172	S 5°25'11" E	171.59	L403	N 71°35'52" E	28.04
L173	S 3°43'30" E	348.86	L404	N 69°47'33" E	105.53
L174	S 2°55'52" E	110.50	L405	N 64°17'22" E	42.35
L175	S 59°19'08" W	186.13	L406	N 60°53'13" E	33.38
L176	S 57°19'37" W	209.69	L407	N 57°37'57" E	41.00
L177	N 55°42'48" W	88.86	L408	N 55°05'51" E	24.82
L178	N 54°53'03" W	65.41	L409	N 53°17'20" E	55.06
L179	N 51°43'10" W	1388.59	L410	N 53°47'03" E	20.19
L180	S 79°33'37" W	533.19	L411	N 52°41'00" E	27.15
L181	S 30°30'15" W	166.64	L412	N 51°19'21" E	238.53
L182	S 25°20'09" W	1607.57	L413	N 51°19'25" E	282.32
L183	N 21°13'11" W	564.8	L414	S 8°19'41" E	132.09
L184	N 36°28'11" W	609.4	L415	S 88°59'26" E	1285.23
L185	N 34°29'16" W	87.37	L416	N 9°56'20" E	710.21
L186	N 20°17'47" W	362.91	L417	S 84°41'20" W	692.03
L187	N 71°20'24" W	75.07	L418	S 82°17'39" W	323.82
L188	N 2°25'15" W	118.13	L419	N 27°54'48" E	177.72
L189	N 0°19'07" W	123.5	L420	N 24°33'21" E	51.78
L190	N 0°18'13" W	29.44	L421	N 30°41'19" E	44.54
L191	N 32°45'30" E	282.42	L422	N 23°36'40" E	209.02
L192	N 58°25'08" W	239.67			
L193	N 19°42'48" W	22.39			
L194	N 21°32'48" W	151.90			
L195	N 21°36'34" E	268.84			
L196	N 20°36'32" E	662.38			
L197	N 20°13'14" E	103.35			
L198	N 20°01'10" E	89.92			
L199	N 18°49'41" E	110.75			
L200	N 17°06'41" W	86.50			

Name	Radius	Arc Length	Chord Length	Tangent Length	Middle Ordinate	External Distance	Chord Direction
C1	2010.10	1159.77	1143.75	596.52	83.07	86.65	N 50°06'23" E
C2	2010.10	1885.45	1844.86	1031.32	9.23	9.27	N 28°03'03" E
C3	1810.10	365.26	364.64	183.25	9.21	9.25	S 28°25'27" W
C10	1810.10	1029.01	1015.21	528.82	72.63	75.67	S 50°29'27" W



**NOT A BOUNDARY SURVEY.
NOT FOR RECORDING. NOT
FOR LAND TRANSFER**

BOUNDARY CONSOLIDATION PLAT



**KU E.W. BROWN GENERATION PLANT
MERCER COUNTY, KENTUCKY**

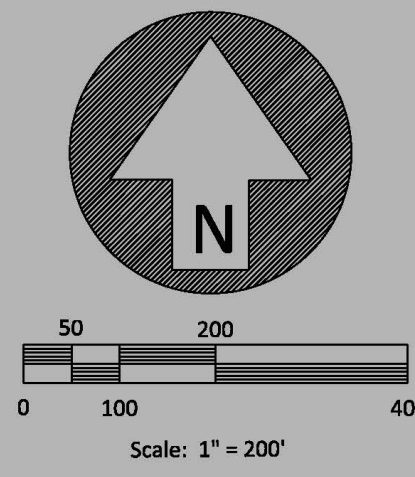
P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
FAX (606) 365-1097



REVISION(S)
SHEET: 5 OF 6

DATE: 12/01/2021
SCALE: 1" = 200'
DRAWN BY: DLA
APPROVED BY: DLK
FILENAME: 21885_EW_BROWN

NOT A BOUNDARY SURVEY.
NOT FOR RECORDING. NOT
FOR LAND TRANSFER



Name	DIRECTION	DISTANCE	Name	DIRECTION	DISTANCE
L200	N 17°05'41" W	86.50	L331	S 70°22'17" W	12.06
L201	N 19°02'37" W	88.87	L332	N 89°38'58" W	211.58
L202	N 20°11'53" W	131.46	L333	S 07°21'02" W	15.18
L203	N 21°11'24" W	238.36	L334	N 83°07'14" W	381.05
L204	N 26°27'44" E	39.74	L335	N 19°10'03" W	1107.48
L205	S 52°10'06" E	139.05	L336	N 40°34'18" E	387.22
L206	N 11°01'39" W	109.46	L337	N 51°05'45" W	79.41
L207	N 7°58'19" W	152.03	L338	N 38°19'03" E	221.93
L208	N 28°52'16" W	137.32	L339	N 34°09'03" E	165.00
L209	N 29°17'00" W	211.03	L340	N 30°48'03" E	487.10
L210	N 29°34'47" W	24.33	L341	N 71°01'57" W	19.00
L211	N 22°20'54" W	81.69	L342	N 50°28'28" E	619.27
L212	N 21°46'50" W	14.06	L343	N 54°31'39" W	41.64
L213	N 16°20'19" W	65.14	L344	N 27°28'29" E	321.42
L214	N 9°50'56" W	47.73	L345	S 88°39'08" W	70.12
L215	N 5°10'45" W	20.89	L346	N 12°24'59" W	73.32
L216	N 2°23'51" W	40.87	L347	N 20°45'56" W	138.10
L217	N 0°23'47" E	43.67	L356	S 21°11'24" E	150.60
L218	N 3°07'09" E	43.55	L357	S 20°01'53" E	127.71
L219	N 3°31'48" E	117.73	L358	S 19°02'37" E	83.77
L220	N 7°11'20" W	30.05	L359	S 1°20'41" E	81.81
L221	S 3°55'06" W	347.75	L421	N 20°41'19" E	44.54
L222	N 76°28'57" W	68.01	L422	N 23°36'40" E	209.02
L223	N 19°10'59" W	100.58	L423	N 31°18'14" E	127.19
L224	N 16°30'58" W	100.00	L424	N 21°09'20" E	72.81
L225	N 15°30'58" W	100.00	L425	N 28°09'39" E	58.81
L226	N 13°45'58" W	100.00	L426	N 65°36'06" E	17.63
L227	N 12°31'58" W	100.00	L427	N 25°25'52" E	286.26
L228	N 10°57'58" W	100.00	L428	N 5°19'09" E	55.45
L229	N 9°24'58" W	100.00	L429	N 11°03'27" E	134.05
L230	N 7°43'58" W	100.00	L430	N 14°58'56" E	108.25
L231	N 6°09'58" W	100.00	L431	N 34°34'49" E	70.23
L232	N 5°01'58" W	100.00	L432	N 38°56'03" E	46.44
L233	N 3°15'58" W	100.00	L433	N 47°22'18" E	69.61
L234	N 1°47'58" W	100.00	L434	N 59°11'03" E	92.72
L235	N 0°01'58" W	100.00	L435	N 75°00'13" E	150.68
L236	N 1°28'02" E	100.00	L436	N 87°48'30" E	154.52
L237	N 2°45'02" E	100.00	L437	N 80°47'56" E	141.61
L238	N 4°24'02" E	100.00	L438	N 72°45'46" E	54.19
L239	N 5°42'35" E	76.70	L439	N 26°57'30" W	16.00
L240	N 7°42'15" E	100.00	L440	N 65°18'12" E	25.06
L241	N 8°41'42" E	100.00	L441	N 74°22'07" E	75.17
L242	N 10°39'26" E	100.00	L442	N 58°13'13" E	216.62
L243	N 10°27'04" E	100.00	L443	S 23°19'00" E	160.36
L244	N 11°18'29" E	100.00	L444	S 18°58'00" E	78.60
L245	S 2°53'38" W	439.34	L445	S 8°19'00" E	87.90
L246	S 1°57'46" W	206.46	L446	S 3°20'00" W	89.60
L247	S 88°01'25" E	29.83	L447	N 21°11'00" W	290.86
L248	S 88°01'25" E	30.17	L448	N 3°52'13" E	127.11
L249	N 1°57'46" E	205.98			
L250	N 2°53'38" E	439.03			
L251	S 1°09'23" W	149.00			
L252	S 21°47'23" W	153.70			
L253	S 63°29'25" E	65.14			
L254	S 8°15'03" W	270.80			
L255	S 13°34'38" W	145.63			
L256	S 4°16'38" W	100.00			
L257	S 2°43'38" W	100.00			
L258	S 0°28'08" W	139.98			
L259	S 2°19'21" E	100.00			
L260	S 3°27'22" E	100.00			
L261	S 5°12'22" E	100.00			
L262	S 6°45'22" E	100.00			
L263	S 8°05'22" E	100.00			
L264	S 9°34'22" E	100.00			
L265	S 11°05'22" E	100.00			
L266	S 12°33'22" E	100.00			
L267	S 14°06'22" E	100.00			
L268	S 15°13'22" E	100.00			
L269	S 16°43'22" E	100.00			
L270	S 18°43'04" E	99.12			
L271	S 19°20'26" E	102.12			
L272	S 21°04'27" E	180.61			
L273	S 21°05'02" E	225.75			
L274	S 21°08'05" E	196.19			
L275	S 20°18'49" W	134.96			
L276	S 41°07'33" W	162.62			
L277	S 33°53'14" E	12.91			
L278	S 56°12'10" W	6.71			
L279	S 58°04'25" W	19.12			
L280	S 62°48'55" W	35.21			
L281	S 65°22'34" W	18.61			
L282	S 67°16'40" W	17.20			
L283	S 70°41'04" W	19.67			
L284	S 72°57'15" W	17.25			
L285	S 75°05'57" W	19.50			
L286	S 80°01'49" W	16.90			
L287	S 80°38'04" W	19.30			
L288	S 83°47'23" W	22.20			
L289	S 85°48'07" W	19.97			
L290	S 86°44'00" W	19.36			
L291	S 86°50'07" W	19.73			
L292	S 87°53'10" W	38.94			
L293	S 88°07'30" W	19.16			
L294	S 86°02'23" W	19.95			
L295	S 85°58'43" W	19.54			
L296	S 86°20'46" W	34.34			
L297	S 81°47'50" W	19.39			
L298	S 80°57'42" W	20.26			
L299	S 78°35'36" W	18.68			
L300	S 76°10'37" W	22.01			
L301	S 72°46'22" W	19.41			

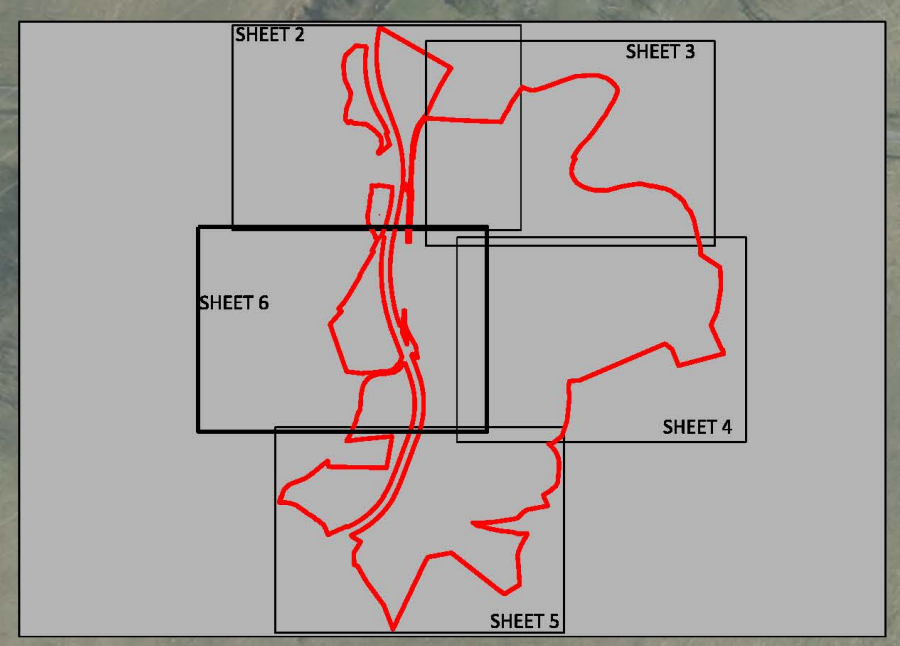
Name	Radius	Arc Length	Chord Length	Tangent Length	Middle Ordinate	External Distance	Chord Direction
C7	2010.10	1227.45	1208.47	633.54	92.97	97.47	N 3°07'03" E
C8	1810.10	1103.71	1086.69	569.61	83.47	87.51	S 1°07'54" W

NOTE: AGE ENGINEERING SERVICES, INC. HAS BEEN UNABLE TO FIND DEED FOR THIS PARCEL. THE PARCEL IS BELIEVED TO HAVE BEEN PURCHASED BY THE KENTUCKY HYDRO ELECTRIC COMPANY FOR THE PURPOSE OF CONSTRUCTING A RAILROAD SPUR.

NOTE: KYTC PLANS DATED FEBRUARY 19, 1995 INDICATE THE HATCHED AREA TO BE PART OF RIGHT-OF-WAY. ALTHOUGH AGE COULD FIND NO RECORD OF THE HARDIN ESTATE OFF-CONVEYING ANYTHING TO THE KYTC.

NOTE: THE HATCHED AREA REPRESENTS THE APPROXIMATE LOCATION OF A RIGHT-OF-WAY INDICATED BY HAROLD HEIGHTS, INC. IN DEED BOOK 130 PAGE 147 AND AS SHOWN ON PART OF HAROLD HEIGHTS CAMP ESTATES PLAT BOOK 48-00. THE DEDICATION READS "BAND THE FOLLOWING WIDTHS OF-WAY AND EASEMENTS": IT APPEARS THAT THE ROADWAY NOW KNOWN AS HAROLD HEIGHTS DRIVE WAS BEING OFFERED TO THE GOVERNMENT ON A PERSONAL RIGHT-OF-WAY FOR THE DEVELOPMENT OF HAROLD HEIGHTS CAMP ESTATES. THE HATCHED AREA REPRESENTS THE APPROXIMATE LOCATION OF THE ROADWAY NOW KNOWN AS HAROLD HEIGHTS DRIVE. THIS SURVEY IS INCLUSIVE OF THE ROAD, NOW A PUBLICLY TRAVELLED ROAD, CERTAINLY THERE BEING THE RIGHT FOR THE GOVERNMENT TO OPERATE AND MAINTAIN A ROAD ALONG THIS ROUTE.

- LEGEND -
- 1/2" x 18" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP SET DURING PREVIOUS SURVEY
 - ▲ FOUND MONUMENT (AS NOTED)
 - ▲ UNMARKED POINT WATER EDGE OF DIX RIVER
 - NO MONUMENT SET
 - INTERNAL PROPERTY CORNERS ALONG R/W
 - 2" x 1/2" MAG NAIL W/ALUMINUM WASHER SET (STAMPED P.L.S. #3118)
 - PROPERTY CORNERS ALONG CENTER OF DIX RIVER
 - EXISTING CENTERLINE OF ROAD OR DRIVEWAY
 - BOUNDARY LINES OF AGE SURVEY
 - ADDING PROPERTY BOUNDARY LINES PER DEEDED DESCRIPTIONS
 - - - EXISTING FENCE



DATE: 12/01/2021
SCALE: 1" = 200'
DRAWN BY: DLA
APPROVED BY: DLK
FILENAME: 21285 EW BROWN

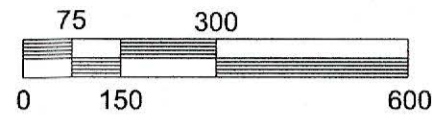
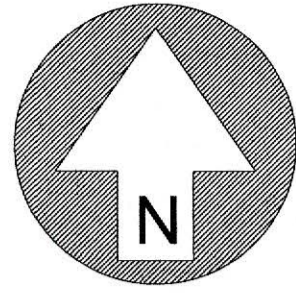
BOUNDARY CONSOLIDATION PLAT
Kentucky Utilities Company
KU E.W. BROWN GENERATION PLANT
MERCER COUNTY, KENTUCKY

P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
FAX (606) 365-1097



REVISION(S)

SHEET: 6 OF 6



Scale: 1" = 300'

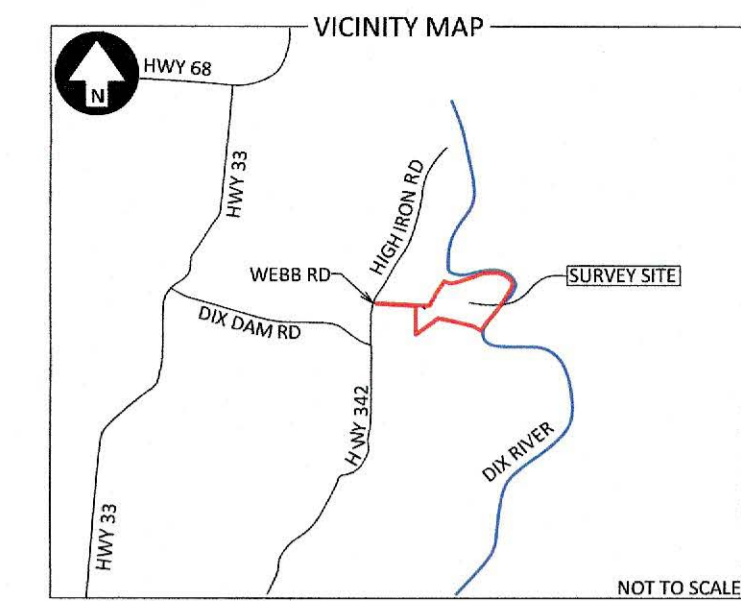
LAND CLASS: "RURAL"
OWNER: ROBERT B. WEBB
ADDRESS: 1128 EAST SECRETARIAT DRIVE
DANVILLE, KY 40422

PURPOSE OF PLAT

TO RETRACE THE PROPERTY OF ROBERT B. WEBB AS RECORDED IN (D.B. 363, PG. 598) AT THE MERCER COUNTY CLERKS OFFICE AND BEING SHOWN HEREON AS TRACT A.

NUMBER	BEARING	DISTANCE
L1	N 36°30'41" E	23.86 FT
L2	S 86°32'25" E	306.74 FT
L3	S 86°32'25" E	105.00 FT
L4	S 86°32'25" E	240.94 FT
L5	S 87°22'39" E	536.81 FT
L6	N 22°30'46" E	144.87 FT
L7	N 33°36'46" E	170.79 FT
L8	N 63°33'46" E	19.10 FT
L9	N 44°40'14" W	14.43 FT
L10	N 22°09'36" E	38.26 FT
L11	N 28°49'22" E	134.98 FT
L12	S 68°49'13" E	144.15 FT
L13	S 80°48'53" E	97.52 FT
L14	N 78°33'09" E	125.12 FT
L15	N 73°12'38" E	157.62 FT
L16	N 70°06'02" E	448.76 FT
L17	N 71°42'24" E	287.70 FT
L18	N 86°04'35" E	343.20 FT
L19	S 86°21'26" E	137.34 FT
L20	S 74°07'56" E	201.38 FT
L21	S 55°34'48" E	146.62 FT
L22	S 40°55'01" E	149.17 FT
L23	S 23°35'00" E	93.59 FT
L24	S 22°06'01" W	231.09 FT
L25	S 33°34'03" W	147.49 FT
L26	S 29°18'07" W	126.43 FT
L27	S 30°07'20" W	125.09 FT
L28	S 39°19'25" W	101.89 FT
L29	S 33°45'03" W	119.80 FT
L30	S 34°37'36" W	170.49 FT
L31	S 36°19'19" W	128.31 FT
L32	S 40°59'55" W	105.35 FT
L33	S 43°52'03" W	121.46 FT
L34	S 44°12'10" W	108.16 FT
L35	S 35°35'15" W	108.21 FT
L36	S 33°42'56" W	71.55 FT
L37	S 32°57'14" W	69.55 FT
L38	S 33°02'17" W	63.35 FT
L39	N 60°25'22" W	229.55 FT
L40	N 60°25'22" W	59.38 FT
L41	N 73°24'38" W	83.66 FT
L42	S 83°32'27" W	31.00 FT
L43	N 00°43'18" W	180.03 FT
L44	N 36°43'29" W	34.97 FT
L45	N 55°06'57" W	44.77 FT
L46	N 87°22'39" W	536.81 FT
L47	N 86°32'25" W	241.09 FT
L48	N 86°32'25" W	105.00 FT
L49	N 86°32'25" W	319.75 FT

SOURCE OF TITLE
BEING ALL OF
ROBERT B. WEBB
D.B. 363, PG. 598

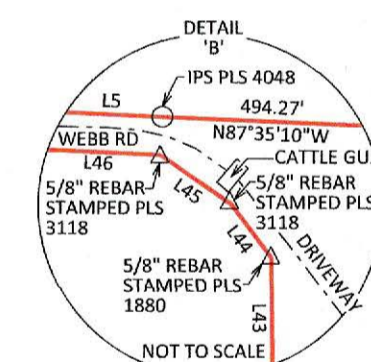
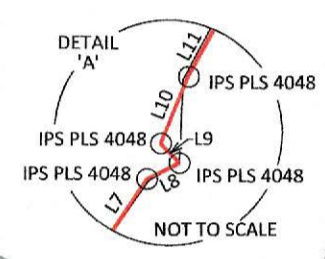
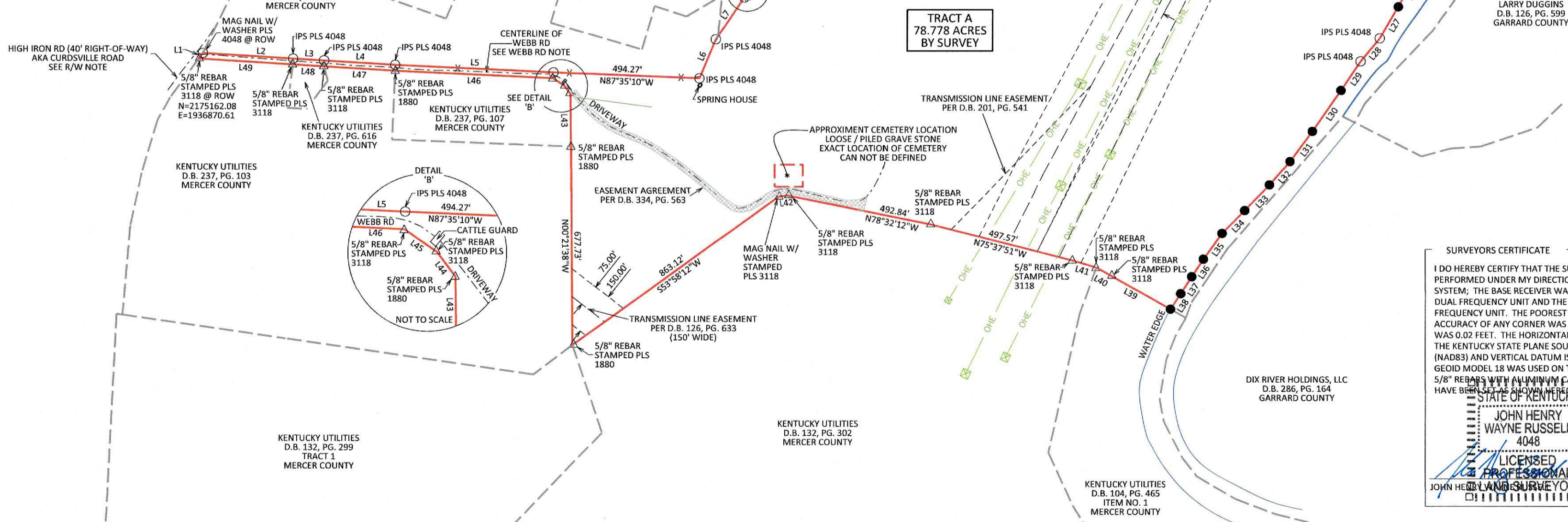
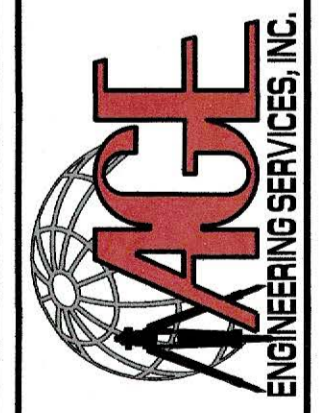


CURRENT ZONING: A-2
FOR MORE ZONING REGULATIONS AND
INFORMATION SEE THE MERCER COUNTY
PLANNING AND ZONING OFFICE

DATE: 06/03/2021
SCALE: 1" = 300'
DRAWN BY: LAWSON
APPROVED BY: JHWR
FILENAME: 21217REC

RETRACEMENT SURVEY PLAT
ROBERT B. WEBB PROPERTY
1 TRACT TOTALING 78.778 ACRES
HIGH IRON RD (AKA CURDSVILLE ROAD) AND WEBB RD
NEAR BURGIN, MERCER COUNTY, KENTUCKY

P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8362
FAX (606) 365-1097



- LEGEND -
- 5/8" x 18" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP BEARING (P.L.S. #4048) SET
 - FOUND MONUMENT (AS NOTED)
 - ▲ UNMARKED POINT WATER EDGE OF DIX RIVER NO MONUMENT SET
 - - - EXISTING CENTERLINE OF ROAD OR DRIVEWAY
 - BOUNDARY LINES OF AGE SURVEY
 - - - ADJOINING PROPERTY BOUNDARY LINES PER DEEDED DESCRIPTIONS
 - EXISTING FENCE
 - OH-E- EXISTING OVERHEAD ELECTRIC LINES
 - CENTERLINE OF DIX RIVER

R/W NOTE:
NO DEED OF RECORD HAS BEEN FOUND FOR RIGHT-OF-WAY FOR HIGH IRON ROAD (AKA CURDSVILLE ROAD). PER KRS 178.025 THE MERCER COUNTY FISCAL COURT HAS THE RIGHT TO USE THE PROPERTY TO THE BACK OF THE DITCH TO MAINTAIN THE EXISTING ROAD. A 40' (20' FROM CENTERLINE) RIGHT-OF-WAY WAS USED.

WEBB ROAD NOTE:
NO DEED OF CONVEYANCE HAS BEEN FOUND FOR THE 20' STRIPE OF LAND WHERE WEBB ROAD IS LOCATED. NO DEED OF CONVEYANCE HAS BEEN FOUND FOR RIGHT-OF-WAY FOR WEBB ROAD. PER PHONE CONVERSATION WITH THE MERCER COUNTY ROAD DEPARTMENT AND MAGISTRATE THE 20' STRIPE OF LAND WHERE WEBB ROAD IS LOCATED HAS NEVER BEEN DEEDED OR EXCEPTED OUT OF THE WEBB CHAIN OF TITLE. BOTH ROBERT WEBB AND THE MERCER COUNTY ROAD DEPARTMENT ACKNOWLEDGES THAT THE MERCER COUNTY ROAD DEPARTMENT MAINTAINS THE EXISTING ROAD TO THE CATTLE GUARD ALONG WEBB ROAD.

CERTIFICATE OF OWNERSHIP & DEDICATION
I/WE CERTIFY THAT I/WE AM/ARE THE OWNER(S) OF THE PROPERTY DESCRIBED HEREON, AND THAT I/WE HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY/OUR FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINE, DEDICATE ALL EASEMENTS AND RIGHTS-OF-WAY TO PUBLIC OR PRIVATE USES AS NOTED.
DATE _____ ROBERT B. WEBB

- SURVEY NOTES
- 1.) THIS SURVEY IS SUBJECT TO ANY RIGHTS-OF-WAY OR EASEMENTS, PUBLIC OR PRIVATE, WHETHER OF RECORD OR NOT, AND IS SUBJECT TO LOCAL CITY AND COUNTY ZONING ORDINANCES.
 - 2.) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT.
 - 3.) THIS SURVEYOR IS NOT RESPONSIBLE FOR ANY INACCURATE INDEXING OF RECORDS THAT THE COUNTY CLERK OR THE PROPERTY VALUATION OFFICE MAY HAVE MADE.
 - 4.) THE SURVEY SHOWN HEREON COMPLIES WITH 201 KAR 18:150.
 - 5.) ALL BEARINGS AND COORDINATES ARE REFERENCED TO GRID NORTH OF THE KENTUCKY STATE PLANE COORDINATE SYSTEM - SOUTH ZONE (NAD83).

SURVEYORS CERTIFICATE
I DO HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS PERFORMED UNDER MY DIRECTION USING A TRIMBLE RTK GPS SYSTEM; THE BASE RECEIVER WAS A TRIMBLE ZEPHYR GEODETTIC DUAL FREQUENCY UNIT AND THE ROVER WAS A TRIMBLE R12 DUAL FREQUENCY UNIT. THE POOREST RELATIVE POSITIONAL ACCURACY OF ANY CORNER WAS 0.03 FEET AND THE BEST WAS 0.02 FEET. THE HORIZONTAL DATUM IS REFERENCED TO THE KENTUCKY STATE PLANE SOUTH ZONE COORDINATE SYSTEM (NAD83) AND VERTICAL DATUM IS REFERENCED TO NAVD88. GEOID MODEL 18 WAS USED ON THIS PROJECT.
5/8" REBARS WITH ALUMINUM CAPS STAMPED RLS #4048 HAVE BEEN SET AS SHOWN HEREON.
STATE OF KENTUCKY
JOHN HENRY WAYNE RUSSELL
4048
LICENSED PROFESSIONAL SURVEYOR
DATE 6/10/2021

GENERAL WARRANTY DEED

THIS DEED is made as of August 25th, 2021, between

ROBERT B. WEBB AND JENNIFER E. WEBB,
husband and wife
1128 E. Secretariat Drive
Danville, Kentucky 40422

("Grantors")

and

KENTUCKY UTILITIES COMPANY,
a Kentucky corporation
ATTN: Real Estate Department
820 W. Broadway
Louisville, Kentucky 40202 (and tax bill in-care of address)

("Grantee")

W I T N E S S E T H:

That for good and valuable consideration paid by Grantee to Grantors in the amount of \$422,500.00, the receipt and sufficiency of which is hereby acknowledged, Grantors grant and convey unto Grantee, in fee simple and with covenant of General Warranty, that certain real property, and improvements thereon, located in Mercer County, Kentucky, and more particularly described on Exhibit A attached hereto and made a part hereof (the "Property").

Grantors further covenant lawful seizin of the estate hereby conveyed, with full power to convey the same, and that said estate is free and clear of all encumbrances except easements, restrictions and stipulations of record, all governmental laws and regulations affecting said Property, if any, and all ad valorem taxes due and payable in 2021.

TO HAVE AND HOLD the Property together with all of the rights, privileges, appurtenances and improvements thereto belonging unto Grantee, and Grantee's successors and assigns forever.

Grantors and Grantee further certify, pursuant to KRS Chapter 382, that the above stated consideration is the full consideration paid for the Property conveyed herein. Future tax bills shall be mailed to the Grantee at the address above.

GRANTEE:

KENTUCKY UTILITIES COMPANY

By: Paul Weis

Its: Myr A ERow

COMMONWEALTH OF KENTUCKY)
)SS
COUNTY OF JEFFERSON)

The foregoing Deed and Consideration Certificate was acknowledged, subscribed, and sworn to before me this 24th day of August, 2021, by Paul Weis, as Manager, REROW of Kentucky Utilities Company, a Kentucky corporation, to be his/her free act and voluntary deed in such capacity.

My Commission Expires: 08-05-2023

Nicholas A. Judah
Notary Public
Printed Name: Nicholas A. Judah
Commission No. 628427

THIS INSTRUMENT PREPARED BY:

Anthony L. Schnell
Anthony L. Schnell, Esq.
STOLL KEENON OGDEN PLLC
2000 PNC Plaza
500 W. Jefferson Street
Louisville, Kentucky 40202
(502) 333-6000

MERCER COUNTY
D370 PG888

**EXHIBIT A
LEGAL DESCRIPTION**

Beginning at a point corner to Hershell Motley at the end of the passway and corner to Hugh F. Ison; thence running with Ison's line East and thence Northwardly to Dix River; thence with the River as it meanders Eastwardly, Southeastwardly and Southwestwardly to the property of the Dix River Power Company, now Kentucky Utilities Company; thence with its lines Southwardly to line of Sallie and Es Webb; thence with their line West and thence Southwest to corner to J.D. Willis; thence with his line North to corner to Hershell Morley; and thence with his line North to the beginning, containing 65 acres, more or less, together with a passway or road running from the beginning corner west along the line of Hugh F. Ison to the Danville and Dix River Road, and subject to the right granted to Kentucky Hydro Electric Co by David Motley D.B. 101, Page 506, to construct and maintain a power line across the same, and the right to construct and maintain in Kentucky River at Dam N. 7 a dam three feet higher than the dam then located there.

The above description is hereby replaced with the following description in accordance with the Retracement Survey Plat prepared by AGE Engineering Services, Inc., dated June 11, 2021, a copy of which is attached hereto as Exhibit A-1:

Tract A being more particularly described as follows:

Beginning at an iron pin found (P.L.S. #3118), said iron pin found being on the eastern edge of right-of-way High Iron Road (AKA Curdsville Road), being 20' from the centerline of High Iron Road (AKA Curdsville Road), being on the south side of Webb Road (Webb Road is located on Tract A), being a property corner to Kentucky Utilities (D.B. 237, Pg. 103, Mercer County), being a corner of Tract A being surveyed this day, having Kentucky State Plane Coordinate System – South Zone Coordinates of N=2175162.08, E=1936870.61 **and being the Point of Beginning for this description;**

Thence leaving the property of Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) and continuing along the eastern edge of right-of-way of High Iron Road (AKA Curdsville Road) N36°30'41"E - 23.86 feet to a MAG Nail with washer set (P.L.S. # 4048), said MAG Nail being on the eastern edge of right-of-way of High Iron Road (AKA Curdsville Road), being 20' from the centerline of High Iron Road (AKA Curdsville Road), being on the north side of Webb Road (Webb Road is located on Tract A), being a property corner to Douglas Bagan (D.B. 247, Pg. 622, Mercer County) and being a corner of Tract A being surveyed this day;

Thence leaving the eastern edge of right-of-way of High Iron Road (AKA Curdsville Road) and continuing with the property of Douglas Bagan (D.B. 247,

MERCER COUNTY
D370 PG889

Pg. 622, Mercer County) the following six (6) courses: S86°32'25"E - 306.74 feet to an iron pin set, (said iron pin set being a 5/8" x 18" rebar with a 2" aluminum cap bearing P.L.S. # 4048, as will be typical for all iron pins set), S86°32'25"E - 105.00 feet to an iron pin set, S86°32'25"E - 240.94 feet to an iron pin set, S87°22'39"E - 536.81 feet to an iron pin set, S87°35'10"E - 494.27 feet to an iron pin set and N22°30'46"E - 144.87 feet to an iron pin set, said iron pin set being a common property corner Douglas Bagan (D.B. 247, Pg. 622, Mercer County), William Dudley Curry and Larry Spier Curry (D.B. 208, Pg. 594, Mercer County) and Tract A being surveyed this day;

Thence leaving the property of Douglas Bagan (D.B. 247, Pg. 622, Mercer County) and continuing with the property of William Dudley Curry and Larry Spier Curry (D.B. 208, Pg. 594, Mercer County) the following six (6) courses: N33°36'46"E - 170.79 feet to an iron pin set, N63°33'46"E - 19.10 feet to an iron pin set, N44°40'14"W - 14.43 feet to an iron pin set, N22°09'36"E - 38.26 feet to an iron pin set, N28°49'22"E - 134.98 feet to an iron pin set and N35°39'46"E - passing an iron witness pin set online at 390.42' and continuing a total distance of 395.42 feet to an unmarked point at the water edge of Dix River, said unmarked point being a common property corner to William Dudley Curry and Larry Spier Curry (D.B. 208, Pg. 594, Mercer County) and Tract A being surveyed this day;

Thence leaving the property of William Dudley Curry and Larry Spier Curry (D.B. 208, Pg. 594, Mercer County) and continuing along the water edge of Dix River the following twenty-seven (27) courses: S68°49'13"E - 144.15 feet to an unmarked point at the water edge of Dix River, S80°48'53"E - 97.52 feet to an unmarked point at the water edge of Dix River, N78°33'09"E - 125.12 feet to an unmarked point at the water edge of Dix River, N73°12'38"E - 157.62 feet to an unmarked point at the water edge of Dix River, N70°06'02"E - 448.76 feet to an iron pin set at the water edge of Dix River, N71°42'24"E - 287.70 feet to an iron pin set at the water edge of Dix River, N86°04'35"E - 343.20 feet to an unmarked point at the water edge of Dix River, S86°21'26"E - 137.34 feet to an unmarked point at the water edge of Dix River, S74°07'56"E - 201.38 feet to an unmarked point at the water edge of Dix River, S55°34'48"E - 146.62 feet to an iron pin set at the water edge of Dix River, S40°55'01"E - 149.17 feet to an iron pin set at the water edge of Dix River, S23°35'00"E - 93.59 feet to an unmarked point at the water edge of Dix River, S22°06'01"W - 231.09 feet to an unmarked point at the water edge of Dix River, S33°34'03"W - 147.49 feet to an unmarked point at the water edge of Dix River, S29°18'07"W - 126.43 feet to an unmarked point at the water edge of Dix River, S30°07'20"W - 125.09 feet to an iron pin set at the water edge of Dix River, S39°19'25"W - 101.89 feet to an iron pin set at the water edge of Dix River, S33°45'03"W - 119.80 feet to an unmarked point at the water edge of Dix River, S34°37'36"W - 170.49 feet to an unmarked point at the water edge of Dix River, S36°19'19"W - 128.31 feet to an unmarked point at the water edge of Dix River, S40°59'55"W - 105.35 feet to an unmarked point at the water edge of Dix River, S43°52'03"W - 121.46 feet to an unmarked point at the

MERCER COUNTY
D370 PG890

water edge of Dix River, S44°12'10"W - 108.16 feet to an unmarked point at the water edge of Dix River, S35°35'15"W - 108.21 feet to an unmarked point at the water edge of Dix River, S33°42'56"W - 71.55 feet to an unmarked point at the water edge of Dix River, S32°57'14"W - 69.55 feet to an unmarked point at the water edge of Dix River and S33°02'17"W - 63.35 feet to an unmarked point at the water edge of Dix River, said unmarked point being in the property line of Kentucky Utilities (D.B. 104, Pg. 465, Item No. 1, Mercer County) and being a corner to Tract A being surveyed this day;

Thence leaving the water edge of Dix River and continuing with the property of Kentucky Utilities (D.B. 104, Pg. 465, Item No. 1, Mercer County) the following two (2) courses: N60°25'22"W - 229.55 feet to an iron pin found (P.L.S. #3118) and N60°25'22"W - 59.38 feet to an iron pin found (P.L.S. #3118), said iron pin found being a common property corner to Kentucky Utilities (D.B. 104, Pg. 465, Item No. 1, Mercer County), Kentucky Utilities (D.B. 132, Pg. 302, Mercer County) and Tract A being surveyed this day;

Thence leaving the property of Kentucky Utilities (D.B. 104, Pg. 465, Item No. 1, Mercer County) and continuing with the property of Kentucky Utilities (D.B. 132, Pg. 302, Mercer County) the following five (5) courses: N73°24'38"W - 83.66 feet to an iron pin found (P.L.S. #3118), N75°37'51"W - 497.57 feet to an iron pin found (P.L.S. #3118), N78°32'12"W - 492.84 feet to an iron pin found (P.L.S. #3118), S83°32'27"W - 31.00 feet to a MAG Nail with washer found (P.L.S. #3118) and S53°58'12"W - 863.12 feet to an iron pin found (P.L.S. #1880), said iron pin found being a common property corner to Kentucky Utilities (D.B. 132, Pg. 302, Mercer County), Kentucky Utilities (D.B. 132, Pg. 299, Tract 1, Mercer County), Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) and Tract A being surveyed this day;

Thence leaving the property of Kentucky Utilities (D.B. 132, Pg. 302, Mercer County) and Kentucky Utilities (D.B. 132, Pg. 299, Tract 1, Mercer County) and continuing with the property of Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) N00°21'38"W - 677.73 feet to an iron pin found (P.L.S. #1880), said iron pin found being a common property corner to Kentucky Utilities (D.B. 237, Pg. 103, Mercer County), Kentucky Utilities (D.B. 237, Pg. 107, Mercer County) and Tract A being surveyed this day;

Thence leaving the property of Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) and continuing with the property of Kentucky Utilities (D.B. 237, Pg. 107, Mercer County) the following four (4) courses: N00°43'18"W - 180.03 feet to an iron pin found (P.L.S. #1880), N36°43'29"W - 34.97 feet to an iron pin found (P.L.S. #3118), N55°06'57"W - 44.77 feet to an iron pin found (P.L.S. #3118) and N87°22'39"W - 536.95 feet to an iron pin found (P.L.S. #1880), said iron pin found being a common property corner to Kentucky Utilities (D.B. 237, Pg. 107, Mercer County), Kentucky Utilities (D.B. 237, Pg. 103, Mercer County)

MERCER COUNTY
D370 PG891

and Tract A being surveyed this day;

Thence leaving the property of Kentucky Utilities (D.B. 237, Pg. 107, Mercer County) and continuing with the property of Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) N86°32'25"W - 241.09 feet to an iron pin found (P.L.S. #3118), said iron pin found being a common property corner to Kentucky Utilities (D.B. 237, Pg. 103, Mercer County), Kentucky Utilities (D.B. 237, Pg. 616, Mercer County) and Tract A being surveyed this day;

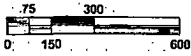
Thence leaving the property of Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) and continuing with the property of Kentucky Utilities (D.B. 237, Pg. 616, Mercer County) N86°32'25"W - 105.00 feet to an iron pin found (P.L.S. #3118), said iron pin found being a common property corner of Kentucky Utilities (D.B. 237, Pg. 616, Mercer County), Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) and Tract A being surveyed this day;

Thence leaving the property of Kentucky Utilities (D.B. 237, Pg. 616, Mercer County) and continuing with the property of Kentucky Utilities (D.B. 237, Pg. 103, Mercer County) N86°32'25"W - 319.75 feet to the Point of Beginning and containing 78.778 acres by survey.

Tract A is subject to all valid and existing conditions, restrictions, covenants, easements, and reservations as may be found in the record chain of title.

Being the same property conveyed to Robert B. Webb, a married person, by deed dated January 22, 2020, of record in Deed Book 363, Page 598, in the office of the Mercer County Clerk.

MERCER COUNTY
D370 PG892



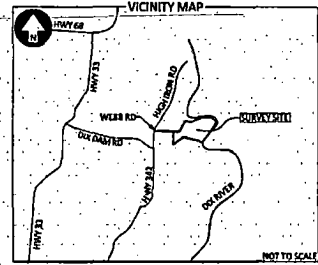
Scale: 1" = 300'

LAND CLASS: "RURAL"
OWNER: ROBERT B. WEBB
ADDRESS: 3128 EAST SECRETARY DRIVE
DANVILLE, KY 40422

PURPOSE OF PLAT
TO RETRACE THE PROPERTY OF ROBERT B. WEBB
AS RECORDED IN D.B. 363, PG. 598 AT THE
MERCER COUNTY CLERK'S OFFICE, AND BEING
SHOWN HEREON AS TRACT A.

NUMBER	BEARING	DISTANCE
L1	N 84°25'41"E	73.86 FT
L2	S 85°33'25"E	506.74 FT
L3	S 85°32'25"E	105.00 FT
L4	S 85°32'25"E	242.94 FT
L5	S 87°22'29"E	536.81 FT
L6	N 22°35'46"E	144.87 FT
L7	N 33°36'46"E	170.79 FT
L8	N 63°37'46"E	18.10 FT
L9	N 44°56'14"E	18.43 FT
L10	N 22°09'30"E	18.26 FT
L11	N 28°48'23"E	134.98 FT
L12	S 86°49'13"E	144.15 FT
L13	S 82°48'14"E	67.53 FT
L14	N 78°33'02"E	125.12 FT
L15	N 73°12'38"E	157.82 FT
L16	N 70°26'02"E	126.76 FT
L17	N 72°42'54"E	287.70 FT
L18	N 86°04'35"E	343.20 FT
L19	S 82°21'28"E	137.34 FT
L20	S 26°07'54"E	121.09 FT
L21	S 33°54'03"W	187.43 FT
L22	S 33°54'03"W	149.37 FT
L23	S 23°33'00"E	93.59 FT
L24	S 22°05'01"W	58.28 FT
L25	S 33°54'03"W	187.43 FT
L26	S 28°18'07"W	126.43 FT
L27	S 30°07'20"W	126.09 FT
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L34	S 44°12'10"W	108.16 FT
L35	S 45°35'15"W	108.21 FT
L36	S 33°42'48"W	71.23 FT
L37	S 32°57'14"W	60.55 FT
L38	S 33°10'17"W	83.35 FT
L39	N 60°29'22"W	228.55 FT
L40	N 62°25'22"W	58.28 FT
L41	N 78°24'38"W	63.66 FT
L42	S 83°32'27"W	31.80 FT
L43	N 00°43'18"W	100.01 FT
L44	N 33°42'48"W	34.57 FT
L45	N 55°05'37"W	44.77 FT
L46	N 87°22'39"W	556.95 FT
L47	N 84°32'25"W	243.09 FT
L48	N 82°32'25"W	105.00 FT
L49	N 65°32'25"W	319.75 FT

SOURCE OF TITLE
BEING ALL OF
ROBERT B. WEBB
D.B. 363, PG. 598



CURRENT ZONING: A-3
FOR ZONING REGULATIONS AND
AN ORDINANCE SEE THE MERCER COUNTY
PLANNING AND ZONING OFFICE

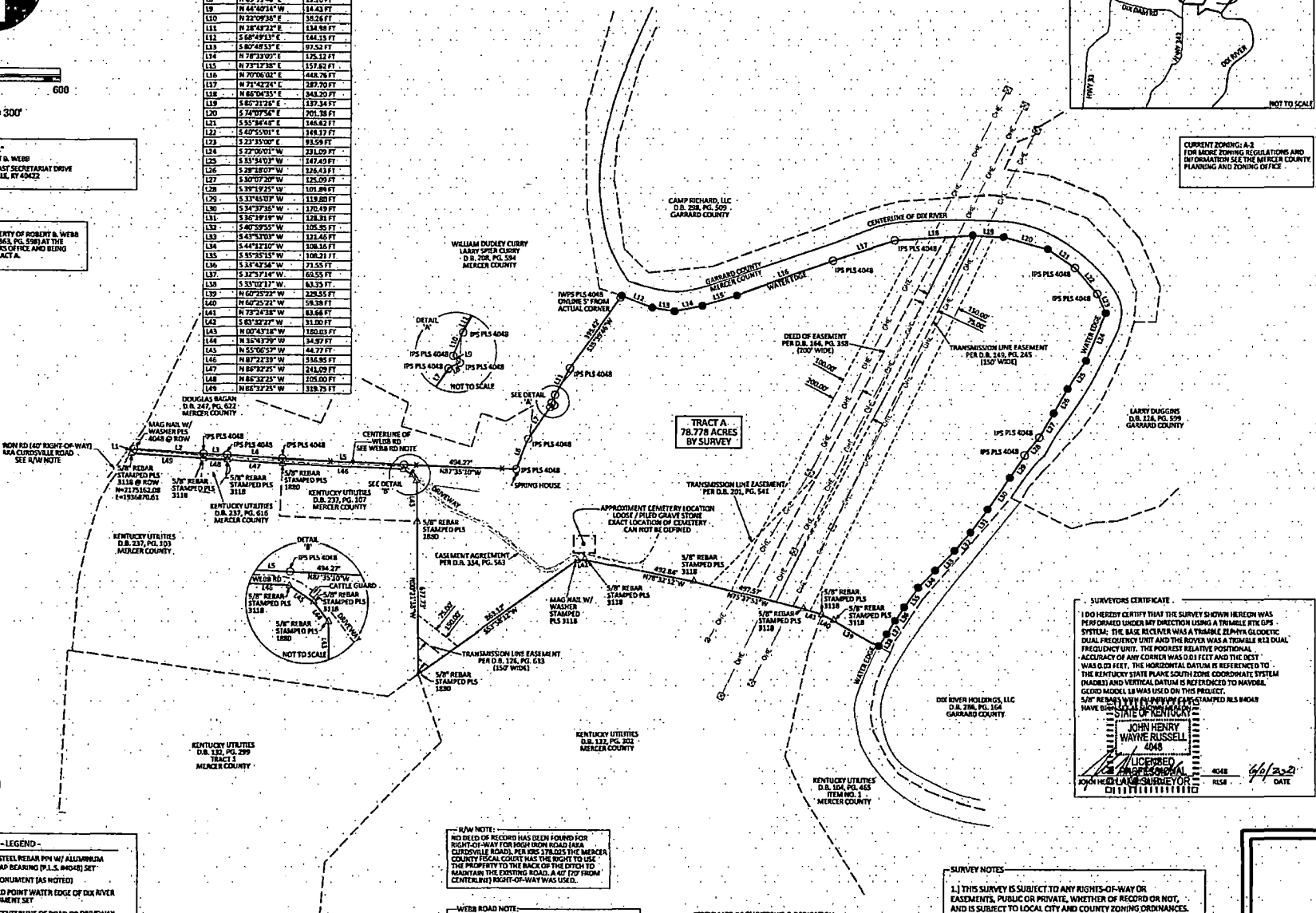
RETRACEMENT SURVEY PLAT
ROBERT B. WEBB PROPERTY
1 TRACT TOTALING 78,778 ACRES
HIGH IRON RD (AKA CURDSVILLE ROAD) AND WEBB RD
NEAR BURGIN, MERCER COUNTY, KENTUCKY

P.O. BOX 204
165 FOSTER LANE
STANFORD, KY 40484
PHONE (606) 365-8852
FAX (606) 365-1087



DATE: 06/03/2021
SCALE: 1" = 300'
DRAWN BY: LAWSON
APPROVED BY: JHWIR
FILENAME: 21217REC

DOCUMENT NO: 12008922
RECORDED: August 25, 2021 02:03:00 PM
TOTAL FEES: \$59.00 TRANSFER TAX: \$422.50
COUNTY CLERK: CHRIS HORN
DEPUTY CLERK: LORI LAWSON
COUNTY: MERCER COUNTY
BOOK: D370 PAGES: 885 - 892



SURVEYORS CERTIFICATE
I DO HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS
PERFORMED UNDER MY DIRECTION USING A TRIMBLE R12 GPS
SYSTEM. THE BASE RECEIVER WAS A TRIMBLE ZEPHYRUS
DUAL FREQUENCY UNIT AND THE ROVER WAS A TRIMBLE R12 DUAL
FREQUENCY UNIT. THE PROCESS RELATIVE POSITIONING
-ACCURACY OF ANY CORNER WAS 0.01 FEET AND THE DIST
-WAS 0.02 FEET. THE HORIZONTAL DATUM IS REFERENCED TO
-THE KENTUCKY STATE PLANE SOUTH ZONE COORDINATE SYSTEM
(NAD83) AND VERTICAL DATUM IS REFERENCED TO NAVD83.
GENEAL MODEL 18 WAS USED ON THIS PROJECT.
5/8" REBAR WITH PLUMBING FRAMES STAMPED PLS #0408
HAVE BEEN SET AT ALL CORNERS AND POINTS.
STATE OF KENTUCKY
JOHN HENRY
HAYNE RUSSELL
4048
LICENSED
SURVEYOR
4/6/2021
DATE

- LEGEND
- 1/2" x 1/2" STEEL REBAR PIN W/ ALUMINUM SURVEY CAP BEARING (P.L.S. #0408) SET
 - FOUND MONUMENT (AS NOTED)
 - ▲ UNMARKED POINT WATER EDGE OF DRY RIVER NO MONUMENT SET
 - EXISTING CENTERLINE OF ROAD OR DRIVEWAY
 - BOUNDARY LINES OF AGE SURVEY
 - ADDITIONAL PROPERTY BOUNDARY LINES PER REEDED DESCRIPTIONS
 - - - EXISTING FENCE
 - - - EXISTING OVERHEAD ELECTRIC LINES
 - CENTERLINE OF DRY RIVER

R/W NOTE
NO DEED OF RECORD HAS BEEN FOUND FOR
RIGHT-OF-WAY FOR HIGH IRON ROAD (AKA
CURDSVILLE ROAD). PER USES OF THE MERCER
COUNTY FISCAL COURT HAS THE RIGHT TO USE
THE PROPERTY TO THE BACK OF THE OPEN
MAINTAIN THE EXISTING ROAD. A 60' (70' FROM
CENTERLINE) RIGHT-OF-WAY WAS USED.

WEBB ROAD NOTE
NO DEED OF CONVEYANCE HAS BEEN FOUND FOR
THE 27 ACRES OF LAND WHERE WEBB ROAD IS LOCATED.
NO DEED OF CONVEYANCE HAS BEEN FOUND FOR
THE PROPERTY TO THE BACK OF THE OPEN
PER AGREEMENT WITH THE MERCER COUNTY
ROAD DEPARTMENT AND MAINTENANCE THE 20' STRIP OF
LAND WHERE WEBB ROAD IS LOCATED HAS NEVER BEEN
DEEDED OR DECEDED OUT OF THE WEBB COUNTY TITLE.
BUT ROBERT WEBB AND THE MERCER COUNTY ROAD
DEPARTMENT ACKNOWLEDGES THAT THE MERCER
COUNTY ROAD DEPARTMENT MAINTAINING THE EXISTING
ROAD TO THE CATTLE GUARD ALONG WEBB ROAD.

CERTIFICATE OF OWNERSHIP & DEDICATION
I HEREBY CERTIFY THAT I AM/ARE THE OWNER(S) OF THE PROPERTY
DESCRIBED HEREON, AND THAT I/WE HEREBY ADOPT THIS PLAN
OF SUBDIVISION WITH MY/OUR FREE CONSENT, ESTABLISH THE
NECESSARY BUILDING RESTRICTION LINE, DEDICATE ALL EASEMENTS
AND RIGHTS-OF-WAY TO PUBLIC OR PRIVATE USES AS NOTED.
DATE: _____ ROBERT B. WEBB

- SURVEY NOTES
- 1.) THIS SURVEY IS SUBJECT TO ANY RIGHTS-OF-WAY OR EASEMENTS, PUBLIC OR PRIVATE, WHETHER OF RECORD OR NOT, AND IS SUBJECT TO LOCAL CITY AND COUNTY ZONING ORDINANCES.
 - 2.) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT.
 - 3.) THIS SURVEYOR IS NOT RESPONSIBLE FOR ANY INACCURATE INDEXING OF RECORDS THAT THE COUNTY CLERK OR THE PROPERTY VALUATION OFFICE MAY HAVE MADE.
 - 4.) THE SURVEY SHOWN HEREON COMPLIES WITH 2011 KAR 38:350.
 - 5.) ALL BEARINGS AND COORDINATES ARE REFERENCED TO GRID NORTH OF THE KENTUCKY STATE PLANE COORDINATE SYSTEM - SOUTH ZONE (NAD83).

DEED TAX PAID

\$ 5.00 DATE 1/9/92

BOOK 237 PAGE 616

This **DEED OF CONVEYANCE** made and entered into this the 31st day of December, 1991, by and between A. G. PEAVLER and ROSIE L. PEAVLER, husband and wife, 1740 Curdsville Road, Harrodsburg, Kentucky 40330 **GRANTORS**, to KENTUCKY UTILITIES COMPANY, INC., a Kentucky Corporation, One Quality Street, Lexington, Kentucky 40507, in fee simple, its successors and assigns forever, **GRANTEE**.

WITNESSETH: That the Grantors, for and in consideration of the sum of One Dollar (\$1.00), cash in hand paid, and all other good and valuable consideration, the receipt of all of which is hereby acknowledged, has this date bargained, sold, aliened and conveyed and does by these presents bargain, sell, alien and convey unto the Grantee, in fee simple, its successors and assigns forever, the following described property located in Mercer County, Kentucky, to-wit:

BEGINNING at a point located in the south right of way of a 20 foot roadway and being a corner to Tract "A", said point located N 85°36'07"W, a distance of 241.09 feet from an iron pin, a corner to Tract "C", said point having the Kentucky State Plane co-ordinates of X-1,863,435.985 Y=108,665.1038;

MAID

Thence, along Tract "A" for the following calls, S13°22'20"E, a distance of 51.00 feet to a point; S36°59'54"W, a distance of 120.00 feet to a point; N85°36'07"W, a distance of 66.00 feet to a point; N8°15'15"E, a distance of 150.00 feet to a point; located in the south right of way of a 20 foot roadway; thence, S85°36'07"E, along the south right of way of a 20 foot roadway, a distance of 105.00 feet to a point of beginning, containing 0.348 acres more or less. All bearings are referred to grid north, and

BEING the same property conveyed to A. G. Peavler and Rosie L. Peavler, husband and wife, by deed of Grover

Peavler, et al, dated October 17, 1979, recorded in Deed Book 236, Page 674, records Mercer County Court Clerk's Office.

TO HAVE AND TO HOLD the above described property together with the improvements thereon and appurtenances thereunto belonging unto the Grantee, in fee simple, his heirs and assigns forever, with Covenant of General Warranty of Title, but subject however, to all easements, covenants and restrictions of record.

Possession to accompany delivery of deed. Taxes for the year 1991 to be paid Grantors. The total cash consideration for the foregoing conveyance is the sum of \$5,000.00 dollars.

IN TESTIMONY WHEREOF WITNESS the hands of the Grantors, this the date and year first above written.

A. G. Peavler
A. G. PEAVLER

Rosie L. Peavler
ROSIE L. PEAVLER

STATE OF KENTUCKY

COUNTY OF MERCER

Acknowledged before me by A. G. PEAVLER and ROSIE L. PEAVLER, in Harrodsburg, Mercer County, Kentucky, this the 31st day of December, 1991.

My commission expires: August 25, 1992

David [Signature]
NOTARY PUBLIC, STATE AT LARGE, KY

CONSIDERATION CERTIFICATE

We, the undersigned, hereby certify pursuant to KRS Chapter 382 that the consideration reflected in this deed is the true, full and correct consideration paid for the property herein. We further certify our understanding that falsification of the stated consideration is a Class D Felony subject to one to five years imprisonment and fines up to \$10,000.00.

A. G. Peavler
A. G. PEAVLER

KENTUCKY UTILITIES COMPANY, INC.

Rosie L. Peavler
ROSIE L. PEAVLER

BY: J. W. Tipton
SENIOR VICE-PRESIDENT

STATE OF KENTUCKY
COUNTY OF MERCER

The foregoing Consideration Certificate was acknowledged and sworn to before me this 2ND day of ~~December~~ ^{JANUARY}, 1992 by A. G. PEAVLER and ROSIE L. PEAVLER, grantors, and J. W. Tipton, Senior Vice-President of Kentucky Utilities Company, Inc., grantee.

My commission expires: Aug. 25, 1992.

[Signature]
NOTARY PUBLIC, STATE AT LARGE, KY.

THIS IS TO CERTIFY THAT THE FOREGOING INSTRUMENT WAS PREPARED BY
[Signature]
DAVID HENCK P.S.C.
ATTORNEY AT LAW
HARRISBURG, KY
606-784-6121

State of Kentucky, County of Mercer, Sct.
I, Larry Short, Mercer County Clerk, do certify that the foregoing instrument was on this day, lodged for record, at 2:21 PM, which together with this and the foregoing certificate has been duly recorded in my office. Given under my hand this 9 day of Jan, 1992.
Larry Short Clerk By [Signature] D.C.

DEED TAX PAID
\$ 8.00 DATE 11-12-91

237-107

BOOK 237 PAGE 107

This DEED OF CONVEYANCE made and entered into this the 8th day of November, 1991, by and between GROVER PEAVLER, a single person, A. G. PEAVLER and ROSIE L. PEAVLER, husband and wife, Curdsville Road, Harrodsburg, Kentucky 40330, GRANTORS, to KENTUCKY UTILITIES COMPANY, INC., a Kentucky Corporation, One Quality Street, Lexington, Kentucky 40507, in fee simple, its successors and assigns forever, GRANTEE.

WITNESSETH: That the Grantors, for and in consideration of the sum of One Dollar (\$1.00), cash in hand paid, and all other good and valuable consideration, the receipt of all of which is hereby acknowledged, have this date bargained, sold, aliened and conveyed and do by these presents bargain, sell, alien and convey unto the Grantee, in fee simple, its successors and assigns forever, the following described property located in Mercer County, Kentucky, to-wit:

BEGINNING at an iron pin located in the south right of way of a 20 foot roadway and being the north east most corner of Tract "A", said iron pin having the Kentucky State Plane co-ordinates of X=1,863,676.365 Y=108,646.6158;

MAIZ

Thence, along the south right of way of a 20 foot roadway for the following calls, S86°24'05"E, a distance of 536.96 feet to an iron pin; S54°08'26"E, a distance of 44.77 feet to an iron pin; S35°44'58"E, a distance of 34.97 feet to an iron pin; a corner to Webb;

Thence, S0°15'13"W, along the line of Webb (DB 234-160), a distance of 180.03 feet to an iron pin, a corner to Tract "A";

Thence, along Tract "A"; for the following calls, N86°55'25"W, a distance of 607.17 feet to an iron

pin; N3°30'54"E, a distance of 236.19 feet to point of beginning.

The bearings are referred to grid north. The above property is a portion of Deed Book 118, Page 612, records Mercer County Court Clerk's Office, according to survey of Lindon W. Estes, R.L.S. No. 1830, dated October 18, 1991, and

BEING the same property conveyed to Grover Peavler and A. G. Peavler, by Deed of William S. Luttrell and Ruby Luttrell, husband and wife, by Deed dated January 21, 1946, recorded in Deed Book 118, Page 612, records Mercer County Court Clerk's Office.

TO HAVE AND TO HOLD the above described property together with the improvements thereon and appurtenances thereunto belonging unto the Grantee, in fee simple, its successors and assigns forever, with Covenant of General Warranty of Title, but subject however, to all easements, covenants and restrictions of record.

Possession to accompany delivery of deed. Taxes for the year 1991 have been paid. The total cash consideration for the foregoing conveyance is the sum of \$8,000.00 dollars.

IN TESTIMONY WHEREOF WITNESS the hands of the Grantors, this the date and year first above written.


GROVER PEAVLER


A. G. PEAVLER


ROSIE L. PEAVLER

STATE OF KENTUCKY

COUNTY OF MERCER

Acknowledged before me by Grover Peavler, a single person and A. G. Peavler and Rosie L. Peavler, husband and wife, in Harrodsburg, Mercer County, Kentucky, this the 8th day of November, 1991.

My commission expires: Aug 25, 1992.



NOTARY PUBLIC, STATE AT LARGE, KY

CONSIDERATION CERTIFICATE

We, the undersigned, hereby certify pursuant to KRS Chapter 382 that the consideration reflected in this deed is the true, full and correct consideration paid for the property herein. We further certify our understanding that falsification of the stated consideration is a Class D Felony subject to one to five years imprisonment and fines up to \$10,000.00.

Grover Peavler
GROVER PEAVLER

KENTUCKY UTILITIES COMPANY, INC.

A. G. Peavler
A. G. PEAVLER

BY: J. W. Tipton
SENIOR VICE-PRESIDENT

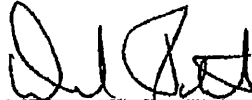
Rosie Lee Peavler
ROSIE L. PEAVLER

STATE OF KENTUCKY

COUNTY OF MERCER

The foregoing Consideration Certificate was acknowledged and sworn to before me this 8th day of November, 1991 by Grover Peavler, A. G. Peavler and Rosie L. Peavler, grantors, and J.W. Tipton, Senior Vice-President of Kentucky Utilities Company, Inc., grantee.

My commission expires: 8/25/92.



NOTARY PUBLIC, STATE AT LARGE, KY.



THIS IS TO CERTIFY THAT THE FOREGOING INSTRUMENT WAS PREPARED BY

DAVID PATRICK P.S.C.
ATTORNEY AT LAW
HARRISBURG, KY
606-734-5121

State of Kentucky, County of Mercer, Sct.

I, Larry Short, Mercer County Clerk, do certify that the foregoing instrument was on this day, lodged for record, at 8:23 AM, which together with this and the foregoing certificate has been duly recorded in my office. Given under my hand this

12 day of Nov 1991.
Larry Short Clerk By Joanna R. Jones D.C.

237-103

Del to
David Patrick atty
11/14/91

103

DEED TAX PAID
\$ 22.00 DATE 11-12-91

BOOK 237 PAGE 103

This DEED OF CONVEYANCE made and entered into this the 8th day of November, 1991, by and between GROVER PEAVLER, a single person, A. G. PEAVLER and ROSIE L. PEAVLER, husband and wife, Curdsville Road, Harrodsburg, Kentucky 40330, GRANTORS, to KENTUCKY UTILITIES COMPANY, INC., a Kentucky Corporation, One Quality Street, Lexington, Kentucky 40507, in fee simple, its successors and assigns forever, GRANTEE.

WITNESSETH: That the Grantors, for and in consideration of the sum of One Dollar (\$1.00), cash in hand paid, and all other good and valuable consideration, the receipt of all of which is hereby acknowledged, have this date bargained, sold, aliened and conveyed and do by these presents bargain, sell, alien and convey unto the Grantee, in fee simple, its successors and assigns forever, the following described property located in Mercer County, Kentucky, to-wit:

BEGINNING at an iron pin located in the intersection of the east right of way of Curdsville Road and the south right of way of a 20 foot roadway, said iron pin having the Kentucky State Plane co-ordinates of X=1,863,012.486 Y=108,697.6758;

Thence, S85°36'07"E, along a 20 foot roadway, a distance of 319.75 feet to a point, a corner to Tract "B";

Thence, along Tract "B" for the following calls, S8°15'15"W, a distance of 150.00 feet to a point; S85°36'07"E, a distance of 66.00 feet to a point; N36°59'54"E, a distance of 120.00 feet to a point; N13°22'20"W, a distance of 51.00 feet to a point, located in the south right of way of a 20 foot roadway, said point having the Kentucky State Plane co-ordinates of X=1,863,435.985 Y=108,665.1038;

Thence, S85°36'07"E, along the south right of way of a 20 foot roadway, a distance of 241.09 feet to an iron pin, a corner to Tract "C";

Thence, along Tract "C" for the following calls, S3°30'54"W, a distance of 236.19 feet to an iron pin; S86°55'25"E, a distance of 607.17 feet to an iron pin, corner to Webb;

Thence, along the line of Webb (DB 234-16) for the following call, S0°33'44"W, a distance of 677.47 feet to an iron pin, a corner to other property of Kentucky Utilities;

Thence, along the line of other property of Kentucky Utilities for the following calls, S53°41'02"W, a distance of 166.25 feet to a wood post; N80°50'08"W, a distance of 1405.69 feet to an iron pin, located in the east right of way of Curdsville Road, passing an iron pin at 1.00 feet;

Thence, along the east right of way of Curdsville Road for the following calls, N5°56'18"E, a distance of 304.84 feet to an iron pin; N13°06'16"E, a distance of 184.85 feet to an iron pin; N17°30'33"E, a distance of 190.46 feet to an iron pin; N29°30'22"E, a distance of 87.31 feet to an iron pin; N37°09'05"E, a distance of 163.77 feet to a point of beginning.

The bearings are referred to grid north. The above property is a portion of Deed Book 117, Page 370, records Mercer County Court Clerk's Office, according to survey of Lindon W. Estes, R.L.S. No. 1830, dated October 18, 1991, and

BEING the same property conveyed to Grover Peavler and A. G. Peavler, by Deed of J. D. Willis and Katherine B. Willis, husband and wife, by Deed dated January 15, 1945, recorded in Deed Book 117, Page 370, records Mercer County Court Clerk's Office.

TO HAVE AND TO HOLD the above described property together with the improvements thereon and appurtenances thereunto belonging unto the Grantee, in fee simple, its successors and assigns forever, with Covenant of General Warranty of Title, but subject however, to

all easements, covenants and restrictions of record.

Possession to accompany delivery of deed. Taxes for the year 1991 have been paid. The total cash consideration for the foregoing conveyance is the sum of \$72,000.00 dollars.

IN TESTIMONY WHEREOF WITNESS the hands of the Grantors, this the date and year first above written.

Grover Peavler
GROVER PEAVLER

A. G. Peavler
A. G. PEAVLER

Rosie Lee Peavler
ROSIE L. PEAVLER

STATE OF KENTUCKY

COUNTY OF MERCER

Acknowledged before me by Grover Peavler, a single person and A. G. Peavler and Rosie L. Peavler, husband and wife, in Harrodsburg, Mercer County, Kentucky, this the 24 day of November, 1991.

My commission expires: Aug. 25, 1992.

David [Signature]
NOTARY PUBLIC, STATE AT LARGE, KY

CONSIDERATION CERTIFICATE

We, the undersigned, hereby certify pursuant to KRS Chapter 382 that the consideration reflected in this deed is the true, full and correct consideration paid for the property herein. We further certify our understanding that falsification of the stated consideration is a Class D Felony subject to one to five years imprisonment and fines up to \$10,000.00.

Grover Peavler
GROVER PEAVLER

KENTUCKY UTILITIES COMPANY, INC.

A. G. Peavler
A. G. PEAVLER

BY: J. W. Tipton
SENIOR VICE-PRESIDENT

Rosie L. Peavler
ROSIE L. PEAVLER

STATE OF KENTUCKY

COUNTY OF MERCER

The foregoing Consideration Certificate was acknowledged and sworn to before me this 8th day of November, 1991 by Grover Peavler, A. G. Peavler and Rosie L. Peavler, grantors, and J. W. Tipton, Senior Vice-President of Kentucky Utilities Company, Inc., grantee.

My commission expires:

8/25/92

THIS IS TO CERTIFY THAT THE FOREGOING INSTRUMENT WAS PREPARED BY

David Patrick P.S.C.
DAVID PATRICK P.S.C.
ATTORNEY AT LAW
HARRODSBURG, KY
606-734-5121

David Patrick
NOTARY PUBLIC, STATE AT LARGE, KY.

State of Kentucky, County of Mercer, Sct. I, Larry Short, Mercer County Clerk, do certify that the foregoing instrument was on this day, lodged for record, at 2:22 P.M., which together with this and the foregoing certificate has been duly recorded in my office. Given under my hand

day of Nov 19 91
Larry Short Clerk By J. W. Tipton P.C.

Del to
David Patrick Atty
11/14/91

DEED TAX PAID
\$ 8.00 DATE 11-12-91

BOOK 237 PAGE 107

This DEED OF CONVEYANCE made and entered into this the 8th day of November, 1991, by and between GROVER PEAVLER, a single person, A. G. PEAVLER and ROSIE L. PEAVLER, husband and wife, Curdsville Road, Harrodsburg, Kentucky 40330, GRANTORS, to KENTUCKY UTILITIES COMPANY, INC., a Kentucky Corporation, One Quality Street, Lexington, Kentucky 40507, in fee simple, its successors and assigns forever, GRANTEE.

WITNESSETH: That the Grantors, for and in consideration of the sum of One Dollar (\$1.00), cash in hand paid, and all other good and valuable consideration, the receipt of all of which is hereby acknowledged, have this date bargained, sold, aliened and conveyed and do by these presents bargain, sell, alien and convey unto the Grantee, in fee simple, its successors and assigns forever, the following described property located in Mercer County, Kentucky, to-wit:

BEGINNING at an iron pin located in the south right of way of a 20 foot roadway and being the north east most corner of Tract "A", said iron pin having the Kentucky State Plane co-ordinates of X=1,863,676.365 Y=108,646.6158;

Thence, along the south right of way of a 20 foot roadway for the following calls, S86°24'05"E, a distance of 536.96 feet to an iron pin; S54°08'26"E, a distance of 44.77 feet to an iron pin; S35°44'58"E, a distance of 34.97 feet to an iron pin; a corner to Webb;

Thence, S0°15'13"W, along the line of Webb (DB 234-160), a distance of 180.03 feet to an iron pin, a corner to Tract "A";

Thence, along Tract "A"; for the following calls, N86°55'25"W, a distance of 607.17 feet to an iron

pin; N3°30'54"E, a distance of 236.19 feet to point of beginning.

The bearings are referred to grid north. The above property is a portion of Deed Book 118, Page 612, records Mercer County Court Clerk's Office, according to survey of Lindon W. Estes, R.L.S. No. 1830, dated October 18, 1991, and

BEING the same property conveyed to Grover Peavler and A. G. Peavler, by Deed of William S. Luttrell and Ruby Luttrell, husband and wife, by Deed dated January 21, 1946, recorded in Deed Book 118, Page 612, records Mercer County Court Clerk's Office.

TO HAVE AND TO HOLD the above described property together with the improvements thereon and appurtenances thereunto belonging unto the Grantee, in fee simple, its successors and assigns forever, with Covenant of General Warranty of Title, but subject however, to all easements, covenants and restrictions of record.

Possession to accompany delivery of deed. Taxes for the year 1991 have been paid. The total cash consideration for the foregoing conveyance is the sum of \$8,000.00 dollars.

IN TESTIMONY WHEREOF WITNESS the hands of the Grantors, this the date and year first above written.

Grover Peavler
GROVER PEAVLER

A. G. Peavler
A. G. PEAVLER

Rosie Lee Peavler
ROSIE L. PEAVLER

132-299

RECEIVED
21.21
WORK ORDER
3-7168
THIS

DEED made and entered into this March 17, 1954,
by and between ZACK ISON and NANGYE ISON, his wife; WILLIAM T. ISON
and ANNELLE ISON, his wife, of Mercer County, Kentucky, grantors,
and KENTUCKY UTILITIES COMPANY, a Kentucky Corporation, grantee,

WITNESSETH:

That for a valuable consideration in cash paid grantors
by grantee, receipt of which is hereby acknowledged, the said
grantors hereby grant, sell and convey unto the grantee, in fee
simple, the following real estate:

TRACT 1: All that tract or parcel of land situated at
the northeast intersection of the Dix Dam Road and
Curdsville Pike, in Mercer County, Kentucky, and more
fully described and bounded as follows, to-wit:

MA20

BEGINNING at a point where the east property line of
the Curdsville Pike intersects the north property line
of the Dix Dam Road; thence with the north property
line of Dix Dam Road S 84 deg. 23' E 656.8 feet to a
corner with Kentucky Utilities Company (formerly Webb);
thence with Kentucky Utilities Company for 4 lines N
35 deg. 50' E 870.6 feet, N 04 deg. 50' E 270.6 feet,
N 43 deg. 53' E 743.6 feet, and N 18 deg. 00' W 316 feet
to the line of Palmer (now or formerly); thence with
Palmer for 5 lines, S 53 deg. 02' W 167 feet, N 80 deg.
40' W 460 feet, N 81 deg. 35' W 440 feet, N 82 deg.
15' W 333.7 feet and N 83 deg. 35' W 192.8 feet to the
center line of the Curdsville Pike; thence with the
center line of the Curdsville Pike S 03 deg. 09' W 715.8
feet; thence S 86 deg. 51' E 30 feet to the east property
line of the Curdsville Pike; thence with the east property
line of the Curdsville Pike for 2 lines S 02 deg. 48'
W 664.4 feet and S 02 deg. 45' W 470 feet to the beginning
and containing 49.600 acres. There is included in this
tract 2.600 acres of the old Dix Dam spur right of way.

TRACT 2: All that tract or parcel of land situated
on the westerly side of the Curdsville Pike near
the Dix Dam Road, in Mercer County, Kentucky, and
more fully described and bounded as follows, to-wit:

MA21

BEGINNING at a railroad spike in the center of the
Curdsville Pike; thence with the center of

300

The Curdsville Pike S 04 deg. 18' W 830.6 feet and S 04 deg. 21' W 931.4 feet to an iron pin, corner to Curd (now or formerly); thence with the line of Curd N 75 deg. 58' W 69.7 feet to an iron pin in the east right of way of the CNO&TP Railway; thence with the east right of way of the CNO&TP Railway for 18 calls N 18 deg. 20' W 100 feet, N 16 deg. 00' W 100 feet, N 15 deg. 00' W 100 feet; N 13 deg. 15' W 100 feet, N 12 deg. 01' W 100 feet, N 10 deg. 27' W 100 feet, N 08 deg. 54' W 100 feet, N 07 deg. 13' W 100 feet, N 05 deg. 39' W 100 feet, N 04 deg. 31' W 100 feet, N 02 deg. 45' W 100 feet, N 01 deg. 17' W 100 feet, N 00 deg. 29' E 100 feet, N 01 deg. 59' E 100 feet, N 03 deg. 16' E 100 feet, N 04 deg. 55' E 100 feet, N 06 deg. 45' E 100 feet, and N 07 deg. 56' E 32.3 feet to an iron fence post, corner to Kentucky Utilities Company; thence with Kentucky Utilities Company for 4 lines N 87 deg. 30' E 122.9 feet, N 65 deg. 19' E 75 feet, N 66 deg. 40' E 104.9 feet and N 81 deg. 01' E 54.9 feet to an iron pin in the west property line of the Curdsville Pike; thence with the west property line of the Curdsville Pike S 04 deg. 18' W 56.5 feet to an iron pin; thence S 85 deg. 42' E 30 feet to the beginning, and containing 11.462 acres.

THIRD TRACT: All that tract or parcel of land situated near the Curdsville Pike in Mercer County, Kentucky, and more fully described and bounded as follows, to-wit:

MA22

BEGINNING at a point in the west right of way of the CNO&TP Railway, said point being an iron fence post common to the aforesaid CNO&TP Railway right of way and the east right of way of the old Cincinnati-Southern Railway; thence along the west right of way of the CNO&TP Railway for 17 calls S 07 deg. 00' W 45.1 feet, S 06 deg. 26' W 100 feet, S 04 deg. 56' W 100 feet, S 03 deg. 23' W 100 feet, S 01 deg. 53' W 100 feet, S 00 deg. 22' W 100 feet, S 01 deg. 37' E 100 feet, S 02 deg. 48' E 100 feet, S 04 deg. 33' E 100 feet, S 06 deg. 06' E 100 feet, S 07 deg. 26' E 100 feet, S 08 deg. 55' E 100 feet, S 10 deg. 26' E 100 feet, S 11 deg. 54' E 100 feet, S 13 deg. 27' E 100 feet, S 14 deg. 34' E 100 feet and S 16 deg. 04' E 100 feet to an iron pin in the line of W.O. Lyon; thence along Lyon's line N 75 deg. 58' W 1097.2 feet to an iron pin in the aforesaid east right of way of the old abandoned Cincinnati-Southern Railway; thence along the east line of the old abandoned Cincinnati-Southern Railway right of way for 5 calls N 38 deg. 53' E 227.8, N 34 deg. 43' E 166 feet, N 31 deg. 22' E 1107.8 feet, S 56 deg. 35' E 40 feet, and N 33 deg. 25' E 148.2 feet, to the beginning, and containing 17.355 acres.

TRACT 4: All that tract or parcel of land situated on the old Ballard Pike, near its intersection with the Curdsville Pike, in Mercer County, and more fully described and bounded as follows, to-wit:

MA23

BEGINNING at an iron pin in the center of the old Ballard Pike (now abandoned), said iron pin being

corner to W.O.Lyon; thence along the center of the old Ballard Pike and W.O.Lyon N 83 deg. 55' W 338.6 feet to an iron pin; thence leaving said Ballard Pike S 03 deg. 20' W 23.1 feet to an iron pin; thence N 82 deg. 13' W 125.6 feet to a cedar post, said post being on the east bank of the Cedar Run Creek; thence along the east bank of the Cedar Run Creek for five lines S 00 deg. 11' W 159.5 feet, S 17 deg. 25' W 85.3 feet, S 04 deg. 38' W 201.6 feet, S 07 deg. 06' W 179 feet, S 08 deg. 12' W 53.8 feet to a large tree which is corner to a rock fence, said point being corner to Mrs. Sudie Kincaid; thence along the center of said rock fence and Mrs. Sudie Kincaid for five lines S 08 deg. 00' E 181.5 feet, S 33 deg. 15' E 150 feet, S 30 deg. 55' E 138 feet, S 14 deg. 17' E 73.5 feet and N 85 deg. 55' E 68 feet to an iron pin in the west right of way of the abandoned Cincinnati-Southern Railway; thence along the west right of way of the abandoned Cincinnati-Southern Railway N 27 deg. 19' E 67 feet to an iron post; thence along the north line of the abandoned Cincinnati-Southern right of way S 62 deg. 41' E 40 feet to another iron post in the west right of way of the CNO&TP Railway; thence along the west right of way of the CNO&TP Railway for seven calls N 19 deg. 52' E 153.7 feet, N 17 deg. 08' E 149 feet, N 13 deg. 46' E 131.8 feet, N 11 deg. 27' E 157.2 feet, N 08 deg. 13' E 150 feet, N 05 deg. 04' E 178.4 feet and N 02 deg. 23' E 197 feet to the beginning, and containing 10.659 acres.

The above described real estate was conveyed to said Zack Ison and William T. Ison by Henry T. Ison and wife, by deed dated February 19, 1951, and recorded in Deed Book 126, page 165, in the office of the Clerk of the Mercer County Court, and which is referred to and made part hereof, with the same effect as if copied herein.

301

TO HAVE AND TO HOLD said real estate, with all its appurtenances unto the said Kentucky Utilities Company, its successors and assigns forever; and the grantors convey with full covenant of General Warranty and release and relinquish unto the grantee, its successors and assigns, all of their right title and interest in and to the said property, including dower and homestead exemptions and all other exemptions allowed by law, and do hereby covenant with and to the grantee, its successors and assigns, that they are lawfully seized in fee simple to said property and have good right to grant and convey the same

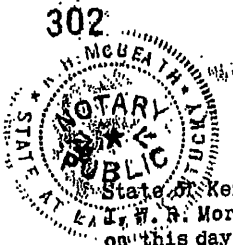
STATE OF KENTUCKY,
COUNTY OF MERCER:

I, R.H.McBEATH, a Notary Public in and for
the State at large and County aforesaid, hereby certify
that the foregoing deed was this day produced to and
acknowledged before me therein by ZACK ISON and NANCYE
ISON, his wife; WILLIAM T. ISON and ANNELLE ISON, his
wife, to be their act and deed.

My commission expires May 1, 1956.

GIVEN under my hand and seal of office
this 24th day of March, 1954.

R. H. McBeath
NOTARY PUBLIC, STATE AT LARGE,
MERCER COUNTY.

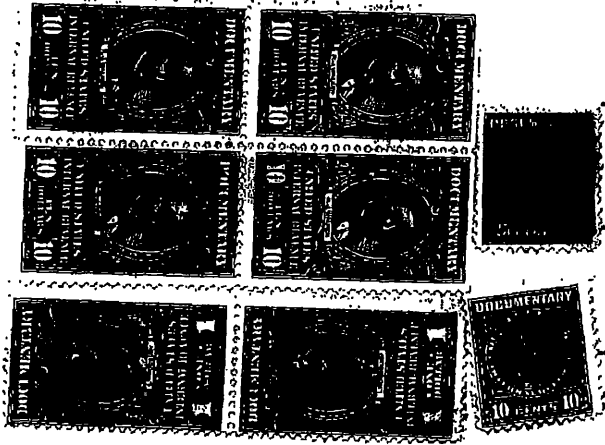


State of Kentucky, County of Mercer, So. I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument was on this day lodged for record, which together with this and the foregoing certificate has been duly recorded in my office.
Given under my hand this 24th day of March 1954

W B Morris Clerk
Stanley Smith Jr D. C.

as herein done; that their title thereto is clear, perfect and unencumbered and that they will Warrant Generally the same.

WITNESS the hands of the grantors the date first above written.



Zack Ison
(Zack Ison)

Nancy Jean
(Nancy Ison)

William T. Ison
(William T. Ison)

Annelle Ison
(Annelle Ison)

134-61

county and state aforesaid, do hereby certify that the foregoing Deed of Conveyance from Jerry W. Demaree and Bessie B. Demaree, his wife, to Ransom Walker and Eugenia D. Walker was this day produced to me in the county and state aforesaid, and was duly executed and acknowledged before me according to law by the said Jerry W. Demaree and Bessie B. Demaree to be their free act and deed, which, together with the fact that my commission expires January 1, 1958, is hereby certified to the proper office for record.

Given under my hand and notarial seal, this the 16th day of December, 1954.



William C. Morris
Notary Public, Mercer County, Ky



LAW OFFICES
RAFFEN & WICKLIFFE
DRAFFEN BLDG.
HARRODSBURG, KY

State of Kentucky, County of Mercer, Sct.
I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument was on this day placed for record, which together with this and the foregoing certificate has been duly recorded in my office.
Given under my hand this 16 day of Dec 1954

W B Morris Clerk
By *Stanley Scott Jr* D. C.

THIS DEED made and entered into this December 8, 1954, by and between HARGIS FLANNERY and VIRGINIA FLANNERY, his wife, grantors, and KENTUCKY UTILITIES COMPANY, a Corporation organized and existing under the laws of the Commonwealth of Kentucky, grantee,



WITNESSETH:



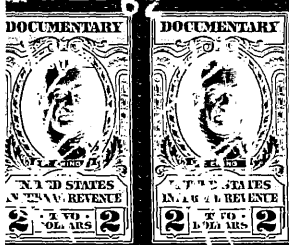
That for and in consideration of a valuable consideration in cash paid grantors by grantee, the receipt of which is hereby acknowledged, the said grantors hereby convey unto the grantee in fee simple the following real estate:



Located in Mercer County, Kentucky, and thus described:



BEGINNING at a point on the south side of the Dix Dam road corner to Kentucky Utilities Company (formerly P.O. Thacker); running thence south 30 deg. 37 min. west 303.5 feet; thence north 84 deg. 25 min. west 169.4 feet to a point in the center of the Curdsville Road; thence with the center of said road north 2 deg. 44 min. east 302 feet; thence with the south line of the Dix Dam road south 85 deg. east 176 feet to the beginning, containing 1.2 acres.



This is the same real estate conveyed to said Hargis Flannery by P.O. Thacker and wife by deed dated December 7, 1953, and recorded in Deed Book 131, page 451, and by deed from George M. Chinn and wife, dated June 28, 1947, and recorded in Deed Book 121, page 329, in the office of the Clerk of the Mercer County Court, and which are made parts hereof by reference.

It is agreed that the grantors shall retain possession of said property until January 1, 1955, and that the grantors shall pay all taxes levied against said property during the year 1954; and that the grantee will assume payment of insurance on said property on and after January 1, 1955.

TO HAVE AND TO HOLD said real estate with all its appurtenances unto the said Kentucky Utilities Company, its

successors and assigns forever; and the grantors jointly and severally convey with full Covenant of General Warranty and do further jointly and severally covenant with and to the grantee, its successors and assigns, that they are lawfully seized of said property and have good right to grant and convey the same.

WITNESS the hands of the grantors the date first above written.

Hargis Flannery
(Hargis Flannery)

Virginia Flannery
(Virginia Flannery)

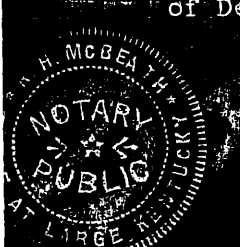
* * * * *

STATE OF KENTUCKY,
COUNTY OF MERCER:

I, R.H. McBEATH, a Notary Public in and for the State at large and County of Mercer, hereby certify that the foregoing deed was this day produced to and acknowledged before me therein by HARGIS FLANNERY and VIRGINIA FLANNERY, his wife, to be their act and deed.

My commission expires May 1, 1956.

GIVEN under my hand and seal of office this 17th day of December 1954.



R. H. McBeath
NOTARY PUBLIC, COUNTY OF MERCER,
STATE AT LARGE.

State of Kentucky, County of Mercer, Sot.

I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument was on this day lodged for record, which together with this and the foregoing certificate has been duly recorded in my office.

Given under my hand this 17 day of Dec 1954

W. B. Morris Clerk
Stanley Scott Jr D. C.

133-351

ESSENTIAL COPY PREPARED
72
WORK ORDER
3-7168

351

THIS DEED, made and entered into this September 17, 1954, by and between INEZ LUCAS NEWPORT (formerly Inez Lucas, of Mercer County, Kentucky) and ROBERT E. NEWPORT, her husband, of Trumansburg, Tompkins County, New York, Grantors, and KENTUCKY UTILITIES COMPANY, a corporation created and existing under the laws of the Commonwealth of Kentucky, Grantee,

WITNESSES:

That for a valuable consideration in cash paid grantors by grantee, the receipt of which is acknowledged, the said grantors hereby convey unto the grantee in fee simple the following real estate:

A tract of land in Mercer County, Kentucky, with all improvements thereon and appurtenances thereunto belonging, on the road leading from the Curdsville Turnpike to Dix Dam, and thus described:

BEGINNING at an iron pin on the south side of the above-mentioned road leading to Dix Dam and corner to Kentucky Utilities Company (formerly P.O. Thacker), running thence with Kentucky Utilities Company south 5 degrees 19 minutes west 246 feet; thence with line of same north 83 degrees 35 minutes west 467 feet; thence with the south right-of-way line of said roadway to Dix Dam north 68 degrees 24 minutes east 523 feet to the BEGINNING, and containing 1.31 acres.

MAIS

This is the same real estate conveyed to Inez Lucas (now Inez Lucas Newport) by Willie Price and Eva Lener Price, his wife, by deed dated December 9, 1944, recorded in Deed Book 117, page 273, in office of the Clerk of the Mercer County Court, and which is made part hereof as fully as if copied herein.

TO HAVE AND TO HOLD said real estate, with all its appurtenances, unto the said Kentucky Utilities Company, its successors and assigns forever; and the grantors jointly and severally convey with full Covenant of General Warranty, and do further jointly and severally covenant with and to the grantee, its successors and assigns, that they are lawfully seized of said property and have good right to grant and convey the same.

WITNESS the hands of the grantors the date first above written.

Inez Lucas Newport
Robert E. Newport

352

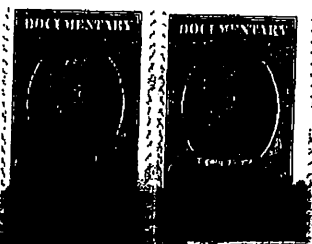
STATE OF NEW YORK,
COUNTY OF TOMPKINS;

I, RAY S. ASHEERY, a Notary Public in and for Tompkins County, New York, certify that the foregoing deed was this day produced to and acknowledged before me therein by Inez Lucas Newport and Robert E. Newport, her husband, to be their act and deed.

My commission will expire on the 30th day of March, 1955.

GIVEN under my hand and seal of office this 27th day of September, 1954.

Ray S. Asheery
A NOTARY PUBLIC IN AND FOR TOMPKINS COUNTY, NEW YORK.
RAY S. ASHEERY
Notary Public, State of New York
No. 5114
Qualified in 1952
Expires March 30, 1955



State of New York
Tompkins County Clerk's Office

SS.

I, W. GLENN NORRIS, Clerk of said County, and of the Supreme

and County Courts held in and for said County, being Courts of Record having a seal, do hereby

certify that Ray S. Ashbery the officer whose name is subscribed to the deposition or certificate of the proof or acknowledgment of the annexed instrument, and before whom the same was made, resides in said County; that at time of taking such deposition, proof or acknowledgment was a NOTARY PUBLIC in and for said County, duly authorized by the Laws of said State, to take the same, and also to take the proof of acknowledgment of deeds for lands, tenements and hereditaments to be recorded in the State. I further certify that I am well acquainted with the handwriting of such officer, and verily believe that the signature to such certificate of proof or acknowledgment is genuine, and that said instrument is executed and acknowledged in conformity with the laws of said State.

In testimony whereof

I have hereunto set my hand and affixed my official Seal, at

Ithaca, N. Y., in said County this 27 day of Sept, 1954

W. G. Norris

I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument on this day lodged for record, which together with this and the foregoing certificate has duly recorded in my office.

Given under my hand this 30 day of Sept 1954

W. B. Morris
By Stanley Scott Jr.

732-69

THIS DEED, made and entered into this the 8th day of January, 1954, by and between P. O. THACKER and MAE McBEE THACKER, his wife, of Mercer County, Kentucky, parties of the first part, and KENTUCKY UTILITIES COMPANY, a corporation of Kentucky, party of the second part,

WITNESSETH:

THAT, for and in consideration of the sum of One (\$1.00) Dollar, cash in hand paid, and other good and valuable considerations, receipt of which are hereby acknowledged by the parties of the first part, the said parties of the first part have bargained and sold and do hereby grant, sell and convey unto the party of the second part and its successors and assigns forever the following property located in Mercer County, Kentucky, on the waters of Dix River and touching on the Curdsville and Dix Dam Roads, to-wit:

Beginning at a point in the center of the Curdsville Road, said point being approximately 400 feet South of the intersection of said Curdsville Road and Dix Dam Road; running thence with line of W. O. Lyons South 84 degrees 21 minutes East 449.3 feet; South 85 degrees East 695.8 feet to a Walnut tree; North 55 degrees 39 minutes East 74.5 feet to a coffee bean tree; South 30 degrees 10 minutes East 109.9 feet; South 82 degrees 44 minutes West 111.0 feet; South 5 degrees 56 minutes West 604.1 feet to a corner to said W.O. Lyons and King (formerly Wm. D. King); thence with line of King South 89 degrees 31 minutes East 660.7 feet; South 89 degrees 48 minutes East 436.2 feet; North 88 degrees 34 minutes East 128.0 feet; thence with line of Kentucky Utilities Company South 89 degrees 30 minutes East 1227.9 feet; South 88 degrees 52 minutes East 646.5 feet; South 89 degrees 14 minutes East 763.3 feet to a concrete marker, corner to Kentucky Utilities Company; thence North 5 degrees 13 minutes East 1355.3 feet to a concrete marker, corner to Kentucky Utilities Company; thence continuing with line of Kentucky Utilities Company North 89 degrees 21 minutes West 1333.2 feet to a point on the South side of the Dix Dam Road, said road conveyed to Dix River Power Company in deed from J. Warren Curd dated August 20, 1923; thence with the South side of said road South 74 degrees 40 minutes West 148.7 feet; North 89 degrees 33 minutes West 2398.9 feet corner to Lucas; thence leaving said road and running with the line of Lucas South 5 degrees 19 minutes West 245.3 feet; North 83 degrees 35 minutes West 489.3 feet to a point on the South side of said Dix Dam road; thence with road North 85 degrees West

EASEMENT CARD PREPARED
24.26
3-7168

MA 25

485.4 feet, corner to Hargis Flannery; thence with line of Flannery South ~~3 degrees 37 minutes~~ West 303.5 feet; North ~~84 degrees 35 minutes~~ West 169.4 feet corner to Flannery at the center of the Curdsville Road; thence South 2 degrees 44 minutes West along the center of said road 100.0 feet to the point of beginning, containing 126.4 acres, according to survey made in 1953.

Being the same property conveyed to said P.O. Thacker, one of the parties of the first part, by deed of John R. Rogers and Roberta Rogers, his wife, dated Jan. 10, 1944 and recorded in the Mercer County Clerk's office in Deed Book 116, page 361, less a small tract conveyed to Hargis Flannery by deed of P. O. Thacker and wife recorded in Deed Book 131, page 451, in the Mercer County Clerk's office.

TO HAVE AND TO HOLD the above described property, together with all of the appurtenances thereto belonging, unto the party of the second part and its successors and assigns forever.

The parties of the first part hereby release and relinquish unto the party of the second part and its successors and assigns all of their right, title and interest in and to the said property, including dower and homestead exemptions and all other exemptions allowed by law, and do hereby covenant with and to the party of the second part, its successors and assigns that they are lawfully seized in fee simple to said property and have good right to grant and convey the same as herein done; that their title thereto is clear, perfect and unencumbered and that they will Warrant Generally the same.

WITNESS the hands of the parties of the first part, the day and year first above written.

P. O. Thacker
P. O. THACKER

Mae McBee Thacker
MAE MCBEE THACKER.

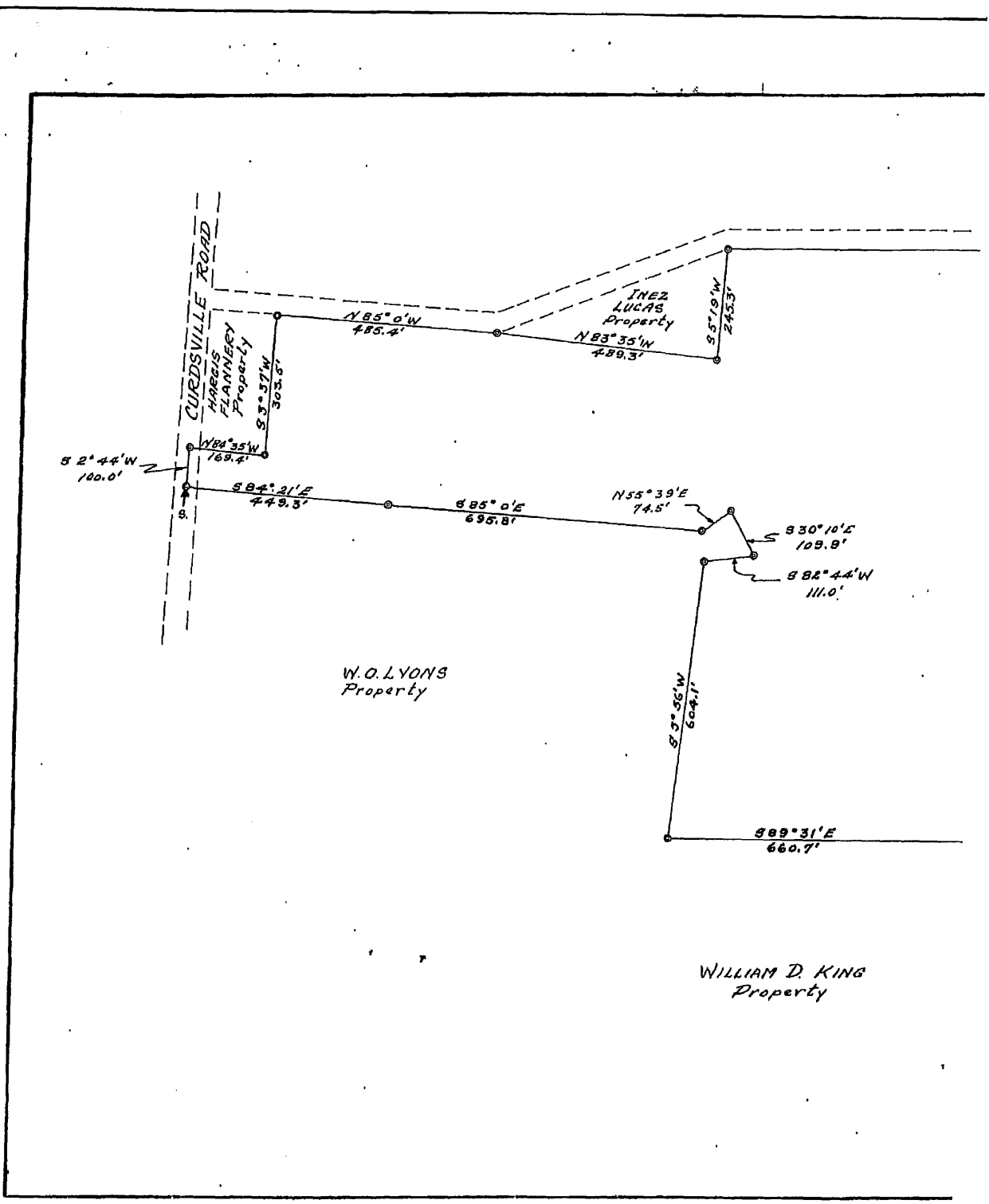
STATE OF KENTUCKY)
COUNTY OF MERCER)

I, R. H. McBeath, a Notary Public in and for the state and county aforesaid, do hereby certify that the foregoing deed from P.O. Thacker and Mae McBee Thacker to Kentucky Utilities Company was this day produced before me in my office in said county and state, and was thereupon acknowledged by P.O. Thacker and Mae McBee Thacker to be their free act and deed, all of which, together with this my certificate is hereby certified to the proper office for record.
My commission expires: May 1, 1956

R. H. McBeath
NOTARY PUBLIC, State of Kentucky at Large.

State of Kentucky, County of Mercer, Sot.
I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing has been on this day lodged for record, which together with this and the foregoing certificate has been duly recorded in my office.
Given under my hand this 19 day of Jan 1954

W. B. Morris Clerk
By Stanley Scott D. C.



DIX DAM ROAD

N89°33'W
2398.9'

126.4 Acres

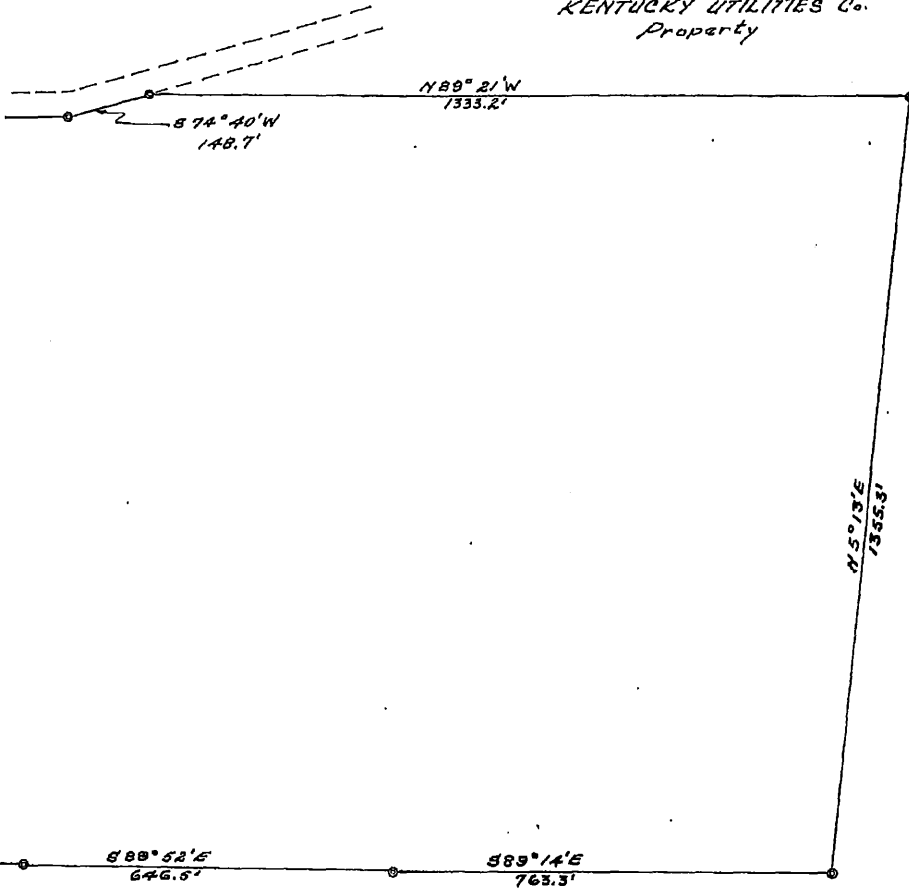
S89°48'E
436.2'

N88°54'E
128.0'

S89°30'E
1227.9'

KENTUCKY UTILITIES Co.
Property

KENTUCKY UTILITIES Co.
Property



KENTUCKY UTILITIES
Property

NOTE:

THIS PRINT
ATTACHED FOR RECORD
OF NEW SURVEY. IT
WAS NOT RECORDED
WITH DEED.

M.B.

KENTUCKY U
LEXING

PROPERTY
P. O. T.
MEI

DRAWN BY

J.F.C.

DATE 1-7-53

KENTUCKY UTILITIES Co.
Property



N 5° 15' E
1355.3'

KENTUCKY UTILITIES Co.
Property

1/8
3'

KENTUCKY UTILITIES COMPANY
LEXINGTON, KENTUCKY

PROPERTY PLAT
P. O. THACKER FARM
MERCER Co. KY

DRAWN BY *J.B.*

SCALE 1" = 200'

DATE 1-7-53

FILE NO.

NOTE:

THIS PRINT
ATTACHED FOR RECORD
OF NEW SURVEY. IT
WAS NOT RECORDED
WITH DEED.

M.B.

Mercer Co
Property bought by Co.
New deed to come 1/10/44

1-10-44

116-361

This deed of conveyance made and entered into this the 10th day of January 1944, by and between John R. Rogers and Roberta Rogers, his wife, parties of the first part and P.O. Thacker, party of the second part; both parties of Mercer County, Kentucky;

Witnesseth; That the parties of the first part, for and in consideration of the sum of One Dollar, cash in hand paid, and other good and valuable consideration, receipt of all of which is hereby acknowledged have bargained and sold and by these presents does, sell alien and convey unto the party of the second part, his heirs and assigns, that certain tract of land in Mercer County, Kentucky, on the waters of Dix river, now Herrington Lake, and on the Danville and Dix River Road or pike;

Beginning at a point in the center of the pike, corner to John R. Curd, and running with his line S $84\frac{1}{2}$ E 17.24 chains to a walnut and N 55 E 1.05 chs to a coffee bean tree, and S $26\frac{1}{2}$ E 1.71 chains, and S 84 W 1.7 chains to a stone and S 13 W 9.05 chains to a stone corner to Jos. T. Curd; thence with his line, now Wm. D. King, N $89\frac{1}{2}$ E 16.62 chains to an angle in the fence, and N $86\frac{1}{2}$ E 2 chains to the center of a spring branch, and S $88\frac{1}{2}$ E 64 chains to a stone at the high water mark on the West side of Dix River; thence down the river, at high water mark, N 13 E 4 chains, N 12 E 8 chains, and N 22 W 9.05 chains to corner to David Motley; thence leaving the river and running first with his line and then with the line of Tudor N 88 W 79.6 chains to a stone corner to Tudor; thence with his line S 2 W 4.5 chains, and thence first with his line and then with line of A. T. W. Curd N $82\frac{1}{2}$ W 16 chains to corner to the school house lot; thence with lines of same S 7 W 2.29 chains and S 88 W 1.5 chains to the center of the turnpike; thence with the same S 1 W 4.28 chains to the beginning, containing 175.9 acres, excepting therefrom 4.10141 acres conveyed to Dix River Power Co. February 20, 1913 D.B. 86 p 126; and excepting three tracts of 39.52 acres, 2.2 acres and 4.69 acres conveyed to Dix River Power Co, August 20, 1923, D.B. 100 p 328, all Mercer County Deed Records, leaving remaining in said tract conveyed hereby 125.38859 acres, more or less and being the same property conveyed to first party by deed of Edward H. Thacker et al, dated 1st day of January 1943 and recorded in Deed Book 115 at page 425, records in the office of the clerk of the Mercer County Court;

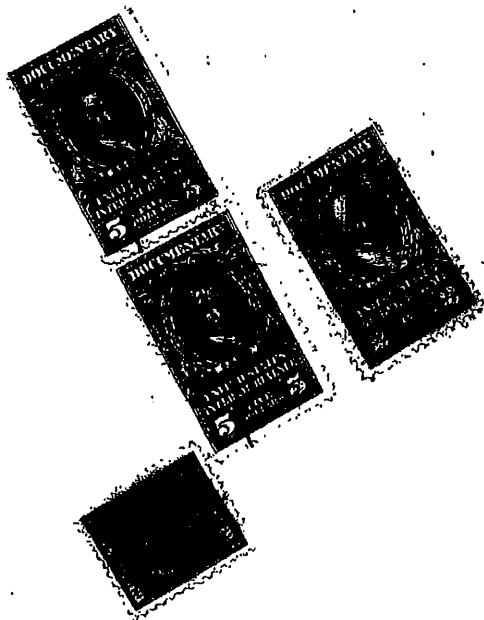
Sellers to pay taxes payable in the year 1943; purchaser to pay all taxes thereafter. It is a part of the consideration for this conveyance that second party shall release a certain note, payable to second party and which was given by first party, in the sum of \$1,000.00.

To have and to hold the above described real estate, together with all the appurtenances thereunto belonging, unto the party of the second part, his heirs and assigns, forever, with covenant of general warranty.

In testimony whereof witness the signatures of the parties of the first part this the day and year first above written.

*Witness signature
J. E. Garner*

John R. Rogers
Walter Rogers



D.B.116 P 361

Rogers John R
vs
Roberta Rogers
Shaker P.O.

1944 January 10
acknowledged
by John R Rogers
vs Roberta Rogers
his wife
W.B. Morris

State of Kentucky,
Mercer County, Sct.

I, W. B. Morris, Clerk of the Mercer County Court, do certify that the foregoing deed was on this day acknowledged before me by John R. Rogers and Roberta Rogers, his wife, to be their act and deed and lodged for record which together with this certificate has been duly recorded in my office.

Given under my hand this 10th day of January, 1944.

W.B. Morris Clerk
By Geo. S. Little D. C.

Dauville + Dix River Road

John R. Clark

Artis ward
formerly enclosed

Gulch

formerly enclosed

David Mottley

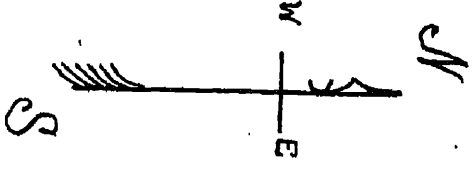
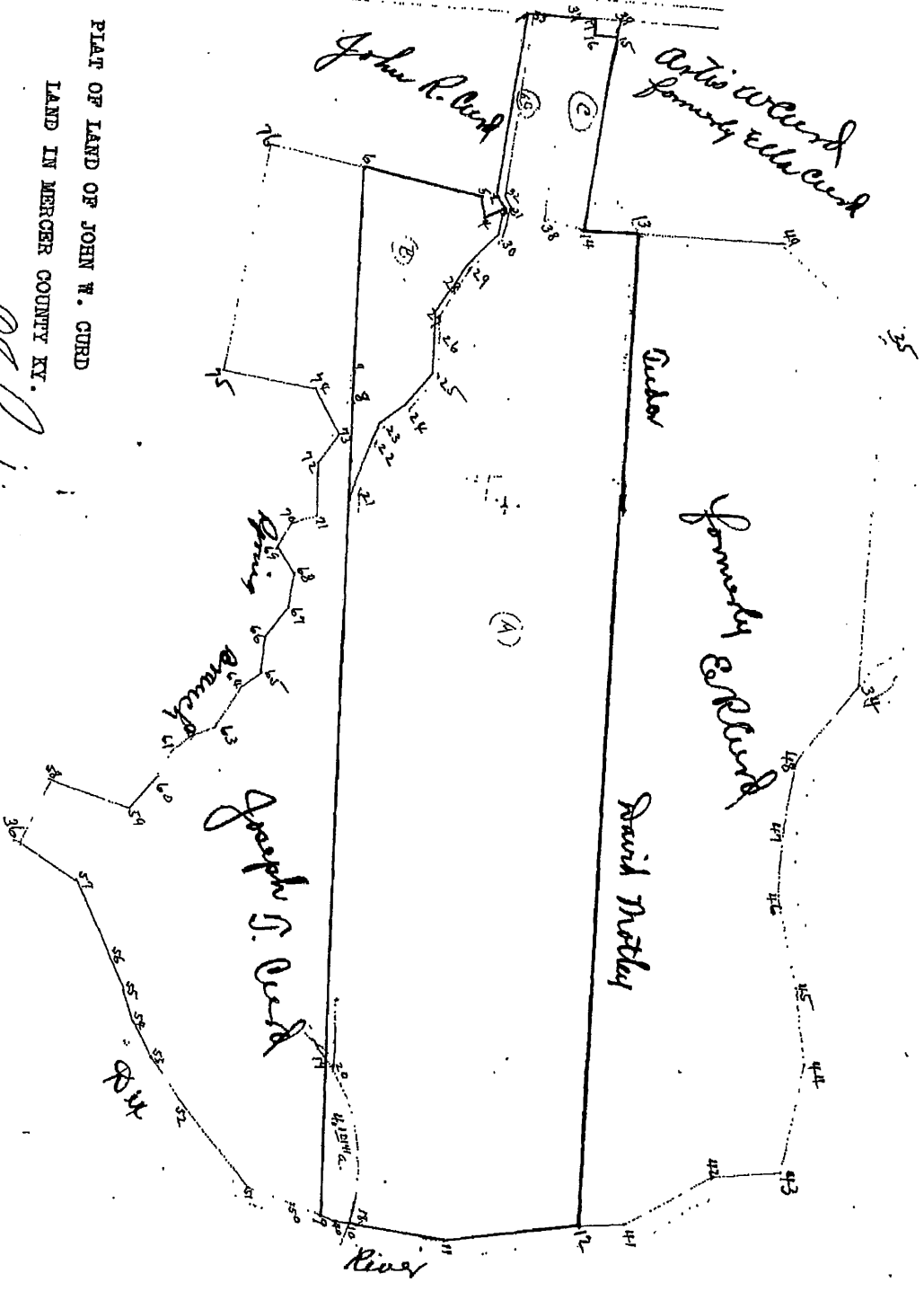
Joseph J. Clark

Spring
Branch

PLAT OF LAND OF JOHN W. CURRD

LAND IN MERCER COUNTY KY.

John W. Currd
ABSTRACTER.



132-302

EASEMENT CARD PREPARED
JL JL
WORK ORDER
3-7168

THIS DEED made and entered into this March 17, 1954,
by and between ED WEBB and SALLIE WEBB, his wife, of Mercer
County, Kentucky, grantors, and KENTUCKY UTILITIES COMPANY,
a Kentucky Corporation, grantee,

WITNESSETH:

That for a valuable consideration in cash fully
paid, receipt of which is hereby acknowledged, the said grantors
hereby grant, sell and convey unto the grantee, in fee simple,
the following real estate:

All that tract or parcel of land in Mercer County,
Kentucky, near the Curdsville Pike, and on the north
side of the Dix Dam Pike, and more fully described
and bounded as follows, to-wit:

MAY 24

BEGINNING at a point in the north property line of
the Dix Dam Road, said point being 656.8 feet east
of the Curdsville Pike (Danville-Shakertown Pike)
and corner to Kentucky Utilities (formerly Ison);
thence with Kentucky Utilities Company (formerly
Ison) for four lines N 35 deg. 50' E 870.6 feet, N
4 deg. 50' E 270.6 feet, N 43 deg. 53' E 743.6 feet
and N 18 deg. 00' W 316 feet to a point in the center
of an old road; thence with the center of said road
N 53 deg. 43' E 882.5 feet to a sassafras stump, cor-
ner to Motley (now Webb Brothers); thence with said
Webb Brothers' line N 87 deg. 11' E 31 feet, S 76 deg.
43' E 482.5 feet, and S 75 deg. 40' E 577.4 feet to
a point in the west side of an old road and corner to
Kentucky Utilities Company; thence with Kentucky
Utilities Company for six lines, S 21 deg. 00' W 170.3
feet, S 12 deg. 37' W 486.2 feet, S 24 deg. 30' E 198
feet, S 31 deg. 30' E 528 feet, S 54 deg. 00' E 153.1
feet and leaving the old road S 13 deg. 53' W 70 feet
to a corner with Cy Williams; thence with said Williams
for four lines N 88 deg. 51' W 187.4 feet, N 88 deg. 55'
W 532.6 feet, N 88 deg. 25' W 159.8 feet and S 03 deg.
26' W 514.9 feet to the north property line of Dix Dam
Road; thence with the north property line of Dix Dam
Road for two lines N 88 deg. 51' W 1634.5 feet and S
68 deg. 24' W 525.9 feet to the beginning and contain-
ing 85.903 acres, and including original railroad right
of way leading to Dix Dam, of 3.57 acres, as per Deed
Book 100, page 297, and being a portion of the same
property conveyed to Ed Webb and Sallie Webb by Ulysses
G. Epperson and Maude Epperson, in Deed Book 112, page
361, of the Mercer County Clerk's office.

STATE OF KENTUCKY,
COUNTY OF MERCER:

I, R.H. McBEATH, A Notary Public in and for the State at large and the County aforesaid, hereby certify that the foregoing deed was this day produced to and acknowledged before me therein by ED WEBB and SALLIE WEBB, his wife, to be their act and deed.

My commission expires on May 1, 1956.

GIVEN under my hand and seal of office this 24th day of March, 1954.

R. H. McBeath
NOTARY PUBLIC, MERCER COUNTY,
STATE AT LARGE.



State of Kentucky, County of Mercer, Sec.
I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument was on this day lodged for record, which together with this and the foregoing certificate has been duly recorded in my office.
Given under my hand this 24 day of March 1954

W. B. Morris Clerk
By Stanley Scott J.D.C.

TO HAVE AND TO HOLD said real estate, with all its appurtenances, unto the said Kentucky Utilities Company, its successors and assigns forever; and, the grantors convey with full covenant of General Warranty and release and relinquish unto the grantee, its successors and assigns, all of their right, title and interest in and to the said property, including dower and homestead exemptions and all other exemptions allowed by law, and do hereby covenant with and to the grantee, its successors and assigns, that they are lawfully seized in fee simple to said property and have good right to grant and convey the same as herein done; that their title thereto is clear, perfect and unencumbered and that they will Warrant Generally the same.

WITNESS the hands of the grantors the date first above written.

Witness his Mark
Herman Webb

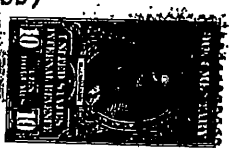
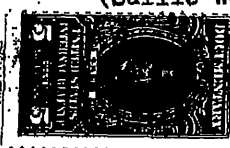
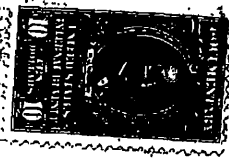
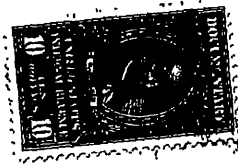


His
Ed Webb

(Ed Webb)

Mark
Sallie Webb

(Sallie Webb)



CERTIFICATE OF TITLE.


Covering 85.903 acres of land on the north side of the Dix Dam Pike in Mercer County, Kentucky, conveyed to Kentucky Utilities Company by Ed Webb and Sallie Webb, by deed dated March 17, 1954, and recorded in Deed Book 132, page 303, in the office of the Clerk of the Mercer County Court.

I, CHENAULT HUGUELY, Attorney and Abstractor, certify that I have examined the title records covering the above mentioned lands for more than fifty years prior to this date.

In my opinion Kentucky Utilities Company is vested with a good and merchantable title to all of said real estate, free of all liens, mortgages and adverse claims.

The taxes for all prior years have been paid. The taxes for the year 1954 will not become delinquent until January 1, 1955.

GIVEN under my hand, this March 24, 1954.



ATTORNEY and ABSTRACTOR.

132-402

EASEMENT CARD PREPARED
2/2
WORK ORDER 7/68

THIS DEED, made and entered into this April 22, 1954, by and between CYRUS W. WILLIAMS, STELLA C. WILLIAMS, his wife, GRANTORS, of Mercer County, Kentucky, and KENTUCKY UTILITIES COMPANY, GRANTEE, a Kentucky Corporation,

W I T N E S S E T H:

That, for a valuable consideration in cash paid grantors by grantee, receipt of which is hereby acknowledged, the Grantors hereby convey unto the Grantee, in fee simple, the following real estate:

A tract of land on the Dix Dam Turnpike, in Mercer County, Kentucky, about one-fourth of a mile from Dix Dam, and thus described:

MAY 17

Beginning at a point on the North side of the Dix Dam roadway, corner to the property of Kentucky Utilities Company, thence leaving said roadway N 12° E 519.5 feet to corner to Kentucky Utilities Company; thence with line of same N 88° 51' W 187.4 feet; N 88° 55' W 532.6 feet; N 88° 25' W 159.8 feet; S 3° 26' W 514.9 feet to the north side of Dix Dam roadway; thence with same S 89° 33' E 810 feet to the point of beginning and containing ten (10) acres, more or less, according to survey made in 1954.

For source of title, reference is made to the following deeds recorded in office of the Clerk of the Mercer County Court: Deed from Ed Webb and Sallie Webb to the grantors, dated July 5, 1940, Deed Book 113, page 591; Deed from Clifford Lowe and Ruth Lowe to the grantors, dated dated September 20, 1944, Deed Book 117, page 167. Each of said deeds are made parts hereof with the same effect as if fully copied herein.

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TO HAVE AND TO HOLD said real estate, with all its appurtenances, unto the said Kentucky Utilities Company, its successors and assigns forever; and the grantors convey with full covenant of General Warranty and release and relinquish unto the grantee, its successors and assigns, all of their right, title and interest in and to said property, including

dower and homestead exemptions and all other exemptions allowed by law, and do hereby covenant with and to the grantee, its successors and assigns, that they are lawfully seized in fee simple to said property and have good right to grant and convey the same as herein done; that their title thereto is clear, perfect and unencumbered and that they will warrant generally the same.

WITNESS the hands of the Grantors the date first above written.

Cyrus W. Williams
Cyrus W. Williams

Stella C. Williams
Stella C. Williams

STATE OF KENTUCKY,
COUNTY OF MERCER:

I, R. H. McBEATH, a Notary Public in and for the State of Kentucky at Large and the County aforesaid, hereby certify that the foregoing deed was this day produced to and acknowledged before me therein by CYRUS W. WILLIAMS and STELLA C. WILLIAMS, husband and wife, to be their voluntary act and deed.

My commission will expire May 1, 1956.

GIVEN under my hand and seal of office this 23rd day of April, 1954.

R. H. McBeath
NOTARY PUBLIC, MERCER COUNTY,
STATE OF KENTUCKY AT LARGE



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State of Kentucky
I, W. B. Morris, Clerk of the Court, do hereby certify that the instrument was duly recorded in my office, Given under my hand this 27 day of April, 1954.

W. B. Morris
Clerk of the Court
D. C.



104-465

WARRANTY DEED

KENTUCKY HYDRO ELECTRIC COMPANY

TO

KENTUCKY UTILITIES COMPANY

DATED DECEMBER 31, 1928

Filed 11, 1929
Lodged for record at 2:35 o'clock, P.M.
D. L. McLaughlin, clk
By D. L. McLaughlin, Jr.
D.B. 104 P. 4. 6. 50

This DEED dated the 31st day of December, 1928, between KENTUCKY HYDRO ELECTRIC COMPANY, a corporation organized and existing under and by virtue of the laws of the State of Delaware, Grantor herein, of the first part, and KENTUCKY UTILITIES COMPANY, a corporation organized and existing under and by virtue of the laws of the State of Kentucky, Grantee herein, of the second part;

W I T N E S S E S :

That for a valuable consideration, receipt of which is hereby acknowledged, the party of the first part does hereby convey unto the party of the second part, in fee simple and with covenant of General Warranty, the following described property and rights:

First: All cash of the Grantor on hand and on deposit with banks or trust companies.

Second: All contracts, accounts receivable, bills receivable, credits, and choses in action of every kind whatsoever now belonging to or owing to or hereafter accruing to the said Grantor, hereby authorizing said Kentucky Utilities Company in the name of the Grantor, or otherwise, to collect, receive, sue for, and receipt for any and all moneys which may be due or may hereafter become due to the said Grantor on said contracts, accounts receivable, bills receivable, credits and choses in action, or any of them.

Third: All and singular the hydro electric plant and system of the Grantor in Dix River in Mercer and Garrard Counties, Kentucky, and the hydro electric plant and system of the Grantor located at Dam No. 7 in the Kentucky River in Mercer County, Kentucky, with the transmission lines located in Mercer, Garrard, Jessamine, Fayette, Anderson, Shelby and Jefferson Counties, Kentucky, and any and all other transmission lines and distribution systems of the Grantor, together with all leases, rights-of-way, licenses, permits, structures, buildings, engines, boilers, condensers, generators, meters, transformers, pumps, machinery, appliances, tools, pipes, conduits, insulators, poles, wires, lamps, equipment, supplies, property, contracts, ordinances, franchises, rights,

privileges and easements in any wise appertaining to said electric plants, distribution systems and transmission lines, or any of them, and the operation thereof.

Fourth: The real estate situated in Mercer County, Kentucky, and described as follows:

MA33
ITEM No. 1: Beginning at a locust post corner to Ulysses G. Epperson and running with his line, the west edge of a road, S. 21 degrees W. 2.58 chains; thence S. 2 degrees W. 7.2 chains; thence S. 24½ degrees E. 3 chains; thence S. 31½ E. 8 chains; thence S. 54 E. 2.32 chains; thence leaving the road still with Epperson's line S. 12 degrees W. 8.93 chains to his corner in John Warren Curd's line; thence with his line N. 88½ E. 47 chains to Dix River; thence down same as it meanders N. 8 degrees W. 5 chains; thence N. 30 W. 7.5 chains; thence N. 48 W. 5 chains; thence N. 66 W. 7 chains; thence S. 84 W. 18 chains; thence N. 76 W. 12 chains; thence N. 15 W. 5 chains and N. 28 E. 12.5 chains to the old L. P. Worley corner in said River; thence leaving the River and running with the old L. P. Worley line N. 74 W. to the point of beginning, being the same property conveyed to Dix River Power Company by David Motley, et. al., by deed dated July 24, 1923, and recorded in Deed Book 100, page 281, in the office of the Clerk of Mercer County Court.

ITEM No. 2: Near, on and East of the Danville and Dix River Turnpike or the Curdsville Turnpike and particularly described thus:

A 100-foot strip of land extending 50 ft. on each side of the center line herein described, to-wit: From a point 904.5 ft. N. of the S. W. corner of the property of Epperson in Mercer County, Ky., by a curve to the right of 22292.01 radius (2 degrees, 30 minutes) for a distance of 71.62 ft. in an easterly direction, thence Easterly 351.76 ft., thence 147.92 ft. by a curve of 478.34 radius (12 degrees) to the left; thence 64.70 ft.; thence 200.00 ft., southeasterly by a curve to the right of 410.28 ft. radius (14 degrees); thence 500.00 ft. southeasterly and southerly by a curve to the right of 359.26 radius (16 degrees); thence southerly 192.50 ft.; thence southerly

27.50 ft.; to the E. & W. line between the property of said Epperson and the property of Warren Curd at a point 1139 ft. from the N. W. corner of the latter, all above described curves being tangent to the straight lines connecting same, being a total length of 1556.00 and comprising 3.57 acres.

MA34
ITEM No. 3: Beginning at a point in the line of fence and property line between John Curd and U. G. Epperson and which point is 47.4 feet on a line N. 35½ E. from the fence line between J. Warren Curd and U. G. Epperson at the East end of the roadway of U. G. Epperson, thence through the land of U. G. Epperson, viz.: N. 66 degrees 14 min. E. 524 ft. to fence corner of U. G. Epperson and J. Warren Curd, thence with their line S. 3 degrees 14 minutes E. 45.00 feet to a stake in the fence line between said parties, thence leaving the line of said Curd S. 66 degrees 14 minutes W. 517 feet again to the line between J. Warren Curd and U. G. Epperson, thence with same N. 85½ W. 32 feet to a stake, thence crossing the East end of roadway of said Epperson, and extending with the line of John Curd and U. G. Epperson No. 35½ E. 47.4 feet to the beginning. This strip of land has a uniform width of 40 feet from end to end, and contains .49 of one acre.

ITEM No. 4: The perpetual right to use, improve and maintain in common with others, the following described passway: Beginning at a stone original corner to the land of J. V. M. Curd, deceased, and corner to the Green B. Harvey lands and running thence with said J. V. M. Curd line N. 85 W. 10 chains to the center of the Danville and Dix River Turnpike; thence with the center of same at right angles N. 5 E. 30 links or 20 feet to corner to Artis Curd land; thence leaving the Turnpike and running with said Artis Curd line S. 85 E. 10 chains to a stone, corner to same; thence S. 55½ W. 30 links or 20 feet to the beginning, and containing .3 of an acre.

The foregoing three parcels of land are the same conveyed to Dix River Power Company by deed from U. G. Epperson and wife, dated July 23, 1923, and recorded in Deed Book 100, page 297, in the office of the Clerk aforesaid.

ITEM No. 5: Beginning at the Eastern termination of the division line between J. Warren Curd and Joseph T. Curd, which is in the middle of Dix River and running thence with the Eastern line of J. Warren Curd, being the middle of said river, Northwardly to a point in the arc of a circle whose center is a nail driven in a sycamore tree on the East bank of said river and in line of proposed dam as shown by blue print of Dix River Power Company and whose radius is Nine Hundred feet (900 ft.), thence leaving the center of said river and running in a Westerly course with the arc of said circle drawn with said radius of 900 ft. until it intersects the said division line between said J. Warren Curd and Joseph T. Curd, which point is about 840 feet West of the beginning point, more or less, and running thence from said point of intersection S. 89 degrees West to the point of beginning, containing 4.10141 acres, being the same property conveyed to Dix River Power Company by Warren Curd, et. al., by deed dated February 20th, 1913, and recorded in Deed Book 86, page 127, in the office of the Clerk of Mercer County Court.

ITEM No. 6: On Dix River and lying between the lands of Dix River Power Company on the North (formerly David Motley) and the same Company on the south (formerly Joseph T. Curd) and particularly described as follows:

Beginning at a point in the arc of a circle, the radius of which is 900 feet and its center is a sycamore tree on the east bank of Dix River, being the sycamore tree and the arc of a circle mentioned in deed from Joseph T. Curd to Dix River Power Company, recorded in Deed Book No. 86, page 139, Mercer County Clerk's office, and which is the beginning point called for in deed from said Joseph T. Curd to Dix River Power Company, dated July 24, 1923; thence extending with the arc of said circle a Northeasterly and Easterly direction 985 feet, more or less, to high water line on the bank of Dix River; thence down Dix River with high water line N. 5 degrees East 475 feet; thence N. 15½ degrees W. 315 feet; thence N. 5¾ degrees W. 265 feet to an intersection with the line of land purchased by Dix River Power

MA 35

Company by deed dated July 24, 1923, from David Motley; thence with said line S. 88½ degrees W. 1292 feet to a stone monument in said line; thence leaving said Motley line and extending a new line through land of J. Warren Curd S. 6¾ degrees W. 1347 feet to a stone monument in line between lands of J. Warren Curd and Dix River Power Company (formerly owned by Joseph T. Curd); thence with the line between the land formerly owned by Joseph T. Curd and the tract herein conveyed S. 88½ degrees East 595 feet to the point of beginning, and containing 39.52 acres of land, more or less.

ITEM No. 7: A strip of ground 40 feet wide lying adjacent to and immediately south of the South line of U. G. Epperson farm and the David Motley land, now owned by Dix River Power Company, and being East of the Curdsville Turnpike and beginning at a fence post, corner to U. G. Epperson and also corner to a roadway conveyed by U. G. Epperson to Dix River Power Company, thence with the line of said roadway and line of J. Warren Curd South 3 deg. 14 min. E. 45 feet to a corner to said roadway; thence Eastwardly through the J. Warren Curd land and parallel with the South line of Eppersons farm at a uniform distance of 40 feet from said South line, for a distance of 36.76 chains, more or less, plus 100 feet, to a point 100 feet Eastwardly from a point projected 40 feet directly South of a stone corner between the Epperson and David Motley lands, now Dix River Power Company, which stone is Epperson's South-East corner; thence due North a distance of 40 feet to the South line of said Motley tract; thence N. 88 degrees W. 100 feet with the South line of the said Motley lands and thence continuing with the South line of Epperson's farm 36.76 chains, more or less, to the point of beginning, and containing 2.2 acres of land, more or less.

The conveyance of this parcel is subject to the reservation and agreement contained in the deed to Dix River Power Company in the following language, to-wit:

"J. Warren Curd and Pearl M. Curd, for themselves and their successors in title, reserve the perpetual right to use the roadway hereby granted and shall also have

the right to pass over the roadway granted to Dix River Power Company by U. G. Epperson, so as to travel to and from the Curdsville Turnpike. Dix River Power Company agrees to place a lawful fence along the full length of this roadway on the South and East sides thereof; said Company further agrees to build a pike road for J. Warren Curd from his house or barn in a reasonably direct line Northwardly to the above mentioned 40 feet roadway and to place a gate in the fence at the intersection. If demanded, Dix River Power Company will place a second gate, for use of said Curd, at point he selects from his farm into said roadway. Said Curd shall have no right to use Dix River Power Company's roadway East of the East end of the 40 feet roadway hereby granted."

ITEM No. 8: A strip of land 100 feet wide and 2044.5 feet long comprising 4.69 acres and extending a distance of 50 feet on each side of a center line herein described, to-wit:

From a point on the North line and 1139 feet from the Northwest corner of the property of the said Warren Curd, southerly a distance of 30 feet, by a curve to the left of 983.59 feet radius (5 degrees 49 min. 20 sec.); thence South 300 feet; thence South and Southeasterly 500 feet by a curve of 521.67 feet radius (11 degrees); thence Southeasterly 525.29 feet; thence 246.71 feet by a curve to the left of 1146.28 feet radius (5 degrees); thence 253 feet by a curve to the left of 546.44 feet radius (10 deg. 30 min.); thence 189.5 feet by a curve to the right of 359.26 feet radius (16 degrees) to a point on the line between the property of Warren Curd and Joe T. Curd, now Dix River Power Company, and 65 feet West of the Northeast corner of the property of the latter, all lines and curves herein described being tangent to each other at their points of junction.

The conveyance of this parcel is subject to the reservation and agreement contained in the deed to Dix River Power Company in the following language, to-wit:

"It is agreed and covenanted that the Dix River Power Company, its successors and assigns, will build a sub-

stantial fence on such portions of the boundary lines of said 100 foot strip as may be necessary to protect said Curd's live stock and also will provide crossings and gates for said Curd where needed by him, and also cattle guards where said strip intersects fences crossing same. Said strip of 100 foot width shall be used only for the construction, operation and maintenance of a railroad thereon."

The foregoing three parcels are the same property conveyed to Dix River Power Company by J. Warren Curd, et. al., by deed dated August 20, 1923, and recorded in Deed Book 100, page 323, in the office of the Clerk of Mercer County Court.

ITEM No. 9: Beginning at the Eastern termination of the division line, between Joseph T. Curd and the heirs of J. V. M. Curd which is in the center of said river and running thence with said division line S. 89 degrees W. to a point in said division line where it intersects the arc of a circle drawn with a radius of Nine Hundred feet (900 ft.) from a nail driven in the root of a sycamore tree on the East bank of said River and in line of the proposed dam of said Company as is shown on the blue print of said Company, which point is about 840 ft. West of beginning point, more or less, and running thence with the circumference of a circle drawn with a radius of 900 ft. as aforesaid in a Southwesterly direction to a point where said circle or arc intersects a line drawn on the Western cliffs of Dix River exactly Seven Hundred and Twenty-five feet above sea level, and running from said point with the said line Seven Hundred and Twenty-five feet above sea level along the banks of said River and ravines running into same to a point where said sea level line intersects the division line between the lands of said Jos. T. Curd and Andy Hardin, and running thence with said division line in an Easterly direction to the center of said river, and thence with the Eastern line of said Jos. T. Curd which is the center of said river to the point of beginning. Title to the above described premises was acquired by Jos. T. Curd by inheritance from his father John Curd, deceased and by deed from E. R. Curd and J. V. M. Curd,

et. al., to said Jos. T. Curd by deed dated March 4, 1890, and recorded in Deed Book 59, page 143 of the records of Mercer County, Kentucky, being the same property conveyed to Dix River Power Company by Joseph T. Curd by deed dated February 20, 1913, and recorded in Deed Book 86, page 139, in the office of the Clerk of Mercer County Court.

ITEM No. 10: Beginning at a point in the arc of a circle, the radius of which is 900 ft. and its center is a sycamore tree on the East bank of Dix River, being the sycamore and arc of a circle mentioned in deed from Joseph T. Curd to Dix River Power Company, recorded in Deed Book 86, page 139, Mercer County Clerk's office, which point is near the edge of the clearing on top of Dix River cliff and in the line between Joseph T. Curd and J. Warren Curd, thence with the division line between same S. 89 W. 3270 feet to the center of a branch about 20 feet above a water gate; thence leaving the line of J. Warren Curd and running down said branch S. 60 E. 218 feet; S. 56 $\frac{1}{4}$ E. 160 feet; N. 89 E. 238 feet; S. 49 $\frac{3}{4}$ E. 78 feet; S. 14 E. 96 feet; S. 53 E. 156 feet; N. 56 $\frac{3}{4}$ E. 170 feet to a point 725 feet above sea level, which is in line of deed above mentioned from Joseph T. Curd and Nancy R. Curd to Dix River Power Company, thence with said 725 feet above sea level, contour first in a Southeast and then Northeast direction to an intersection with the before mentioned arc of a circle with 900 feet radius from said sycamore tree, and with same in a North and Northeast direction to the beginning, containing 45 acres, more or less.

ITEM No. 11: All of the lands of Joseph T. Curd and Nancy R. Curd in Mercer County, Kentucky, East of the Curdsville Turnpike and on the West side of Dix River and on branches running into Dix River and along the cliff of Dix River which may be submerged by reason of the erection and maintenance of a dam in Dix River, the spillway floor of which will be 750 feet above sea level. The above two parcels are the same conveyed to Dix River Power Company by deed from Joseph T. Curd dated July 24, 1923, and recorded in Deed Book 100, page 335, in the office of the County Clerk of Mercer County, Kentucky.

ITEM No. 12: Beginning in the center of Dix River in the line between said Andy W. Hardin and Joseph Curd, and running thence with the said division line between said Curd and Hardin in a Westerly course to a point on the cliffs of Dix River 725 feet above sea level and running thence on the cliffs of Dix River along a line 725 feet above sea level until said line strikes the division line between Holman Kurtz and Sallee (now Homer Kurtz), thence with the line of said Kurtz in an Easterly direction to the center of Dix River, thence with the center of Dix River in a Northeasterly and Northerly direction to the point of beginning, being the same property conveyed to Dix River Power Company by Andy W. Hardin and Dellar Hardin by deed dated April 12, 1913, and recorded in Deed Book 86, page 480, in the office of the Clerk of Mercer County Court.

ITEM No. 13: All of the lands formerly owned by A. W. Hardin and Betsy Hardin on Dix River and Steinbergen Branch which may be submerged by reason of the erection and maintenance of a dam in Dix River, the spillway floor of which will not be higher than 750 feet above sea level, and beginning upstream at a line of the lands formerly owned by W. O. Lyons and Lyons' estate, and running thence downstream to line of lands formerly owned by Joseph T. Curd, being the same property conveyed to Kentucky Hydro Electric Company by deed from Andy Hardin and Betsy Hardin, his wife, dated March 17, 1924, and recorded in Deed Book 101, page 213, in the office of the Clerk of Mercer County Court.

ITEM No. 14: All of the lands formerly owned by the heirs of W. F. Lyons lying on Dix River and Steinbergen Branch which may be submerged by reason of the erection and maintenance of a dam in Dix River, the spillway floor of which will not be higher than 750 feet above sea level, and beginning on Steinbergen Branch at line of lands formerly owned by A. W. Hardin, and running thence down said branch to Dix River and up said Dix River to line of lands formerly owned by W. O. Lyons, and being the same property conveyed to Kentucky Hydro Electric Company by deed from W. O. Lyons and the other heirs of Wm. F. Lyons, dated March 7th, 1925, and

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recorded in Deed Book 101, page 491, in the office aforesaid.

ITEM No. 15. All the lands below a line 750 feet above sea level which belong to Oscar Lyons and are situate on the waters of Cane Run Creek and Dix River, beginning at the line of Holman Kurtz on Cane Run Creek and running down same to its mouth, thence down Dix River to the line of the property of the W. F. Lyons heirs, and derived from the conveyance of Holman Kurtz and J. G. Sallee March 3, 1913, and found in the office of the Clerk of the Mercer County Court of record in Deed Book 86, page 103, being the same property conveyed to Dix River Power Company by Oscar Lyons by deed dated June 9, 1922, and recorded in Deed Book 99, page 231, in the office of the Clerk of Mercer County Court.

ITEM No. 16. A strip of land along Cane Run Creek and Wallace's Branch and bounded as follows:

Beginning in the center of Cane Run opposite Achinquapin and Horn Bean corner between James H. Waggener and Homer Kurtz (now Oscar Lyons) and running thence with the line of said Kurtz (now Lyons) in a Westerly course until it strikes a point 725 feet above sea level on the cliff, thence along the Western edge of the cliff of said Cane Run Creek along a line 725 feet above sea level to a point on the North side of Wallace's Branch 725 feet above sea level; thence along the line on the north edge of the cliff of Wallace's Branch 725 feet above sea level until it strikes the division line between the said James H. Waggener and Holman Kurtz; thence with the said division line in a Southerly direction to the center of Wallace's Branch, thence with the center of said Branch to the center of Cane Run, thence with the center of Cane Run to the point of beginning, being the same property conveyed to Dix River Power Company by James H. Waggener, et. al., by deed dated April 8, 1913, and recorded in Deed Book 86, page 488, in the office of the Clerk of Mercer County Court.

ITEM No. 17: All of the land formerly owned by S. L. Scott on Cane Run Creek and Wallace's Branch in Mercer County, which may be submerged by reason of the

erection and maintenance of a dam in Dix River, the spillway floor of which shall not be higher than 750 feet above sea level, being the same property conveyed to Kentucky Hydro Electric Company by deed from S. L. Scott and wife, dated February 13, 1924, and recorded in Deed Book 100, page 650, in the office of the Clerk of the County Court of Mercer County, Kentucky.

ITEM No. 18: All land lying below a line 750 feet above sea level situate on Cane Run Creek, near its mouth, and beginning at the line of land of John Denny (formerly James Waggener, who deeded same to Dix River Power Company) and extending down Cane Run Creek to the line of W. O. Lyons, being a part of the land conveyed to Holman Kurtz, et. al., by deed dated September 28, 1917, recorded in Deed Book 93, page 400, Mercer County Court Clerk's office.

ITEM No. 19: All land lying below a line 750 feet above sea level situate on Wallace Run, a tributary of Denny's Branch, beginning at the line of John Denny, or James Waggener and Dix River Power Company, thence up said Wallace Run with the center thereof to a level of 750 feet above sea level, being a part of the land conveyed to Holman Kurtz, et. al., by deed dated August 28, 1905, and recorded in Deed Book 74, page 81, Mercer County Court Clerk's office. The foregoing two parcels are the same property conveyed to Dix River Power Company by Holman Kurtz, et. al., by deed dated December 10, 1921, and recorded in Deed Book 98, page 543, in the office of the Clerk of Mercer County Court.

ITEM No. 20: All of the lands formerly owned by W. H. Bower and wife and Alvin C. Glascock and wife on Denny and Grow Branches, tributaries of Cane Run Creek, which may be submerged by reason of the erection and maintenance of a dam in Dix River, the spillway floor of which will not be higher than 750 feet above sea level, and adjoining the lands formerly owned by J. W. Denny and Holman Kurtz, being the same property conveyed to Kentucky Hydro Electric Company by said Bower and Glascock and their wives by deed, dated April 23, 1924, and recorded in Deed Book 101, page 21, in the office aforesaid.

ITEM No. 21: All of land formerly owned by J. W. Denny lying below a line 750 ft. above sea level on Denny's Branch and Wallace Run Branch of Cane Run Creek and extending from the junction of said branches up to a line 750 feet above sea level, and including all land that may be overflowed by water impounded to said level on the right-hand side of Denny's spring branch and the left-hand side of Wallace Run Branch and Grow Branch, ascending in each instance, being the same property conveyed to Dix River Power Company by J. W. Denny, et. al., by deed dated October 14, 1921, and recorded in Deed Book 98, page 533, in the office of the Clerk of Mercer County Court.

ITEM No. 22: All of the land formerly owned by Andrew D. Divine on Cane Run Creek which may be submerged by reason of the erection and maintenance of a dam in the Dix River near its mouth, the spillway floor of which will not be higher than 750 feet above sea level, being the same property conveyed to Kentucky Hydro Electric Company by deed from Andrew D. Divine and wife, dated September 19, 1923, and recorded in Deed Book 100, page 334, in the office of the Clerk of Mercer County Court.

ITEM No. 23: A strip of land along Cane Run Creek and bounded as follows: Beginning at a point in the center of the said Cane Run Creek in line between Virgil White and Thos. Washington Carr and running thence with the line of said Carr in a Westerly direction to a point on the cliff of said Cane Run 725 feet above sea level and running thence along the West line of said creek along a line 725 feet above sea level to a point in the line between the said White and J. W. Denny, thence with the line between said White and said Denny in a Northerly direction to the center of Cane Run Creek; thence with the center of said Cane Run Creek to the point of beginning, being the same property conveyed to Dix River Power Company by Virgil White, et. al., by deed dated April 8, 1913, and recorded in Deed Book 86, page 502, in the office of the Clerk of Mercer County Court.

ITEM No. 24: Beginning in the center of Cane Run in the division line between Virgil White and Tom Washington Carr and running thence with the said line of said Carr in an Easterly direction to a point on the cliff 725 feet above sea level and running thence along the line 725 feet above sea level in a Northwesterly direction until said line strikes the center of Cane Run Creek, thence with the center of said creek to the point of beginning, being the same property conveyed to Dix River Power Company by Virgil White, et. al., by deed dated April 8, 1913, and recorded in Deed Book 86, page 502, in the office of the Clerk aforesaid.

ITEM No. 25: All of the lands of Cas Lovett and wife on Cane Run and Denny Branch which may be submerged by reason of the erection and maintenance of a dam in Dix River, the spillway floor of which dam will not be higher than 750 feet above sea level and between such level and 725 feet above sea level and to the lines of the land heretofore conveyed by Virgil White to Dix River Power Company, and beginning on Cane Run at a line of the lands formerly owned by M. M. Dossett; thence down Cane Run to line of lands formerly owned by Andy Estes, and beginning again at the line of lands formerly owned by Andy Estes; thence down Cane Run and up Denny's Branch to the line of lands formerly owned by Andrew Divine, being the same property conveyed to Kentucky Hydro Electric Company by deed from Cas Lovett and wife, dated September 3, 1924, and recorded in Deed Book 101, page 134, in the office aforesaid.

ITEM No. 26: A strip of land on Cane Run, and bounded as follows:

Beginning at a point in the center of Cane Run Creek in the division line between Alexander Miller and Thomas Washington Carr, and running thence with the line of said Carr in a Westerly direction to a point on the cliff of said creek 725 feet above sea level, and running thence along the cliff along a line 725 feet above sea level and in a Southerly and Southwesterly direction until said line strikes the division line between said Miller and said Thomas Washington Carr, and running thence with the line of said Carr to the center of said creek,

ITEM No. 32: All of the lands formerly owned by R. L. Black, acquired by him from I. S. Brown, which may be submerged by reason of the construction and maintenance of a dam in Dix River, the spillway floor of which will not be higher than 750 feet above sea level. Said lands are on Cane Run Creek and begin at the line of the lands owned by S. W. Johnson and said lands extend down Cane Run Creek to the lands of Sam Hager for a distance of about one mile, being the same lands conveyed to Dix River Power Company by I. S. Brown, et. al., by deed dated March 18, 1922, and recorded in Deed Book 99, page 134, in the office of the Clerk of Mercer County Court and by deed from R. L. Black and wife, dated September 1, 1923, and recorded in Deed Book 100, page 325, in the office of the Clerk aforesaid.

ITEM No. 33. All the lands formerly owned by S. W. Hager that lie below a line 750 feet above sea level on Cane Run and Dix River, and bounded on the North and West by Cane Run Creek and by Dix River on the East, and beginning with the line of I. S. Brown and running down Cane Run Creek to its mouth, thence up Dix River to the line of the lands of Ida and Jesse Hawkins—now lands of Dix River Power Company, being part of land conveyed to S. W. Hager January, 1916, recorded in Deed Book 89, page 211, Mercer County Court Clerk's office, being the same property conveyed to Dix River Power Company by S. W. Hager, et. al., by deed dated December 5, 1921, and recorded in Deed Book 98, page 551, in the office of the Clerk of Mercer County Court.

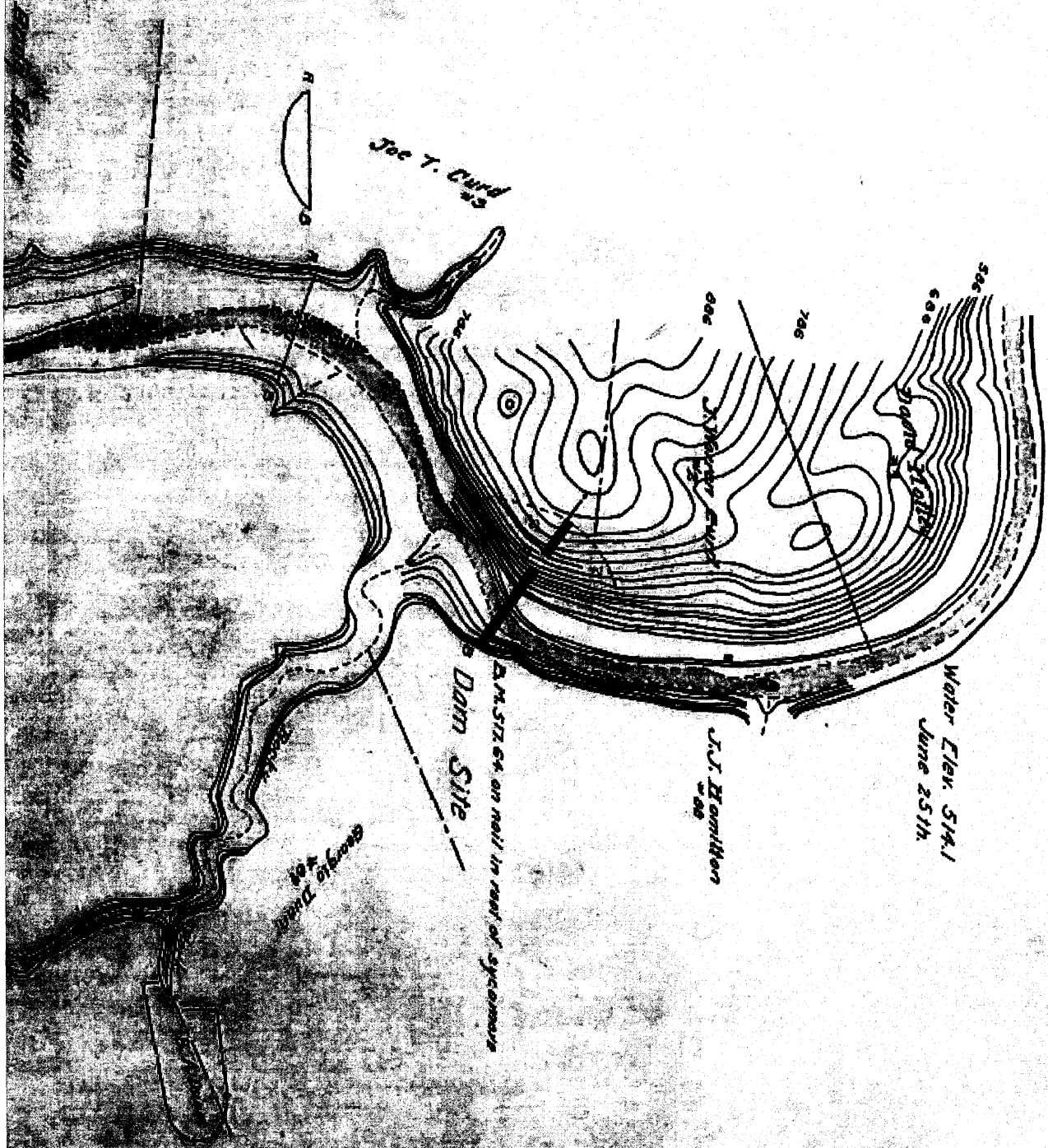
ITEM No. 34: Beginning at a point in the center of Dix River in the line between Ida M. and Jesse Hawkins and W. M. Proctor and running thence south with line of said Proctor to a point on the cliffs of Dix River 725 feet above sea level, and running thence in an Easterly and Southeasterly direction along a line 725 feet above sea level until it strikes the division line between the said Hawkins and R. T. Wilds, thence with the division line between said Hawkins and said Wilds in an Easterly direction to the center of Dix River, thence with the center of Dix River to the point of beginning, being the same property conveyed to Dix River Power Com-

pany by Ida M. Hawkins, et. al., by deed dated April 8, 1913, and recorded in Deed Book 86, page 508, in the office of the Clerk of Mercer County Court.

ITEM No. 35: Situate in Mercer County, Kentucky, and being all of the lands formerly owned by Ida M. and Jesse Hawkins on Dix River which may be submerged by reason of the erection and maintenance of a dam in Dix River, the spillway floor of which will not be higher than 750 feet above sea level, and beginning at line of B. T. Wilds or Charlie Perkins and running thence down stream as it meanders to line of lands of Dix River Power Company, formerly Sam Hager, being the same property conveyed to Dix River Power Company by Jesse Hawkins, et. al., by deed dated August 17, 1923, and recorded in Deed Book 100, page 326, in the office of the Clerk of Mercer County Court.

ITEM No. 36: All of the land of C. O. Perkins and wife which may be submerged by reason of the erection and maintenance of a dam in Dix River, the spillway floor of which will not be higher than 750 feet above sea level, and beginning at the line of lands formerly owned by Atwood Proctor or C. P. Kennedy, and extending downstream with its meanders to the Burgin and Kings Mill turnpike; thence with the turnpike to the River; thence back up the River to the Kennedy-Proctor line; thence to the beginning.

ITEM No. 37: Also the following land adjoining the tract above described and beginning at a crossmark cut in a stone near the fence along the Burgin and Kings Mill Turnpike and running thence N 24° 21' E 36 feet N 28° 40' E 29 feet N 46° 35' E 62 feet, N 44° 25' E 78 feet, N 66° 15' E 66 feet, N 39° 20' E 72 feet, N 27° 50' E 34 feet, N 11° 15' E 34 feet, N 21° 40' E 26 feet, N 5° E 70 feet, N 1° E 10° W 72 feet, N 1° 30' W 64 feet, N 0° 30' E 124.5 feet, N 11° 30' E 100 feet, N 0° 30' W 88 feet, N 5° 36' W 80 feet, N 7° 20' W 46 feet, N 2° 6' W 66 feet, N 3° 50' E 106 feet, N 27° 28' E 86 feet, N. 18° 20' E 80 feet, N 28° 30' E 46 feet, N 19° 25' E 95 feet, N 21° 50' E 52 feet, N 15° 10' E 70 feet, N 18° 16' E 102 feet, N 36° 25' E 64 feet, N 38° E 102 feet, N 62° 28'



Joe T. Curd
'43

Water Elev. 514.1
June 25th

J.J. Hamilton
'08

2.5 m size on wall in row of sycamores
Dam Site

George T. Curd
'04



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133-330

EASEMENT CARD PREPARED
WORK ORDER

THIS DEED made and entered into this September 7, 1954,
by and between LUCRETIA CURD KING, widow of W. D. King, of Mercer
County, Kentucky, LEE T. KING, single, of Mercer County, Kentucky,
JOE D. KING and HARVIS PREWITT KING, his wife, of Mercer County,
Kentucky, ROBERT W. KING and VERDIE MAE MORELAND KING, his wife,
of Mercer County, Kentucky, MAE KING EPPERSON, a widow, of Fayette
County, Kentucky, DOROTHY MURPHY, daughter of Robert W. King, and
J. C. MURPHY, her husband, of Fayette County, Kentucky, WILMA
GRIMES, daughter of Robert W. King, and WILLIAM GRIMES, her husband,
of Mercer County, Kentucky, MILDRED PERKINS, daughter of Robert W.
King, and CECIL PERKINS, her husband, of Mercer County, Kentucky,
and LUCRETIA WARD, daughter of Mae King Epperson, and WILLIAM WARD,
her husband, of Fayette County, Kentucky, grantors, and KENTUCKY
UTILITIES COMPANY, a corporation organized and existing under the
laws of the Commonwealth of Kentucky, grantee,

WITNESSETH:

That for and in consideration of a valuable consideration
in cash paid grantors by grantee, the receipt of which is hereby
acknowledged, the said grantors hereby convey unto the grantee in
fee simple the following real estate:

All those two tracts of land in Mercer
County, Kentucky, described as follows:

First Tract:

On the easterly side of the new Curdsville
Pike and thus described:

Beginning at a point in the new east right
of way line of the new Curdsville Pike, corner to
W. O. Lyons; thence with said Lyons for two calls
S 79 deg. 15 min. E 957.1 feet and N 10 deg. 19
min. E 528.6 feet to a corner with Kentucky Utili-
ties Company; thence with Kentucky Utilities Com-
pany for three calls S 89 deg. 31. min. E 660.7 feet,
S 87 deg. 35 min. E 694 feet to a point in a branch
and down said branch S 52 deg. 29 min. E 194.2 feet
to the 760 feet contour above sea level; thence with

MA15

said contour and the Kentucky Utilities Company for eighteen calls S 47 deg. 21 min. E 127.3 feet, S 78 deg. 33 min. E 220.5 feet, S 33 deg. 05 min. E 177.2 feet, S 40 deg. 47 min. E 108.4 feet, S 73 deg. 29 min. E 73.5 feet, N 79 deg. 17 min. E 187.1 feet, S 64 deg. 20 min. E 92.5 feet, S 63 deg. 48 min. E 97 feet, S 71 deg. 09 min. E 157.1 feet, S 48 deg. 18 min. E 233 feet, S 33 deg. 02 min. E 429 feet, S 21 deg. 29 min. W 128 feet, S 48 deg. 34 min. W 168 feet, S 63 deg. 17 min. W 273 feet, S 49 deg. 16 min. E 236 feet, S 76 deg. 08 min. E 140 feet, S 54 deg. 29 min. E 63 feet and S 21 deg. 50 min. W 149 feet to a corner with Mrs. A. W. Hardin; thence with Mrs. A. W. Hardin for ten calls S 84 deg. 21 min. W 183.6 feet, S 85 deg. 15 min. W 375.9 feet, S 82 deg. 12 min. W 423.8 feet, S 85 deg. 02 min. W 232 feet, S 83 deg. 59 min. W 408.3 feet, S 83 deg. 43 min. W 447.4 feet, N 05 deg. 42 min. E 749 feet, N 87 deg. 21 min. W 1569.6 feet, N 86 deg. 45 min. W 185.3 feet and N 21 deg. 11 min. W 139 feet to the new east right of way of the Curdsville Pike; thence with the new east right of way of the Curdsville Pike for eight calls N 5 deg. 44 min. E 100 feet, N 5 deg. 53 min. W 100 feet, N 16 deg. 59 min. W 100 feet, N 23 deg. 38 min. W 100 feet, N 19 deg. 26 min. W 100 feet, N 7 deg. 06 min. W 100 feet, N 1 deg. 06 min. E 100 feet and N 4 deg. 22 min. E 96.4 feet to the beginning, and containing 117.797 acres.

Second Tract:

That tract between the new location of the Curdsville Pike and the old location of the Curdsville Pike and the C. N. O. & T. P. Railroad Company (Cincinnati-Southern Railway Company) and thus described:

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Beginning at a point where the new west right of way of the Curdsville Pike intersects the east line of the old Curdsville Pike; thence with the new west right of way line of the Curdsville Pike for four calls S 23 deg. 19 min. E 132.8 feet, S 18 deg. 58 min. E 78.6 feet, S 8 deg. 19 min. E 87.9 feet S 3 deg. 20 min. W 89.6 feet to the right of way line of the CNO&TP Railroad; thence with the right of way line of the CNO&TP Railroad N 21 deg. 11 min. W 265.9 feet to the old east line of the Curdsville Pike; thence with the old east line of the Curdsville Pike N 3 deg. 57 min. E 124.4 feet to the beginning, and containing 0.33 acres.

These lands are conveyed under a survey thereof made September 3, 1954, by Cecil C. Harp, Engineer, of Lexington, Kentucky.

This is the same real estate conveyed to said Lucretia B. King (who is the same person as Lucretia Curd King) and her husband, W. D. King, by A. W. Curd as Executor of J. T. Curd by deed dated

December 9, 1935, and recorded in Deed Book 110, page 240, in the office of the Clerk of the Mercer County Court; and for further source of title reference is made to the will of said W. D. King dated March 2, 1943, probated July 7, 1947, and recorded in Will Book 21, page 582, in the office of the Clerk of the Mercer County Court.

TO HAVE AND TO HOLD said real estate, with all its appurtenances, unto the said Kentucky Utilities Company, its successors and assigns forever; and the grantors jointly and severally convey with full Covenant of General Warranty, and do further jointly and severally covenant with and to the grantee, its successors and assigns, that they are lawfully seized of said property and have good right to grant and convey the same.

WITNESS the hands of the grantors the date first above written.

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<u>Lucretia C. King</u>	<u>Dorothy Murphy</u>
<u>Lee T. King</u>	<u>J. C. Murphy</u>
<u>Joe D. King</u>	<u>Wilma Grimes</u>
<u>Harriet Pruitt King</u>	<u>William Grimes</u>
<u>Robert M. King</u>	<u>Mildred Perkins</u>
<u>Verdie Mae Moulton King</u>	<u>Cecil Perkins</u>
<u>Mae King Epperson</u>	<u>Lucretia Ward</u>
	<u>William Ward</u>

COMMONWEALTH OF KENTUCKY }
COUNTY OF MERCER } ss:

I, R. H. McBEATH, a Notary Public in and for the State at Large and County of Mercer, certify that the foregoing deed was this day produced to me and acknowledged before me therein by LUCRETIA CURD KING, a widow, LEE T. KING, single, JOE D. KING, and HARVIS PREWITT KING, his wife, ROBERT W. KING and VERDIE MAE MORELAND KING, his wife, WILMA GRIMES and WILLIAM GRIMES, her husband and MILDRED PERKINS and CECIL PERKINS, her husband, to be their act and deed.

My commission will expire on the first day of May, 1956

GIVEN under my hand and seal of office, this 7th day of September, 1954.



R. H. McBeath
Notary Public, County of Mercer,
State at Large.

COMMONWEALTH OF KENTUCKY }
COUNTY OF FAYETTE } ss:

I, R. H. McBEATH, a Notary Public in and for the State at Large and County of Fayette, certify that the foregoing deed was this day produced to and acknowledged before me therein by MAE KING EPPERSON, a widow, DOROTHY MURPHY and J. C. MURPHY, her husband, and LUCRETIA WARD and WILLIAM WARD, her husband, to be their act and deed.

My commission will expire on the 1st day of May, 1956.

GIVEN under my hand and seal of office, this 8th day of September, 1954.



R. H. McBeath
Notary Public, County of Fayette,
State at Large.

Kentucky, County of Mercer, Not.

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W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument on this day lodged for record, which together with this and the foregoing certificate has been duly recorded in my office.

Given under my hand this 24 day of Sept 1954

W. B. Morris Clerk
By *[Signature]* D. C.

STATE OF KENTUCKY }
COUNTY OF MERCER } ss:

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The undersigned, Lee T. King, being first duly sworn, states as follows:

This affidavit is given for the purpose of making a record with respect to the persons who are or may be interested in the estate of W. D. King, who died in 1947 and whose will, dated March 2, 1943, was probated July 7, 1947, and is recorded in Will Book 21 at page 582 in the office of the Clerk of the Mercer County, Kentucky, Court.

Lucretia Curd King is the surviving widow of W. D. King, and she is now 78 years of age and is a resident of Mercer County, Kentucky.

Robert W. King, a son of W. D. King, is 54 years of age, is a resident of Mercer County, Kentucky, and is married to Verdie Mae Moreland King, who is 51 years of age.

Joe D. King, a son of W. D. King, is 56 years of age, is a resident of Mercer County, Kentucky, and is married to Harvis Prewitt King, who is 53 years of age. Mr. and Mrs. Joe D. King have no children.

Mae King Epperson is a daughter of W. D. King, is 52 years of age, is a resident of Fayette County, Kentucky, and is a widow.

The affiant, Lee T. King, is a son of W. D. King, is a resident of Mercer County, Kentucky, is 48 years of age, and is unmarried.

The children of Mr. and Mrs. Robert W. King and their husbands are as follows:

Dorothy King Murphy, 35 years of age, and her husband, J. C. Murphy, 39 years of age, are residents of Fayette County, Kentucky.

Wilma King Grimes, 33 years of age, and her husband, William Grimes, 35 years of age, are residents of Mercer County, Kentucky.

Mildred King Perkins, 29 years of age, and her husband, Cecil Perkins, 32 years of age, are residents of Mercer County, Kentucky.

The only child of Mae King Epperson is Lucretia Epperson Ward, age 27, and her husband is William Ward, age 33. They reside in Fayette County, Kentucky.

The ages given above may not be exactly accurate, but they are substantially so.

Lee T. King
Lee T. King

Subscribed and sworn to before me by Lee T. King this 8th day of September, 1954.

My commission will expire May 1, 1956.

Given under my hand and seal of office this 8th day of September, 1954.

R. H. McBeath
Notary Public, Mercer County,
State at Large.

State of Kentucky, County of Mercer, Sct.
I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument was on this day lodged for record, which together with this and the foregoing certificate has been duly recorded in my office.
Given under my hand this 24 day of Sept 1954

W. B. Morris Clerk
By Stanley Frost D. C.

*The deed and this
draft of affidavit
were prepared by
S. R. Byler after discussion
with Mr. Hagurely re title.*

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DEED TAX PAID

\$ 20.00 DATE 9/29/76

THIS DEED made and entered into on this the 27 day of August, 1976, by and between SADIE SOWDER and GENERAL SOWDER, her husband, of Paint Lick, Kentucky, and DOROTHY CHADWELL and GENE CHADWELL, her husband, of Edenburg, Indiana, parties of the first part, and KENTUCKY UTILITIES COMPANY, a Kentucky corporation, having its principal office and place of business at 120 South Limestone Street in Lexington, Fayette County, Kentucky, party of the second part,

W I T N E S S E T H:

THAT for and in consideration of the sum of \$20,000.00, the receipt of which is hereby acknowledged, the parties of the first part have bargained and sold and do hereby grant and convey unto the party of the second part in fee simple, its successors and assigns forever, the following described property, to-wit:

All that tract or parcel of land situated on the east side of the New Curdsville Pike about seven miles east of Harrodsburg, near Dix Dam, in Mercer County, Kentucky and more fully described and bounded as follows, to-wit:

Beginning at a point in the center of the New Curdsville Pike, a corner of Lyons et al and the Kentucky Utilities Company property; thence with the Kentucky Utilities Company property S 83° 09' 30" E 867.19 feet to an iron pin another corner with the Kentucky Utilities Company property; thence with the Kentucky Utilities Company property acquired from May Lyons et al in Deed Book 178 Page 278 in the Mercer County Clerk's Office for six calls S 57° 52' 30" W 187.21 feet, S 36° 47' 30" W 167.36 feet, S 08° 22' 30" E 344.64 feet, S 27° 55' 30" W 231.82 feet, S 08° 55' 30" W 191.59 feet and S 21° 45' 01" W 168.52 feet; thence again with the Kentucky Utilities Company property N 78° 14' W 576.35 feet to the center of the New Curdsville Pike; thence with the center of the New Curdsville Pike for two calls N 05° 12' E 844.8 feet and N 07° 36' E 272.0 feet to the beginning and containing 17.6596 acres, subject to rights-of-way for New Curdsville Pike, as shown on that plat attached hereto and made a part hereof, and

Being a part of the same property an undivided two-thirds interest in which was conveyed to W. O. Lyons, and an undivided one-third interest was conveyed to

MAY 14

May Lyons, his wife, by deed from Joseph D. King and Harvest A. King, his wife, dated December 10, 1938, and of record in Deed Book 112, at page 333, in the Mercer County Court Clerk's Office. W. O. Lyons is now deceased and, by his Will of record in Will Book 24, at page 154, in the aforesaid Clerk's Office, devised his interest in said property to his wife, May Lyons, for life, with remainder upon her death to Sadie Sowder and Dorothy Sowder. May Lyons, also known as Addie May Lyons, is now deceased and by her Will, of record in Will Book 27, at page 113, in the aforesaid Clerk's Office, devised her interest in said property to Sadie Sowder. By virtue of the aforesaid devises, Sadie Sowder is now the owner of an undivided two-thirds interest in the above described property and Dorothy Sowder is the owner of an undivided one-third interest therein.

TO HAVE AND TO HOLD the above described property, together with all appurtenances and privileges thereunto belonging, unto the party of the second part in fee simple, its successors and assigns forever.

AND the parties of the first part do hereby release and relinquish unto the party of the second part, its successors and assigns forever, all of their right, title and interest in and to the above described property, including dower, curtesy and the homestead exemption, and any and all other exemptions allowed by law, and they do hereby covenant to and with said party of the second part, its successors and assigns forever, that they are lawfully seized in fee simple of said property and have good and perfect right to sell and convey the same as herein done; and that the title to said property is clear, perfect and unencumbered, and they will WARRANT GENERALLY the title thereto, subject only to easements and restrictions which appear of record.

IN WITNESS WHEREOF, the parties of the first part have hereunto subscribed their names this the day and year first above written.

Sadie Sowder
SADIE SOWDER

General Sowder
GENERAL SOWDER

Dorothy Chadwell
DOROTHY CHADWELL

Gene Chadwell
GENE CHADWELL

STATE OF KENTUCKY

COUNTY OF MERCER

The foregoing instrument was acknowledged before me, this 27th day of September 1976, by Sadie Sowder and General Sowder, her husband.

My commission expires on the 7th day of May, 1980.

Spencer M. Coker
NOTARY PUBLIC Kentucky at Large

STATE OF KENTUCKY

COUNTY OF MERCER

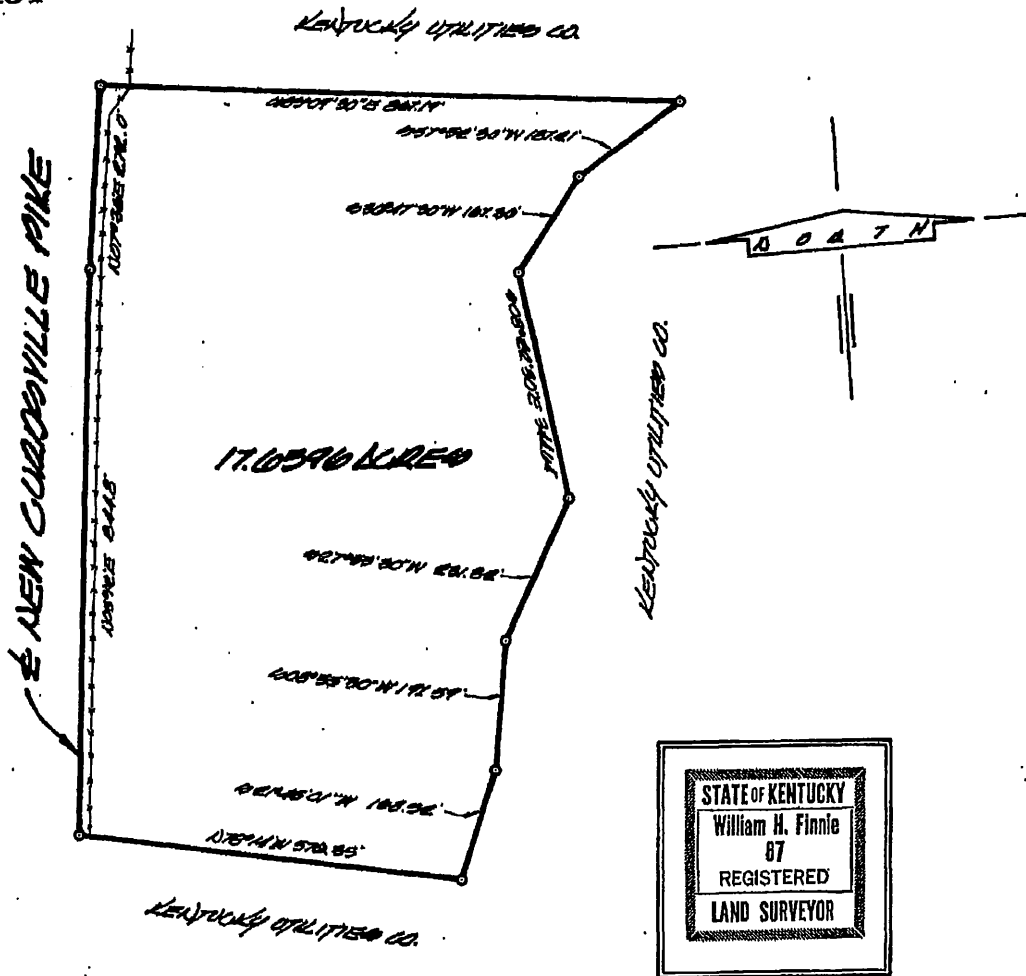
The foregoing instrument was acknowledged before me, this 27th day of September, 1976, by Dorothy Chadwell and Gene Chadwell, her husband.

My commission expires on the 7th day of May, 1980.

Spencer M. Coker
NOTARY PUBLIC Kentucky at Large
County, MERCER

This instrument was prepared by

Leslie W. Morris II
LESLIE W. MORRIS II
1000 First Security Plaza
Lexington, Kentucky 40507



SURVEY FOR THE

Kentucky Utilities Company

OF THE

May Lyons Estate, et al

PROPERTY
IN
MERCER COUNTY, KENTUCKY
SCALE 1" = 400' ON JULY 11/76
GEOIL C. HARR ENGINEERS
100 MARKET STREET - LEXINGTON, KENTUCKY

State of Kentucky, County of Mercer, Sot.
 I, Ralph Morris, Clerk of the Mercer County Court, do certify that the foregoing instrument was on this day lodged for record, at 3:30 PM, which together with this and the foregoing certificate has been duly recorded in my office.
 Given under my hand this 27 day of Sept 1976
 By Ralph Morris Clerk
William H. Finnie D.C.

MISSING
A PAGE

178-278

CASE NO. 178-278
WARD PREPARED
Judge Lucas Johnson
WORK ORDER 10701-4495
E.W. Brown, Plaintiff
UNIT NO. #1

DEED TAX PAID

10.00 DATE 9-14-73

This Deed of Conveyance made and entered into this the 10th day of September 1973, by and between Addie Mae Lyons, one and the same as May Lyons, widow of W. O. Lyons, deceased, and un-married, of Mercer County, Kentucky, Sadie Sowder and General Sowder, her husband, of Paint Lick, Kentucky, and Dorothy Sowder Chadwell and Gene Chadwell, her husband, of Edenburg, Indiana, all of which persons are hereinafter referred to as GRANTORS, and Kentucky Utilities Company, a Kentucky corporation, the mailing address of which is 120 South Limestone Street, Lexington, Kentucky, 40507, hereinafter referred to as Grantee,

WITNESSETH: In consideration of the sum of Ten Thousand Dollars (\$10,000.00), paid by the Grantee to the Grantors, receipt of which is hereby acknowledged by the Grantors, the Grantors do hereby grant, bargain, sell, and convey unto the Grantee, and unto its assigns, the following described property situated in Mercer County, Kentucky, and more particularly described as follows:

All that tract or parcel of land situated near the east side of the New Curdsville Pike about seven miles east of Harrodsburg, near Dix Dam, in Mercer County, Kentucky, and more fully described and bounded as follows, to-wit:

BEGINNING at an iron pin in the common line of May Lyons et al and the Kentucky Utilities Company, said iron pin being 549.91 feet, more or less, east of the east right-of-way line of the New Curdsville Pike; thence through the lands of May Lyons et al for six calls, N 21° 45' 01" E 168.52 feet to an iron pin, N 08° 55' 30" E 191.59 feet to an iron pin, N 27° 55' 30" E 231.82 feet to an iron pin,

MA 9

LAW OFFICES
V. A. WICKLIFFE
DRAFTEN BLDG.
HARRODSBURG, KY.

LISTED IN
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APR 1 1974

4495

sale vested in her as aforesaid. He further provided therein that upon the death of the life-tenant any balance remaining at that time was to pass to and vest one-half (1/2) to Sadie Sowder and one-half (1/2) to Dorothy Sowder, both such persons joining herein approving the conveyance as aforesaid, and designating as their agent, this for the purpose of receiving and receipting the proceeds of sale herein, May Lyons, all references herein are to the Clerk's office of the Mercer County Court.

TO HAVE AND TO HOLD unto the Grantee, and unto its successors and assigns forever, with Covenant of General Warranty and seisin.

IN TESTIMONY WHEREOF the Grantors have hereunto subscribed their name this the 7th day of September, 1973.

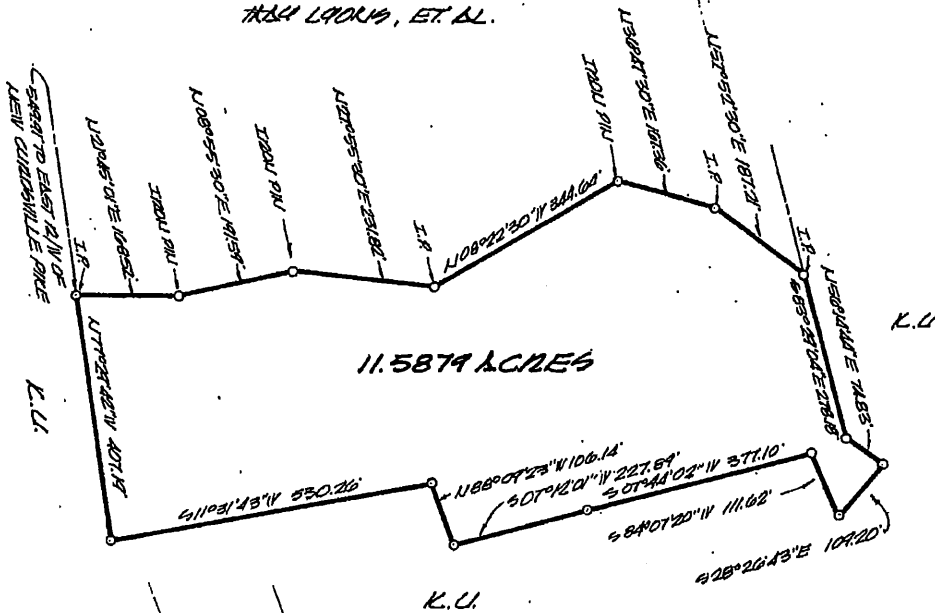
MAY LYONS
May Lyons
Sadie Sowder
Sadie Sowder
General Sowder
General Sowder
Dorothy Sowder Chadwell
Dorothy Sowder Chadwell
Gene Chadwell
Gene Chadwell

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STATE OF KENTUCKY
COUNTY OF MERCER

I, William A. Wickliffe, a Notary Public, in and for the State and County aforesaid, hereby certify that the foregoing deed was this day acknowledged before me by Addie Mae Lyons, one and the same as May Lyons, unmarried, to be her act and deed.

LAW OFFICE
V. A. WICKLIFFE
DRAFFEN BLDG.
IANRODSBURG, KY.

MAY LORNS, ET AL.



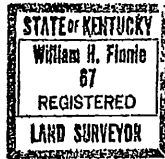
11.5879 ACRES

K.U.

CERTIFICATE OF OWNERSHIP AND DEDICATION

WE DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, AND THAT WE HEREBY AGREE THAT ALL OF SUBDIVISION WITH OUR FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND RESERVE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

SIGNED MAY LORNS DATE 9-4-73
 SIGNED Edie Snyder DATE 9-9-73
 SIGNED Dorothy Caldwell DATE 9-12-73



William H. Finnie

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND ACCURATE SURVEY TO THE ACCURACY REQUIRED BY THE MERGER COUNTY PLANNING COMMISSION, AND THAT ALL OF THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON TO THE SPECIFICATIONS OF THE COUNTY ENGINEER OR THE CITY ENGINEER.

SIGNED William H. Finnie
 DATE 6 August 1973

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAN SHOWN HEREON HAS BEEN RETURN TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR MERGER COUNTY, KENTUCKY WITH THE EXCEPTION OF SUCH VIOLATIONS, IF ANY, AS NOTED IN THE MINUTES OF THE PLANNING COMMISSION, AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY CLERK.

SIGNED William H. Finnie
 DATE 9, 1973

SURVEY FOR THE **KENTUCKY UTILITIES COMPANY, INC.**

OF A PORTION OF THE **MAY LORNS, ET AL. PROPERTY**

IN **MERGER COUNTY, KENTUCKY**

AUGUST, 1973 SCALE 1"=200'

CECIL C. HARR ENGINEERS

180 MARKET ST., LEXINGTON

BY William H. Finnie ENGINEER

State of Kentucky, County of Mercer, Sot.

I, Ralph Morris, Clerk of the Mercer County Court, do certify that the foregoing instrument was on this day lodged for record, at 2:10 P.M., which together with this and the foregoing certificate has been duly recorded in my office.

Given under my hand this 19 day of Sept 19 73

Ralph Morris Clerk
William H. Finnie D.C.

DEED TAX PAID

250.50 DATE 12-27-89

LISTED IN
INDENTURE
May 1, 1990

230-201

DEED

THIS DEED is made and entered into this 27 day of December, 1989, by and between THURMAN HARDIN and VIRGINIA HARDIN, his wife, Parties of the First Part, and KENTUCKY UTILITIES COMPANY, INC., a Kentucky corporation, One Quality Street, Lexington, Kentucky 40507, Party of the Second Part;

WITNESSETH:

THAT, for and in consideration of ONE DOLLAR (\$1.00) and other good and valuable consideration, which has this day been paid in cash to Parties of the First Part, and the balance of which is to be paid to Parties of the First Part in accordance with the terms of that certain promissory note of even date herewith from Party of the Second Part providing for annual payments of principal and interest with the balance thereof to be due and payable on or before January 5, 1999, to secure payment of which note a lien is hereby retained upon the property conveyed, which lien shall be released by either of the Parties of the First Part or their administrator(s), executor(s), or representative(s), when said Note is paid in full; Parties of the First Part have this day BARGAINED AND SOLD and do by these presents GRANT AND CONVEY unto the Party of the Second Part, its successors and assigns forever, all that certain real property situated in Mercer County, Kentucky and more particularly described as follows, to wit:

MA 13

Beginning at an iron pin located in the south right of way of Curdsville Road and the north east right of way of Hardin Lane and being a corner to other property of Kentucky Utilities;

Thence, along other property of Kentucky Utilities (DB 133-336) for the following calls,
 S20°44'12"E, a distance of 139.26 feet to an iron pin;
 S87°29'12"E, a distance of 1,740.42 feet to an iron pin in wood post;
 S3°40'50"W, a distance of 748.11 feet to an iron pin in wood post;
 N83°42'56"E, a distance of 1,507.52 feet to a wood post;
 N85°13'32"E, a distance of 293.50 feet to an iron pin, located in the west right of way of Hardin Heights Drive;

Thence, along the west right of way of Hardin Heights Drive for the following calls,
 S9°40'00"W, a distance of 128.00 feet to an iron pin;
 S6°24'00"E, a distance of 225.00 feet to an iron pin;
 S5°32'00"W, a distance of 525.00 feet to an iron pin;
 S18°14'34"W, a distance of 369.07 feet to an iron pin;
 S53°10'53"W, a distance of 311.50 feet to an iron pin located in the north right of way of Hardin Lane;

Thence, along the north right of way of Hardin Lane for the following calls,
 N52°39'45"W, a distance of 576.03 feet to an iron pin;
 N67°58'46"W, a distance of 47.32 feet to an iron pin;
 S84°43'09"W, a distance of 361.18 feet to an iron pin;
 S2°57'50"E, a distance of 5.00 feet to an iron pin;
 S83°54'53"W, a distance of 469.15 feet to an iron pin;
 S85°19'41"W, a distance of 479.81 feet to an iron pin;
 N71°02'37"W, a distance of 59.42 feet to an iron pin;
 N46°59'29"W, a distance of 70.01 feet to an iron pin;
 N34°30'06"W, a distance of 109.16 feet to an iron pin;
 N3°37'38"W, a distance of 211.52 feet to an iron pin;
 N20°43'47"W, a distance of 260.47 feet to an iron pin;
 N15°19'39"W, a distance of 386.08 feet to an iron pin;
 N25°57'44"W, a distance of 90.27 feet to an iron pin;
 N49°29'52"W, a distance of 730.79 feet to an iron pin;
 N52°23'23"W, a distance of 369.99 feet to an iron pin;
 N27°27'34"W, a distance of 43.04 feet to an iron pin;
 N12°15'24"W, a distance of 132.32 feet to point of beginning.

Containing 80.109 acres more or less.

AND BEING a part of the same property acquired by the said THURMAN HARDIN as follows: by inheritance from his father, Andrew W. Hardin as shown by Affidavit of

Inheritance recorded in Deed Book 127, Page 196; by Deed from his brother Edward Hardin and wife Juanita Hardin by Deed dated September 19, 1951, recorded in Deed Book 127, Page 311 and by Deed from his brothers and their spouses, Edward & Juanita Hardin and Charles and Elizabeth Hardin, dated November 3, 1960, recorded in Deed book 146, Page 256. See also Affidavit of Inheritance for his mother, Betsy C. Hardin recorded in Deed Book 146, Page 255, all above references are to records in the Mercer County Court Clerk's Office.

TO HAVE AND TO HOLD the above described property, together with all appurtenances and privileges thereunto belonging, unto the said Party of the Second Part, its successors and assigns forever, in fee simple.

Parties of the First Part do hereby further release and relinquish unto the Party of the Second Part, its successors and assigns, all of their right, title and interest in and to the above-described property, including all exemptions allowed by law, and do hereby covenant to and with said Party of the Second Part, its successors and assigns, that they are lawfully seised in fee simple title to the subject property, that they have a good and lawful right to sell and convey the same as herein done, and that they will WARRANT GENERALLY the title thereto.

PROVIDED, HOWEVER, the covenants and warranties herein contained are subject to all easements and restrictions of record affecting the subject property; planning and zoning restrictions; and the property taxes which Party of the Second Part assumes and agrees to pay when due.

Until such time as the note hereinabove referred to has been paid in full to Parties of the First Part, Party of the Second Part does hereby further agree as follows:

1. Party of the Second Part shall pay as and when the same shall become due all installments of principal and/or interest provided for by the aforementioned note.

2. Party of the Second Part shall not sell, encumber, transfer, lease or convey all or any part of the property or the improvements thereon hereinabove described or any interest therein to any person or entity without the prior written consent of the Parties of the First Part.

3. Party of the Second Part shall pay all taxes, assessments and other charges or impositions attributable to the property which may attain a priority over the lien herein retained, as and when the same shall become due and payable.

4. Upon default of any of the agreements or provisions herein contained by Party of the Second Part, or upon any default under the note hereinabove described, Parties of the First Part shall, upon thirty (30) days' written notice, be entitled to accelerate all sums payable under the note, to bring an action for foreclosure and to obtain a sale of the subject property, in order to satisfy the outstanding balance of principal and/or interest or penalties which may then be due and payable on the above-mentioned note. In any such action for foreclosure, Parties of the First Part shall be entitled to recover its costs therein expended, including a reasonable attorney's fee.

IN WITNESS WHEREOF, Parties of the First Part have hereunto executed this Deed as of the date and year first above written.

PARTIES OF THE FIRST PART

Thurman Hardin
THURMAN HARDIN

Virginia Hardin
VIRGINIA HARDIN

STATE OF KENTUCKY)
COUNTY OF Mercer)

Subscribed, sworn to and acknowledged before me by THURMAN HARDIN AND VIRGINIA HARDIN, his wife, on this the 27 day of December, 1989.

[Signature]
NOTARY PUBLIC

My Commission Expires: 1/17/90

THIS INSTRUMENT PREPARED BY:

Roger R. Cowden
ROGER R. COWDEN, ESQ.
Kentucky Utilities Company, Inc.
One Quality Street
Lexington, Kentucky 40507

GENERAL WARRANTY DEED

THIS DEED is made as of JUN 2 23, 2011, between

THURMAN HARDIN ESTATE,
Ritchie McGinnis, Executor
219 South Main Street
Harrodsburg, Kentucky 40330

("Grantor")

and

KENTUCKY UTILITIES COMPANY,
a Kentucky corporation
ATTN: Real Estate Department
820 West Broadway
Louisville, Kentucky 40202

("Grantee").

WITNESSETH:

For a total consideration of EIGHT HUNDRED TWENTY-FIVE THOUSAND AND 00/100 DOLLARS (\$825,000.00), the receipt of which is hereby acknowledged, and pursuant to the power of sale contained in the Last Will of Thurman Hardin, deceased, Grantor hereby grants and conveys unto the Grantee, in fee simple, with covenant of General Warranty, certain real property and any improvements thereupon located in Mercer County, Kentucky, being more particularly described on EXHIBIT A attached hereto and made a part hereof (the "Property").

Grantor covenants (a) lawful seisin of the Property hereby conveyed, (b) full right and power to convey same, (c) that said Property is free of encumbrances except for (i) liens for real property taxes and assessments due and payable in 2011, and thereafter, which Grantee assumes and agrees to pay and (ii) any rights of the public or Mercer County in the unrecorded public right of way known as Hardin Heights Drive the location of which is shown on that certain physical survey of the Property conducted by Douglas G. Gooch, AGE Engineering Services, Inc., Ky. R.L.S. #3118, dated the 9th day of May, 2011.

This conveyance is made by Ritchie McGinnis in his fiduciary capacity as aforesaid, and he shall not be individually liable for any breach or failure of any of the covenants, warranties and representations made herein. The liability, if any, of Ritchie McGinnis, in his fiduciary capacity aforesaid, in the event of any such breach or failure, shall be limited to the value of the assets in his hands as such fiduciary on the date that he receives written notice thereof.

For purposes of KRS 382.135, Grantor and Grantee, by execution of this Deed, hereby certify that the consideration reflected in this Deed is the full consideration paid for the property.

For purposes of KRS 382.135, the in-care-of address to which the property tax bill for 2011 may be sent to is: Kentucky Utilities Company, 820 West Broadway, Louisville, Kentucky 40202.

1

LOULibrary BT06130.0585404 1048842v2

return to: Randy Magallon
LG+E and KU Energy
820 W. Broadway
P.O. Box 32020
Louisville, KY 40230

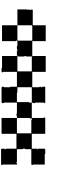


EXHIBIT A

LEGAL DESCRIPTION

BEGINNING at an iron pin set (5/8" x 18" rebar with aluminum cap bearing PLS-3118, as will be typical for all set corner monuments) on the eastern edge of right-of-way of the Norfolk Southern Railway Company (D.B. 104, PG. 271, D.B. 104, PG. 280, D.B. 104, PG. 323) and being the Northwest Corner of Frederick Dempsey (D.B. 160, Pg. 273), said pin having Kentucky State Plane Coordinate System - South Zone Coordinates of N=2166662.24, E=1936109.81 lying in Mercer County, Kentucky, said point also being S05°28'37"W - 3162.76 feet from the Southeast Corner of the Curdsville Bridge Abutment over the Norfolk Southern Railway Company and being the Point of Beginning for this description; Thence leaving the corner of Dempsey and with the eastern edge of right-of-way of the Norfolk Southern Railway Company, along a curve to the left, having a radius of 2010.10 feet, having a chord direction of N28°05'03"E and a chord length of 384.86 feet to a point, N21°36'34"E - 32.90 feet to an iron pin set, N21°36'34"E - 268.84 feet to a point N20°36'32"E - 662.38 feet to an iron pin set, N20°13'14"E - 103.35 feet to a point, N20°04'10"E - 88.92 feet to a point, N18°49'41"E - 110.75 feet to an iron pin set, along a curve to the left having a radius of 2010.10 feet having a chord direction of N01°07'03"E and a chord length of 1208.47 feet to an iron pin set, N17°06'41"W - 86.50 feet to a point, N19°02'37"W - 88.87 feet to a point, N20°01'53"W - 131.46 feet to a point and N21°11'24"W - 238.36 feet to an iron pin set, said pin being on the eastern edge of right-of-way of the Norfolk Southern Railway; Thence leaving said railroad and with a new line to the parent tract, N36°27'44"E - 39.74 - feet to an iron pin set, said pin being the Southwest Corner of Kentucky Utilities Company (D.B. 230, Pg. 201); Thence with the line of Kentucky Utilities Company (D.B. 230, pg. 201), S52°10'06"E - crossing Hardin Heights Drive 226.73 feet to an iron pin set, S48°39'56"E - 32.12 feet to an iron pin found (KYTC), S53°10'45"E - 111.22 feet to an iron pin set, S49°16'35"E - 730.79 feet to an iron pin set, S25°44'27"E - 90.27 feet to an iron pin set, S15°06'22"E - 386.08 feet to an iron pin set, S20°30'30"E - 260.47 feet to an iron pin set, S03°24'21"E - 211.52 feet to an iron pin set, S34°16'49"E - 109.16 feet to an iron pin set, S46°46'12"E - 70.01 feet to an iron pin set, S70°49'20"E - 59.42 feet to an iron pin set, N85°27'56"E - 480.51 feet to an iron pin found with no ID Cap, N84°13'12"E - 468.44 feet to an iron pin set, N02°44'33"W - 5.00 feet to an iron pin set, N84°56'26"E - 361.18 feet to an iron pin set, S67°45'29"E - 47.32 feet to an iron pin set, S52°26'28"E - 527.44 feet to an iron pin set, said pin being on the southern line of Kentucky Utilities Company and being a corner of Hardin Heights, Inc. said pin being on the western line of Hardin Heights, Inc (D.B. 130, Pg. 147, see also Plat of Hardin Heights Camp Sites Plat Slide A-69); Thence leaving the line of Kentucky Utilities Company and crossing Hardin Heights Drive with the line of Hardin Heights, Inc., S36°08'14"W - 12.01 feet to a mag nail set (1/4" x 2" Mag Nail set as will be typical for all Mag Nails set), said nail being a new corner of the parent tract, S51°06'46"E - 35.00 feet to a Mag Nail Set, S47°51'46"E - 50.00 feet to a Mag nail Set, S42°51'46"E - 50.00 feet to an iron pin set, S37°51'46"E - 50.00 feet to an iron pin set, S32°51'46"E - 50.00 feet to an iron pin set, S27°51'46"E - 50.00 feet to a Mag nail set, S22°51'46"E - 50.00 feet to a Mag nail set, S17°51'46"E - 50.00 feet to an iron pin set, S12°51'46"E - 50.00 feet to an iron pin set, S07°51'46"E - 50.00 feet to an iron pin set, S02°51'46"E - 50.00 feet to an iron pin set,

S02°08'14" W - 50.00 feet to an iron pin set, S04°36'20" W - 338.90 feet to an iron pin found (PLS# 3816), S26°28'46" W - 98.98 feet to an iron pin found (PLS# 3816), S47°50'27" W - 170.00 feet to an iron pin found (PLS# 3816), S60°08'28" W - 172.18 feet to an iron pin found (PLS# 3816), and S23°53'27"E - 39.86 feet to a 1" Iron Pipe Found, said pipe being a corner of the Hardin Heights, Inc (D.B. 130, Pg. 147) and the Southwest corner of Lot 1 of Hardin Heights Camp Estates; Thence leaving the line of Hardin Heights, Inc. (D.B. 130, Pg. 147) and with the line of Lot 1 of Hardin Heights Camp Estates, S23°38'19"E - 204.33 feet to an iron pin set at elevation 760, said pin being N23°38'19"W - 5.11 feet from a found 1" Pipe; Thence leaving Lot 1 of Hardin Heights Camp Estates and with the line of Kentucky Utilities Company (D.B. 104, Pg. 318) and 760 elevation line, S79°31'40" W - 457.41 feet to an iron pin found (PLS# 3816), S58°56'55" W - 83.56 feet to an iron pin found (PLS# 3816), S51°40'58" W - 58.42 feet to an iron pin found (PLS# 3816), S47°50'51" W - 22.05 feet to an iron pin found (PLS# 3816), S45°47'52" W - 138.57 feet to an iron pin found (PLS# 3816), S75°05'26" W - 95.47 feet to an iron pin found (PLS# 3816), S81°32'53" W - 488.43 feet to an iron pin found (PLS# 3816), S88°28'56" W - 209.89 feet to an iron pin found (PLS# 3816), S86°18'39" W - 122.17 feet to an iron pin found (PLS# 3816), and N83°26'18"W - 76.85 feet to an iron pin found (PLS# 3816), said pin being at the 760 Elevation and being a corner of Fredrick Dempsey (D.B. 160, Pg. 273); Thence leaving the 760 Elevation and with the line of Dempsey, N67°55'13"W - 61.50 feet to an iron pin found (PLS# 3816) in the centerline of the Creek, N30°57'02"W - 250.95 feet to an iron pin set, N16°11'02"W - 120.12 feet to an iron pin found (PLS# 3816), N48°20'38"W - 124.02 feet to an iron pin found (PLS# 3816), N38°06'58"W - 98.94 feet to an iron pin found (PLS# 3816) at the base of a fence corner post and S87°38'08" W - with said fence line passing an iron pin found (PLS# 3816) at 1449.80 feet and continuing 2.82 feet for a overall total distance of 1452.62 feet to the POINT OF BEGINNING and containing 152.976 acres by survey.

This description prepared from a physical survey conducted by Douglas G. Gooch, AGE Engineering Services, Inc., Ky. R.L.S. #3118, dated the 9th day of May, 2011.

Being a portion of the property acquired by Thurman Hardin by deed from Charles Hardin, Elizabeth Hardin, Edward Hardin and Juanita Hardin, dated the 3rd day of November, 1960, and of record in Deed Book 146, page 256, and being part of that property acquired by Thurman Hardin et. al. by deed from Edward Hardin and Juanita Hardin dated the 19th day of September 1951 and recorded in Deed Book 127, Pg. 311, both in the Office of the Clerk of Mercer County, Kentucky.

LOULibrary BT06130.0585404 1048342v1

DOCUMENT NO: 165151
RECORDED ON: JUNE 23, 2011 10:24:03AM
TOTAL FEES: 123.00
TRANSFER TAX: 1825.00
COUNTY CLERK: CHRIS MOON
COUNTY: MERCER COUNTY
DEPUTY CLERK: RUBIN FRESHMAN
BOOK D328 PAGES 7 - 11

132-298

EASEMENT CARD PREPARED
H.H.
WORK ORDER
3-7168

298

THIS DEED made and entered into this ~~March 17,~~ 1951,
by and between HENRY T. ISON and KATE S. ISON, his wife, of Mercer
County, Kentucky, grantors, and KENTUCKY UTILITIES COMPANY, a
Kentucky Corporation, grantee,

WITNESSETH:

That for a valuable consideration in cash paid grantors,
by grantee, receipt of which is hereby acknowledged, the said
grantors hereby remise, release and forever quitclaim unto the
said grantee, without warranty, the following real estate:

All that tract of land situated near the Curdsville
Pike in Mercer County, Kentucky, and being a portion
of the right of way abandoned by the Cincinnati-
Southern Railway:

MA 19

BEGINNING at an iron pin in the east line of the
abandoned Cincinnati-Southern Railway right of way,
said iron pin being corner to Curd (now or formerly);
thence along Curd's line N 54 deg. 16' W 85 feet to
an iron pin in the line of E.G. Guttery, said iron pin
being in the west right of way of the abandoned Cin-
cinnati-Southern Railway; thence with the west right
of way of the abandoned Cincinnati-Southern Railway
and E.G. Guttery for three lines N 38 deg. 53' E 223.2
feet, N 34 deg. 43' E 165 feet, and N 31 deg. 22' E
487.1 feet to an iron post in the center line of a
rock fence; thence along the center line of said rock
fence N 70 deg. 28' W 19 feet to an iron pin, said
iron pin being in the line of Mrs. Sudie Kincaid;
thence along Mrs. Kincaid's line for four lines N 31 deg.
22' E 621.7 feet, N 54 deg. 52' W 38 feet, N 28 deg.
49' E 130 feet and N 27 deg. 19' E 259.3 feet to an
iron fence post, corner to Kentucky Utilities property
(formerly Ison Bros.); thence S 62 deg. 41' E 105.5
feet to an iron pin in the west right of way of C.N.O. &
T.P. Railway; thence along the west right of way of the
C.N.O. & T.P. Railway S 08 deg. 49' W 270.8 feet to an
iron fence post common to the C.N.O. & TP Railway west
right of way and the east right of way of the old
abandoned Cincinnati-Southern Railway and Kentucky
Utilities Company (formerly Ison Bros.); thence along
the east right of way of the abandoned Cincinnati-
Southern Railway and Kentucky Utilities Company for
five calls S 33 deg. 25' W 148.2 feet, N 56 deg. 35'
W 40 feet, S 31 deg. 22' W 1107.8 feet, S 34 deg.
43' W 166 feet and S 38 deg. 53' W 227.8 feet to the
beginning, and containing 4.642 acres, and being the
same property conveyed to Henry T. Ison by the Cincinnati-

#2

Southern Railway on May 13, 1933, and recorded in Deed Book 108, page 456, in the Mercer County Clerk's office,

WITNESS the hands of the grantors the date first above written.



Witness: Henry T. Ison
Kate S. Ison
Mark (Kate S. Ison)

STATE OF KENTUCKY,
COUNTY OF MERCER:

I, R.H.McBEATH, a Notary Public in and for the at large State/and County aforesaid, hereby certify that the foregoing deed was this day produced to and acknowledged before me therein by HENRY T. ISON and KATE S. ISON, his wife, to be their act and deed.

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My commission expires May 1, 1956.

GIVEN under my hand and seal of office this 24th day of March, 1954.

R. H. McBeath
NOTARY PUBLIC, MERCER COUNTY, STATE AT LARGE.



State of Kentucky, County of Mercer, Sct.
I, W. B. Morris, Clerk of the Mercer County Court do certify that the foregoing instrument was on this day lodged for record, which together with this and the foregoing certificate has been duly recorded in my office.
Given under my hand this 24 day of March 1954

W. B. Morris Clerk
By Stanley Scott Jr.

Mailed Stoll Keenon & Park
3-26-2001

BOOK 0282 PAGE 266

DEED TAX PAID
\$250.00 DATE 3-22-2001

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, made and entered into on March 22ND 2001, by and between **CLIFFORD W. HOUP a/k/a CLIFFORD WAYNE HOUP and PATRICIA J. HOUP**, husband and wife, with a mailing address of 126 Buena Vista Estates, Harrodsburg, Kentucky 40330. (collectively, the "Parties of the First Part"), and **KENTUCKY UTILITIES COMPANY**, a Kentucky corporation, having its principal office and place of business at One Quality Street in Lexington, Fayette County, Kentucky (the "Party of the Second Part"),

WITNESSETH:

THAT, for and in consideration of the sum of Two Hundred Fifty Thousand Dollars (\$250,000.00), cash in hand paid by Party of the Second Part to Parties of the First Part, the receipt of all of which is hereby acknowledged by Parties of the First Part, the said Parties of the First Part have this day BARGAINED and SOLD and do hereby GRANT and CONVEY unto the Party of the Second Part, in fee simple, its successors and assigns forever, the following described property located in Mercer County, Kentucky, which is more fully described on Exhibit "A" attached hereto and made a part hereof by reference.

TO HAVE AND TO HOLD the above described property, together with all rights, privileges, appurtenances and improvements thereunto belonging, unto Party of the Second Part, in fee simple, its successors and assigns forever.

Said Parties of the First Part do hereby release and relinquish unto Party of the Second Part, its successors and assigns, all of their right, title and interest in and to the above described property including dower, curtesy, the homestead exemption and all other exemptions allowed by law, with covenant of SPECIAL WARRANTY.

Provided, however, that there is excepted from the foregoing warranty and covenants, and this conveyance is made subject to, the following:

1. Restrictive covenants of record in the Mercer County Clerk's office.

Exhibit "A"

Parcel 1

That certain property located in Mercer County, Kentucky, on both sides of the Danville and Dix River Road and on the Ballard Turnpike and more particularly described as follows:

BEGINNING at a stone in the center of the Danville and Dix River Road, corner to Martin Noel, opposite Motley's Passway, and running with the center thereof South 32-1/2° West 4.2 chains and South 19° West 3.8 chains to corner to Newton Curd; thence leaving the road with his lines North 78-1/4° West 5 chains to a stone and South 51-1/2° West 55 links to the east edge of the right of way of the Cincinnati Southern Railway, as newly located; thence with the east line thereof with the fence Southwardly 1080 feet to the north edge of the Ballard Turnpike at the intersection with the railway; thence with the north edge of the turnpike South 84° East 4.75 chains to the center of the Danville and Dix River Road; thence with the center of said road North 2-3/4° W 10.45 chains to an iron pin corner to H. T. Ison, formerly Artis W. Curd; thence with his line South 84° East 21.63 chains to a stone corner to Grant Epperson; thence with his line North 56-1/2° East 2.6 chains to an iron pin corner to David Motley and Epperson; thence with Motley's lines North 6° West 10.36 chains to a stone, North 86-1/2° West 9 chains to a stone, North 3° E 3.7 chains to the edge of Motley's 20 foot roadway, and thence with the south line thereof South 84° West 10.5 chains to the beginning, containing 36 acres, be the same more or less.

There is excepted from the above-described Parcel 1 the following:

- 1) Property conveyed to A. G. Peavler and Rosie Lee Peavler, his wife, by deed of Grover Peavler, a single man, et al, dated October 17, 1979, recorded in Deed Book 236, Page 674;
 - 2) Property conveyed to Kentucky Utilities Company, Inc., a Kentucky corporation, by deed of Grover Peavler, a single man, et al, dated November 8, 1991, recorded in Deed Book 237, Page 103.
- All of the foregoing references are to the Mercer County Clerk's office.

Parcel 2

All of that tract of land, with improvements thereon, near Dix Dam in Mercer County, Kentucky, on the Curdville Road, described as: BEGINNING on the West side of the Curdsville Road in the center of an old lane corner to J.D. WALLACE (or Willis); thence with his line

N 76.08 W 330 feet continuing with Willis and crossing the C.N.O. and T.P. Railway Company right of way and continuing with Virgil Houp S 52.53 W 891 feet to a point in the Dix Dam Road in line of F.C. Slama; thence with Slama's line up a hill N 22.49 W 282 feet along a stone fence, N 22.41 W 198 feet, N 23.14 W 444 feet to a mulberry tree, and along the creek bank N 50.09 W 109 feet, and around the top of the brow of the bluff N 7.01 W 264 feet; N 9.50 W 263 feet; N 14.24 E 264 feet to an elm on the side of the bluff and S 82.16 W 143 feet to an elm tree on top of bluff, and along the top of the bluff N. 0.46 W 488 feet to the line of Gwinn; thence with Gwinn for four calls along the side of the bluff and along an old stone fence N 11.40 E 229 feet, N 44.42 E 330 feet, and leaving stone fence and crossing creek and said railroad N 88.55 E 528 feet to a point on the East side thereof, thence at an angle across said right of way N 5.27 W 392 feet to a point on the west side of said C.N.O. and T.P. Railway Company double tracks and corner to John Buckley; thence with Buckley S 58.49 E 1963 feet to the West side of the Curdsville Road; thence along the West side thereof S 28.21 W 524 feet, S 26.04 W 640 feet S 38.36 W 363 feet, and S 18.55 W 274 feet to the beginning. There is excepted from the above-described Parcel 2 the following:

- 1) Railroad right-of-way conveyed in Deed Book 43, Page 459, Deed Book 44, Pages 175 and 404; and deed to Trustees of the Cincinnati Southern Railway, dated September 14, 1928, recorded in Deed book 104, Page 205;
- 2) Property conveyed by Clarene A. Rose to F.C. Slama, by deed dated April 30, 1952, and recorded in Deed Book 128, Page 412;
- 3) Property conveyed to Commonwealth of Kentucky, by deed dated October 9, 1936, recorded in Deed book 110, Page 637.

All of the foregoing references are to the records of the Mercer County Clerk's office.

The foregoing two parcels having been surveyed by Estes Engineering, prepared November 28, 2000, and are described pursuant to the survey in three separate tracts as follows:

Tract 'D'

A description of tract 'D' from Houp located on KY 342 and Curdsville road in the county of Mercer, state of Kentucky and bounded as follows: unless stated otherwise, any monument referred to herein as an iron pin set 11/2000 is a 5/8" x 24" rebar with a 2" aluminum cap stamped L.W. Estes LPLS 1880; beginning at an iron pin (set 11/2000) located in the west right of way of Curdsville Road and

being a corner to Major et al; thence, along the west right of way of Curdsville road (20' to c/l) for the following calls,
 S34°27'24"w, a distance of 184.05 feet to a point;
 S32°04'07"w, a distance of 308.88 feet to a point;
 S28°07'56"w, a distance of 272.12 feet to an iron pin (set 11/2000);
 S26°51'37"w, a distance of 185.81 feet to a point;
 S26°16'48"w, a distance of 168.28 feet to a point;
 S30°08'53"w, a distance of 56.37 feet to a point;
 S37°54'22"w, a distance of 88.05 feet to a point;
 S38°49'36"w, a distance of 94.54 feet to a point;
 S36°18'15"w, a distance of 90.01 feet to a point;
 S28°49'15"w, a distance of 76.20 feet to a point;
 S20°40'55"w, a distance of 108.61 feet to a point;
 S16°01'26"w, a distance of 113.54 feet to an iron pin (set 11/2000);
 S14°12'06"w, a distance of 60.92 feet to a point;
 S12°06'15"w, a distance of 107.64 feet to a point;
 S07°03'13"w, a distance of 159.31 feet to a point;
 S05°58'57"w, a distance of 143.54 feet to a point;
 S04°10'57"w, a distance of 183.40 feet to a point;
 S04°33'22"w, a distance of 180.41 feet to an iron pin (set 11/2000);
 S04°30'14"w, a distance of 277.58 feet to an iron pin (set 11/2000),
 located in the north right of way of KY 342; thence, N57°25'57"w,
 along the north right of way of KY 342 (r/w variable), a distance of
 184.15 feet to an iron pin (set 11/2000) located in the east right of
 way of Southern Railroad; thence, along the east right of way of
 Southern Railroad (DB 104-205 and DB 104-250) for the following
 calls, along a curve to the left having a radius of 2964.90 feet, a
 curve length of 1182.75 feet, the chord of which is n6°03'51"w, a
 chord length of 1174.92 feet to an iron pin (set 11/2000);
 N18°52'08"w, a distance of 662.00 feet to an iron pin (set 11/2000);
 along a curve to the right having a radius of 2764.90 feet, the curve
 length of 1698.86 feet, the chord of which is N3°11'47"w, a chord
 distance of 1672.26 feet to an iron pin (set 11/2000), a corner to
 Major et al; thence, s58°49'00"e, along the line of Major et al (DB
 230-267) and along or near a fence, a distance of 1828.71 feet to
 point of beginning. Containing 58.237 acres more or less. All
 bearings are referred to bearing of record along the line of Major et al
 as shown in DB 176-18 (S58°49'00"e) tract 'D' is a portion of DB
 176-18 and a portion of DB 237-590. Tract 'D' was surveyed by
 Lindon W. Estes, Lpls 1880 (Estes Engineering and Surveying, Inc.)
 on 11/28/2000.

Tract 'E'

A description of tract 'E' from Houp located on Southern Railroad in the county of Mercer, state of Kentucky and bounded as follows: unless stated otherwise, any monument referred to herein as an iron pin set 11/2000 is a 5/8" x 24" rebar with a 2" aluminum cap stamped L.W. Estes LPLS 1880; beginning at an iron pin (set 11/2000) located in the west right of way of Southern Railroad and a corner to Shakertown at Pleasant Hill, Kentucky, Inc. (Said point located S35°08'09"w, a distance of 520.58 feet from the north west most corner of tract 'D' of Houp; thence, along the west right of way of Southern Railroad (DB 43-459 and DB 44-175 (DB 44-404) for the following calls, S10°09'05"w, a distance of 56.20 feet to an iron pin (set 11/2000); along a curve to the left having a radius of 2342.00 feet, the curve length of 1497.38 feet, the chord of which is S8°57'52"e, the chord length of 1472.01 feet to an iron pin (set 11/2000); S28°21'31"e, a distance of 301.67 feet to an iron pin (set 11/2000); along a curve to the right having a radius of 1382.70 feet, the curve length of 157.42 feet, the chord of which is S23°57'04"e, the chord length of 157.33 feet to an iron pin (set 11/2000); S69°18'37"w, a distance of 50.00 feet to an iron pin (set 11/2000); S17°15'09"e, a distance of 271.52 feet to an iron pin (set 11/2000), a corner to Baker; thence, S52°53'00"w, along the line of Baker (DB 266-402), a distance of 314.56 feet to the center of 14" W.F. I beam (found), a corner to Lot '14' of Pleasant Hill Farm; thence, along the line of Pleasant Hill Farm (Lots 14 thru 9 PC 'A-570') for the following calls, N30°57'29"w, a distance of 31.15 feet to the center of 14" W.F. I beam (found); N32°21'45"e, a distance of 161.60 feet to the center of 12" wood post witness pin (set 11/2000) N28°00'12"e, a distance of 1.14 feet; N3°14'27"w, a distance of 200.07 feet to the center of 14" corner post witness pin (set 11/2000) N1°08'37"e, a distance of 1.42 feet; N40°01'48"w, a distance of 175.61 feet to the center of 14" wood post witness pin (set 11/2000) S59°06'47"e, a distance 0.98 feet; N51°52'29"w, a distance of 266.26 feet to the center of 12" wood post witness pin (set 11/2000) S74°18'58"e, a distance of 0.91 feet; N84°01'18"w, a distance of 281.03 feet to the center of 10" wood post witness pin (set 11/2000) S89°49'47"e, a distance of 0.75 feet; N53°49'46"w, a distance of 84.33 feet to a 14" white oak tree witness pin (set 11/2000) S2°22'55"e, a distance of 1.77 feet; S47°22'53"w, a distance of 71.83 feet to an iron pin (set 11/2000 in snag); N35°07'25"w, a distance of 114.11 feet to a 24" oak tree witness pin (set 11/2000) S69°56'54"e, a distance of 1.87 feet; N8°15'24"e, a distance of 252.25 feet to a 30" sycamore tree witness pin (set

11/2000) S51°14'27"e, a distance of 1.55 feet; N24°39'36"e, a distance of 201.83 feet to a 18" hickory tree witness pin (set 11/2000) N68°50'36"w, a distance of 0.79 feet; N8°27'09"e, a distance of 153.01 feet to the center of 12" walnut stump, witness pin (set 11/2000) N1°28'16"e, a distance of 0.70 feet; N23°59'04"w, a distance of 129.81 feet to a 20" walnut tree, witness pin (set 11/2000) S39°40'16"e, a distance of 1.16 feet; N21°57'48"w, a distance of 205.36 feet to a 14" oak stump (3' tall) witness pin (set 11/2000) N88°14'58"e, a distance of 0.98 feet, a corner to H.U.S. of Ky., Inc.; thence, N4°24'53"w, along the line of H.U.S. of Ky., Inc. (DB 239-599), a distance of 297.54 feet to an iron pin (set 11/2000) at corner to Shakertown at Pleasant Hill, Kentucky, Inc.; thence, along the line of Shakertown at Pleasant Hill, Kentucky, Inc. (DB 157-149 tract III) for the following calls, N11°44'16"e, a distance of 217.80 feet to an iron pin (set 11/2000); N47°14'16"e, a distance of 330.00 feet to a point on rock ledge on west side of cedar run witness pin (set 11/2000) N17°17'42"e, a distance of 14.40 feet; S83°30'44"e, a distance of 244.31 feet to point of beginning. Containing 23.186 acres more or less. All bearings are referred to bearing of record along the line of Major et al as shown in DB 176-18 (S58°49'00"e). Tract 'E' is a portion of DB 176-18. Tract 'E' was surveyed by Lindon W. Estes, LPLS 1880 (Estes Engineering and Surveying, Inc.) on 11/28/2000.

Tract 'F'

A description of tract 'F' from Houp located on KY 342 in the county of Mercer, state of Kentucky and bounded as follows: Unless stated otherwise, any monument referred to herein as an iron pin set 11/2000 is a 5/8" x 24" rebar with a 2" aluminum cap stamped L.W. Estes LPLS 1880; beginning at an iron pin (set 11/2000) located in the south right of way of KY 342 and the east right of way of Southern Railroad; thence, S47°29'58"e, along the south right of way of KY 342 (r/w variable), a distance of 131.29 feet to an iron pin (set 11/2000) located in the west right of way of Curdsville road and a corner to Kentucky Utilities, (said iron pin located S44°12'55"w, a distance of 95.94 feet from the south east most corner of tract 'D' of Houp; thence, N82°49'14"w, along the line of Kentucky Utilities (DB 190-396), a distance of 104.35 feet to an iron pin (set 11/2000) located in the east right of way of Southern Railroad; thence, N5°05'13"e, along Southern Railroad (DB 104-250), a distance of 75.96 feet to point of beginning. Containing 0.091 acres more or less. All bearings are referred to bearing of record along the line of Major

BOOK 0282 PAGE 272

et al as shown in DB 176-18 (S58°49'00"e) tract 'F' is a portion of DB 237-590 tract 'F' was surveyed by Lindon W. Estes, LPLS 1880 (Estes Engineering and Surveying, Inc.) on 11/28/2000.

Parcel 1 being the same property conveyed to Clifford W. Houp and Patricia J. Houp, his wife, by deed dated December, 1991, recorded in Deed Book 237, Page 590, in the Mercer County Clerk's office.

Parcel 2 being the same property conveyed to Clifford W. Houp and Patricia J. Houp, his wife, by deed dated January 6, 1973, recorded in Deed Book 176, Page 18, in the Mercer County Clerk's office.

Parcel 3 - Ky River Tract

(1) BEGINNING in the west right-of-way line of C.N.O. and T.P. Railway in or near High Bridge and running thence westwardly a straight line paralleling Kentucky River and with line of the second (2) tract herein to a beech snag on the east bank of Cedar Run Creek, and thence continuing said line to the center of said creek; thence down same with the center thereof to the mouth of said creek at Kentucky River; thence up Kentucky River eastwardly to the west right-of-way of said railway and with the same southwardly to the beginning.

(2) A certain boundary of land lying in Mercer County, Kentucky, on the waters of Cedar Run Creek near the mouth thereof and between said creek and the right-of-way of the Cincinnati-Southern Railroad and bounded as follows:

BEGINNING at the figure 1 cut in a large rock in the edge of said creek and running thence a straight line in an easterly direction 165 feet more or less to figure 7 cut in the face of the cliff, thence a straight line in a southerly direction 294 feet more or less to figure 4 cut in the face of the cliff, thence a straight line in a westerly direction 100 feet more or less to a cross cut in a large rock on the edge of the creek, thence down the creek as it meanders 298 feet more or less to figure 1, the place of beginning.

There is excepted from the foregoing description of Parcel 3, property conveyed to Cincinnati Southern Railway, by deed dated August 29, 1908, recorded in Deed Book 78, Page 379, in the Mercer County Clerk's office.

Parcel 3 being the same property conveyed Clifford Wayne Houp, by deed dated November 23, 1983, recorded in Deed Book 210, Page 746, in the Mercer County Clerk's office.

PAGE 0282 PAGE 274

2. All conditions and/or restrictions, if any, affecting the said property herein conveyed and contained on any plat of record in the Mercer County Clerk's office.
3. Zoning and building restrictions, regulations and ordinances, if any.
4. Easements and rights-of-way of whatsoever nature and kind reserved and recorded in the Mercer County Clerk's office.

This conveyance is made subject to the 2001, and all subsequent years, state, county, city and school district ad valorem property taxes and any other assessments assessed against the property, which Party of the Second Part assumes and agrees to pay when due.

For purposes of compliance with KRS 382.135, Parties of the First Part and Party of the Second Part hereby certify that the consideration reflected in this Special Warranty Deed is the full consideration paid for the property herein conveyed. Party of the Second Part joins in the execution of this Special Warranty Deed for the sole purpose of certifying the amount of the consideration.

IN WITNESS WHEREOF, the Parties of the First Part and Party of the Second Part have hereunto set their hands as of the day and year first above written.

Clifford W. Houp
CLIFFORD W. HOUP

Patricia J. Houp
PATRICIA J. HOUP

KENTUCKY UTILITIES COMPANY,
a Kentucky corporation

BY: Roy R Cowden

ITS: Attorney

COMMONWEALTH OF KENTUCKY

COUNTY OF MERCER

The foregoing Special Warranty Deed and Statement of Consideration was subscribed, acknowledged and sworn to before me this 22nd day of March, 2001, by Clifford W. Houp and Patricia J. Houp, husband and wife.

My Commission Expires: 9/20/03

Dana Bond
NOTARY PUBLIC

COMMONWEALTH OF KENTUCKY

COUNTY OF FAYETTE

The foregoing Statement of Consideration was subscribed, acknowledged and sworn to before me this 22nd day of March, 2001, by Roger Cauden as Corporate Counsel of Kentucky Utilities Company, a Kentucky corporation, for and on behalf of the corporation.

My commission expires: 9/20/03

Dana Bond
NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY:

STOLL, KEENON & PARK, LLP
201 East Main Street, Suite 1000
Lexington, Kentucky 40507-1380
(606) 231-3000

BY: [Signature]
Frank L. Wilford

State of Kentucky, County of Mercer, Scl
I, Larry Short, Mercer County Clerk, do certify that the foregoing instrument was on this day, lodged for record, at 10:27 A.M., which together with this and the foregoing certificate has been duly recorded in my office. Given under my hand this 22 day of Mar. 2001

LARRY SHORT, CLERK
By Larry Short cc Clerk

*Del JT
Donna paid
08-01-00*

BOOK 0278 PAGE 137

DEED TAX PAID
\$30.00 DATE 4-15-2000

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, made and entered into on April 14, 2000, by and between **JACK D. NELSON and LISA L. NELSON**, husband and wife, with a mailing address of 978 Munday Landing Road, Harrodsburg, Kentucky 40330. (collectively, the "Parties of the First Part"), and **KENTUCKY UTILITIES COMPANY**, a Kentucky corporation, having its principal office and place of business at One Quality Street in Lexington, Fayette County, Kentucky (the "Party of the Second Part"),

WITNESSETH:

THAT, for and in consideration of the sum of Thirty Thousand Dollars (\$30,000.00), cash in hand paid by Party of the Second Part to Parties of the First Part, the receipt of all of which is hereby acknowledged by Parties of the First Part, the said Parties of the First Part have this day BARGAINED and SOLD and do hereby GRANT and CONVEY unto the Party of the Second Part, in fee simple, its successors and assigns forever, the following described property located in Mercer County, Kentucky, which is more fully described as follows:

A tract of land in Mercer County, Kentucky on the waters of Shawnee Run bounded on the North by lands of Newton Curd (now or formerly), on the East by lands of Christine Ray (now or formerly), on the South by Dix Dam Road (formerly Ballard Turnpike) and on the West by lands of Newton Curd (now or formerly), containing one-half (1/2) acre, more or less.

Being the same property conveyed to Jack D. Nelson and Lisa L. Nelson, husband and wife, by deed dated May 15, 1998, recorded in Deed Book 269, Page 595, in the Mercer County Clerk's office.

TO HAVE AND TO HOLD the above described property, together with all rights, privileges, appurtenances and improvements thereunto belonging, unto Party of the Second Part, in fee simple, its successors and assigns forever.

Return recorded Deed to:
Frank L. Wilford
Stoll, Keenon & Park, LLP
201 East Main Street, Suite 1000
Lexington, Kentucky 40507

[478] C:\Work\KU\Nelson Deed

190-396

Mailed to Elmer Doster

3-19-77

DEED TAX PAID
\$ 28.00 DATE 3-10-77

THIS DEED, dated this 4th day of March, 1977, from LOUISVILLE TRUST BANK, INC., a Kentucky corporation ("Grantor"), to KENTUCKY UTILITIES COMPANY, a Kentucky corporation ("Grantee"), 120 South Limestone Street, Lexington, Kentucky.

WITNESSETH:

For and in consideration of a good and valuable consideration, receipt of which is hereby acknowledged, Grantor does hereby grant, bargain, sell and convey unto Grantee, in fee simple, the following described real estate situated in Mercer County, Kentucky:

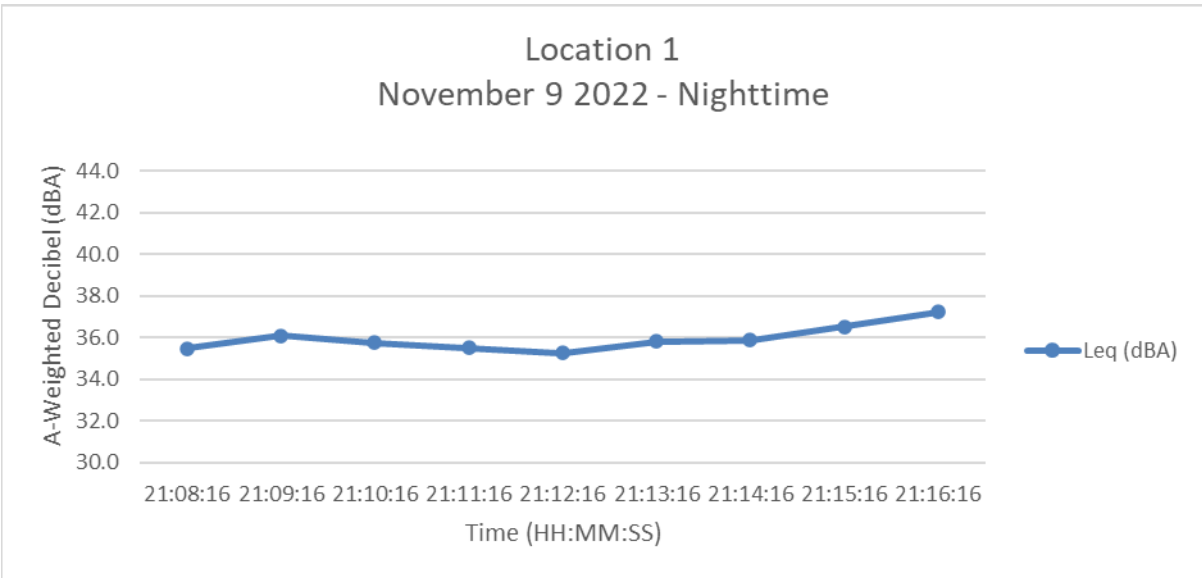
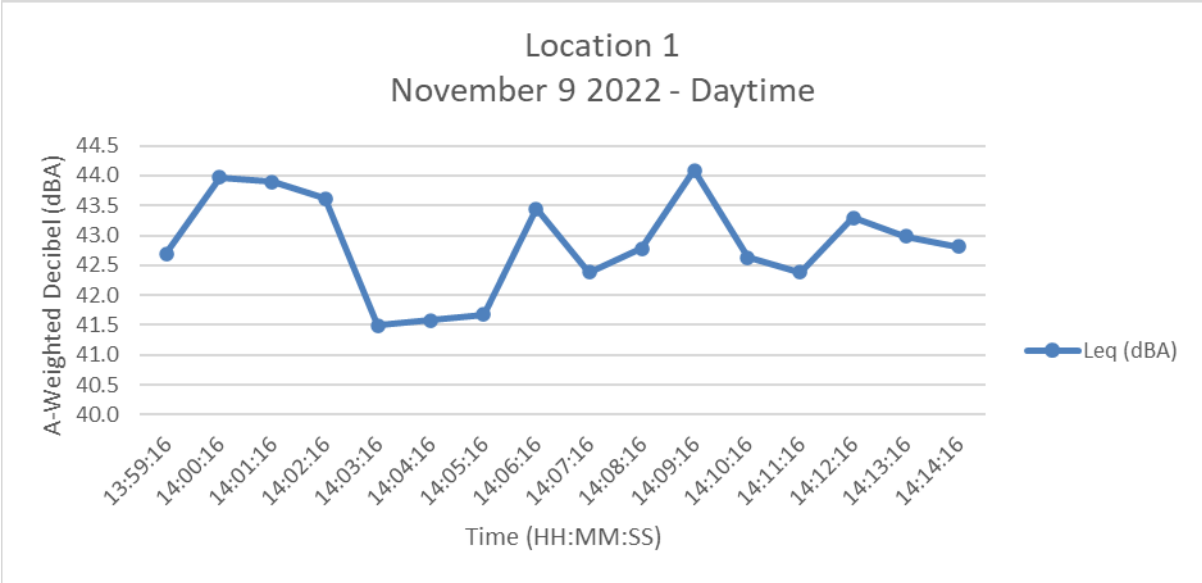
MA32

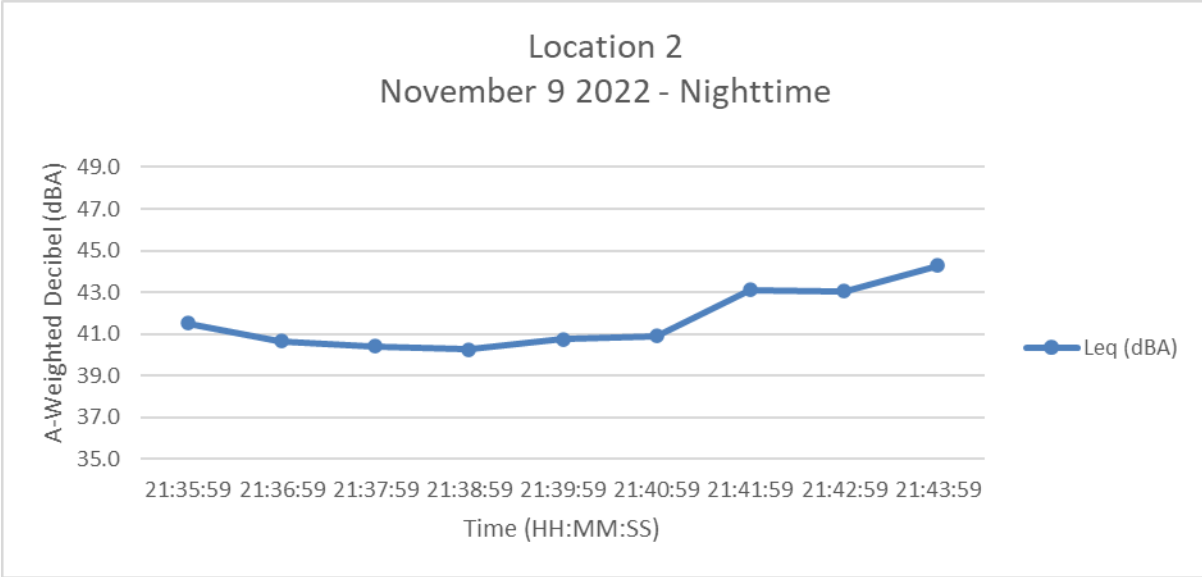
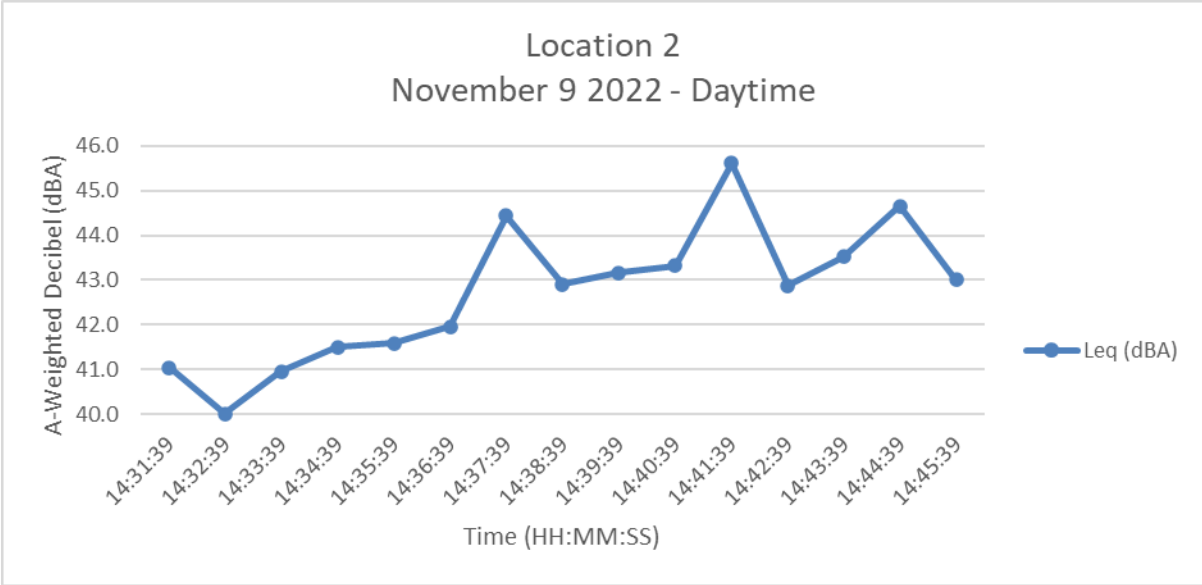
Beginning at a stake in the east line of the old Cincinnati Southern Railway right of way, commonly called the Cincinnati, New Orleans, & Texas Pacific Railway Company, corner to H. T. Ison, and running with said railway line S 41° W 1.5 chains and S 42 1/2° W 5.5 chains to corner to Duncan, thence with his lines S 20 1/2° E 16.92 chains and S 83 1/2° E 5.85 chains to the edge of the turnpike; thence at right angles North 23 links; thence with the center of the turnpike East 3 chains; thence N 84° E 8.5 chains, and thence N 4° E 14.8 chains to a stone in the center of the turnpike, corner to H. T. Ison; thence leaving the turnpike and running with his line N 75 1/2° W 20.5 chains to the beginning, containing 37.06575 acres, but there is excepted therefrom 2.17 acres conveyed to the Trustees of the Cincinnati Southern Railway, for a right of way, by deed dated September 26, 1928, and of record in Deed Book 104, page 252, in the Mercer County Court Clerk's Office, and there is further excepted therefrom a small parcel conveyed to Mercer County, for a right of way for Curdsville Road, by deed dated January 31, 1974, and of record in Deed Book 181, page 39, in the aforesaid Clerk's Office, and

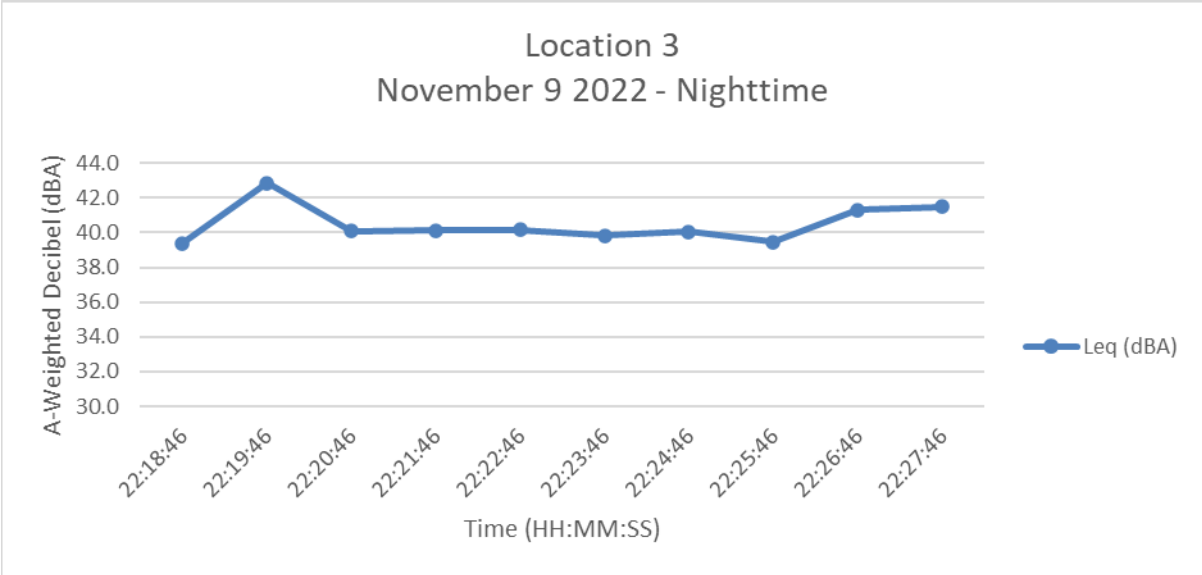
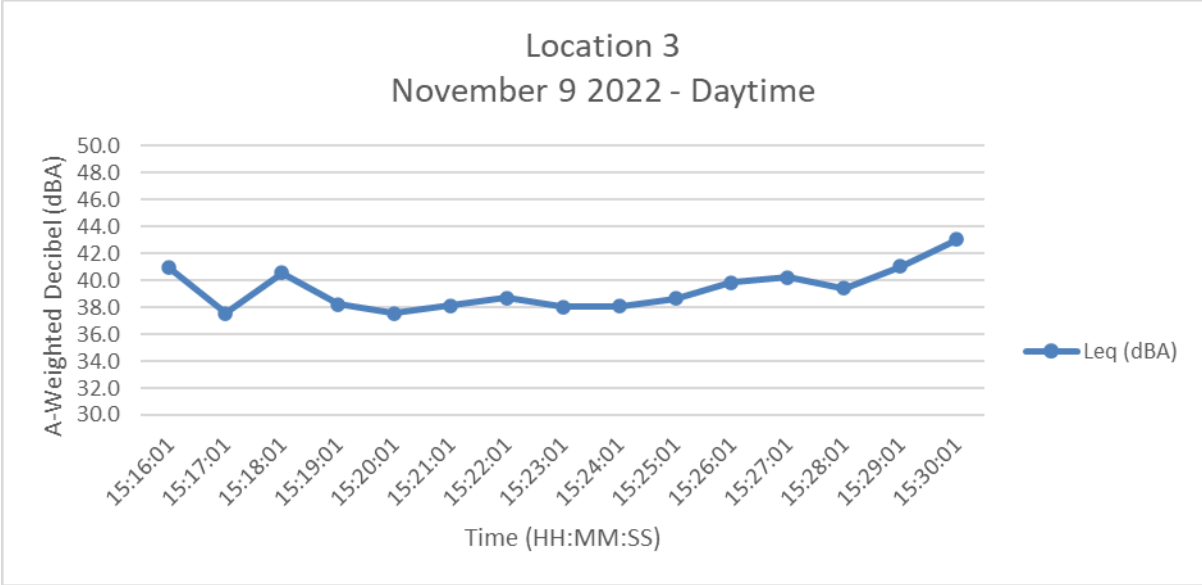
Being the same property acquired by Grantor by a deed dated September 27, 1976, of record in Deed Book 189, Page 155, in the Office of the County Court of Mercer County, Kentucky.

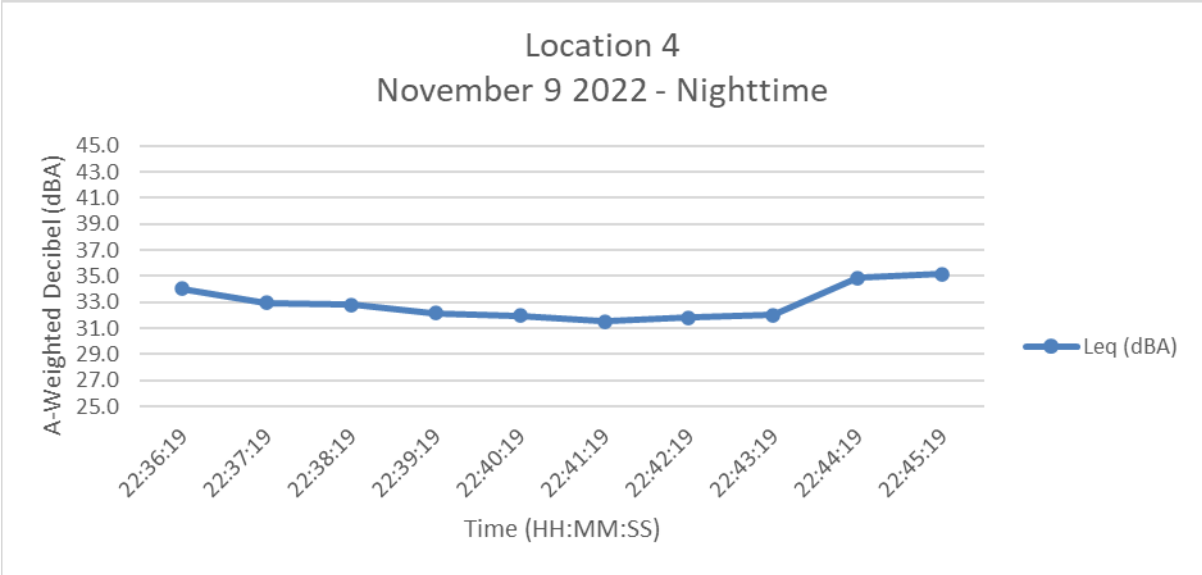
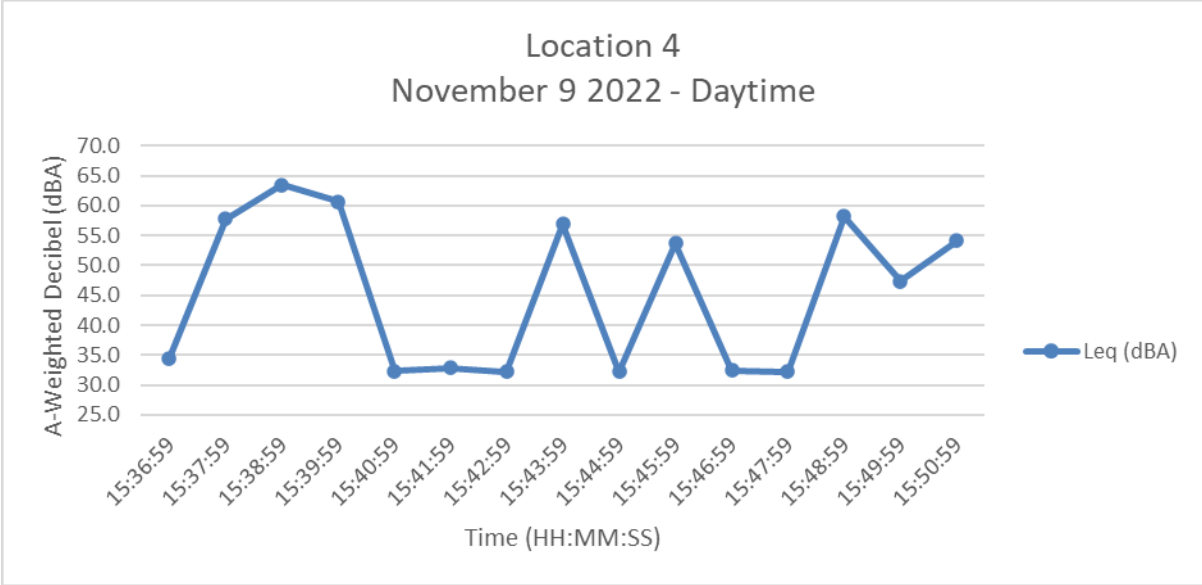
19

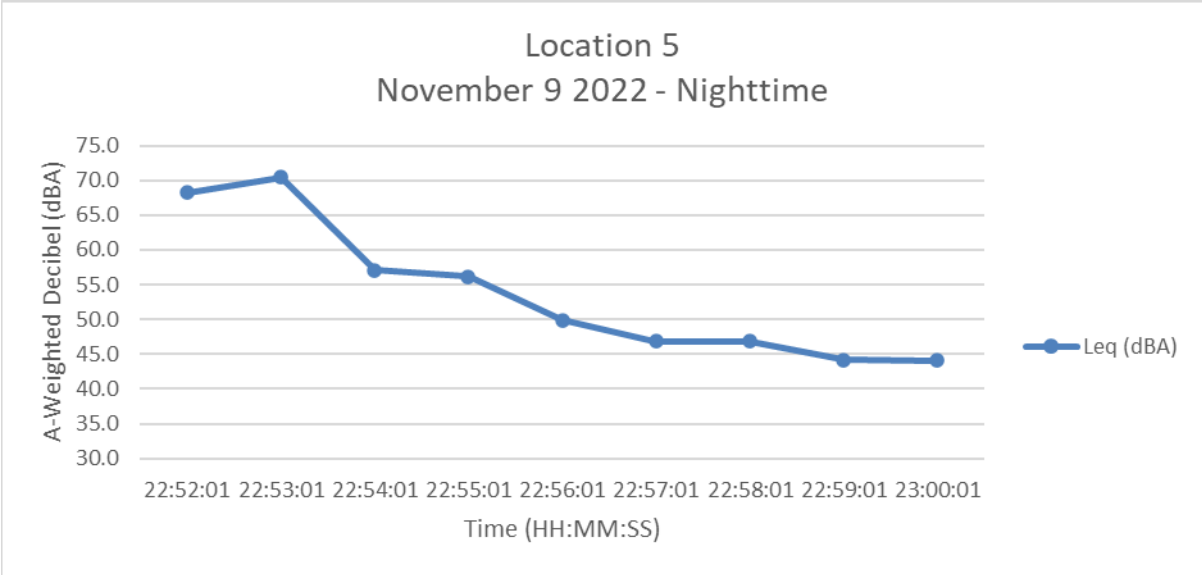
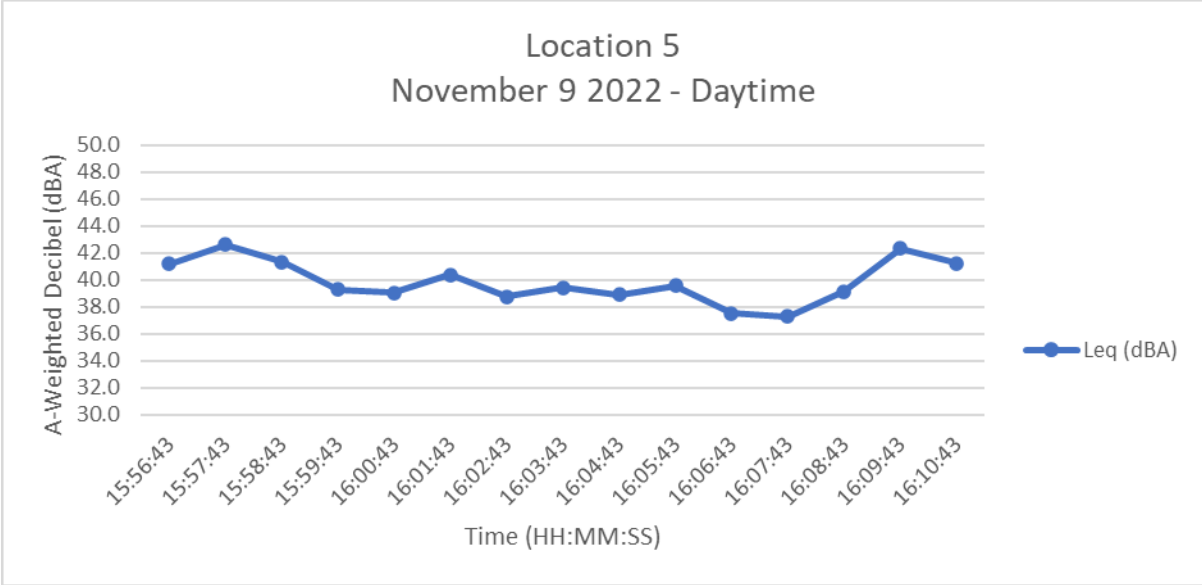
APPENDIX B. BASELINE NOISE MONITORING DATA

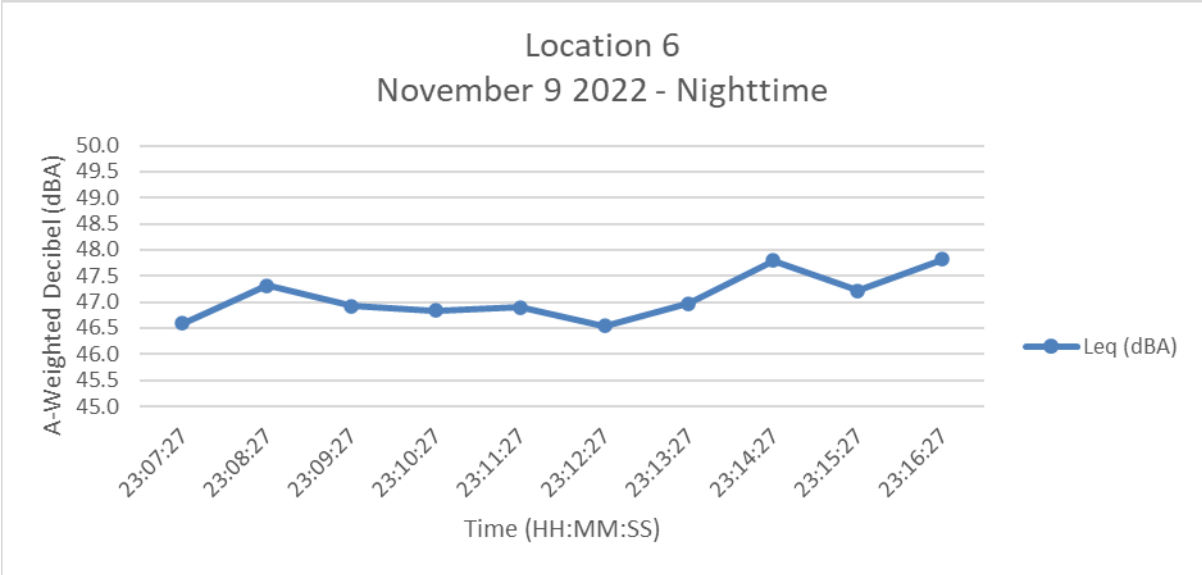
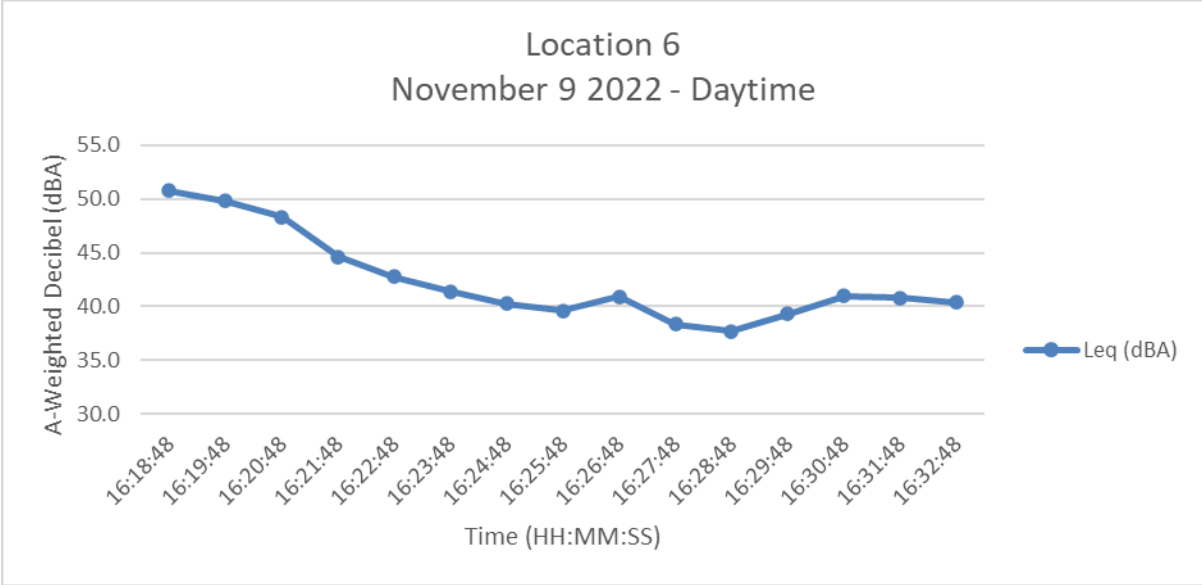












APPENDIX C. VISUAL RESOURCE ASSESSMENT DATA



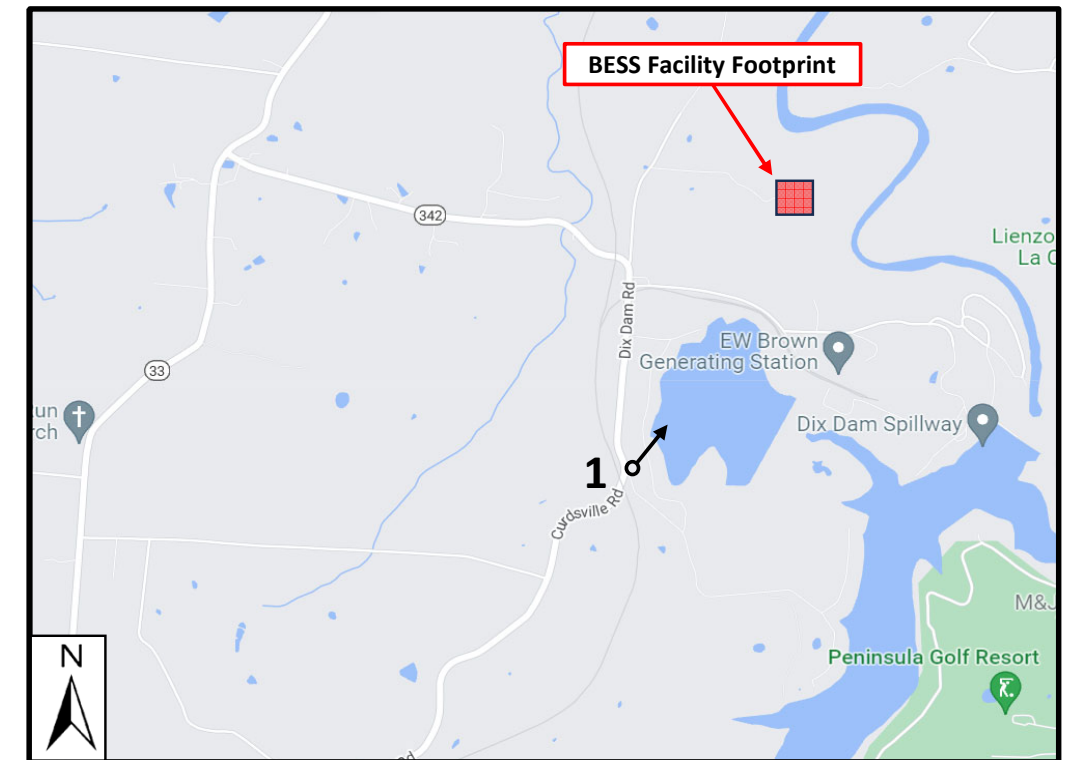
Existing/Baseline View from Dix Dam Road/Hardin Heights Road

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	1
Water	0
Color	2
Influence of Adjacent Scenery	1
Scarcity	1
Cultural Modifications	-1
TOTAL	5



Proposed Project/BESS Facility View from Dix Dam Road/Hardin Heights Road

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	1
Water	0
Color	2
Influence of Adjacent	1
Scarcity	1
Cultural Modifications	-1
TOTAL	5



Viewpoint #1 - Views from the intersection of Dix Dam Road and Hardin Heights Road

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W. Brown Station is clearly visible from the intersection of Dix Dam Road and Hardin Height Road. Due to the lack of intervening structures and topography, the existing power generation facilities/exhaust stacks are the dominant visible features from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the large distance between this viewpoint and the proposed BESS Facility, and intervening Brown Station structure, the relatively low-lying BESS structures would not be visible from this location. The existing exhaust stacks (associated with the coal-fired units) and associated powerline infrastructure would completely obscured views of the BESS Facility, and would remain the only visible structures from this location.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

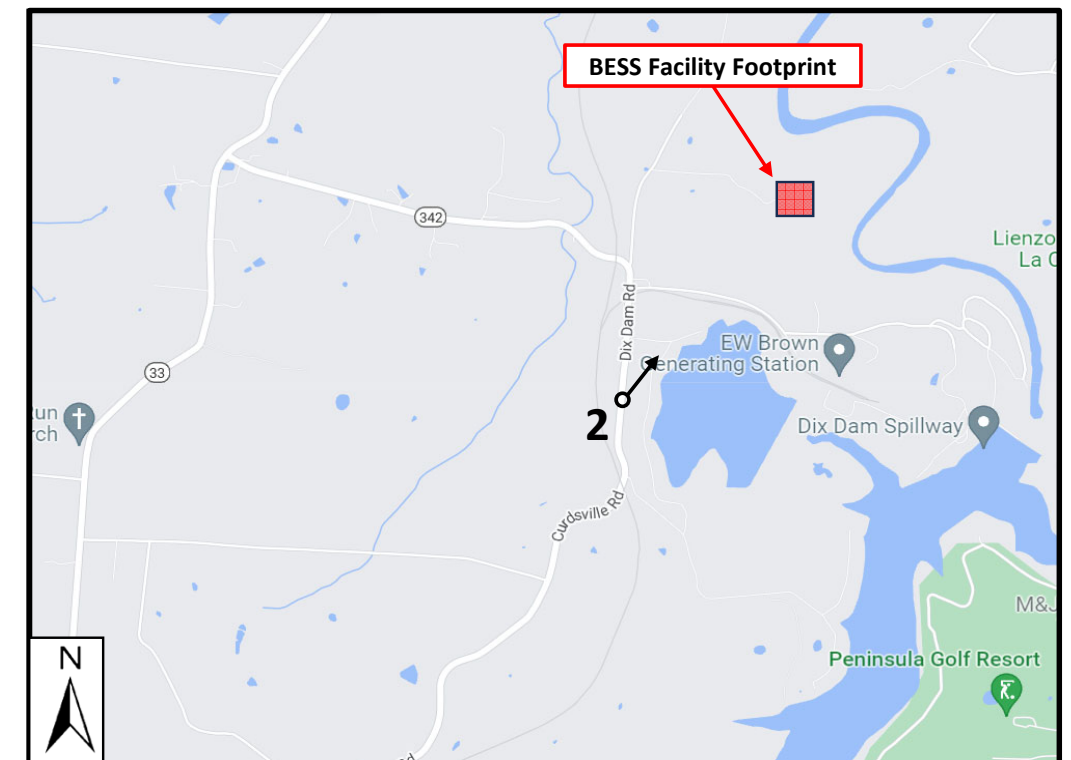


VIEWPOINT	E.W. BROWN - VIEWPOINT #1		
#1	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from Dix Dam Road

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	2
Water	0
Color	2
Influence of Adjacent Scenery	2
Scarcity	1
Cultural Modifications	-1
TOTAL	7



Proposed Project/BESS Facility View from Dix Dam Road

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	2
Water	0
Color	2
Influence of Adjacent	2
Scarcity	1
Cultural Modifications	-1
TOTAL	7

Viewpoint #2 - Views from Dix Dam Road (Offsite Parking)

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W Brown Station is generally obscured from public view by intervening structures and topography. Other than small portions of the existing structures, and the taller exhaust stacks, the majority of the existing E.W. Brown Station is not distinctly visible from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the large distance between this viewpoint and the proposed BESS Facility, and intervening Brown Station structure, the relatively low-lying BESS structures would not be visible from this location. The existing exhaust stacks (associated with the coal-fired units) and associated powerline infrastructure would completely obscure views of the BESS Facility, and would remain the only visible structures from this location.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).



VIEWPOINT #2	E.W. BROWN - VIEWPOINT #2		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



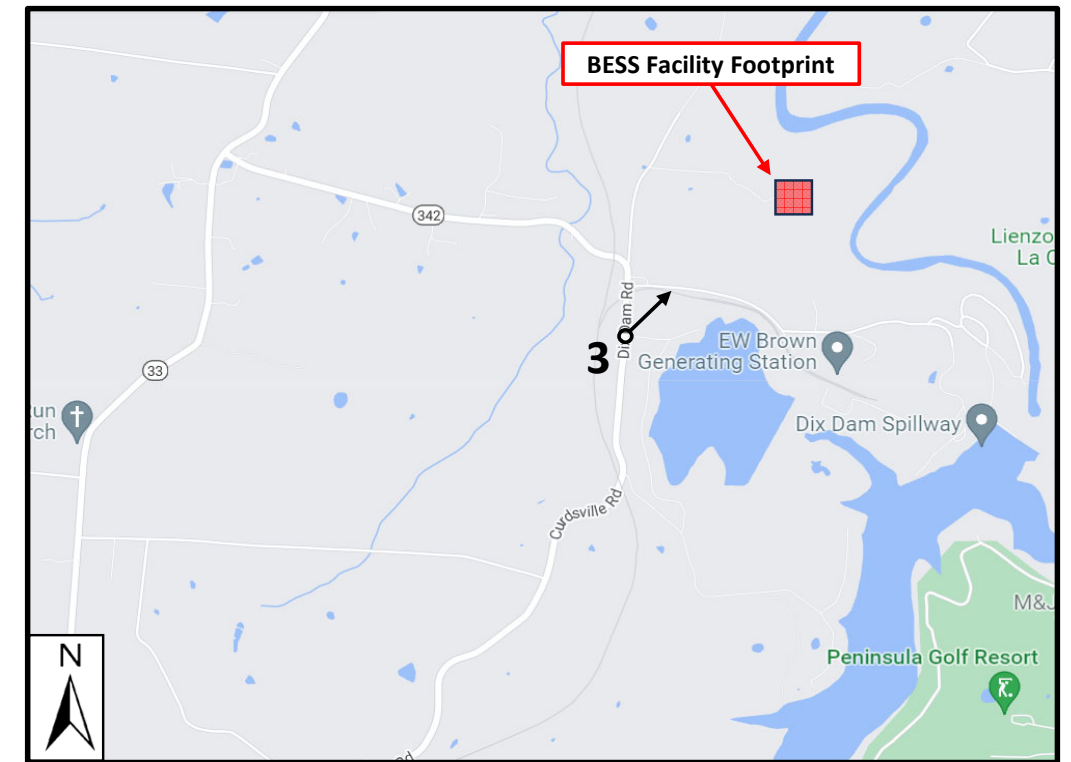
Existing/Baseline View from Brown Station Secondary Entrance (Gate 5)

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	2
Water	0
Color	2
Influence of Adjacent Scenery	3
Scarcity	1
Cultural Modifications	-2
TOTAL	8



Proposed Project/BESS Facility View from Brown Station Secondary Entrance (Gate 5)

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	2
Water	0
Color	2
Influence of Adjacent	3
Scarcity	1
Cultural Modifications	-2
TOTAL	8



Viewpoint #3 - Views from E.W. Brown Station Secondary Entrance (Gate 5)

Existing/Baseline Views: As shown in the adjacent photo, with the exception of the existing coal-fired exhaust stacks, LKE's/KU's E.W. Brown Station is generally obscured from public view from this location along Dix Dam Road (Gate 5 secondary entrance). Due to sloping topography, other than a small portion of the existing exhaust stacks, the majority of the existing Brown Station is obscured from view from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the intervening topography and Brown Station structures, specifically the combustion turbine site and thermal storage plant, the relatively low-lying BESS structures would not be visible from this location.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

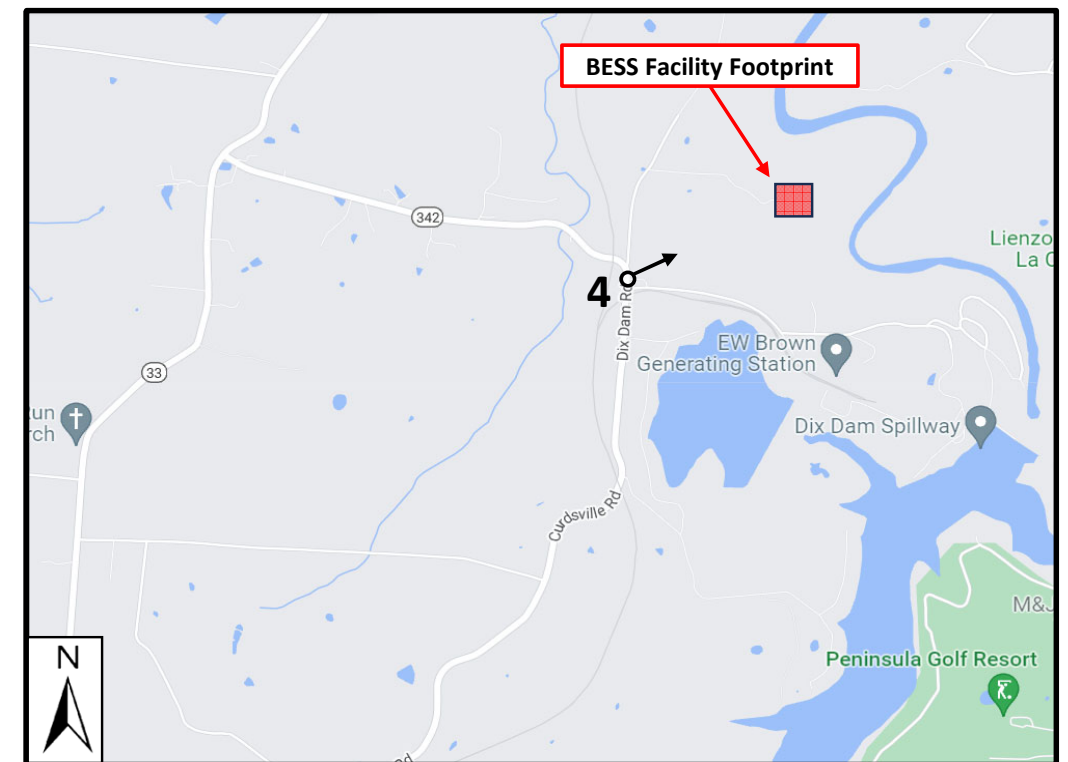


VIEWPOINT #3	E.W. BROWN - VIEWPOINT #3		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from E.W. Brown Station Main Entrance

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	2
Water	0
Color	3
Influence of Adjacent Scenery	1
Scarcity	1
Cultural Modifications	-3
TOTAL	5



Proposed Project/BESS Facility View from E.W. Brown Station Main Entrance

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	2
Water	0
Color	3
Influence of Adjacent	1
Scarcity	1
Cultural Modifications	-3
TOTAL	5

Viewpoint #4 - Views from Dix Dam Road (E.W. Brown Station Main Entrance)

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W. Brown Station and associate infrastructure represent the dominant visual features from this viewpoint at the site's main entrance along Dix Dam Road. Due to the relatively unobstructed line-of-sight and lack of existing visual screening, the existing E.W. Brown Station is clearly visible from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the intervening topography and Brown Station structures, specifically the combustion turbine site and thermal storage plant, the relatively low-lying BESS structures would not be visible from this location.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

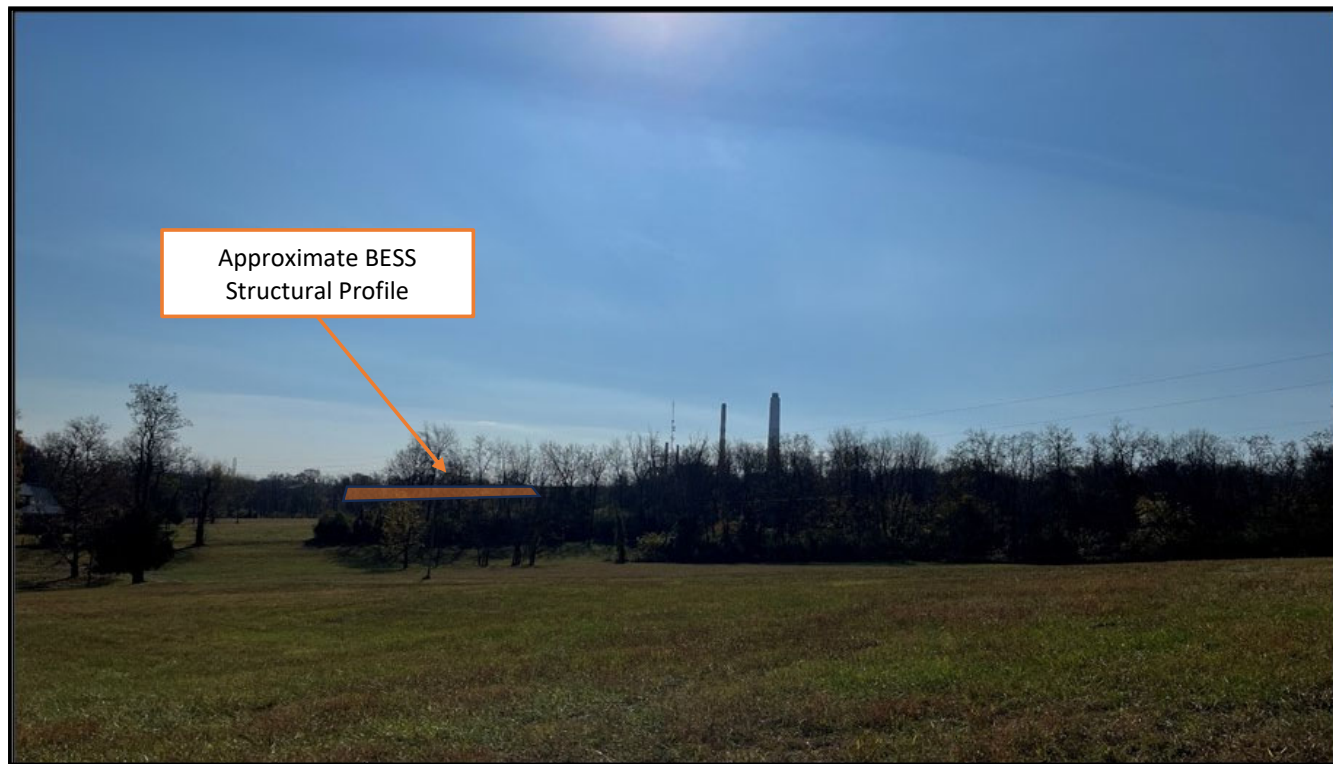
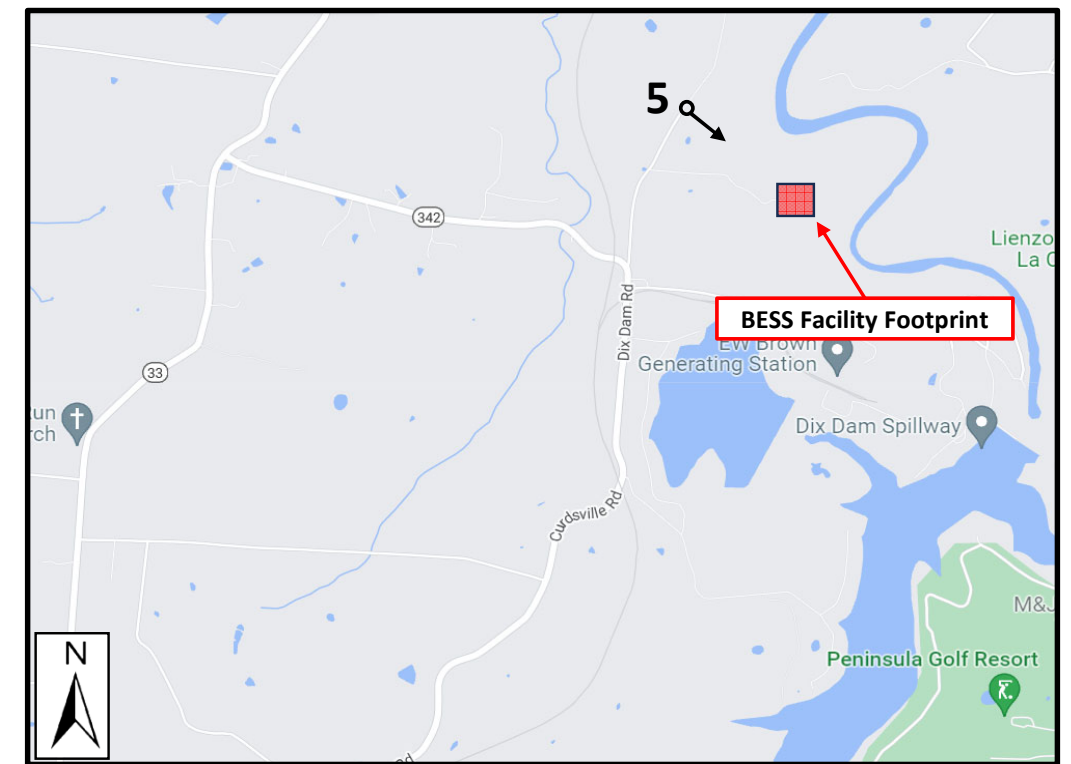


VIEWPOINT #4	E.W. BROWN - VIEWPOINT #4		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from Curdsville Road Extension

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	3
Water	0
Color	3
Influence of Adjacent Scenery	5
Scarcity	2
Cultural Modifications	-1
TOTAL	13



Proposed Project/BESS Facility View from Curdsville Road Extension

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	3
Water	0
Color	3
Influence of Adjacent	5
Scarcity	2
Cultural Modifications	-2
TOTAL	12

Viewpoint #5 - Views from Curdsville Road Extension (northern site boundary)

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W. Brown Station is generally obscured from view by existing vegetation, primarily the trees on the neighboring property. Other than a small portion of the existing exhaust stacks, the majority of the existing Brown facility is not visible from this location along Curdsville Road to the north.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is only expected to be minimally visible (if at all) from this viewpoint (see orange shaded areas which approximates the footprint of the new BESS structures). While this viewpoint is slightly raised in elevation compared to the BESS site, and therefore could have potential line-of-sight to the project, existing vegetation and trees are expected to obstruct views of the majority of onsite structures.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

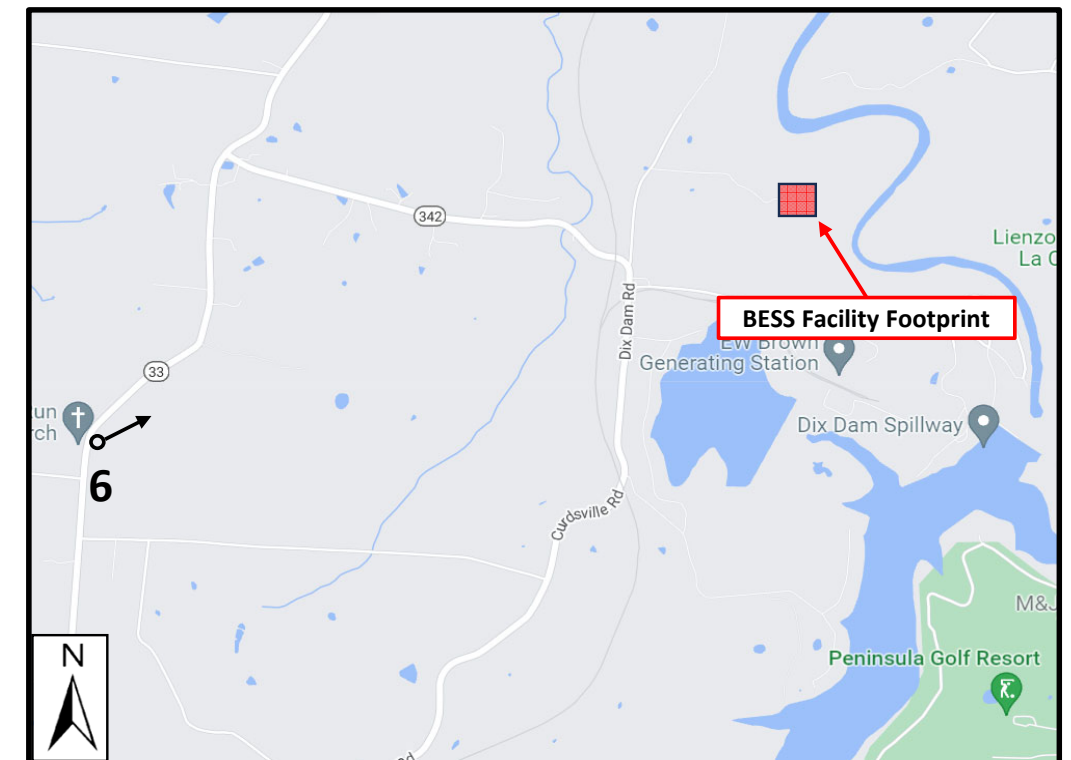


VIEWPOINT #5	E.W. BROWN - VIEWPOINT #5		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from Shawnee Run Baptist Church

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	3
Water	0
Color	3
Influence of Adjacent Scenery	3
Scarcity	2
Cultural Modifications	-2
TOTAL	10



Proposed Project/BESS Facility View from Shawnee Run Baptist Church

Key Factors	Ratings Criteria Score
Landform	1
Vegetation	3
Water	0
Color	3
Influence of Adjacent	3
Scarcity	2
Cultural Modifications	-2
TOTAL	10

Viewpoint #6 - Views from Shakertown Road (Shawnee Run Baptist Church)

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W. Brown Station is barely visible from the Shawnee Run Baptist Church. Due to the large distance between this viewpoint and the existing E.W. Brown Station, as well as, other than the existing exhaust stacks and a small portion of the taller facilities, the majority of the existing E.W. Brown Station is not visible from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the large distance between this viewpoint and the proposed BESS Facility, the relatively low-lying BESS structures would not be visible from this location. The existing exhaust stacks (associated with the coal-fired units) and associated powerline infrastructure would remain the only visible structures.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

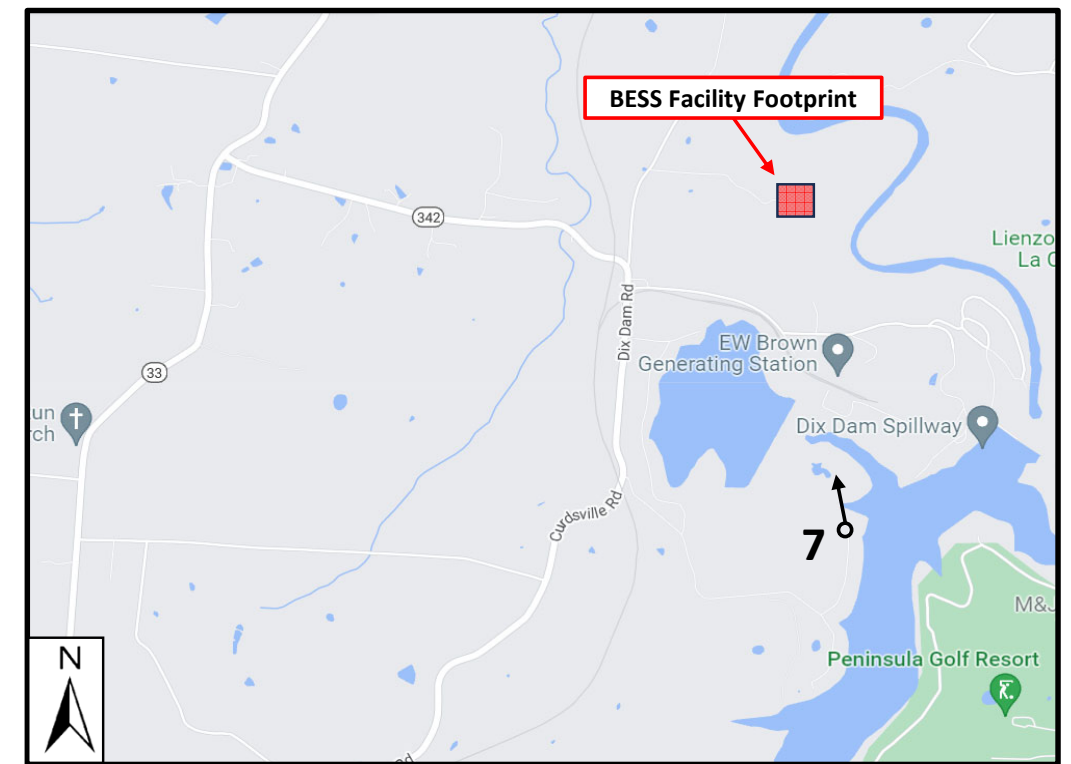


VIEWPOINT #6	E.W. BROWN - VIEWPOINT #6		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from the end of Hardin Heights Road

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	2
Water	1
Color	3
Influence of Adjacent Scenery	2
Scarcity	1
Cultural Modifications	-2
TOTAL	9



Proposed Project/BESS Facility View from the end of Hardin Heights Road

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	2
Water	1
Color	3
Influence of Adjacent	2
Scarcity	1
Cultural Modifications	-2
TOTAL	9

Viewpoint #7 - Views from the end of Hardin Heights Road (residential neighborhood)

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W. Brown Station and associated powerline infrastructure are partially visible from this viewpoint adjacent to the residences at the end of Hardin Heights Road. However, due to the existing vegetation and sloping landforms, only the stacks and taller facilities are visible from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the large distance between this viewpoint and the proposed BESS Facility, the relatively low-lying BESS structures would not be visible from this location. The existing exhaust stacks (associated with the coal-fired units) and associated powerline infrastructure would remain the only visible structures.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

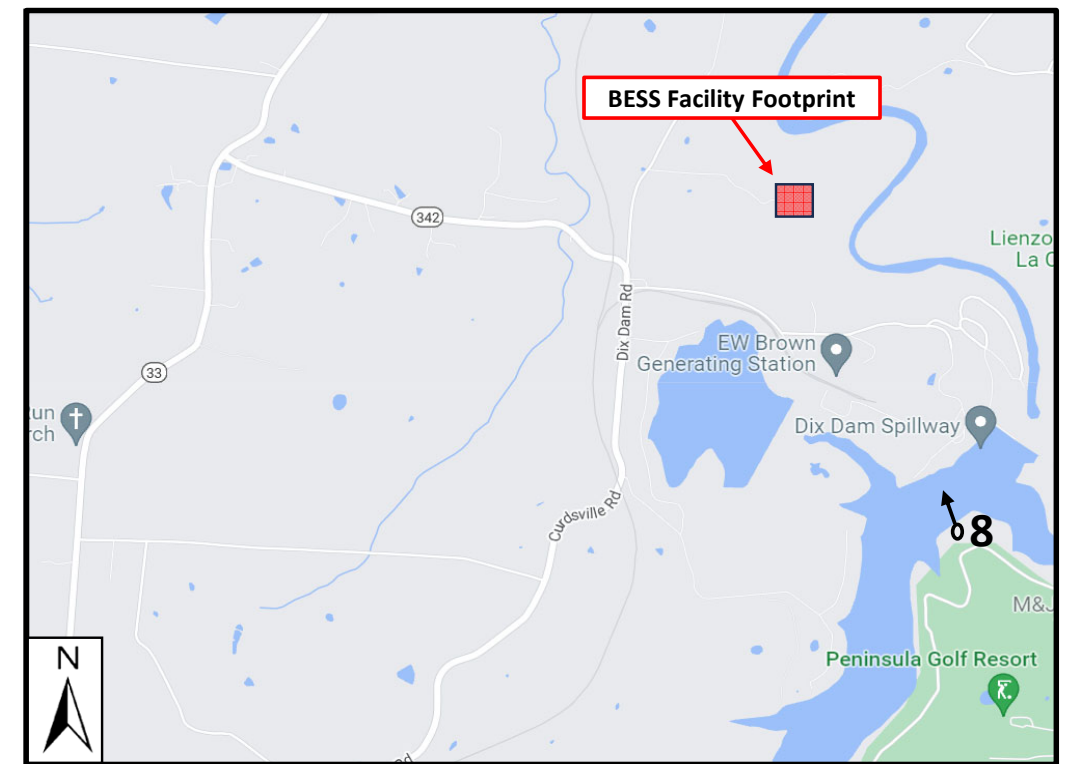


VIEWPOINT #7	E.W. BROWN - VIEWPOINT #7		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from Hunter Drive/Domar Drive

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	4
Water	3
Color	3
Influence of Adjacent Scenery	3
Scarcity	2
Cultural Modifications	-3
TOTAL	14



Proposed Project/BESS Facility View from Hunter Drive/Domar Drive

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	4
Water	3
Color	3
Influence of Adjacent	3
Scarcity	2
Cultural Modifications	-3
TOTAL	14

Viewpoint #8 - Views from Hunter Drive/Domar Drive

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W. Brown Station and associate powerline infrastructure represent the dominant visual features from this viewpoint adjacent to residences along Hunter Drive/Domar Drive. Due to the relatively unobstructed line-of-sight and lack of existing visual screening, the existing power generate facilities are clearly visible from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the large distance between this viewpoint and the proposed BESS Facility, the relatively low-lying BESS structures would not be visible from this location. The existing exhaust stacks (associated with the coal-fired units) and associated powerline infrastructure would remain the only visible structures.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

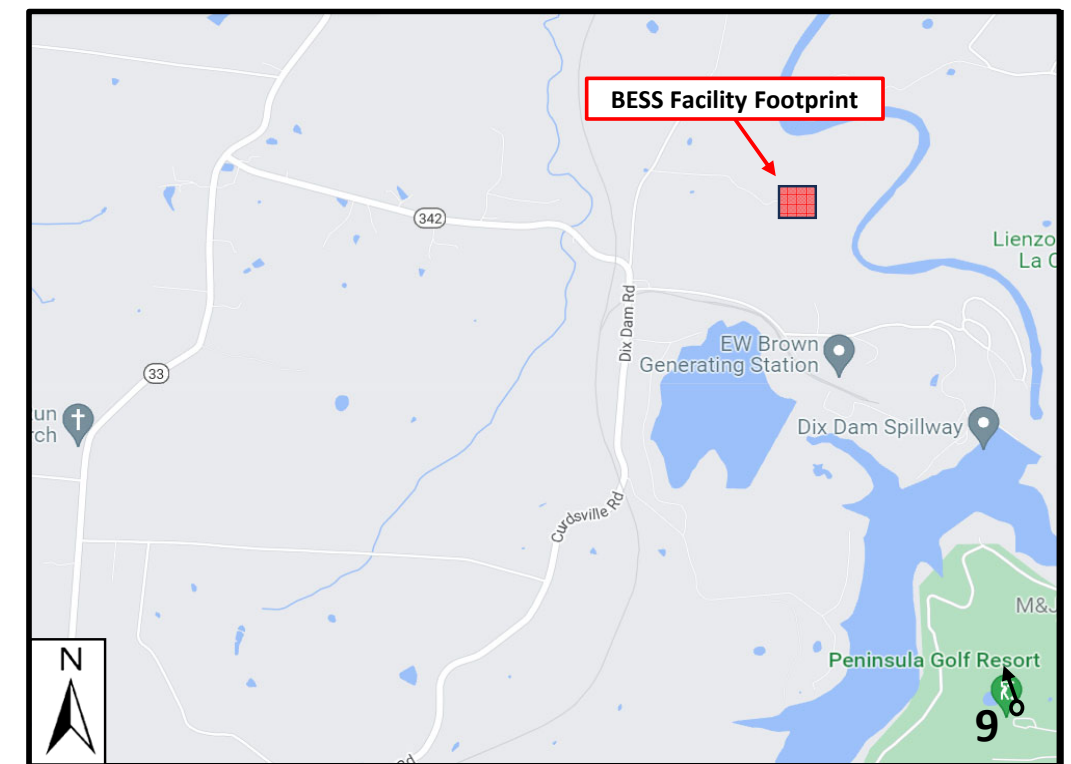


VIEWPOINT	E.W. BROWN - VIEWPOINT #8		
#8	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from Peninsula Golf Resort

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	4
Water	0
Color	4
Influence of Adjacent Scenery	5
Scarcity	2
Cultural Modifications	-2
TOTAL	15



Proposed Project/BESS Facility View from Peninsula Golf Resort

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	4
Water	0
Color	4
Influence of Adjacent	5
Scarcity	2
Cultural Modifications	-2
TOTAL	15

Viewpoint #9 - Views from Peninsula Golf Resort (club house/parking lot)

Existing/Baseline Views: As shown in the adjacent photo, LKE's/KU's existing E.W. Brown Station are partially visible from this viewpoint located the main club house/parking lot within the Peninsula Golf Resort. However, due to the distance between the facility and this viewpoint, as well as existing vegetation, only the taller exhaust stacks and ancillary facilities are visible from this location.

Project Views: As shown in the adjacent photo, the proposed BESS Facility is not expected to be visible from this viewpoint. Due to the large distance between this viewpoint and the proposed BESS Facility, the relatively low-lying BESS structures would not be visible from this location. The existing exhaust stacks (associated with the coal-fired units) and associated powerline infrastructure would remain the only visible structures.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

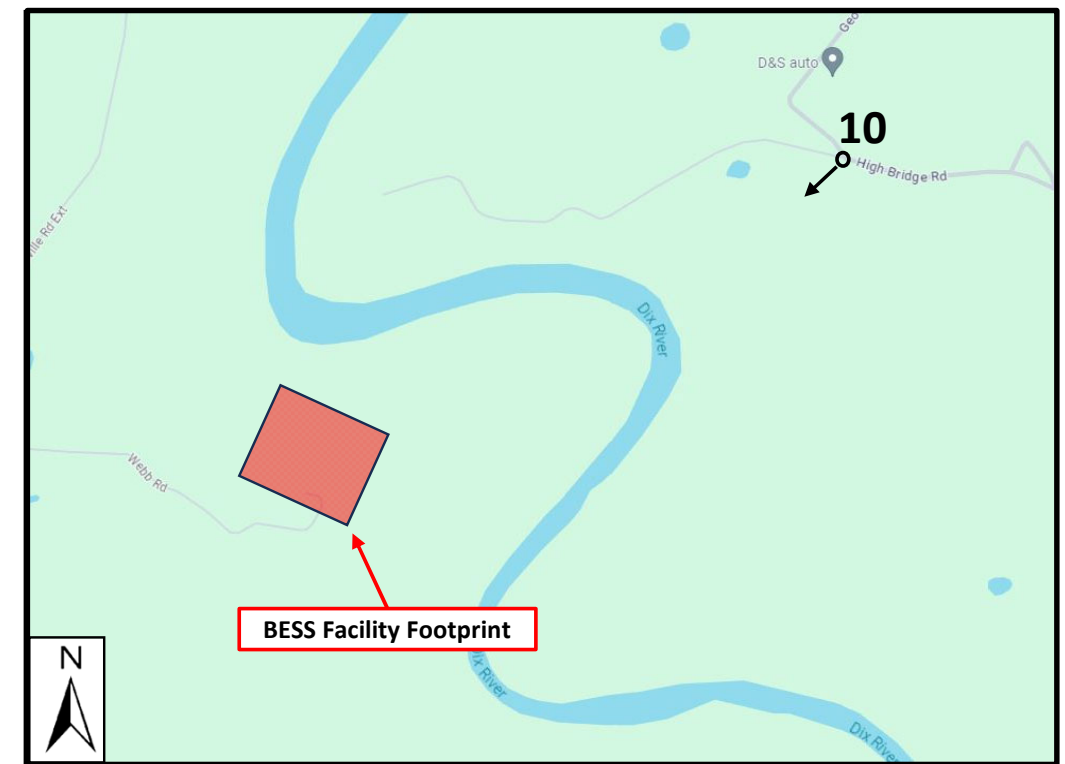


VIEWPOINT #9	E.W. BROWN - VIEWPOINT #9		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from High Bridge Road/George Lane Road

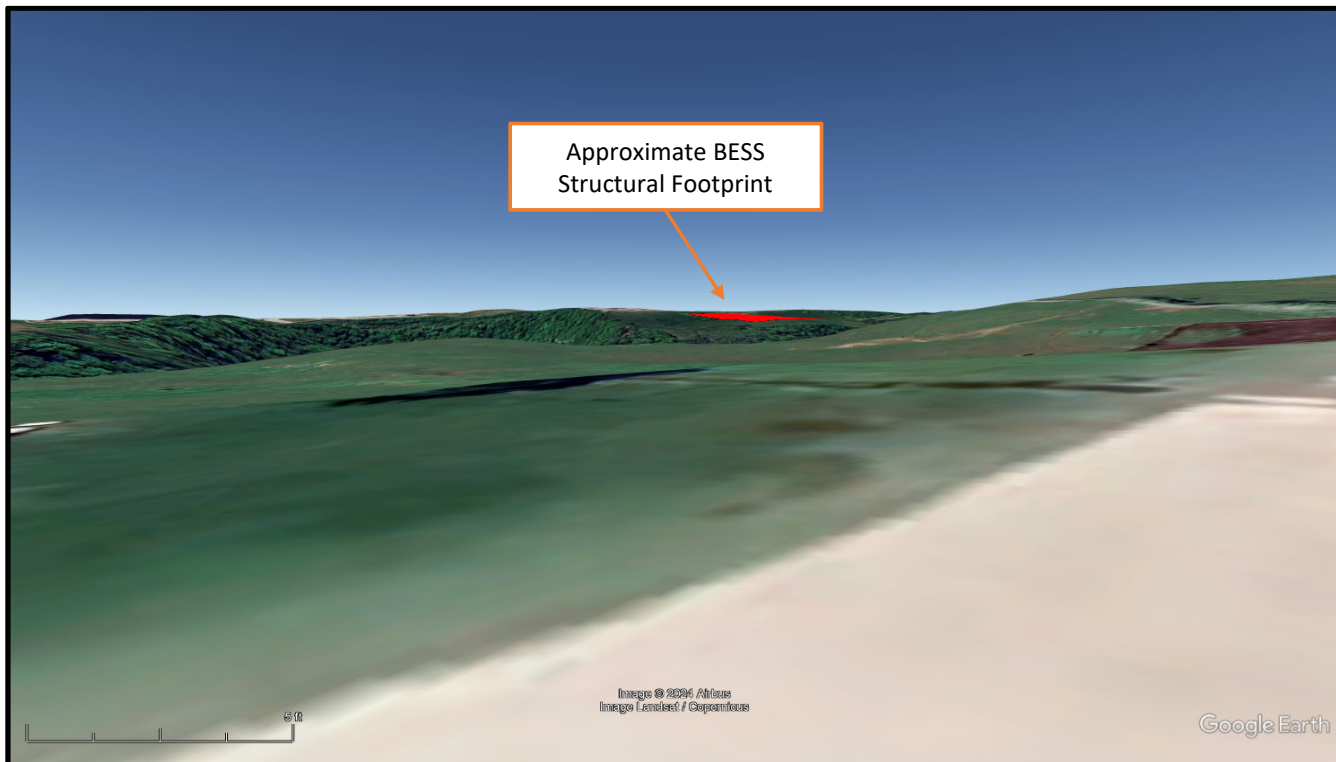
Key Factors	Ratings Criteria Score
Landform	2
Vegetation	3
Water	0
Color	3
Influence of Adjacent Scenery	5
Scarcity	2
Cultural Modifications	-1
TOTAL	14



Viewpoint #10 - Views from High Bridge Road/George Lane Road

Existing/Baseline Views: Note, because a baseline photos is unavailable from this location, a Google Earth™ ground-level view is used as a proxy. As shown in the adjacent simulated ground-level view, this viewpoint is slightly raised and therefore has little topography obstructing views of LKE's/KU's existing E.W. Brown Station. Therefore, it is assumed the existing onsite exhaust stacks and ancillary facilities would be partially visible from this location.

Project Views: As shown in the adjacent Google Earth™ ground-level view, the proposed BESS Facility may be minimally visible (if at all) from this viewpoint (see orange shaded area which approximates the footprint of the new BESS structures). While this viewpoint is slightly raised in elevation compared to the BESS site, and therefore could have potential line-of-sight to the project, it's assumed that existing vegetation and trees, especially the thick vegetation that exists along the banks of the Dix River, would obstruct views of the majority of onsite structures.



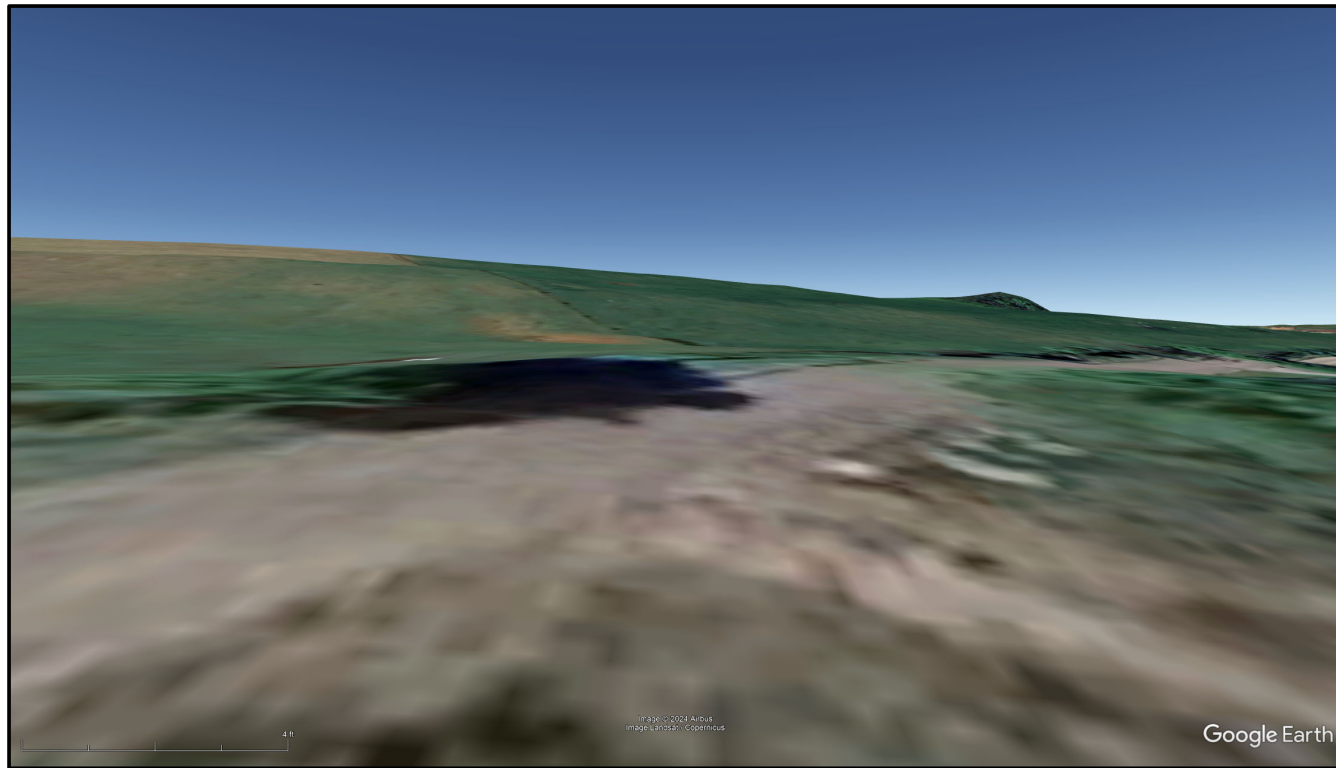
Proposed Project/BESS Facility View from High Bridge Road/George Lane Road

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	3
Water	0
Color	3
Influence of Adjacent	5
Scarcity	2
Cultural Modifications	-2
TOTAL	13

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).

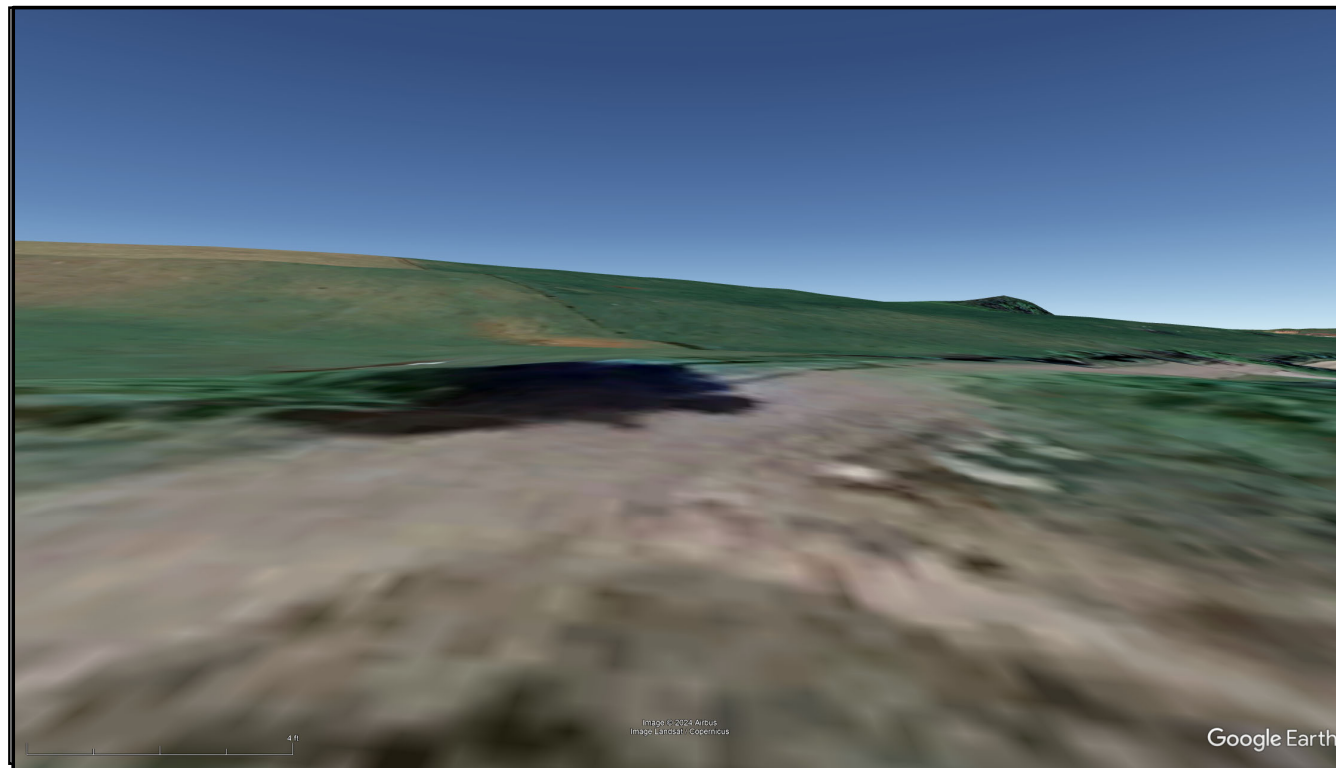
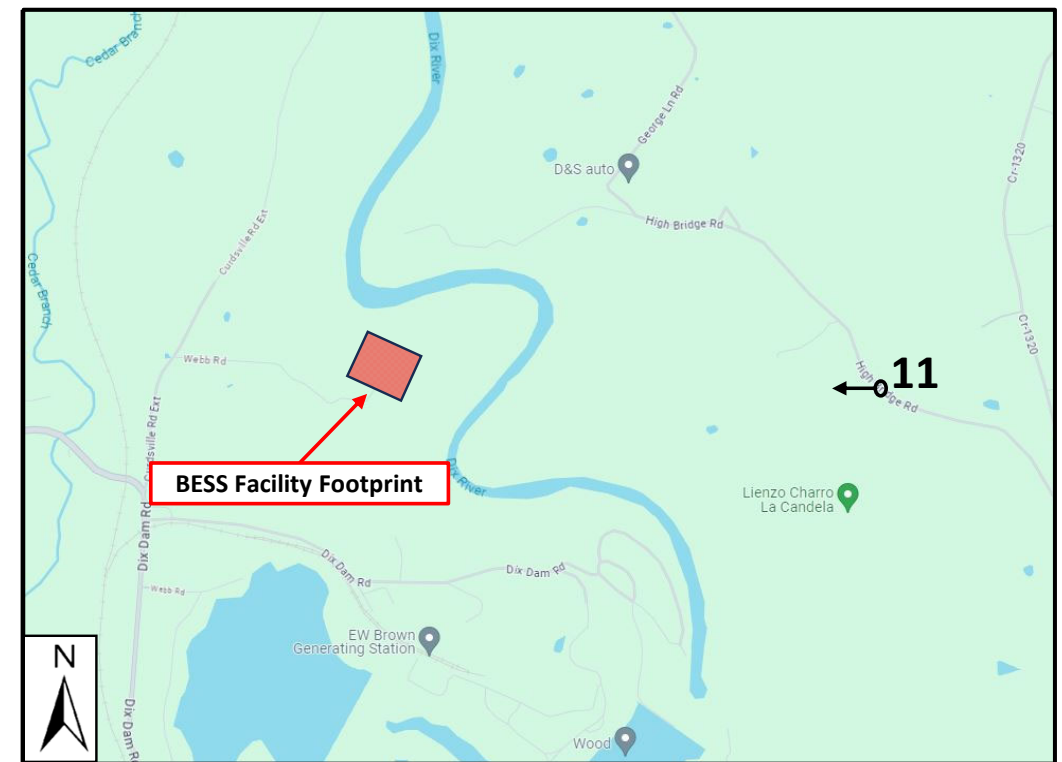


VIEWPOINT #10	E.W. BROWN - VIEWPOINT #10		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS



Existing/Baseline View from High Bridge Road

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	4
Water	0
Color	3
Influence of Adjacent Scenery	5
Scarcity	2
Cultural Modifications	-1
TOTAL	15



Proposed Project/BESS Facility View from High Bridge Road

Key Factors	Ratings Criteria Score
Landform	2
Vegetation	4
Water	0
Color	3
Influence of Adjacent	5
Scarcity	2
Cultural Modifications	-1
TOTAL	15

Viewpoint #11 - Views from High Bridge Road

Existing/Baseline Views: Note, because a baseline photos is unavailable from this location, a Google Earth™ ground-level view is used as a proxy. As shown in the adjacent simulated ground-level view, this viewpoint appears to have a low ridge obstructing views of the majority of LKE's/KU's existing E.W. Brown Station. Therefore, it is assumed that only the tallest existing exhaust stacks and ancillary facilities would be visible from this location.

Project Views: As shown in the adjacent Google Earth™ ground-level view, the proposed BESS Facility is not expected to be visible from this location. Due to the low-lying nature of the BESS Facility, intervening topography and vegetation, especially the thick vegetation that exists along the banks of the Dix River, is expected to full obstruct views of the onsite structures.

Note: The rating system/scores shown above are based on the U.S. Bureau of Land Management's (BLM) Visual Resources Management (VRM) & Contrast Rating System(s).



VIEWPOINT #11	E.W. BROWN - VIEWPOINT #11		
	Site Assessment Report - BESS Facility Dix Dam Road Harrodsburg, Kentucky		
PROJECT #:	221801.0123	DATE:	2/7/24
SCALE:	N/A	DRAWN BY:	GPS

APPENDIX D. PROPERTY VALUATION DATA

Table D-1 - Surrounding Property Assessed Value Information

Address	Lot Size	Distance from Site	Assessed Value (\$)			
	(Acres)	(miles)	Land	Improvement	Agricultural Improvement	Total
699 Hardin Heights	--	0.49	\$40,000	\$155,000	--	\$195,000
1386 Donmar Dr	1.84	0.66	\$100,000	\$375,000	--	\$475,000
611 Hardin Heights	0.36	0.72	\$45,000	\$494,000	--	\$539,000
831 Hardin Heights	--	0.84	\$46,500	\$178,500	--	\$225,000
1192 Donmar Dr	1.00	0.89	\$100,000	--	--	\$100,000
861 Hardin Heights	--	0.92	\$46,500	\$358,410	--	\$404,910
885 Harding Heights	--	0.96	\$46,500	\$131,500	--	\$178,000
873 Hardin Heights	--	0.96	\$46,500	\$179,405	--	\$225,905
572 Hunter Dr	1.00	1.01	\$63,500	--	--	\$63,500
538 Hunter Dr	10.74	1.01	\$96,000	--	--	\$96,000
830 Hunter Dr	1.00	1.13	\$35,000	--	--	\$35,000
966 Hunter Dr	1.00	1.20	\$100,000	\$650,000	--	\$750,000
133 Motley Lane	5.32	1.26	\$15,000	\$4,500	--	\$19,500
999 Hunter Dr	--	1.27	\$65,000	\$360,000	--	\$425,000
3654 High Bridge Rd	2.53	1.33	\$20,000	\$55,000	--	\$75,000
844 Mallard Cove	1.06	1.40	\$50,000	\$444,000	--	\$494,000
298 Dix Dam Rd	56.92	1.45	\$14,385	\$235,600	\$87,400	\$337,385
759 Mallard Cove	5.03	1.54	\$4,178	\$184,775	--	\$188,953
275 Dix Dam Rd	12.03	1.55	\$2,460	\$61,167	--	\$63,627
1771 Hunter Dr	--	1.56	\$50,000	\$350,000	--	\$400,000
385 Donmar Dr	1.03	1.57	\$40,000	\$245,000	--	\$285,000
749 Mallard Cove	6.23	1.59	\$43,000	\$347,040	--	\$390,040
280 Dix Dam Rd	11.50	1.59	\$2,300	\$237,500	--	\$239,800
538 Mallard Cove	1.10	1.65	\$15,000	\$116,800	--	\$131,800
237 Brenda Way	9.89	1.65	\$2,500	\$60,000	--	\$62,500
435 Wildwood Rd	--	1.75	\$180,000	\$609,000	--	\$789,000
586 Mallard Cove	1.19	1.77	\$40,000	\$205,000	--	\$245,000
299 Mallard Cove	1.38	1.77	\$15,000	\$174,000	--	\$189,000
Maric Farms	4.79	1.80	\$54,000	--	--	\$54,000
298 Mallard Cove	7.09	1.82	\$52,500	\$167,500	--	\$220,000
145 Dix Dam Rd	11.03	1.82	\$3,363	\$147,650	\$5,760	\$156,773
150 Mallard Cove	11.47	1.83	\$3,282	\$300,000	\$25,000	\$328,282
141 Lakeland Dr	--	1.93	\$15,000	\$212,000	--	\$227,000
257 Lakeland Dr	--	1.93	\$30,000	\$405,000	--	\$435,000
153 Lakeland Dr	--	1.93	\$15,000	\$286,500	--	\$301,500
233 Lakeland Dr	--	1.95	\$20,000	\$324,900	--	\$344,900
3326 Shakertown Rd	1.38	1.98	\$5,000	\$105,000	--	\$110,000
3296 Shakertown Rd	0.69	1.99	\$5,000	\$101,000	--	\$106,000

Table D-2 - Surrounding Property Sales Information

Address	Lot Size (Acres)	Distance from Site (miles)	Last Sale	
			Price (\$)	Date
699 Hardin Heights	--	0.49	\$195,000	10/18/2021
1386 Donmar Dr	1.84	0.66	\$1,200,000	7/15/2022
611 Hardin Heights	0.36	0.72	\$539,000	3/21/2022
831 Hardin Heights	--	0.84	\$225,000	9/25/2020
1192 Donmar Dr	1.00	0.89	\$250,000	8/11/2022
861 Hardin Heights	--	0.92	\$452,000	4/8/2022
885 Harding Heights	--	0.96	\$178,000	9/20/2021
873 Hardin Heights	--	0.96	\$150,000	3/18/2022
572 Hunter Dr	1.00	1.01	\$950,000	1/28/2022
538 Hunter Dr	10.74	1.01	\$65,000	10/9/2020
830 Hunter Dr	1.00	1.13	\$35,000	5/29/2020
966 Hunter Dr	1.00	1.20	\$750,000	9/30/2021
133 Motley Lane	5.32	1.26	\$75,000	8/8/2022
999 Hunter Dr	--	1.27	\$34,000	3/9/2020
3654 High Bridge Rd	2.53	1.33	\$100,000	3/31/2022
844 Mallard Cove	1.06	1.40	\$494,000	6/4/2020
298 Dix Dam Rd	56.92	1.45	\$575,000	10/8/2021
759 Mallard Cove	5.03	1.54	\$222,500	9/1/2020
275 Dix Dam Rd	12.03	1.55	\$59,100	4/6/2020
1771 Hunter Dr	--	1.56	\$35,000	3/23/2021
385 Donmar Dr	1.03	1.57	\$285,000	10/12/2021
749 Mallard Cove	6.23	1.59	\$43,000	6/12/2020
280 Dix Dam Rd	11.50	1.59	\$329,500	4/19/2021
538 Mallard Cove	1.10	1.65	\$131,800	4/3/2020
237 Brenda Way	9.89	1.65	\$140,000	10/20/2022
435 Wildwood Rd	--	1.75	\$789,000	6/26/2020
586 Mallard Cove	1.19	1.77	\$245,000	8/21/2021
299 Mallard Cove	1.38	1.77	\$189,000	7/15/2020
Maric Farms	4.79	1.80	\$60,000	3/18/2022
298 Mallard Cove	7.09	1.82	\$220,000	6/25/2020
145 Dix Dam Rd	11.03	1.82	\$220,500	12/21/2020
150 Mallard Cove	11.47	1.83	\$624,000	7/29/2022
141 Lakeland Dr	--	1.93	\$227,000	5/26/2021
257 Lakeland Dr	--	1.93	\$435,000	6/19/2020
153 Lakeland Dr	--	1.93	\$335,000	2/28/2022
233 Lakeland Dr	--	1.95	\$344,900	9/3/2021
3326 Shakertown Rd	1.38	1.98	\$110,000	2/7/2020
3296 Shakertown Rd	0.69	1.99	\$106,000	7/20/2021