

DEED

THIS DEED OF CONVEYANCE made and entered into this 27th day of January, 2017, by and between,

PINE GROVE DESIGN & DEVELOPMENT, LLC, a Kentucky limited liability company, with a principal office located at 4165 Westport Road, Suite 204, Louisville, Kentucky 40207, party of the First Part; and

ANDREW F. MEREDITH and WHITNEY M. MEREDITH, husband and wife, of 116 Laurel Drive, Bardstown, Kentucky 40004, parties of the Second Part; and

That, pursuant to Amended KRS 382.135, the parties hereto state that the IN-CARE-OF ADDRESS to which the property tax bill for the year in which the property is transferred may be sent to: Andrew F. Meredith and Whitney M. Meredith, at 156 Pennsylvania Avenue, Louisville, Kentucky 40206, and

THAT FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the party of the first part, has this day and does by these presents sell, transfer and convey unto the parties of the second part, for and during their joint lives and upon the death of either of them, the remainder in absolute fee simple to the survivor, his heirs and assigns forever, the following described real estate located in Jefferson County, Kentucky, TO WIT:

Beginning at the intersection of the West line of Pennsylvania Avenue with the South line of Lot #68 as shown on the BLUEGRASS ADDITION, recorded in Plat and Subdivision Book 1, Page 145 in the Office of the County Court Clerk of Jefferson County, Kentucky; thence Westwardly with the South line of said Lot 68, 166 feet to the East line of an alley 20 feet wide; thence Northwardly along the East line of said alley 25 feet; thence Eastwardly 170 feet, more or less, to a point in the West line of Pennsylvania Avenue, 50 feet North of the Southeast corner of said Lot 68 as measured along the West line of Pennsylvania Avenue; thence Southwardly with the West line of Pennsylvania Avenue, 50 feet to the point of beginning.

Being the same property Pine Grove Design & Development, LLC,
acquired by deed dated December 23, 2015, and recorded in Deed
Book 10526, Page 797 in the Office of the Jefferson County Court.

STATED CONSIDERATION: \$385,000.00

POSSESSION: With Deed


Property taxes for the year 2017 shall be pro-rated between the parties per agreement.

TO HAVE AND TO HOLD unto the said second parties, for and during their joint lives and upon the death of either of them, the remainder in absolute fee simple to the survivor, his heirs, and assigns forever, with Covenant of **GENERAL WARRANTY**, subject only to easements, restrictions, health department regulations, and zoning laws affecting said property, if any and this conveyance is made subject thereto.

CONSIDERATION CERTIFICATE: Pursuant to KRS Chapter 382, the First and Second parties certify that the consideration reflected in this deed is the full consideration paid for the property. The Second parties join in this deed for the sole purpose of certifying the consideration pursuant to law.

IN TESTIMONY WHEREOF, witness the hand of the parties on the day and year first above written.

SECOND PARTIES:



ANDREW F. MEREDITH



WHITNEY M. MEREDITH

FIRST PARTY:

**PINE GROVE DESIGN &
DEVELOPMENT, LLC**


By: **MICHAEL T. FALLOT**
Title: **Member**

STATE OF KENTUCKY
COUNTY OF Nelson

The foregoing instrument was executed, acknowledged, subscribed, and sworn to before me this 27th day of January, 2017, by **MICHAEL T. FALLOT, as MEMBER of PINE GROVE DESIGN & DEVELOPMENT, LLC**, a Kentucky limited liability company, party of the First Part, to be his authorized act and deed and the voluntary act and deed of said limited liability company.

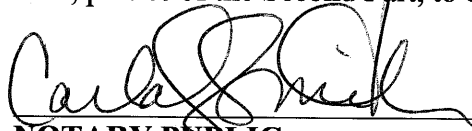


NOTARY PUBLIC

My commission expires: 2/6/2019

STATE OF KENTUCKY
COUNTY OF NELSON

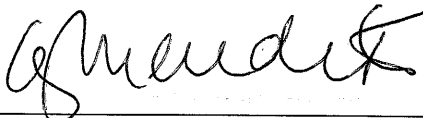
The foregoing instrument was executed, acknowledged, subscribed, and sworn to before me this 27th day January, 2017, by **ANDREW F. MEREDITH and WHITNEY M. MEREDITH**, husband and wife, parties of the Second Part, to be the voluntary act and deed of each of them.



NOTARY PUBLIC

My commission expires: 2/6/2019

THIS INSTRUMENT PREPARED BY:



WHITNEY McCUBBIN MEREDITH

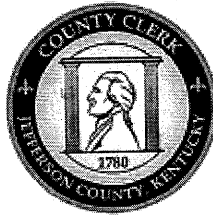
Attorney At Law

P.O. Box 268

104 E. Main Street, Suite 101

Hodgenville, KY 42748

(270) 358-5591



Bobbie Holsclaw

Jefferson County Clerk's Office

As evidenced by the instrument number shown below, this document
has been recorded as a permanent record in the archives of the
Jefferson County Clerk's Office.



INST # 2017026430

BATCH # 61918

JEFFERSON CO, KY FEE \$17.00

STATE OF KY DEED TAX \$385.00

PRESENTED ON: 02-07-2017 7 10:25:12 AM

LODGED BY: TOWN & COUNTRY

RECORDED: 02-07-2017 10:25:12 AM

BOBBIE HOLSCLOW

CLERK

BY: JOLENE CARDWELL

RECORDING CLERK

BK: D 10817

PG: 428-431