



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 # 2022264374

BATCH # 428020

JEFFERSON CO, KY FEE \$50.00

PRESENTED ON: 11-29-2022 2 08:13:00 AM

LODGED BY: THE LAND GROUP

RECORDED: 11-29-2022 08:13:00 AM

BOBBIE HOLSCRAW
CLERK

BY: CINDY WELSH
INDEXING CLERK

BK: D 12505

PG: 880-883

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PLANNING &
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527 W Jefferson St ~ Louisville, KY 40202 (502) 574-5700

Website: www.jeffersoncountyclerk.org | Email: countyclerk@jeffersoncountyclerk.org

22-CUP-0407

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dep

When Recorded Return To:
The Land Group, LLC
950 Breckinridge Lane
Ste. 120
Louisville, KY 40207

QUITCLAIM DEED

THIS QUITCLAIM DEED, dated this 21 day of November, 2022, between JESSY NICOLE PARDUE, unmarried, with a mailing address of 701 Burton Ave, Louisville, KY 40208, First Party; and JNP RENTALS, LLC a Kentucky Limited Liability Company, with a mailing address of 1909 Woodfield Rd, Louisville, KY 40220, Second Party;

The current year's tax bill to be sent in c/o Second Party at: same address above;

WITNESSETH:

THAT, for and in consideration of the sum of One Dollar (\$1.00), the receipt of which is hereby acknowledged, the First Party has conveyed, transferred, remised, set-over and QUIT-CLAIMED unto Second Party, its successors and assigns forever, the following described property located in Jefferson County, Kentucky:

Beginning at the intersection of the West line of Rodman Avenue (formerly Seventh Street) with the North line of Burton Avenue, thence Westwardly along the North side of Burton Avenue 32 feet and extending back Northwardly of the same width throughout 135 feet.

Being the same property conveyed to Jessy Nicole Pardue, unmarried, by Deed dated September 1, 2022, of record in Deed Book 12448, Page 404, in the Jefferson County Clerk's Office.

TO HAVE AND TO HOLD the above-described property, together with all appurtenances and privileges thereunto belonging, unto Second Party, its successors and assigns forever.

PROVIDED, HOWEVER, exception is hereby taken to current taxes, easements and restrictions of record affecting said property.

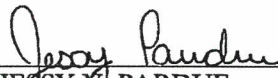
CERTIFICATE OF CONSIDERATION: For the purpose of complying with KRS 382.135, the parties hereto do hereby certify and state that the consideration reflected in this deed is the full consideration paid for the property herein conveyed. The property has a fair market value of \$37,800.00.

Pursuant to KRS 142.050(7)(k) there is no transfer tax due on this transaction.

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IN WITNESS WHEREOF, the Parties have hereunto set their hands, this the day and year first above written.

FIRST PARTY:


JESSY N. PARDUE

STATE OF KENTUCKY
COUNTY OF JEFFERSON

The foregoing instrument was subscribed, sworn to and acknowledged before me on this 21 day of November, 2022 by Jessy N. Pardue, unmarried, First Party.


Notary Public
KENTUCKY, State at Large
My Commission Expires: _____



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SECOND PARTY:

Jessy N. Pardue
JNP RENTALS, LLC

By: Jessy N. Pardue, Member

STATE OF KENTUCKY
COUNTY OF JEFFERSON

The foregoing instrument was subscribed, sworn to and acknowledged before me on this 21 day of November 2022 by Jessy N. Pardue, Member of JNP Rentals, LLC, Second Party.

VM

Notary Public
KENTUCKY, State at Large
My Commission Expires: _____



Prepared By:
Karen E. Mumme, Attorney At Law
The Land Group Real Estate Title & Closings
527 Wellington Way, Ste. 275
Lexington, KY 40503

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END OF DOCUMENT

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Legal Description:

Beginning at the intersection of the West line of Rodman Avenue (formerly Seventh Street) with the North line of Burton Avenue, thence Westwardly along the North side of Burton Avenue 32 feet and extending back Northwardly of the same width throughout 135 feet.

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