

OK AS TO FORM  
A.M.H. 9.27.2021



## UTILITY EASEMENT

The undersigned, **JEFFERSON COUNTY SCHOOL DISTRICT FINANCE CORPORATION**, a Kentucky non-profit corporation, Grantors, whose mailing address is 3332 Newburg Road, Louisville, Kentucky 40218, for valuable consideration, receipt of which is hereby acknowledged (said consideration for this instrument is not measurable in money), does hereby grant and convey unto **LOUISVILLE GAS AND ELECTRIC COMPANY**, a Kentucky corporation, whose mailing address is 820 W. Broadway, P.O. Box 32020, Louisville, Kentucky 40232, its successors and assigns ("Company"), for a period of 5 years and such time thereafter as any electric facilities or extensions thereof may be maintained, the right, power, and privilege to construct, reconstruct, operate, repair, relocate, patrol, and maintain an electric line or lines, communications systems and gas, and all equipment and facilities related thereto, including, but not limited to, transformers, poles, conduit, cables and wires, over or under our property located on the north side of Maple Street, east of Dixie Highway, (Parcel ID#036C0173) – **WEST BROADWAY ELEMENTARY SCHOOL** within the easement area described below. The Company is further granted the right of ingress and egress over the lands of the Grantors to and from said facilities in the exercise of this easement, provided, however, that in exercising such right of ingress and egress the Company will, whenever practicable to do so, use regularly established roads or passageways. The easement shall include the area required, if any, for placement of anchors and down guys immediately outside the originally described easement area, as such placement may be deemed necessary by the Company for the initial construction and any future upgrades. Grantors further grant and convey to the Company the right to trim and remove any and all trees, shrubs, structures and obstacles located on said easement or located in such proximity thereto that in falling might interfere with the operation and maintenance of said facilities.

The Grantors, their successors, heirs or assigns, may use and enjoy the lands crossed by this easement, except, however, that such use shall not conflict with any of the rights and privileges herein granted. In particular, but not by way of limitation, Grantors shall not construct or maintain any building, signs, towers, antennas, swimming pool or any other structure along or upon the right-of-way described herein nor make any changes in grade to the lands crossed by this easement without the express consent in writing of the Company. The easement is described as follows:

An easement as shown by hatched easement area on Louisville Gas and Electric Company Drawing Numbers **WR#6575472** attached hereto and made a part hereof. Said easement shall be maintained and preserved in its present condition and no change in grade or elevation shall be made without the express consent in writing of the Company.

Title to the property was acquired by the Grantors by Deed dated the 9th day of April, 2021 and recorded in Deed Book 11983, Page 120 in the County Clerk's Office of Jefferson County, Kentucky, which reference is hereby specifically made for the description therein contained.

It is further agreed that the Company will repair, restore, or pay to the Grantor, its successors and assigns for damages that may be caused by it in the exercise of this easement, except that the Company will not be liable for any damage for trimming or removing trees, shrubs, structures or obstacles in the manner and to the extent herein above specified.

IN WITNESS WHEREOF, witness the signature of the Grantor this 30 day of September, 2021.

**JEFFERSON COUNTY SCHOOL DISTRICT FINANCE CORPORATION**

BY: *Teri Stephenson*

Agent: Teri Stephenson  
Job: WR#6575472

STATE OF Kentucky )  
 )  
COUNTY OF Jefferson )

I, Wheresa White, a Notary Public in and for the State  
and County aforesaid, do hereby certify that the foregoing instrument was acknowledged, subscribed, and  
sworn to before me this 30 day of September, 2021, by Dr. Marty Pollio as  
Superintendent of **JEFFERSON COUNTY SCHOOL DISTRICT**  
**FINANCE CORPORATION, a Kentucky non-profit corporation**, to be their free act and voluntary deed.

My commission expires July 5,, 2023.

WITNESS MY HAND this 30 day of September, 2021.

Wheresa White

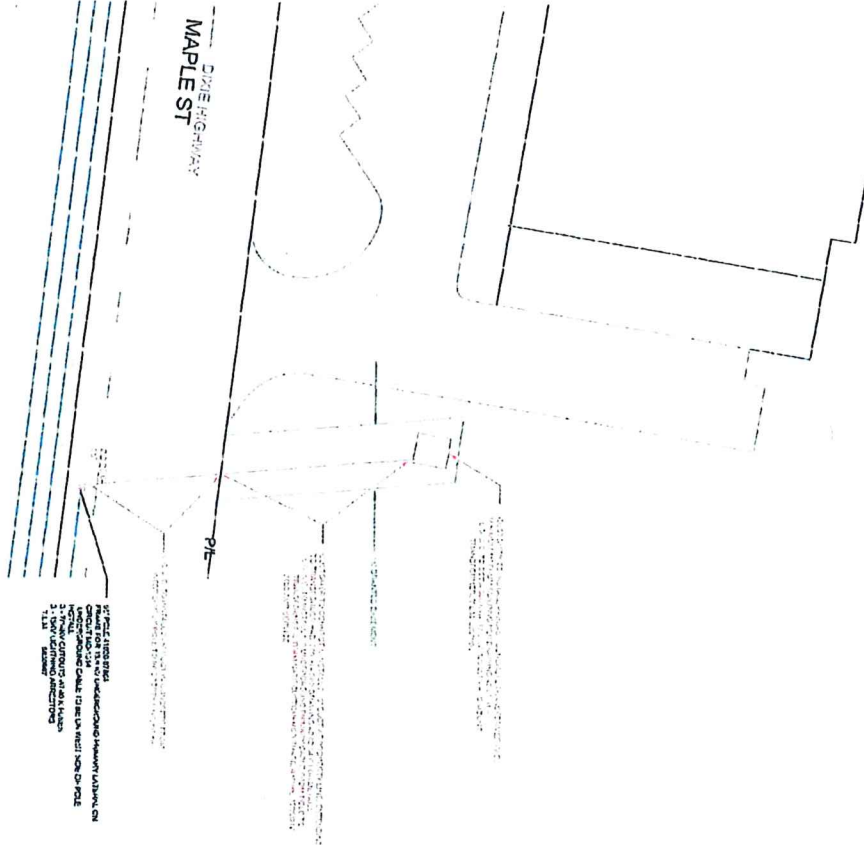
NOTARY PUBLIC

Notary Id# 626461

Prepared by:

Joe Mandlehr, Corporate Attorney  
Louisville Gas and Electric Company  
220 West Main Street, Louisville, Kentucky 40202  
Phone: (502) 627-3227

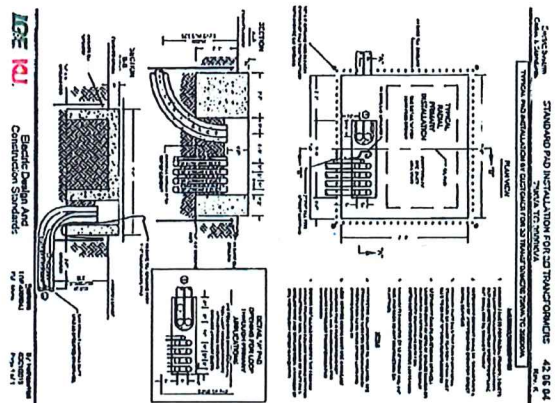
R.O.W. NECESSARY  
1. PERMIT  
2. CENTER LINE EASEMENT



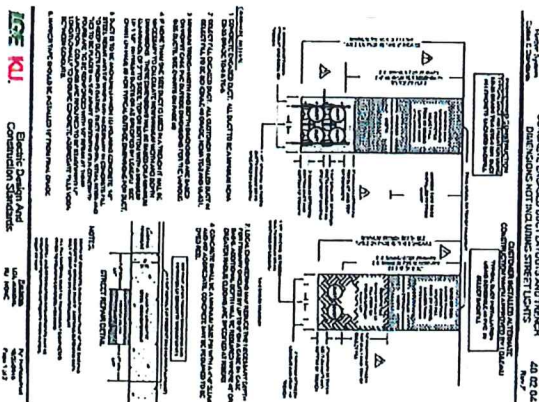
SEE PLAN FOR  
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**REVISED 4-7-2021**  
J.C. P. S. - WEST BROADWAY ELEM.  
MAPLE STREET  
CIRCUITS MG-1314, MG-1323 & MG-1326  
OVERHEAD TASK /W.O. 6581472  
PROJECT #ONB03400  
UNDERGROUND TASK /W.O. 6575472  
PROJECT #ONB03430

**JOE BENTLEY**  
J.C. P. S. - WEST BROADWAY ELEM.  
MAPLE STREET  
CIRCUITS MG-1314, MG-1323 & MG-1326  
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1. SEE PLAN FOR  
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6581472 - OVHD 6575472 - UNDG	CONSTRUCTION PLAN JOCS WEST BROADWAY ELEMENTARY SCHOOL MAPLE STREET CIRCUIT NO. 134	DATE: 05/11/21	LOUISVILLE GAS and ELECTRIC COMPANY a PPL company POWER DELIVERY ENGINEERING
		SCALE: 1/8" = 1'-0"	





Louisville Gas and Electric Company  
Auburndale Operations Center  
6900 Enterprise Drive  
Louisville, Kentucky 40214

September 3, 2021

Mr. Martin E. Pollio, Ed.D,  
Superintendent  
Jefferson County School District  
Finance Corporation  
3332 Newburg Road  
Louisville, Kentucky 40218

Teri Stephenson  
Right of Way Agent  
T 502-364-8303  
C 502-645-9439  
F 502-217-2108  
teri.stephenson@lge-ku.com

**RE: Deed of Easement  
JCPS – West Broadway  
Elementary School – Maple Street**

Dear Mr. Pollio:

Enclosed you will find a Deed of Easement, notary, and an easement plat showing the proposed location of the underground electric to be installed at the above referenced location. Once the underground duct work is installed, we will have a Registered Land Surveyor tie the line down and prepare a centerline drawing which will be attached to the signed document.

Would you please review and if it meets with your approval sign, have your signature notarized and return to me in the enclosed, self-addressed, stamped envelope. The copy is for your files.

Should you have any questions or concerns, please feel free to contact.

Sincerely,

*Teri Stephenson*  
Teri Stephenson, Agent  
Right of Way Department

Enclosure

