

November 18, 2015

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Attn: Mr. Mike Eaves
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Mike- Here's the legal description for the 40.20 acre Gumbert Tract on Goggins Lane. A reduced sketch for advertising is also attached. You can fill in the applicable zone classification. If you need anything else, just let me know.

-Legal Description-

A certain tract of land, located in Madison County, Kentucky, on the east side of Goggins Lane, bounded by survey made September 11, 2015, by Charles E. Black, a licensed land surveyor, (LS 670), and further described as follows:
Beginning at a steel pin in the east right of way line of Goggins lane, a common corner to Kentucky Utilities (sub-station) and Dr. George Gumbert; thence leaving said right of way with the south line of Kentucky Utilities (DB 161 PG 169) N76°52'36"E 370.43 feet to a found steel pin (no cap), a common corner to Kentucky Utilities and East Kentucky Power; thence leaving Kentucky Utilities with the south line of East Kentucky Power and continuing with the south line of Hartland Subdivision N73°18'19"E, in all 288.53 feet to a found steel pin and cap (LS 670), a common corner between Lots 21 and 22; thence leaving Hartland Subdivision on a new line, dividing the lands of Gumbert S21°29'31"E 677.31 feet to a set steel pin, (LS670), in the north line of Calvary Christian Center (DB 477 PG 742); thence with the lines of Calvary Christian Center two (2) calls: S50°50'29"W 130.02 feet to an existing steel pin (no cap); S45°49'26" E 249.51 feet to found steel pin (no cap) and corner to Jerome Tudor; thence leaving Calvary Christian Center with the lines of Tudor three (3) calls; S44°07'05"E 317.65 feet to a found steel pin (no cap); thence S39°25'28"W 450.83 to a set steel pin and cap (LS 670); thence S38°45'06" W 597.92 feet to a found steel pin (no cap) in the line of Martha Dorman, et al, (WB 33, PG 139, DB 360 PG 210); thence leaving Tudor with the line of Dorman, two (2) calls:
N73°45'18"W 356.86 feet to a set steel pin and cap (LS670);
N73°39'02"W 422.35 feet to a steel pin and cap (LS 670) in the east right of way line of Goggins Lane; thence leaving Dorman with said right of way line two (2) calls;
N06°52'30"E 586.65 feet to a found steel pin and cap (LS670);
N07°48'26"E 982.02 feet to a set steel pin and cap (LS 670), a common corner between Gumbert and Kentucky Utilities (DB161PG169), and point of beginning and containing 40.20 acres.