

08/15/2022 12:07 PM

FEE: \$27.00 3 PGS



2022E0076123

Book: Page:  
Diana Smith, Recorder of Deeds

### SANITARY SEWER EASEMENT

THIS AGREEMENT, made this 15 day of August, 2022, by and between WHD Management, LLC, a Missouri Limit **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**.

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 Northwest Quarter of Section 29, Township 48 North, Range 31 West, in Lees Summit, Jackson County, Missouri the centerline being more particularly described as follows:

Commencing at the Northwest corner of Lot 1A, Lee's Summit Town Centre, Lots 1A-1C and Tract A, a subdivision in said Lees Summit; thence South 88° 17' 29" East along the North line of said Lot 1A, a distance of 346.83 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 6° 34' 27" East, a distance of 443.94 feet, 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.

**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 His hand this 15 day of August, 2022.

  
\_\_\_\_\_  
Signature  
  
\_\_\_\_\_  
Josh Wilson, President

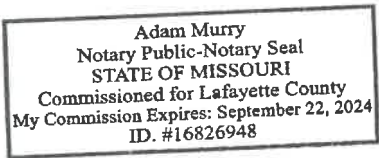
**ACKNOWLEDGMENT**

STATE OF MISSOURI

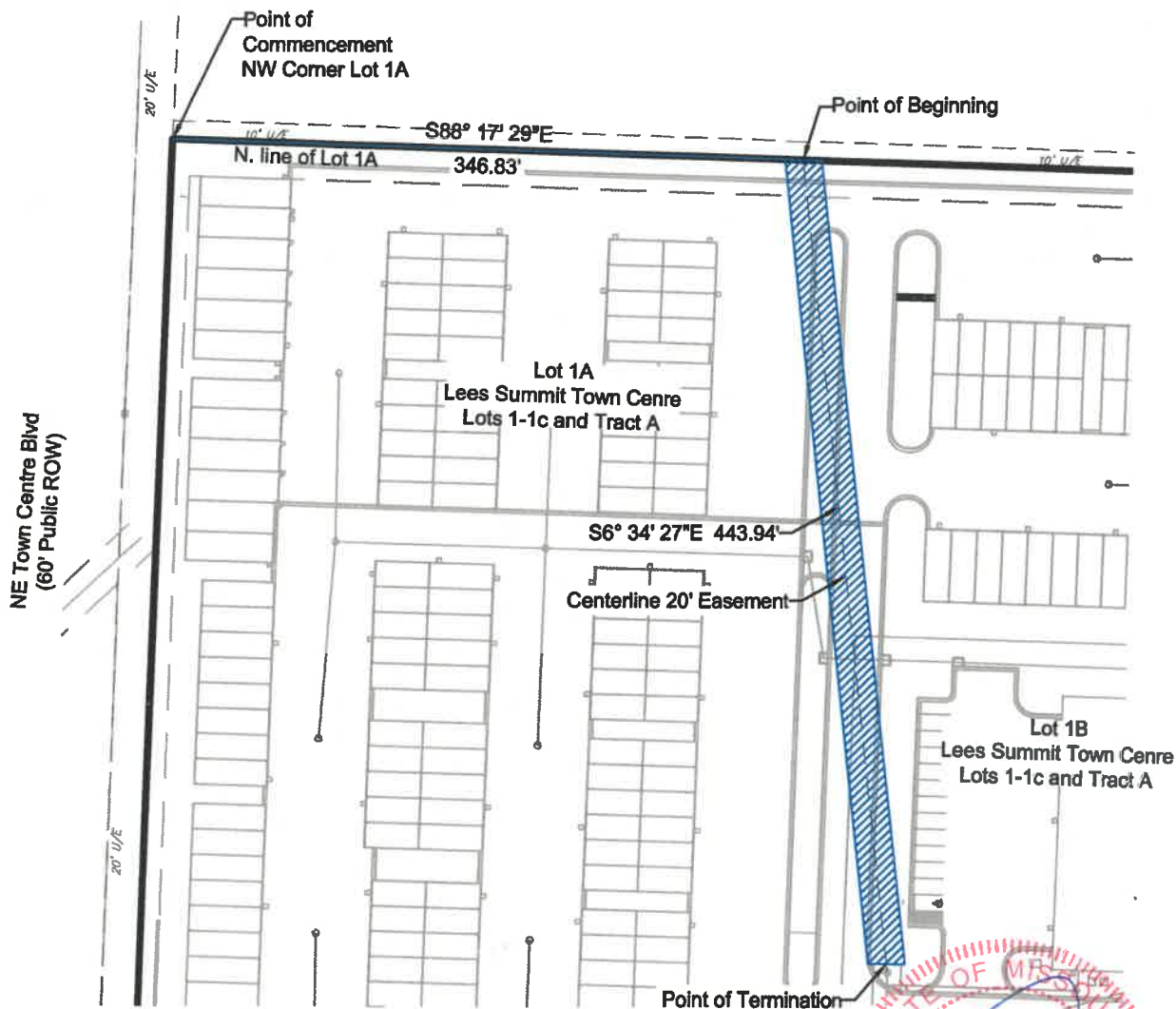
COUNTY OF JACKSON

On this 15 day of August, 2022, before me personally appeared Josh Wilson, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

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



  
\_\_\_\_\_  
Notary Public Signature  
  
Adam Murry  
\_\_\_\_\_  
Print Name



Prepared By:  
Matthew J. Schlicht  
PLS-2012000102

### Easement Description

A tract of land being located in the Northwest Quarter of Section 29, Township 48 North, Range 31 West, in Lees Summit, Jackson County, Missouri the centerline being more particularly described as follows:

Commencing at the Northwest corner of Lot 1A, Lee's Summit Town Centre, Lots 1A-1C and Tract A, a subdivision in said Lees Summit; thence South 88° 17' 29" East along the North line of said Lot 1A, a distance of 346.83 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 6° 34' 27" East, a distance of 443.94 feet, said point being the Point of Termination.

Easement Exhibit

**Sanitary  
Sewer  
Esmt**

SHEET 1 OF 1

DATE:

8/13/2022

PROJECT NUMBER:

Town Centre

REV. TO DWG.:

N/A

SCALE:

1"=100'

Easement Exhibit

**San. Sewer Easement**

Lees Summit Town Centre, Lots 1A-1C and Tract A  
Lee's Summit, Jackson County, Missouri

**ENGINEERING**  
ENGINEERING & SURVEYING  
**SOLUTIONS**

50 SE 30TH STREET  
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