



ELECTRONICALLY RECORDED
JACKSON COUNTY, MISSOURI
03/16/2018 08:09:17 AM
EASE FEE: \$ 33.00 5 Pages
INSTRUMENT NUMBER:
2018E0021406

**SANITARY SEWER EASEMENT
(MISSOURI CORPORATION-NO SEAL)**

THIS EASEMENT is made this 17 day of March, 2018, by and between Shamrock Hills, a Corporation organized and existing under the laws of the State of Missouri, **Grantor**, and the City of Lee's Summit, Missouri, a Municipal Corporation of Jackson County, Missouri, with a mailing address of 220 S.E. Green Street, Lee's Summit, Missouri 64063, **Grantee**.

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:

See Attached Exhibit "A" for Legal

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 easements to the **Grantee** herein.

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.

**SANITARY SEWER EASEMENT
(MISSOURI CORPORATION-NO SEAL)**

THIS EASEMENT is made this 17 day of March, 2018, by and between Shantrek Hills, a Corporation organized and existing under the laws of the State of Missouri, **Grantor**, and the City of Lee's Summit, Missouri, a Municipal Corporation of Jackson County, Missouri, with a mailing address of 220 S.E. Green Street, Lee's Summit, Missouri 64063, **Grantee**.

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:

See Attached Exhibit "A" for Legal

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 easements to the **Grantee** herein.

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**, a Corporation which has no seal, has caused these presents to be signed by its Secretary and attested by its Secretary, this 7 day of March, 2018.

[insert name of corporation]:

By: STAM ROCK HILLS

Signature

STAM ROCK HILLS Secretary

[Printed name and title]

ATTEST:

NO SEAL

Gary Nyman
Secretary

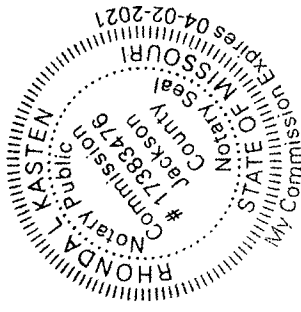
Gary Nyman
Printed name

ACKNOWLEDGMENT

STATE OF MISSOURI

COUNTY OF JACKSON

On this 7th day of March, 2018, before me appeared Gary Nyman (name), to me personally known, who, being by me duly sworn did say that he or she is the Secretary (position) of STAM ROCK HILLS (name of corporation), and that said instrument was signed in behalf of said corporation by authority of its board of directors, and said Gary Nyman (name) acknowledged said instrument to be the free act and deed of said corporation and that said corporation has no corporate seal.



Rhonda L. Kasten
Notary Public Signature

Rhonda L. Kasten
Print Name

EASEMENT "1" 40' SANITARY SEWER EASEMENT

SHAMROCK HILLS, INC.
DOC. NO. 1984108215231

E. LINE OF THE NE. 1/4 OF SEC. 29-47-31

POINT OF TERMINATION

C/L 40' SANITARY SEWER EASEMENT

CARPENTER
DOC. NO. 198410821245

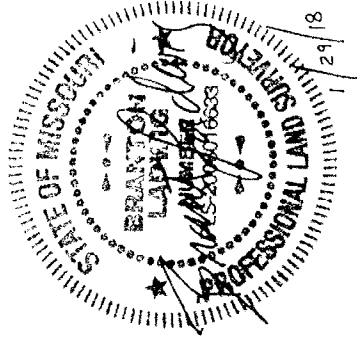
WEAVER
DOC. NO. 198610738832

N02°30'29"E
973.50'

S. LINE OF THE NE. 1/4 OF SEC. 29-47-31

POINT OF BEGINNING
N87°44'49"W
20.00'

POINT OF COMMENCEMENT
SE. CORNER OF THE NE. 1/4
OF SEC. 29, T47N. 47R. 31E
FND. 5/8" IRON BAR W/ALUM CAP
PER THE FINAL PLAT OF DALINDA
ESTATES - 2ND PLAT, DOC.
NO. 2006E0109144



LEGAL DESCRIPTION:

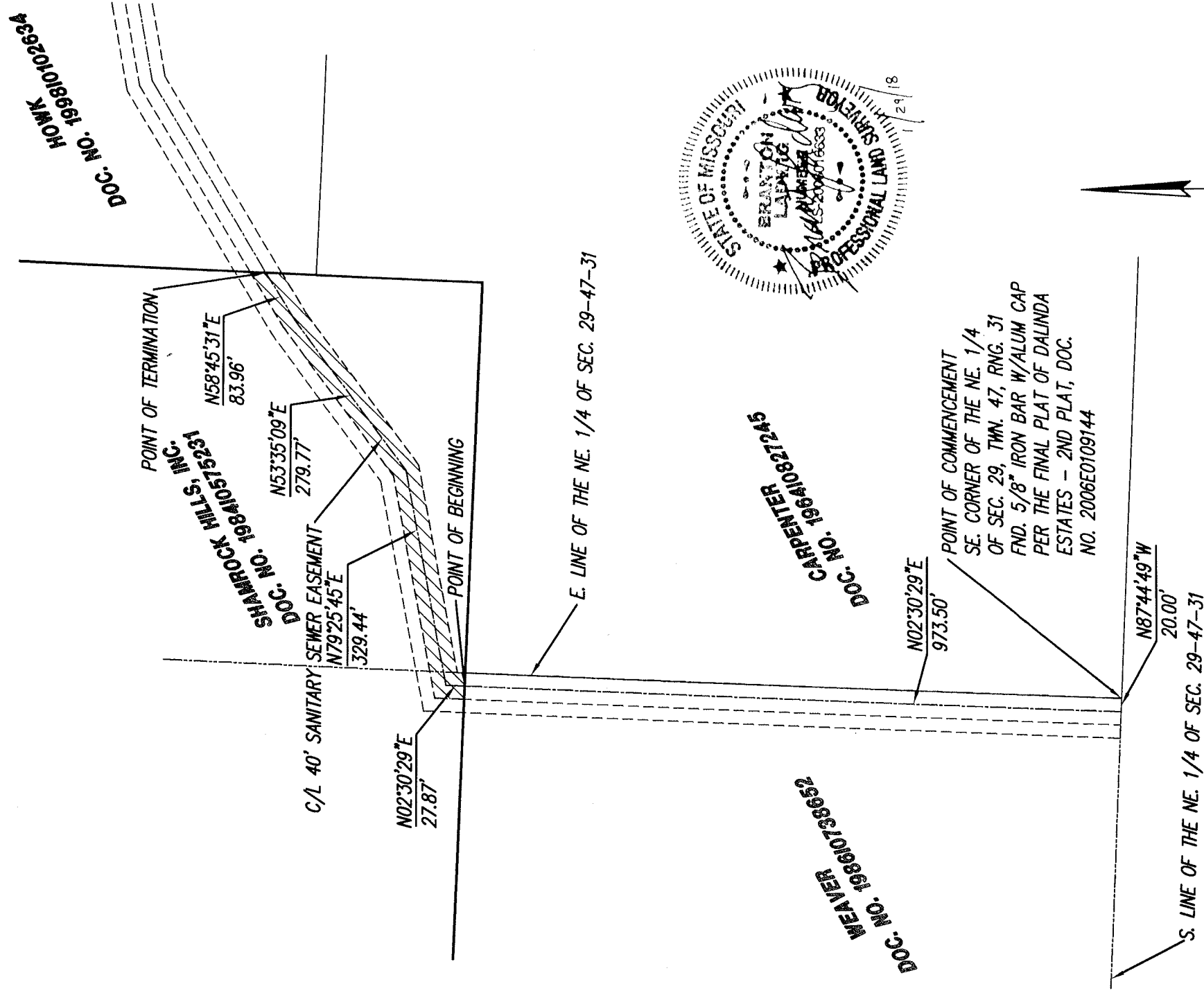
A 40' wide Sanitary Sewer Easement the centerline of said easement described as;
All that part of the Northeast quarter of Section 29, Township 47, Range 31, in the City of Lee's Summit, Jackson County, Missouri, more particularly described as; Commencing at the Southeast corner of said Northeast quarter; thence North 87 degrees 44 minutes 49 seconds West, along the South line of said quarter section, a distance of 20.00 feet, to the Point of Beginning; thence North 02 degrees 30 minutes 29 seconds East, a distance of 973.50 feet, to the point of termination. Containing 38,940 Sq.Ft.

LADWIG & ASSOCIATES, LLC.

LAND SURVEYORS

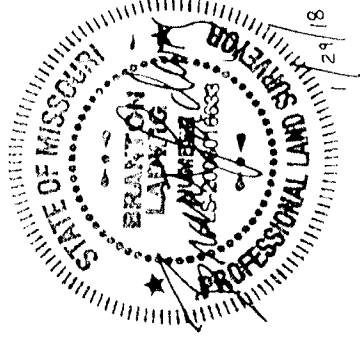
33604 E. 235th Street
Pleasant Hill, Missouri 64080
816-309-6621

EASEMENT "2" 40' SANITARY SEWER EASEMENT



LEGAL DESCRIPTION:

A 40' wide Sanitary Sewer Easement the centerline of said easement described as;
All that part of the Northeast quarter of Section 29 and all that part of the Northwest quarter of section 28, Township 47, Range 31, in the City's of Lee's Summit and Greenwood, Jackson County, Missouri, more particularly described as; Commencing at the Southeast corner of said Northeast quarter of said Section 29; thence North 87 degrees 44 minutes 49 seconds West, along the South line of said quarter section, a distance of 20.00 feet, thence North 02 degrees 30 minutes 29 seconds East, a distance of 973.50 feet, to the Point of Beginning; thence North 02 degrees 30 minutes 29 seconds East, a distance of 27.87 feet; thence North 79 degrees 25 minutes 45 seconds East, a distance of 329.44 feet; thence North 53 degrees 35 minutes 09 seconds East, a distance of 279.77 feet; thence North 58 degrees 45 minutes 31 seconds East, a distance of 83.96 feet, to the point of termination. Containing 28,841.54 Sq.Ft.

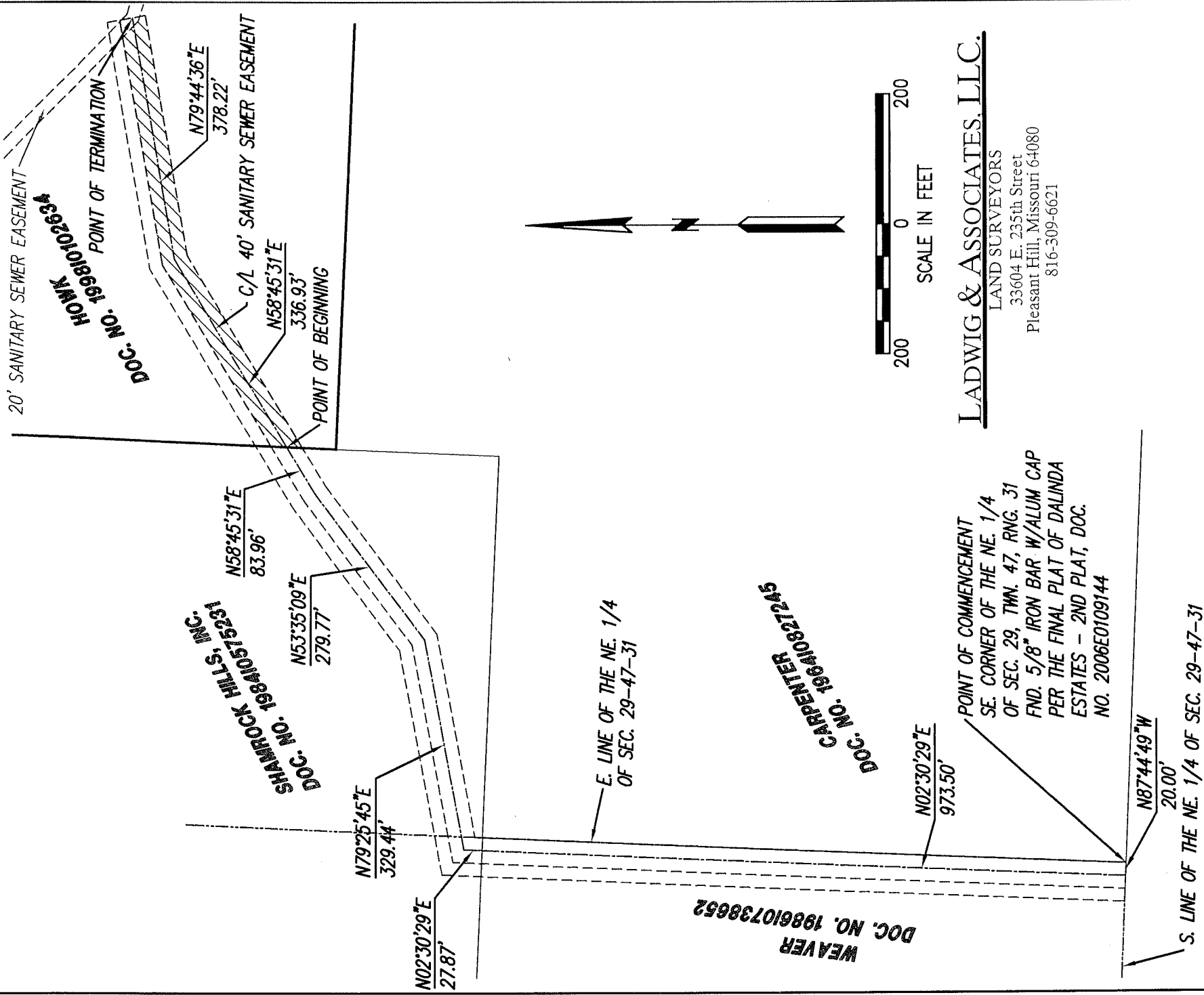


LADWIG & ASSOCIATES, LLC.

LAND SURVEYORS

33604 E. 235th Street
Pleasant Hill, Missouri 64080
816-309-6621

EASEMENT "3" 40' SANITARY SEWER EASEMENT



LADWIG & ASSOCIATES, LLC.
LAND SURVEYORS
33604 E. 235th Street
Pleasant Hill, Missouri 64080
816-309-6621

LEGAL DESCRIPTION:
A 40' wide Sanitary Sewer Easement the centerline of said easement described as;
All that part of the Northwest quarter of section 28, Township 47, Range 31, in the City of Greenwood, Jackson County, Missouri, more particularly described as; Commencing at the Southeast corner of the Northeast quarter of Section 29, in said Township and Range; thence North 87 degrees 44 minutes 49 seconds West, along the South line of said quarter section, a distance of 20.00 feet, thence North 02 degrees 30 minutes 29 seconds East, a distance of 973.50 feet, thence North 02 degrees 30 minutes 29 seconds East, a distance of 27.87 feet; thence North 79 degrees 25 minutes 45 seconds East, a distance of 329.44 feet; thence North 53 degrees 35 minutes 09 seconds East, a distance of 279.77 feet; thence North 58 degrees 45 minutes 31 seconds East, a distance of 83.96 feet, to the Point of Beginning; thence North 58 degrees 45 minutes 31 seconds East, a distance of 336.93 feet; thence North 79 degrees 44 minutes 36 seconds East, a distance of 378.22 feet, to the point of termination. Containing 28,606.07 Sq.Ft.

