



LOUISVILLE METRO COUNCIL  
CLERK'S OFFICE

August 11, 2022

President James  
Louisville Metro Legislative Council  
601 W. Jefferson Street  
Louisville, KY 40202

**RE: Release of Modification of Private Access Easement per LDC 6.3.4.C**

Dear President James,

Pursuant to Land Development Code 6.3.4.C.3.e, the Metro Council Clerk, as the "Clerk of the legislative body having jurisdiction", has received a request to release or modify an access easement. Of the other notified agencies/ utilities, Planning and Design Services and the agencies responsible for police and fire services have responded and raised no objections to the proposal. The documents related to the proposal have been attached.

Any questions about the proposal can be directed to Assistant County Attorney Travis Fiechter.

Sincerely,



\_\_\_\_\_  
Sonya Harward  
Metro Council Clerk

**DEED OF CONSOLIDATION**

**THIS DEED OF CONSOLIDATION** is made and entered into as of this 14th day of August, 2014, by:

**RESIDENTIAL CARE XII, L.L.C.**

an Indiana limited liability company

6900 S. Gray Road

Indianapolis, Indiana 46237

(send tax bills to this address)

("Grantor/Grantee")

**WITNESSETH:**

**WHEREAS**, Grantor/Grantee owns property located in Louisville, Jefferson County, Kentucky, which is more particularly described as Lots 1, 2 and 3 as shown on the Minor Subdivision Plat approved by the Louisville Metro Planning Commission on July 12, 2007, under Docket No. 9029, the original of which plat is attached to and made a part of Deed dated July 20, 2007, of record in Deed Book 9073, Page 633, in the Office of the Clerk of Jefferson County, Kentucky, by that certain Deed to Grantor/Grantee of record in Deed Book 10261, Page 524, in the Office aforesaid (collectively the "Parcels");

**WHEREAS**, Grantor/Grantee desires to consolidate the Parcels into one parcel of land as more particularly described on **Exhibit A**;

**NOW, THEREFORE**, Grantor/Grantee further consolidates the Parcels into one parcel as described on **Exhibit A** attached hereto (the "Property"). Grantor/Grantee covenants that it is lawfully seized of the estate hereby conveyed and that it has full right and power to dedicate and redescribe same, and that the Property is free of all encumbrances, except easements, restrictions of record and zoning laws affecting said property, if any, and except State, County, School and Fire District taxes payable in the year 2014, and all subsequent taxes.

The current value of the property consolidated is \$1,350,000. This Deed corrects the legal description of the above referenced property and, therefore, no real estate transfer tax is due pursuant to KRS 142.050(7)(d).





EXHIBIT A

**BEGINNING** at an existing 1/2" by 18" iron pin with cap stamped "JBAILEY 3678" along the northeasterly right-of-way line of Taylorsville Road, said point being a common corner with the northwesterly corner of the tract conveyed to Evelyn M. Weber by Deed of record in Deed Book 5056, Page 425, in the Office of the Clerk of Jefferson County, Kentucky; thence with said northeasterly right-of-way line with the arc of a curve to the left, having a radius of 5,278.71' and chord being N35°43'15"W, 148.30' to an existing 1/2" by 18" iron pin with cap stamped "JBAILEY 3678"; thence with the arc of a curve to the left, having a radius of 5,278.71' and chord being N37°43'53"W, 222.18' to an existing 1" pipe; thence leaving said northeasterly right-of-way line N55°52'54"E, 426.51' to an existing 1/2" by 18" iron pin with cap stamped "JBAILEY 3678", said point being a common corner with the most westerly corner of Lot 9 of Forest Hills Estates of record in Plat and Subdivision Book 40, Page 23, in the aforesaid Clerks Office; thence S62°09'42"E, 419.19' to an existing 1/2" by 18" iron pin with cap stamped "JBAILEY 3678" along the northerly cardinal boundary line of Devonshire Subdivision, Section 1 of record in Plat and Subdivision Book 10, Page 62 in the aforesaid Clerks Office, said point being a common corner with the most southerly corner of Lot 7 of said Forest Hill Estates; thence S55°52'54"W, 605.44' to the point of **BEGINNING**, containing 4.36 acres.

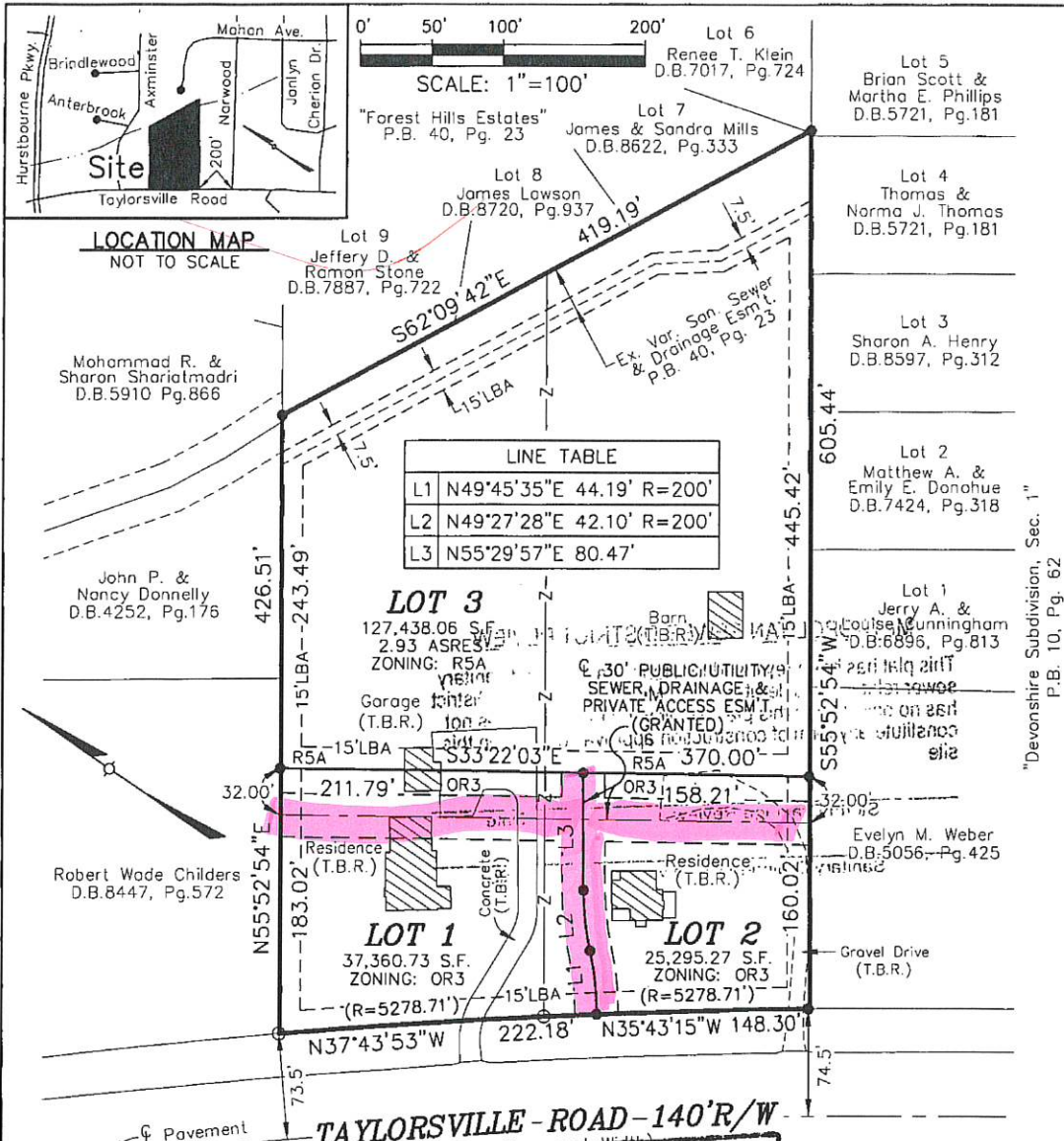
Being Lots 1, 2 and 3 of the Minor Subdivision Plat approved by the Louisville Metro Planning Commission on July 12, 2007 on file under Docket No. 9029 and as recorded by Deed of record in Deed Book 9073, Page 633, in the Office of the Clerk of Jefferson County, Kentucky.

**BEING** the same property conveyed to RESIDENTIAL CARE XII, L.L.C., an Indiana limited liability company, by Deed dated June 27, 2014 of record in Deed Book 10261, Page 524 in the Office of the Clerk of Jefferson County, Kentucky.

Document No.: DN2014103347  
 Lodged By: bardenwerper talbott  
 Recorded On: 08/18/2014 02:55:26  
 Total Fees: 17.00  
 Transfer Tax: .00  
 County Clerk: BOBBIE KOLSCLAW-JEFF CO KY  
 Deputy Clerk: CARHAR

END OF DOCUMENT





**NOTES:**

- This site is subject to the binding elements and conditions of approval of Dockets No. 9-32-06 & 10-25-06 on file in the office of the Louisville Metro Planning Commission.
- This minor plat is in accordance with the Development Plan of Docket No. 9-32-06.
- Access easement must conform to Ordinance 2003 Louisville Metro Government.
- This property is not located in a 100 year flood plain per F.E.M.A. Map No. 21111C0063 E, dated December 5, 2006.
- The horizontal datum for this survey was determined from observation of U.S.G.S. horizontal control monuments which are based on the Kentucky State Plane Coordinate System (NAD 1983).
- Unadjusted closure for this tract is 1 part in 40,897 plus 0.05 feet. This tract has been adjusted for closure. Survey was conducted by Random Traverse Method. This is a Class "A" Survey.

**MINOR PLAT**

SET 1/2" BY 18" IRON PIN  
W/CAP STAMPED "JBAILEY 3678"

EXISTING 1" PIPE  
(T.B.R.) TO BE REMOVED

**CERTIFICATE OF APPROVAL**

Approved this 12th day of July 2007

LOUISVILLE METRO PLANNING AND DESIGN SERVICES

Approved Subject to attached certificates.

Special requirement(s): N/A

Docket Number: 9029

STATE OF KENTUCKY

**LARRY J. BAILEY, JR.**  
3678

LICENSED PROFESSIONAL LAND SURVEYOR

**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 and plat meets or exceeds the minimum standards of governing authorities.

Surveyor's Signature: *Larry J. Bailey, Jr.* #3678 JULY 3, 2007  
PLS# Date

**MINOR SUBDIVISION PLAT**  
"TO DIVIDE TWO LOTS INTO THREE LOTS"

Owner:  
MICHAEL D. PITERA  
19833 NORTH 95TH AVENUE, PEORIA, AZ 85382  
D.B. 8225, PG. 804  
TAX BLOCK 38, LOTS 118 & 121  
ZONING: R-5A & OR-3 / NEIGHBORHOOD  
Site Address: 9107 & 9113 TAYLORSVILLE ROAD

**LAND DESIGN & DEVELOPMENT, INC.**  
Engineering Land Surveying Landscape Architecture  
503 Washburn Avenue, Suite 101, Louisville, Ky 40222  
Phone (502) 426-9374 Fax (502) 426-9375

PLAT DATE: JULY 3, 2007

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