

Priority I - Phase A

I1966P 117

I 942574

Lee's Summit, MO
Water Main-Ward Rd.
LA #88162-00
Rev. 6-15-89

PERMANENT WATER MAIN EASEMENT

KNOW ALL MEN BY THESE PRESENTS

That in consideration of One Dollar (\$1.00) and other good and valuable consideration paid to

Hoke Enterprises, Ltd., % Bank of Lee's Summit, Missouri
3rd & Ward Street, Lee's Summit, Missouri 64063

hereinafter referred to as GRANTOR, by the City of Lee's Summit, Missouri Missouri, a Municipal corporation, whose mailing address is 207 S.W. Market Street, Lee's Summit, Missouri 64063, hereinafter referred to as GRANTEE, the receipt of which is hereby acknowledged, the GRANTOR does hereby grant, bargain, sell, transfer, and convey unto the GRANTEE, its successor and assigns, a perpetual easement with the right to erect, construct, install, and lay, and thereafter use, operate, inspect, repair, maintain, replace, remove, and rebuild a water line over, across, and through the land of the GRANTOR situate in Jackson County, State of Missouri, said land being described as follows:

99-12-47-32

All that part of the North half of the Northeast Quarter of the Southeast Quarter of Section 12, Township 47, Range 32, now in Lee's Summit, Jackson County, Missouri:

PERMANENT EASEMENT:

7.5 Feet either side of the following described centerline, starting at the Northeast corner of the Southeast Quarter of Section 12, thence South 02° 44'-02" West, a distance of 325.35 feet along the East line of Section 12, thence North 87° 15'-58" West, a distance of 60.00 feet to a point on the West right of way line of Ward Road, as now established, said point also being the Point of Beginning: From the Point of Beginning thence North 30° 16' - 34" West, a distance of 90.22 feet, thence North 20° 43' - 07" East, a distance of 86.35 feet, thence North 02° 44' - 02" East, a distance of 98.91 feet to a point on the South right of way line of Longview Road as now established, said point also being the Point of Termination. Subject to all easements now of record. Containing 4132 square feet or 0.095 acres, more or less.

TEMPORARY CONSTRUCTION EASEMENT:

This easement will expire 90 days after completion of the project. Temporary easement is 25 feet to the left of the previously described centerline.

together with the right of ingress and egress over the adjacent lands of the GRANTOR, his successors and assigns, for the purposes of this easement.

The GRANTOR retains the unobstructed use of the property above which the water line is constructed, except there shall be no construction above the water line that will prohibit the normal and proper operation and maintenance of the water line.

The consideration hereinabove recited, shall constitute payment in full for any damages to the land of the GRANTOR, his successors and assigns, by reason of the installation, operation, and maintenance of the structures or improvements referred to herein. The GRANTEE covenants to maintain the easement in good repair so that no unreasonable damage will result from its use to the adjacent land of the GRANTOR, his successors and assigns.

The grant and other provisions of this easement shall constitute a covenant running with the land for the benefit of the GRANTEE, its successors and assigns. *

IN WITNESS WHEREOF, the GRANTORS have executed this instrument this 24 day of OCTOBER, 1989.

X Robert A. Hoke
Robert A. Hoke, Partner

*Finish grade, clean-up, ground cover, rebuilding of fences and all other restoration necessary because of water line construction to be completed to the property owners satisfaction.

RA

A C K N O W L E D G E M E N T

State of Missouri

County of Jackson

On this 24 day of October, 1989 before me
_____, a Notary Public in and for said State,
personally appeared Robert A. Hoke

_____ of Hoke Enterprises, Ltd. - a Limited Partnership

known to me to be the persons who executed the within easement
in behalf of said partnership and acknowledged to me that they
executed the same for the purposes therein stated.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year aforesaid.

Barbara A. Haug

Notary Public

Barbara A. Haug

My Commission Expires:

Sept. 7, 1992

BARBARA ANN HAUG
NOTARY PUBLIC STATE OF MISSOURI
CASS COUNTY
MY COMMISSION EXP. SEPT 7, 1992



STATE OF MISSOURI
COUNTY OF JACKSON
CERTIFY INSTRUMENT RECEIVED

1989 OCT 26 A 10:02.5

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RECORDED BOOK PAGE
KEITH T. BROWN
DIRECTOR OF RECORDS

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L Stevenson