

## **DEED OF CORRECTION**

THIS DEED OF CORRECTION made and entered into this the \_\_\_\_ day of June, 2019, by and between the BOARD OF EDUCATION OF HENDERSON COUNTY, KENTUCKY, ("Board"), 1805 Second Street, Henderson, Kentucky 42420. party of the first part; and the HENDERSON COUNTY SCHOOL DISTRICT FINANCE CORPORATION, a Kentucky non-profit corporation and instrumentality of the Board ("Corporation") 1805 Second Street, Henderson, Kentucky 42420, party of the second part.

WITNESSETH:

WHEREAS, by deed dated March 30, 2018, of record in Deed Book 631, Page 129, in the office of the Henderson County Court Clerk, the party of the first part conveyed to the party of the second part several tracts of land; and

WHEREAS, there were errors in the description in said deed so that it did not accurately reflect the intentions of the parties;

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, and in order to have the property conveyed conform with the intention of the parties, the description in the aforementioned deed is hereby corrected to read as follows:

### TRACTS 1 and 2

(1) Beginning at an iron pin at the southwest intersection of Cherry Street and Alves Street extended, comer to the property formerly owned by Leigh Harris, thence with the south R/W line of Cherry Street S 59 E 495 feet to an iron pin at the southwest intersection of Cherry and Alvasia Streets, thence with the west R/W line of Alvasia extended S 31 W 985 feet to an iron pin at the northwest intersection of Alvasia Street and Norris Lane, thence with the north R/W line of Norris Lane N 59 W 495 feet to an iron pin at the northwest intersection of Norris Lane and Alves Street extended, and thence with the west R/W line of Alves Street extended N 31 E 985 feet to the place of beginning, containing 10 acres, more or less. All legal highways and rights-of-way are excepted.

(2) Beginning at an iron pin in the east line of South Hills Sub-division, said pin being in line of the south curb (if extended) of Bluegrass Drive, thence with the east line of said Sub-division and the east line of the Von Tobel property N 28-10 E 417 feet to an iron pin in the south R/W line of Norris Lane, a comer to Von Tobel, thence with south R/W line of Norris Lane S 59 E 509 feet to an iron pin in the west line of the Hoge Property (Old Barret Farm), thence with said line of Hoge, S 28-15 W 417.46 feet to an iron pin in said line, a comer of Leigh Harris, and thence with Harris's line and parallel with the south line of Norris Lane N 59 W 529.15 feet to the place of beginning, containing 4.9 acres more or less. All legal highways and rights-of-way are excepted.

There is excepted from the above described Tract No. 2 the coal, and coal rights underlying same, and a 1/16 interest in and to the oil underlying same, both of which have heretofore been excepted or reserved.

Being the same properties conveyed to the Board of Education of Henderson, Kentucky, by Leigh Harris, a widower, of Henderson, Kentucky, by Deed dated May 16, 1953 and recorded in Deed Book 161, at Page 510 in the Henderson County Court Clerk's Office.

#### TRACT 3

Beginning at an iron pin, said pin being the Northwest corner of the Old Barrett Farm (now Hoge Farm) a corner to the Fernwood Cemetery, thence with the line of said cemetery and east line of the old Barrett Farm (now Hoge Farm) S 57° 8' E 1068.42 feet to an iron pin in said line, thence S 62° 32' E 941.12 feet to an iron pin in the South R/W line of Madison Road, a corner to the Hoge Farm, thence with the line of Hoge S 27° 28' W 70.0 feet to an iron pin, corner to the Hoge Farm, thence with the line of Hoge N 62° 32' W 934.5 feet to an iron pin, a corner to Hoge, thence continuing with Hoge's line S 28° 15' W 526.0 feet to an iron pin, a corner to Hoge, thence continuing with Hoge's line N 57° 8' W 1070.0 foot to an iron pin in the west line of Hoge's Farm, thence with the west line of said Hoge's Farm and line of Leigh Harris' property, N 28° 15' E 596.0 feet to the place of beginning, containing sixteen acres more or less. All legal highways and rights of way are excepted.

Being the same property conveyed to the Board of Education of the City of Henderson, Kentucky by Lucy Barret Gant Hoge and Charles K. Hoge, her husband, by Deed dated August 7, 1953 and recorded in Deed Book 163, at Page 463 in the Henderson County Clerk's Office.

#### TRACT 4

Beginning at a point where the existing south right-of-way line of Chery Street is intersected by the center line of South Alvasia Street, thence parallel to and twenty feet (20'), more or less, on the south side of said center line in a southwesterly direction approximately 1,000 lineal feet to a point where, if extended, Norris Lane would intersect said center line to a point in the end of the right-of-way of said South Alvasia Street containing 20,000 square feet, more or less, being the southern half of the right-of-way of South Alvasia Street.

Being the same property conveyed to the Henderson County Board of Education by the City of Henderson, Kentucky, by Quitclaim Deed dated November 16, 1998 and recorded in Deed Book 482, at Page 92 in the Henderson County Clerk's Office.

LESS the following parcels of land previously conveyed to the City of Henderson, Kentucky and described as follows:

#### PARCEL 1

A tract of land in rear of South Junior High School and adjacent to Fernwood Cemetery, being described more specifically as follows:

Beginning at easterly rear corner of lot 15 of Rolling Hills Subdivision, also being a corner to Church of the Nazarene Lot, said corner being 102.34 feet from center of Sand Lane (Ky. 136); thence with line of said subdivision N 57° 08' W 494.50 feet to an iron pin at westerly rear corner of lot 11; thence with line of Board of Education remainder tract N 25° 51' E 598.86 feet to an iron pin on line of Fernwood Cemetery; thence with cemetery line S 57° 08' E 520.60 feet to an original iron pin in edge of asphalt; thence with line of cemetery and lots of Clinton Slaughter, T. A. Pryor, and Claudia Boyd S 56° 00' E 698.65 feet to a point on right-of-way of connecting road between Madison Street and Sand Lane, 25 feet from center; thence with right-of-way line S 14° 13' W 18.86 feet to a point 50 feet from centerline of Sand Lane; thence with right-of-way line N 86° 14' W 103.73 feet to an iron pin; thence with rear lines of lots of Dudley Everson and said church N 55° 58' W 608.64 feet to an iron pin; thence with side line of said church lot S 28° 53' W 529.17 feet to point of beginning, containing 8.00 acres, more or less, according to a survey dated 5-12-83 and revised 9-9-83 by P. Terry Bailey, Kentucky Registered Land Surveyor #306, Henderson, Kentucky.

Being the same property conveyed to the City of Henderson, Kentucky by the Board of Education of Henderson County, Kentucky, by Deed dated January 5, 1984, and recorded in Deed Book 343, page 424, of the Henderson County Clerk's Office.

#### PARCEL 2

Beginning at an iron pin at the southwest intersection of Cherry Street and Alves Street extended, corner to property formerly owned by Leigh Harris, thence with the south R/W line of Cherry Street S 59 deg. E 60 feet to a stake at the southeast intersection of Cherry Street and Alves Street extended, thence with the east line of Alves Street extended S 31 deg. W 985 feet to an iron pin at northeast intersection of Alves Street extended and Norris Lane; thence with north R/W line of Norris Lane N 59 deg. W 60 feet to an iron pin at the northwest intersection of Norris Lane and Alves Street extended; thence with west line of Alves Street extended N 31 deg. E 985 feet to the point of beginning, containing 1.33 acres more or less.

Being the same property conveyed to the City of Henderson, Kentucky by the Board of Education of the City of Henderson, Kentucky, by Deed dated December 7, 1953, and recorded in Deed Book 164, page 400, of the Henderson County Clerk's Office.

#### PARCEL 3

Beginning at a point in the south line of Norris Lane, corner to the property of the City Board of Education; thence S 30° 59' W 417 feet to the north line of the Leigh Harris Heirs' property; thence with the north line of said property S 59 E, 509.5 feet to a corner of the Hodge property; thence N 30-59 E 30 feet; thence N 59 W, 449.5 feet; thence N 30-59 E, 174 feet; thence N 26-57 E, 213.3 feet to a point in the south line of Norris Lane;

Being the same property conveyed to the City of Henderson, Kentucky by the Board of Education of Henderson, Kentucky, by Deed dated March 9, 1959, and recorded in Deed Book 196, page 318, of the Henderson County Clerk's Office.

IN TESTIMONY WHEREOF, witness the hands of the parties here to, the party of the first part by its Chairperson, and attested by its Secretary, this the day and date first written above.

By: \_\_\_\_\_  
Chairperson

By: \_\_\_\_\_  
Secretary

The undersigned, Notary Public in and for the State and County aforesaid, hereby certifies that on this day the foregoing Deed of Correction was acknowledged, subscribed and sworn to before me in said County State by LISA BAIRD, in her capacity as Chairperson of the Board of Education of Henderson County, Kentucky, and was attested to by Marganna Stanley, in her capacity as Secretary of the Board of Education of Henderson County, Kentucky.

My commission expires: \_\_\_\_\_

Hon. Elizabeth F. Bird  
Elizabeth F. Bird Attorney at Law, PLLC  
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