

RECORDER'S CERTIFICATION  
JACKSON COUNTY, MISSOURI

01/17/2020 2:12 PM

FEE: \$27.00

3 PGS



INSTRUMENT NUMBER / BOOK & PAGE

2020E0005077

Book: Page:

Robert T. Kelly, Director, Recorder of Deeds

**SANITARY SEWER EASEMENT  
(INDIVIDUAL)**

THIS AGREEMENT, made this 17<sup>th</sup> day of January, 2020, by and between X Grantor, and the City of Lee's Summit, Missouri, a Municipal Corporation with a mailing address of Jackson County, Missouri, 220 S.E. Green Street, Lee's Summit, Jackson County, Missouri 64063, Grantee. \* JAMES O. ROSS & WILLIAM R. ROSS

WITNESSETH, that the Grantor, in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration to it paid by the Grantee, the receipt and sufficiency of which is hereby acknowledged, does by these presents grant, bargain, sell, convey, and confirm unto said Grantee, its successors and assigns, a permanent and exclusive easement for the construction, operation, maintenance, repair, replacement and removal of sewer pipe lines, manholes, and appurtenances thereto, including the right and privilege at any time and from time to time to enter upon said easement, over, under, through, across, in and upon the following described lands in Jackson County, Missouri, to-wit:

A tract of land being located in the Southeast Quarter of Section 6, Township 47, Range 31, the centerline being more particularly described as follows:

Commencing at the Southwest corner of the Southwest Quarter of the Southeast Quarter of said Section 6; thence North 89° 31' 11" East, along the the South line of said Section 6, a distance of 395.02 feet; thence North 00° 07' 31" East, a distance of 198.50 feet, said point being the Point of Beginning of the 20.00 foot easement being 10.00 feet on either side of the following described centerline; thence South 88° 26' 24" East, a distance of 131.40 feet, to a point on the West Right of Way of SW Lakeview Boulevard, said point being the Point of Termination.

GRANTEE, its successors and assigns, shall have the right of ownership, use and control of all sanitary sewers, underground pipe, manholes, and all necessary appurtenances on the above described property and for all proper purposes connected with the installation, use, maintenance, and replacement of the sanitary sewer.

GRANTOR agrees not to obstruct or interfere with Grantee's use and enjoyment of the easement granted hereunder by any means, including, without limitation, obstructing or interfering with the operation, maintenance or access to such pipe lines, manholes, and appurtenances thereto, by erecting, or causing or allowing to be erected, any building or structure on said easement.

GRANTOR further states that it is lawfully seized of title to the land through which said easement is granted and that it has good and lawful right to convey said easement to the Grantee herein.

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GRANTOR, to the fullest extent allowed by law, including, without limitation, section 527.188, RSMo. (2006), hereby waives any right to request vacation of the easement herein granted.

THIS GRANT and easement shall, at all times be deemed to be and shall be, a continuing covenant running with the land and shall be binding upon the successors and assigns of the Grantor.

TO HAVE AND TO HOLD THE SAME, together with all appurtenances and immunities thereunto belonging or in any way appertaining, unto the City of Lee's Summit, Missouri, a Municipal Corporation, and to its successors and assigns forever.

IN WITNESS WHEREOF, Grantor has hereunto set their hand this 17<sup>th</sup> day of January, 2020.

William R. Ross

Signature

WILLIAM R. ROSS

Print Name

Janette D. Ross

Signature

Janette D. Ross

Print Name

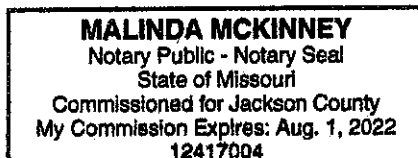
### ACKNOWLEDGMENT

STATE OF MISSOURI

COUNTY OF JACKSON

On this 17<sup>th</sup> day of January, 2020, before me personally appeared William R. Ross / Janette D. Ross to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that he/she (or they) executed the same as his/her (or their) free act and deed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year first above written.



Malinda McKinney

Notary Public Signature

Malinda McKinney

Print Name

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