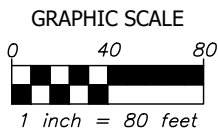


# EASEMENT VACATION EXHIBIT

## LOT 1A, HCA MIDWEST, LOTS 1A AND 1B

### CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

#### MAP (SEE SHEET 2 FOR DESCRIPTION)



CUMBERLAND DRIVE

HCA MIDWEST,  
LOTS 1A AND 1B

LOT 1A

S56°29'19"E  
28.56'

299.85'

S52°31'26"W

27' S/E  
BK 1-2675, PG 362

N52°31'26"E  
311.13'

EASEMENT VACATION

230.87'

SANITARY SEWER

S60°53'24"W

POINT OF BEGINNING

N60°53'24"E  
232.85'

N29°06'36"W  
27.00'

POINT OF COMMENCING  
SW CORNER, LOT 1A

N41°38'49"E  
40.24'

S56°56'29"E  
14.11'

N60°53'24"E  
47.13'

NORTHERLY RIGHT-OF-WAY  
LINE, BLUE PARKWAY  
PER PLAT OF HCA MIDWEST

BLUE PARKWAY



Sheet:

1  
OF  
2

Drawn By: TAR

Project No: 034660

Field Date: N/A

Issue Date: 12.05.22

Project:

SANITARY SEWER  
EASEMENT VACATION,  
LOT 1A, HCA MIDWEST, LOTS 1A & 1B  
CITY OF LEE'S SUMMIT,  
JACKSON COUNTY, MISSOURI

Client:

ACI BOLAND ARCHITECTURE  
1710 WYANDOTTE STREET,  
KANSAS CITY, MO 64108



CIVIL ENGINEERING / SURVEYING / UTILITIES  
712 State Avenue, Kansas City, KS 66101  
Phone: (913) 371-5300

# EASEMENT VACATION EXHIBIT

## LOT 1A, HCA MIDWEST, LOTS 1A AND 1B

### CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

#### MAP (SEE SHEET 2 FOR DESCRIPTION)

All that part of a Sanitary Sewer Easement, established in Book I-2675, Page 362, lying within Lot 1A, as shown on the Minor Plat of HCA MIDWEST, Lots 1A and 1B, recorded October 1, 2007, and filed as Instrument Number 2007E00127459, in the city of Lee's Summit, Jackson County, Missouri, said Tract being more particularly described by Joseph H. McLaughlin, PLS 2012018392, with BHC, CLS 2006009875-F, by metes and bounds as follows;

(Note: For corse orientation, the bearings in this description are based on the Northerly Right-of-Way line of Blue Parkway as now established, having a bearing of South 56° 56' 29" East, referenced to the Missouri State Plane Coordinate System, West Zone, NAD83.)

Commencing at the Southwest corner of Lot 1A, of the Minor Plat of HCA MIDWEST, LOTS 1A AND 1B, recorded October 1, 2007, and filed as Instrument Number 2007E00127459, in the city of Lee's Summit, Jackson County, Missouri;

Thence North 41° 38' 49" East, 40.24 feet, on North Right-of-Way line of said Blue Parkway as now established;

Thence South 56° 56' 29" East, 14.11 feet, on said North line, to a point on the Northerly line of a Sanitary Sewer Easement established in Book I-2675, Page 362;

Thence North 60° 53' 24" East, 47.13 feet, on said Northerly easement line, to the POINT OF BEGINNING of the easement vacation herein described;

Thence continuing North 60° 53' 24" East, 230.87 feet;

Thence North 52° 31' 26" East, 299.85 feet;

Thence South 56° 29' 19" East, 28.56 feet;

Thence South 52° 31' 26" West, 311.13 feet;

Thence South 60° 53' 24" West, 232.85 feet;

Thence North 29° 06' 36" West, 27.00 feet, to the POINT OF BEGINNING, said Tract containing 14,133 square feet, or 0.3244 acres.



Sheet:	TAR	Project:	SANITARY SEWER
2	034660	EASEMENT VACATION,	
OF	N/A	LOT 1A, HCA MIDWEST, LOTS 1A & 1B	
2	12.05.22	CITY OF LEE'S SUMMIT,	
		JACKSON COUNTY, MISSOURI	

Client:  
 ACI BOLAND ARCHITECTURE  
 1710 WYANDOTTE STREET,  
 KANSAS CITY, MO 64108

**BHC**  
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 712 State Avenue, Kansas City, KS 66101  
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