

**DEED**

THIS DEED is made this <sup>4<sup>th</sup></sup> 10 day of February, 2016 by and between **THE FUTURE FUND, INC.**, a Kentucky corporation, with an address of 1357 Bardstown Road, Louisville, Kentucky 40204 ("Grantor") and **LOUISVILLE/JEFFERSON COUNTY METRO GOVERNMENT**, a Kentucky consolidated local government, with an address of 527 West Jefferson Street, Louisville, Kentucky 40202 ("Grantee").

**WITNESSETH:**

That for good and valuable consideration, including the public and mutual benefits to be derived from this conveyance and for no monetary consideration, the receipt of which is hereby acknowledged, Grantor hereby conveys to Grantee in fee simple, with covenant of General Warranty, that certain real property, located in Jefferson County, Kentucky, identified as Tract 5-1 on the Minor Subdivision Plat attached hereto as Exhibit A and incorporated herein by reference.

Grantor covenants that it is lawfully seized of the estate hereby conveyed, that it has full right and power to convey same, and that said estate is free of all encumbrances, except easements and restrictions of record and zoning laws affecting said property, if any, and except State, Metro and School District taxes assessed and payable in the year 2016, which, if applicable, the Grantee assumes and agrees to pay.

No real estate transfer tax is due pursuant to KRS 142.050(7)(b). The fair cash value of the property conveyed herein is \$25,500.00. The in-care-of address to which the property tax bill for 2016 may be sent is Louisville/Jefferson County Metro Government, 527 West Jefferson Street, Louisville, Kentucky 40202.

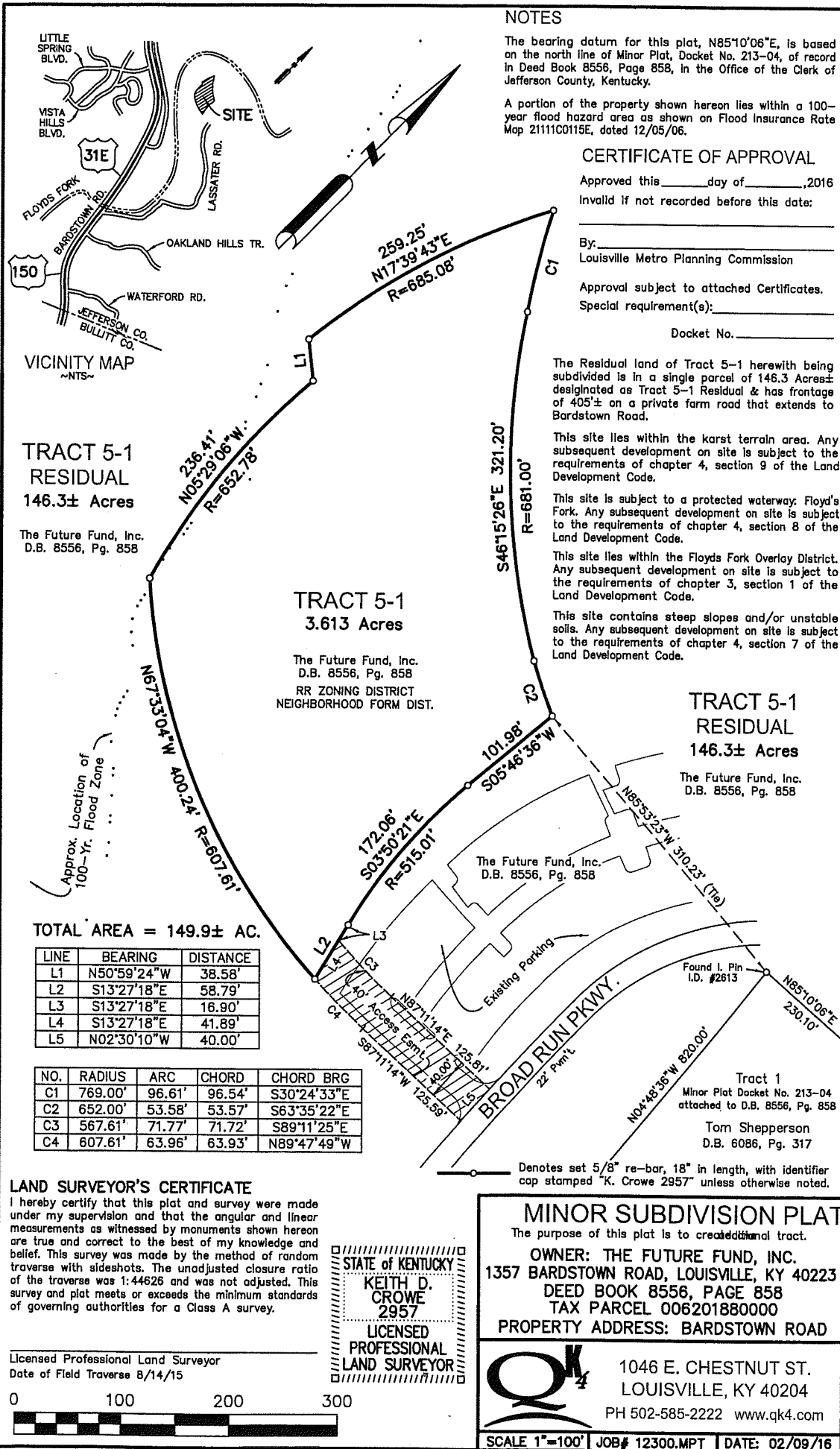


**EXHIBIT A**

Minor Subdivision Plat

BEING Tract 5-1 as shown on the attached Minor Plat of Subdivision approved on \_\_\_\_\_, 2016 under Docket No. \_\_\_\_\_ containing 3.613 acres more or less.

BEING a part of the property acquired by Grantor by Deed dated June 14, 2005, of record in Deed Book 8556, Page 858, in the Office of the Clerk of Jefferson County, Kentucky.



**NOTES**

The bearing datum for this plat, N85°10'06"E, is based on the north line of Minor Plat, Docket No. 213-04, of record in Deed Book 8556, Page 858, in the Office of the Clerk of Jefferson County, Kentucky.

A portion of the property shown hereon lies within a 100-year flood hazard area as shown on Flood Insurance Rate Map 21111C0115E, dated 12/05/06.

**CERTIFICATE OF APPROVAL**

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2016  
 Invalid if not recorded before this date:

By: \_\_\_\_\_  
 Louisville Metro Planning Commission

Approval subject to attached Certificates.  
 Special requirement(s): \_\_\_\_\_

Docket No. \_\_\_\_\_

The Residual land of Tract 5-1 herewith being subdivided is in a single parcel of 146.3 Acres± designated as Tract 5-1 Residual & has frontage of 405'± on a private farm road that extends to Bardstown Road.

This site lies within the karst terrain area. Any subsequent development on site is subject to the requirements of chapter 4, section 9 of the Land Development Code.

This site is subject to a protected waterway: Floyd's Fork. Any subsequent development on site is subject to the requirements of chapter 4, section 8 of the Land Development Code.

This site lies within the Floyds Fork Overlay District. Any subsequent development on site is subject to the requirements of chapter 3, section 1 of the Land Development Code.

This site contains steep slopes and/or unstable soils. Any subsequent development on site is subject to the requirements of chapter 4, section 7 of the Land Development Code.

**TRACT 5-1  
 RESIDUAL  
 146.3± Acres**

The Future Fund, Inc.  
 D.B. 8556, Pg. 858

**TRACT 5-1  
 3.613 Acres**

The Future Fund, Inc.  
 D.B. 8556, Pg. 858  
 RR ZONING DISTRICT  
 NEIGHBORHOOD FORM DIST.

**TRACT 5-1  
 RESIDUAL  
 146.3± Acres**

The Future Fund, Inc.  
 D.B. 8556, Pg. 858

**TOTAL AREA = 149.9± AC.**

LINE	BEARING	DISTANCE
L1	N50°59'24"W	38.58'
L2	S13°27'18"E	58.79'
L3	S13°27'18"E	16.90'
L4	S13°27'18"E	41.89'
L5	N02°30'10"W	40.00'

NO.	RADIUS	ARC	CHORD	CHORD BRG
C1	769.00'	96.61'	96.54'	S30°24'33"E
C2	652.00'	53.58'	53.57'	S63°35'22"E
C3	567.61'	71.77'	71.72'	S89°11'25"E
C4	607.61'	63.96'	63.93'	N89°47'49"W

**LAND SURVEYOR'S CERTIFICATE**

I hereby certify that this plat and survey were made under my supervision and that the angular and linear measurements as witnessed by monuments shown hereon are true and correct to the best of my knowledge and belief. This survey was made by the method of random traverse with sideshots. The unadjusted closure ratio of the traverse was 1:44626 and was not adjusted. This survey and plat meets or exceeds the minimum standards of governing authorities for a Class A survey.

Licensed Professional Land Surveyor  
 Date of Field Traverse 8/14/15



STATE OF KENTUCKY  
 KEITH D. CROWE  
 2957  
 LICENSED PROFESSIONAL LAND SURVEYOR

**MINOR SUBDIVISION PLAT**

The purpose of this plat is to create additional tract.

**OWNER: THE FUTURE FUND, INC.**  
 1357 BARDSTOWN ROAD, LOUISVILLE, KY 40223  
 DEED BOOK 8556, PAGE 858  
 TAX PARCEL 006201880000  
 PROPERTY ADDRESS: BARDSTOWN ROAD



1046 E. CHESTNUT ST.  
 LOUISVILLE, KY 40204

PH 502-585-2222 www.qk4.com

SCALE 1"=100' JOB# 12300.MPT DATE: 02/09/16

Denotes set 5/8" re-bar, 18" in length, with identifier cap stamped "K. Crowe 2957" unless otherwise noted.

Found 1 Pin  
 I.D. #2613

Tract 1  
 Minor Plat Docket No. 213-04  
 attached to D.B. 8556, Pg. 858

Tom Shepperson  
 D.B. 6086, Pg. 317