

FOUNDED  
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# City of Cold Spring

April 7, 2008

RECEIVED AND FILED  
DATE April 9, 2008

Kandie Adkinson, Land Office Division  
for Trey Grayson, Secretary of State  
Suite 152, State Capitol  
700 Capital Avenue  
Frankfort, KY 40601-3493

TREY GRAYSON  
SECRETARY OF STATE  
COMMONWEALTH OF KENTUCKY  
BY Kandie Adkinson

Dear Ms. Adkinson:

As you requested in your letter to me dated July 9, 2007, enclosed is a plat / survey map of land which was annexed by the City of Cold Spring, along with a certified copy of Ordinance #05-863. This plat / survey map was prepared by a professional land surveyor and includes the surveyor's certification and statement.

We will be sending you information on additional annexed areas in the City of Cold Spring, which were done under separate ordinances, in the next few weeks. I apologize for the unavoidable delay in getting this information to you.

I trust that this information will satisfy the requirements of KRS 81A.470. Should you have any questions or require further information, please phone me at 859-441-9604.

Sincerely,

A handwritten signature in cursive script that reads 'Rita Seger'.

Rita Seger  
City Clerk

Encl.

**CERTIFICATION**

Comes now Rita Seger, the duly appointed Clerk for the City of Cold Spring, Campbell County, Kentucky and certifies that the attached is a true and accurate copy of Ordinance 05-863, an Ordinance of the City of Cold Spring annexing certain areas of unincorporated territories within the County of Campbell.

Rita Seger  
Rita Seger, Clerk

Subscribed to and sworn before me a notary public, by Rita Seger, Clerk, City of Cold Spring, Kentucky on this the 7<sup>th</sup> day of April, 2008.

April C Robinson  
Notary Public  
State at Large

My Commission Expires: 10/27/2010

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\_\_\_\_\_  
TREY GRAYSON  
SECRETARY OF STATE  
COMMONWEALTH OF KENTUCKY  
BY Handie Adkins

**COMMONWEALTH OF KENTUCKY  
CITY OF COLD SPRING  
ORDINANCE NO. 05- 863**

**AN ORDINANCE ANNEXING CERTAIN UNINCORPORATED  
TERRITORIES WITHIN THE COUNTY OF CAMPBELL, KENTUCKY  
AND CONTIGUOUS TO THE PRESENT BOUNDARY LINES OF THE  
CITY OF COLD SPRING, KENTUCKY, A CITY OF THE FIFTH CLASS  
AND DEFINING BY METES AND BOUNDS THE TERRITORY ANNEXED AND  
PRIOR TO SECOND READING REQUESTING THE COLD SPRING PLANNING  
AND ZONING COMMISSION TO CONDUCT A PUBLIC HEARING AND MAKE  
RECOMMENDATIONS CONCERNING THE APPROPRIATE ZONING FOR THE  
PROPERTY**

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**WHEREAS**, Kentucky Revised Statute 81A.410 authorizes and delegates city legislative bodies the authority to annex territories; and

**WHEREAS**, Kentucky Revised Statute 81A.412 provides the manner in which said annexation should be accomplished through the consent of the property owner; and

**WHEREAS**, the property owner, by way of an annexation agreement, has provided written consent to the annexation; and

**WHEREAS**, the property herein described is adjacent to and contiguous to the city's boundaries; and

**WHEREAS**, Kentucky Revised Statute 100.209 allows the Cold Spring Planning and Zoning Commission to conduct a public hearing and make recommendations for the zoning and land use regulations; and

**WHEREAS**, by reason of population density, commercial, industrial, institutional or governmental use of land, or subdivision of land, said property is urban in character or suitable for urban purposes without unreasonable delay; and

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF COLD SPRING, KENTUCKY:**

**SECTION I**

That the City of Cold Spring does hereby and herewith annex to its present

boundaries and include the same within the territorial limits of the City of Cold Spring, Campbell County, Kentucky, the following described unincorporated land and area, located in the County of Campbell, Commonwealth of Kentucky, to-wit:

Group No. 1282

BEGINNING at an iron pin in the Right-of-Way line for the AA Highway, said point of beginning being 102.08 feet Left (North) of the roadway centerline Station 138+79.03, and said point being approximately 913 feet west of the intersection of KY Route 9 and the AA Highway; thence along an existing fence line common to excess Right-of-Way (R/W) purchased by the KY Transportation Cabinet (Deed Book 512, page 107, Parcel 38X) North 18 degrees 45 minutes 23 seconds East a distance of 841.05 feet to an iron pin in a fence line common to Geiman (Deed Book 418, page 273); thence with Geiman's line N. 89-09-25 E. 256.52 feet to an iron pin and S. 85-43-05 E., 99.01 feet to an existing iron pipe in the ground; thence along fence line common to Groote (Deed Book 530, page 57) S. 19-09-05 W., 780.38 feet to a R/W monument for the AA Highway to be set at 250.00 feet LT STA 142+22.32; thence with the R/W line for the AA Highway N. 75-25-43 W., 122.58 feet to a R/W Monument; S. 14-36-20 W., 138.67 feet to a R/W monument; N. 79-09-30 W. 100.60 feet to a 2.25 inch diameter fence post in the R/W line; and N. 76-10-33 W., 120.73 feet to the point of beginning and containing 6.402 acres.

### **SECTION II**

That pursuant to KRS 100.209, the Cold Spring Planning and Zoning Commission shall conduct a public hearing, prior to second reading of this ordinance, and upon having considered the appropriate zoning for the aforementioned territory at a duly noticed and called public hearing, the Cold Spring Planning and Zoning Commission recommended to the City Council of Cold Spring that said territory be zoned HC. The City of Cold Spring hereby adopts said recommendation and the property to be annexed shall be zoned HC, the attached map of the territory is incorporated by reference herein and made a part hereof.

### **SECTION III**

That this ordinance shall take effect and be in full force from and after its passage, publication and recording, according to law.

**ADOPTED this 25<sup>th</sup> day of July, 2005.**

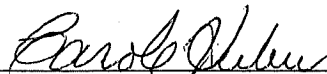
FIRST READING: April 25, 2005      Vote 5 Yes; 0 No

SECOND READING: July 25, 2005      Vote 4 Yes; 1 No

CITY OF COLD SPRING  
CAMPBELL COUNTY, KENTUCKY

  
\_\_\_\_\_  
MARK STOEBER - Mayor

ATTEST:

  
\_\_\_\_\_  
CAROLE HUBER, City Clerk

For Grant of Easement see Misc. RR. 175, Pg. 456

0544 PAGE 048  
QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS:

That the Grantor, JOYCE A. MOORE, an unmarried person, for and in consideration of \$1.00 and other good and valuable consideration to her paid by the Grantee herein, the receipt whereof is hereby acknowledged, does hereby RELEASE, REMISE, FOREVER QUITCLAIM, AND CONVEY to the Grantee, ROBERT B. MOORE, an unmarried person, his heirs and assigns forever, the following described real estate to-wit:

COUNTY OF CAMPBELL

STATE OF KENTUCKY

The mailing address of the Grantee is 1525 LICKING PIKE  
COLD SPRING KY. 41026.

Group No. 1282

BEGINNING at an iron pin in the Right-of-Way line for the AA Highway, said point of beginning being 102.08 feet Left (North) of the roadway centerline Station 138+79.03, and said point being approximately 913 feet west of the intersection of KY Route 9 and the AA Highway; thence along an existing fenceline common to excess Right-of-Way (R/W) purchased by the KY Transportation Cabinet (Deed Book 512, page 107, Parcel 38X) North 18 degrees 45 minutes 23 seconds East a distance of 841.05 feet to an iron pin in a fenceline common to Geiman (Deed Book 418, page 273); thence with Geiman's line N. 89-09-25 E. 256.52 feet to an iron pin and S. 85-43-05 E., 99.01 feet to an existing iron pipe in the ground; thence along fenceline common to Groote (Deed Book 530, page 57) S. 19-09-05 W., 780.38 feet to a R/W monument for the AA Highway to be set at 250.00 feet LT STA 142+22.32; thence with the R/W line for the AA Highway N. 75-25-43 W., 122.58 feet to a R/W monument; S. 14-36-20 W. 138.67 feet to a R/W monument; N. 79-09-30 W. 100.60 feet to a 2.25 inch diameter fence post in the R/W line; and N. 76-10-33 W., 120.73 feet to the

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RECEIVED

GENERAL INDEX AND SERIES  
GROUP NO. 1282  
Marianne Marsh  
INDEX CLERK

0544 049

point of beginning and containing 6.402 acres.

Being the same property conveyed to Joyce A. Moore and Robert B. Moore, mother and son, by deed from Norman Stamper and Wilma J. Stamper, husband and wife, dated September 28, 1990 and recorded at Deed Book 531, page 464 of the Campbell County Clerk's records at Newport, Kentucky.

Subject to conditions and restrictions contained in deeds and instruments of record, and to the easement to Union Light, Heat and Power Company dated May 21, 1958 and recorded in Miscellaneous Book 42, page 151 of said records.

This description was prepared from a physical survey conducted by Gary L. Saylor, KY L.S. #2740 on October 27, 1990.

Together with all the PRIVILEGES AND APPURTENANCES to the same belonging. TO HAVE AND TO HOLD the same to the said ROBERT B. MOORE, his heirs and assigns forever.

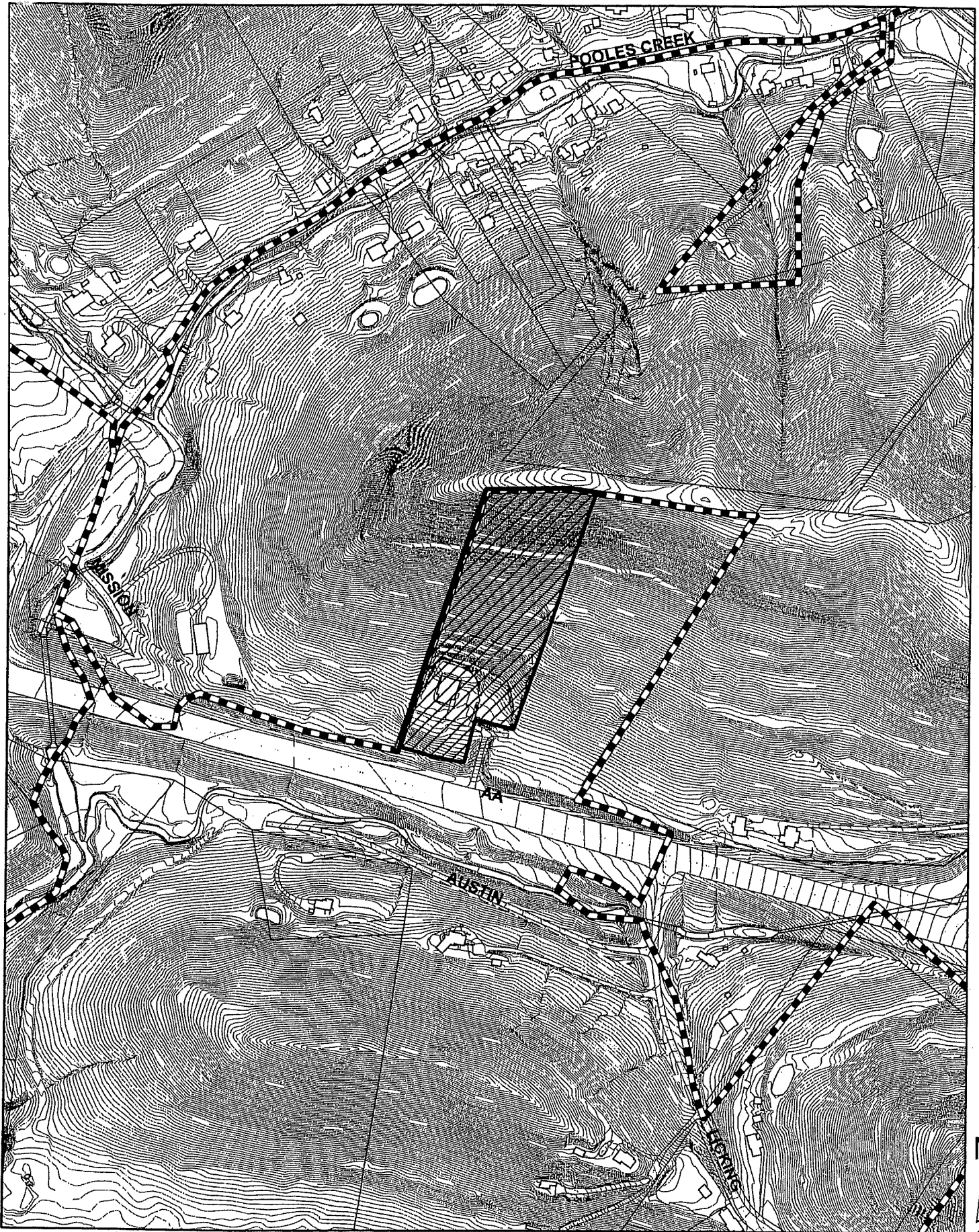
IN WITNESS WHEREOF, the said Grantor, JOYCE A. MOORE, an unmarried person, hereunto sets his/her hands as of the 3rd day of JANUARY, 1992.

Joyce A. Moore  
JOYCE A. MOORE

The estimated fair cash value of the property passing herein is \$20,000.00, which conveyance is exempt pursuant to K.R.S. 142.050.8(e).

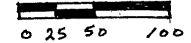
STATE OF KENTUCKY  
COUNTY OF CAMPBELL

I, MICHAEL V. FEDERLE, a Notary Public in and for said County and State, do certify that the foregoing instrument of writing from JOYCE A. MOORE, an unmarried person, to ROBERT B. MOORE, an unmarried person, was this day produced to me by the parties, in said County and State, and then and there acknowledged by said JOYCE A. MOORE, an unmarried person, to be her voluntary act and deed.





**PLAT OF ANNEXATION**  
 for  
 CITY OF COLD SPRING, KENTUCKY  
 5694 East Alexandria Pike, Cold Spring, Ky 41076  
 for property located at  
 5677 AA Highway, Cold Spring, Kentucky 41076  
 Scale: 1"=100' Graphic Scale

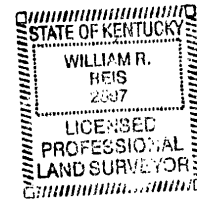


Drawn By: William Reis  
 Date: Mar. ch 12, 2008  
 Drawing Number: 2008-757A  
 By: William R. Reis R.L.S. 2597(859)635-2869  
 12794 Shaw Goetz Rd., Calif, Ky 41007

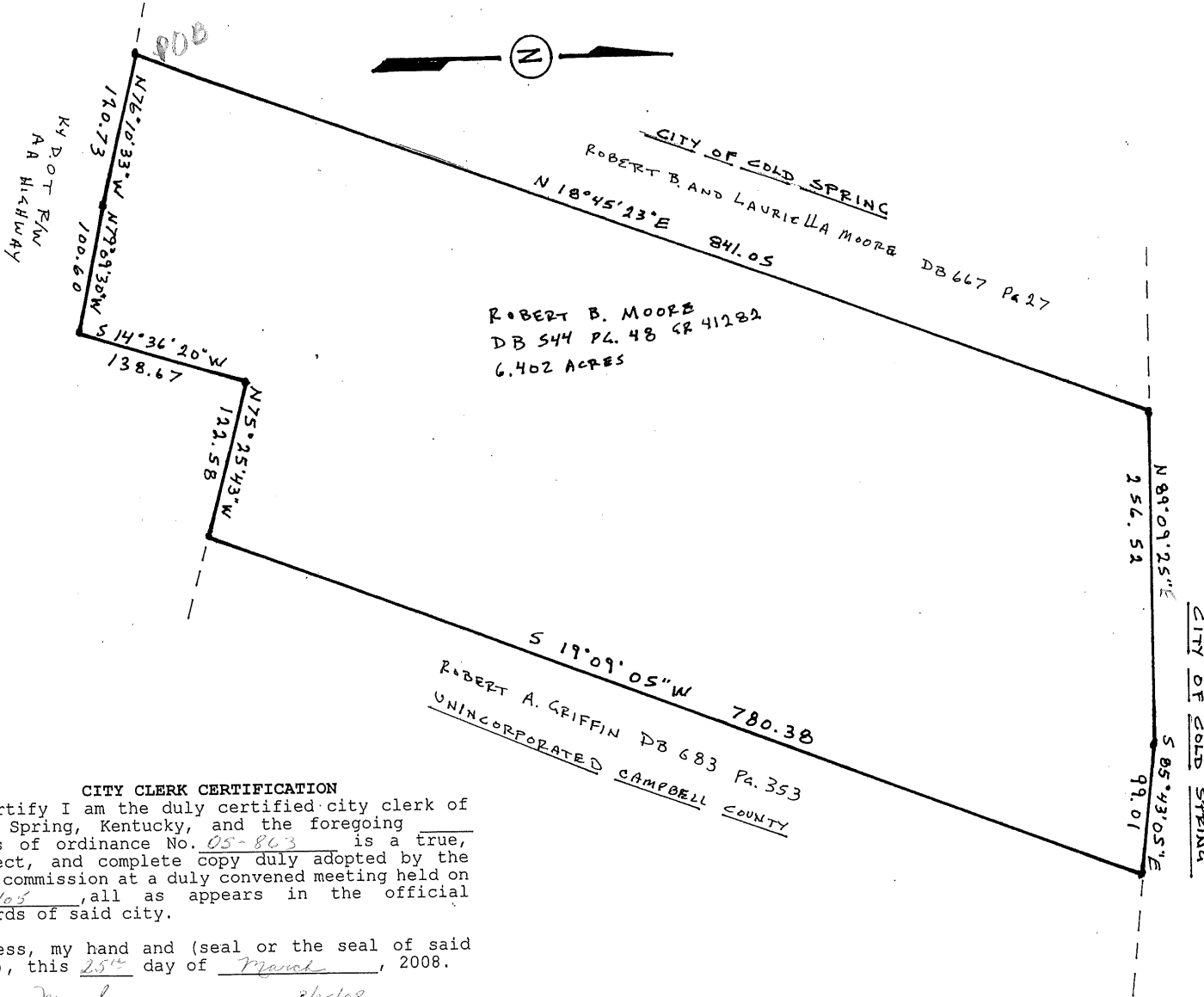
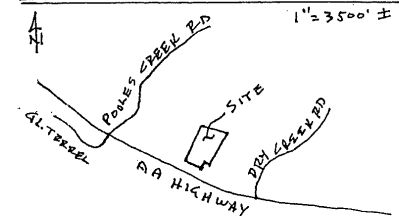
**SURVEYORS CERTIFICATE**

I hereby certify that I am a duly qualified and Licensed Kentucky Surveyor in accordance with KRS 322 and that this plat depicts the parcel of land as recorded in DB 544, Pg 48. This plat prepared from deeds and plats of record in the Campbell County Court Clerks Office in Newport, Kentucky and is for annexation purposes. The plat as shown has an error of closure of greater than 1:10,000.

*William R. Reis* R.L.S. 2597 3-12-08  
 William R. Reis date



**VICINITY PLAT**



**CITY CLERK CERTIFICATION**

I certify I am the duly certified city clerk of Cold Spring, Kentucky, and the foregoing pages of ordinance No. 05-863 is a true, correct, and complete copy duly adopted by the city commission at a duly convened meeting held on 7/25/05, all as appears in the official records of said city.

Witness, my hand and (seal or the seal of said city), this 25<sup>th</sup> day of March, 2008.  
*Beta M. Skye* 8/25/08  
 signature of city clerk date