

ORDINANCE NO. 678-2005

AN ORDINANCE FINAL OF THE CITY OF DRY RIDGE, GRANT COUNTY, KENTUCKY, ANNEXING TO AND MAKING A PART OF THE SAID CITY OF DRY RIDGE, KENTUCKY, THREE BOUNDARIES OF LAND TO THE NORTH OF THE CITY'S PRESENT CORPORATE LIMITS AND SITUATED ON THE WESTERLY AND EASTERLY SIDES OF U.S. HIGHWAY 25 AND PRESENTLY OWNED BY HOWARD BREWER, JR., ET UX, AND RAY ALLEN PORTER, ET UX, AND C. L. FRANK DISTRIBUTORS, INC., A KENTUCKY CORPORATION, (AKA: GRANT COUNTY FOODS).

BE IT HEREBY ORDAINED BY THE CITY COUNCIL OF THE CITY OF DRY RIDGE, GRANT COUNTY, KENTUCKY, AS FOLLOWS:

ARTICLE ONE

The City of Dry Ridge, Kentucky, acting by and through its Mayor and City Council, finds that the boundaries of land hereinafter described, by surveyed descriptions, are now contiguous or adjacent to the present northerly corporate limits of the City of Dry Ridge; that the same are suitable for development for urban purposes without unreasonable delay; and that the extension of the city's services to these hereinafter, described boundaries of land, especially the city's surface drainage and sanitary sewerage system, will promote residential, commercial and industrial development and enhance current activities now ongoing upon these said lands and boundaries.

ARTICLE TWO

The City of Dry Ridge, Kentucky, acting by and through its Mayor and City Council, finds that the hereinafter described boundaries of land together with the City of Dry Ridge, Kentucky, would benefit mutually by annexing these boundaries to and making them a part of the City of Dry Ridge, Kentucky, as stated within the above article and providing the city with added revenues.

ARTICLE THREE

Howard Brewer, Jr. and Betty Jean Brewer, husband and wife, are the owners, in fee simple, of that hereinafter described boundary containing @109 acres of land on the westerly side of U.S. Highway 25 and immediately contiguous to the City of Dry Ridge's present northerly corporate limits upon which there are no residents; and that no other persons, firms or corporations have an estate of interest in, or occupy, or reside upon any part of this boundary proposed to be annexed, or who or whom would, or could, be considered or deemed to be a registered voter in any precinct.

ARTICLE FOUR

Ray Allen Porter and Cymantha Sue Porter, husband and wife, are the owners, in fee simple, of that boundary, in two parcels, containing @57.00 acres of land to the westerly side of U.S. Highway 25 and immediately contiguous to the lands of Howard Brewer, Jr., et ux, hereinabove referenced, upon which there are no residents; and that no other persons, firms or corporations have an estate or interest in, or occupy, or reside upon any part of this boundary proposed to be annexed, or who or whom would, or could, be considered or deemed to be a registered voter in any precinct.

ARTICLE FIVE

C.L. Frank Distributors, Inc., a Kentucky corporation, is the owner, in fee simple, of that hereinafter described boundary containing @15.00 acres of land on the easterly side of U.S. Highway 25 and immediately adjacent to the lands of Howard Brewer, Jr., et ux, hereinabove referenced, upon which there are no residents; and that no other persons, firms or corporations have an estate or interest in, or occupy, or reside upon any part of this boundary proposed to be annexed, or who or whom would, or could, be considered or deemed to be a registered voter in any precinct.

ARTICLE SIX

Pursuant to KRS 81A.412, the said fee owners of the herein boundaries of land proposed to be annexed: Howard Brewer, Jr. and Betty Jean Brewer, husband and wife; Ray Allen Porter and Cymantha Sue Porter, husband and wife; and C.L. Frank Distributors, Inc., a Kentucky corporation, acting by and through its President, did make and give the owners' written requests and consents for annexation to the City of Dry Ridge, Kentucky, thereby allowing the City of Dry Ridge to hereby enact a single ordinance of final annexation concerning which the City Council of the City of Dry Ridge by actions, entries, and resolutions official did affirm, confirm and order to be commenced, undertaken and concluded hereby and hereunder.

ARTICLE SEVEN

That the City Council of the City of Dry Ridge, Grant County, Kentucky, does hereby state and find, in accordance with the applicable provisions of Chapter 81A of the Kentucky Revised Statutes, that the hereinafter, described boundaries of land lie without the corporate limits of the City of Dry Ridge, Kentucky; and that the same are not within the corporate limits of any other city or municipality within Grant County, Kentucky; that such lands are located within unincorporated areas of Grant County, Kentucky; and that the same hereunder and hereby be now annexed to and be made a part of the City of Dry Ridge, Kentucky, all being so described as follows, to-wit:

BOUNDARY NUMBER ONE (LANDS OF HOWARD BREWER, JR., ET UX):

Lying and being in Grant County, Kentucky on the West side of U.S. Highway #25, 0.6 miles north of Kentucky Route #22 and being more particularly described as follows, to-wit: BEGINNING at the Northwest corner of the City of Dry Ridge's Corporate Limits in the right of way of U.S. 25; thence with the right of way of U.S. 25, N07° 29' 37" E -- 1361.43 feet to a corner of Ray & Sue Porter Property (Deed Book 236, age 196); thence leaving said right of way and with the lines of Porter, N 57° 57' 06" W -- 434.56 feet to a point; thence N 37° 42' 51" E -- 318.05 feet; thence S 86° 52' 59" W -- 1247.56 feet; thence S 84° 54' 54" W -- 104.46 feet; thence N 05° 05' 06" W -- 40.33 feet; thence S 84° 54' 54" W -- 721.70 feet to a corner of Donna Stephenson (Deed Book 111, Page 488); thence with the lines of Stephenson, S 21° 15' 00" E -- 635.56 feet; thence S 13° 15' 00" W -- 244.00 feet; thence S 28° 45' 00" W -- 53.00 feet; thence S 84° 45' 00" W -- 359.00 feet; thence S 60° 45' 00" W -- 500.00 feet to a point in the center of McCoy Road; thence with the same, S 03° 29' 21" W -- 522.00 feet; thence S 08° 59' 56" W -- 120.89 feet; thence S 02° 56' 21" W -- 199.21 feet to a corner of City of Dry Ridge Corporation Limits; thence with the same, N 84° 40' 20" E -- 2911.74 feet to the place of beginning, containing 109.02 acres, more or less. (Being part of the property described in Deed Book 143, Page 685 as recorded in the Grant County Court Clerk's Office; and prepared from deeds of records, aerial maps, and PVA maps for this description which does not represent a field survey.).

BOUNDARY NUMBER TWO (LANDS OF RAY ALLEN PORTER, ET UX):

Parcel No. 1:

A certain tract or parcel of land lying and being in Grant County, Kentucky, located on the McCoy and Conrad Road and described as follows: BEGINNING at a post corner to Tract No. 1, and S.L. McCoy, thence following McCoy's line N 25 W 22 poles to a stone; thence N 25 3/4 W 39.5 poles to a stone; thence N 29 1/4 W 11.6 poles to a post; thence N 28 W 37 poles to a post; thence N 34 W 9.4 poles to a Walnut; thence N 18 1/4 E 8.6 poles to a Sycamore; thence N 62-35 E 21.96 poles to a stone; thence with J.C. Conrad, S 75-15 E. 30.60 poles to a stone; thence S 51-30 E 31.50 poles to a Walnut; thence S 46 E 13.28 pole to a stone; thence S 58-10 E 11 poles to a stone; thence S 55-15 E 22.44 poles to a stone in a branch; thence S 14-35 E 59.40 poles to a post; thence with N. McCoy's line, S 81-45 W 49.80 poles to a post, corner to McCoy and Tract No. 1; thence S 83 W 24 poles to the beginning, containing 54.83 acres.

Parcel No. 2:

A parcel of ground lying and being on the west side of Route #25, approximately one mile north of Dry Ridge, in Grant County, Kentucky, and more particularly described as follows: BEGINNING at a point, an iron pin, in the west right way line of Route #25, said point being a common corner to the lands of Riegler and Howard Brewer, Jr.; thence leaving the road and with the line of Riegler, N 61° 07' 00" W -- 377.10 feet to an iron pin; thence continuing with the line of Riegler, N 34° 32' 57" E -- 361.32 feet to an iron pin in the line of Marshall Kinsey; thence with the line of Kinsey, S 83° 43' 05" W -- 1340.93 feet to a PK nail set in top of a corner post, a corner to a 54.83-acre tract owned by Howard Brewer, Jr.; thence with the south line of said 54.83-acre tract, S 81° 40' 00" W -- 100.00 feet to a point; thence S 8° 15' 00" E -- 40.18 feet to a point; thence with a line dividing the Brewer property, 40 feet from and parallel to the above described courses: N 81° 45' 00" E -- 104.16 feet to a point; N 83° 43' 05" E -- 1247.66 feet to a point; S 34° 32' 57" W -- 318.05 feet to a point; and S 61° 07' 00" E -- 434.56 feet to a point in the west right of way line of Route #25; thence with the same, N 10° 30' 21" E -- 42.15 feet to the place of beginning, containing 1.967 acres, more or less.

(The above boundary and parcels separate being the lands conveyed by that deed in Deed Book 236, Page 196 in the Grant County Court Clerk's Office at Williamstown, Kentucky).

BOUNDARY NUMBER THREE (LANDS OF C.L. FRANK DISTRIBUTORS):

A parcel of land in Grant County, Kentucky, approximately one mile north of the City of Dry Ridge on the easterly side of U.S. Highway 25 and the right-of-way of the Southern Railway, and on the northerly and westerly side of the Dry Ridge Road adjacent to the lands of Brewer and Riegler to the west so beginning at a point in the common line of the railway and C.L. Frank Distributors, inc. along a line bearing N 09° 03' 31" East as distance of @500.00 feet from the intersection of U.S. Highway 25 and the Dry Ridge Road, being the true place of beginning; thence from said point, S 13° 39' 48" W -- 326.57 feet to a point; thence S 83° 09' 05" E -- 144.26 feet to a point; thence S 08° 07' 19" E -- 118.93 feet to a point; thence N 58° 41' 50" E -- 403.07 feet to a point; thence N 57° 13' 30" E -- 253.42 feet to a point; thence N 51° 09' 50" E -- 162.77 feet to a point; thence N 32° 11' 53" E -- 199.42 feet to a point; thence N 07° 57' 29" E -- 138.86 feet to a point; thence N 04° 03' 52" W -- 100.37 feet to a point; thence N 15° 10' 01" W -- 442.43 feet to a point; thence S 76° 35' 40" W -- 646.34 feet to a point; thence S 09° 59' 57" W -- 276.59 feet to a point; and S 12° 51' 19" W -- 418.07 feet to a point, the beginning of the circumscribed fee boundary, containing 15 acres, more or less. (Being the properties conveyed to C.L. Frank Distributors, Inc. by those deed in Deed Book 123, Page 86 and Deed Book 141, Page 108 in the Grant County Court Clerk's Office at Williamstown, Kentucky).

First Reading: September 19, 2005

Second Reading: October 3, 2005

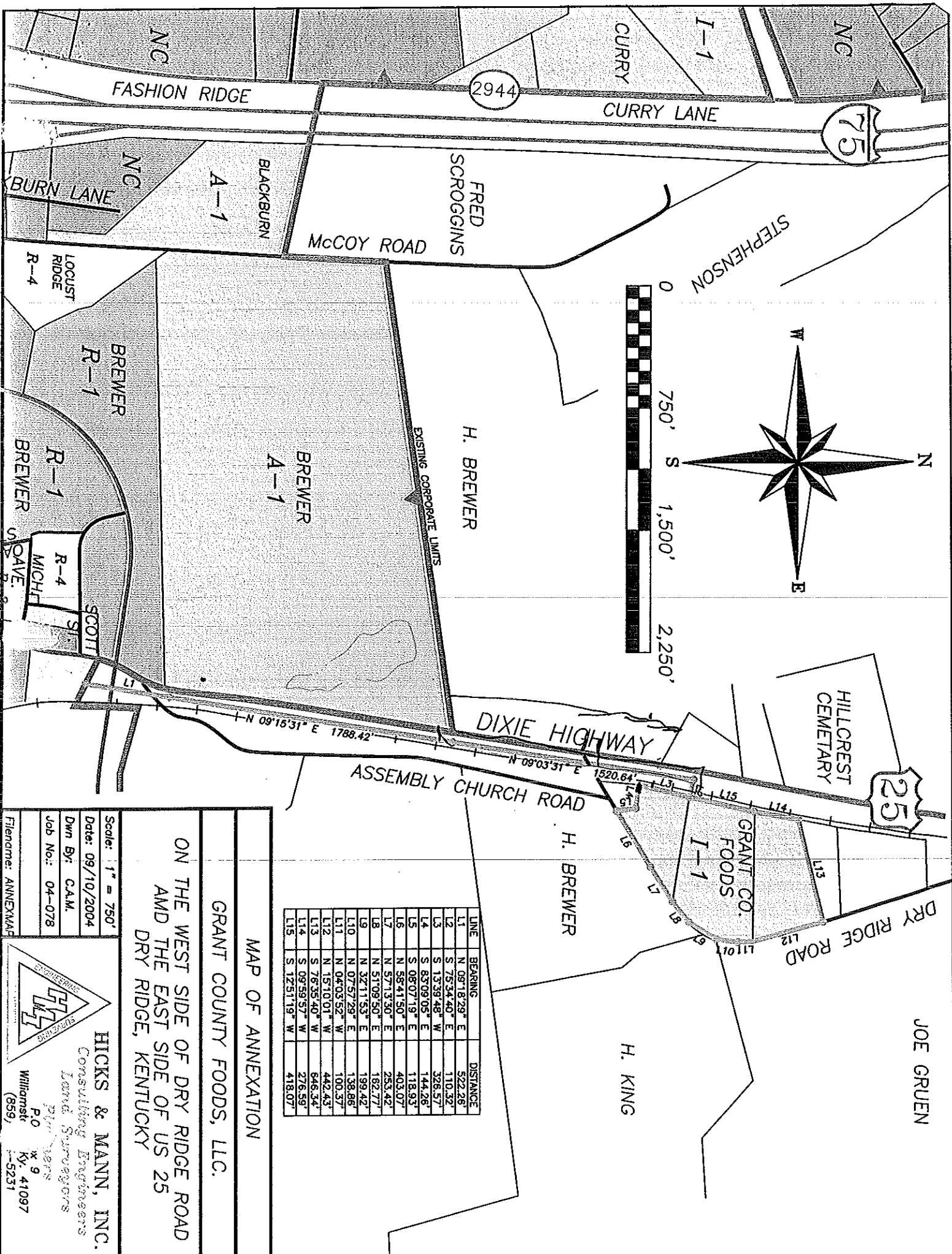
ADOPTED, ORDAINED, APPROVED, AND ORDERED PUBLISHED ON THIS THE

3rd DAY OF October, 2005.


WILLIAM CULL, MAYOR

ATTEST:


CINDY L. HARRIS, CITY CLERK



LINE	BEARING	DISTANCE
L1	N 08°18'29" E	522.26'
L2	S 75°34'40" E	110.32'
L3	S 13°39'48" W	326.57'
L4	S 83°09'05" E	144.26'
L5	S 08°07'19" E	118.93'
L6	N 58°41'50" E	403.07'
L7	N 57°13'30" E	253.42'
L8	N 51°09'50" E	162.77'
L9	N 07°57'29" E	199.42'
L10	N 32°11'53" E	138.86'
L11	N 04°03'52" W	100.37'
L12	N 15°10'01" W	442.43'
L13	S 76°35'40" W	646.34'
L14	S 09°59'57" W	276.59'
L15	S 12°51'19" W	418.07'

MAP OF ANNEXATION
 GRANT COUNTY FOODS, LLC.
 ON THE WEST SIDE OF DRY RIDGE ROAD
 AND THE EAST SIDE OF US 25
 DRY RIDGE, KENTUCKY

Scale: 1" = 750'
 Date: 09/10/2004
 Dwn By: C.A.M.
 Job No.: 04-078
 Filename: ANNEXMAP

HICKS & MANN, INC.
 Consulting Engineers
 Land Surveyors
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