

FEE SIMPLE DEED ASSIGNMENT
Referred to in the Right of Way and Utilities Section of the LPA Guide

Purpose: To provide the LPA with language to prepare a deed assignment when they are obtaining fee simple Right of Way from third parties.

SAMPLE

DEED OF CONVEYANCE

THIS DEED, entered into on the _____ day of _____, 2005 by and between _____ and _____, husband and wife, [ADDRESS], parties of the first part, and the _____ [LPA] _____, [ADDRESS] _____, party of the second part.

WITNESSETH: That the said parties of the first part, in consideration of \$_____ cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold and does hereby sell, grant and convey to the party of the second part, its successors and assigns forever, the following described property, viz:

A parcel of land lying and being in _____ County, Kentucky and being described as follows:

Parcel No. ____
Tract ____

[INSERT MEETS AND BOUNDS PROPERTY DESCRIPTION]

Being a portion of the same tract of land conveyed to _____ and _____, his wife, by _____ and _____, his wife, by deed bearing date of _____ day of _____, _____ which is duly recorded in Deed Book No. _____ at page _____ in the office of the County Clerk of _____ County, Kentucky.

It is understood between the parties hereto and made a covenant herein that the above described property is conveyed in fee simple.

TO HAVE AND TO HOLD said property unto the party of the second part, its successors and assigns, with all the rights and privileges thereunto belonging with covenants of General Warranty.

IN TESTIMONY WHEREOF the parties of the first part have executed this Deed on this _____ day of _____, 2005.

[PROPERTY OWNER NAME]

[PROPERTY OWNER NAME]

CERTIFICATE OF ACKNOWLEDGMENT

COMMONWEALTH OF KENTUCKY)

) ss

COUNTY OF)

I the undersigned, certify that the foregoing Deed was produced before me in my said County and State and duly acknowledged and sworn to by _____ and _____, husband and wife, the parties of the first part therein to be their act and deed.

Witness my hand this the _____ day of _____, _____.

NOTARY PUBLIC

My Commission expires: _____

PREPARED BY:
