UTILITY EASEMENT (INDIVIDUAL)

THIS AGREEMENT, made this ________, 2016, by and between **George and Peggy Nie**, Grantor, and the City of Lee's Summit, Missouri, a Municipal Corporation with a mailing address of 220 SE 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**, a Utility Easement for use by the City of Lees Summit, Missouri, and with the written permission of the City of Lees Summit, utility companies franchised to operate in Lee's Summit, Missouri, to locate, construct, reconstruct, operate, repair and maintain facilities including, but not limited to, public utility lines, meters, vaults and all necessary appurtenances thereto upon, over, under and along the following described lands in Jackson County, Missouri, to-wit:

See attached exhibit

GRANTEE, its successors and assigns, shall have the right of ownership, use and control of all utility lines, meters, vaults, and other equipment through the above described property and for all proper purposes connected with the installation, use, maintenance, and replacement of the utility lines (and other equipment), and with the attachment thereto of service lines of its consumers.

GRANTOR agrees not to obstruct or interfere with the use, operation or maintenance of such public utility lines, meters, vaults or connections, by erecting, or causing or allowing to be erected, any building or structure on said easement.

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

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-2016-069.

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 hands this \(\frac{1}{2} \) day of \(\frac{\beta_{\text{Diril}}}{2} \) \(\frac{2016.}{2} \)

Signature/

7/

Print Name

Signature

Print Name

ACKNOWLEDGMENT

STATE OF MISSOURI

COUNTY OF JACKSON

On this He day of Horil , 2016, before me personally appeared George Horg. Now to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

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

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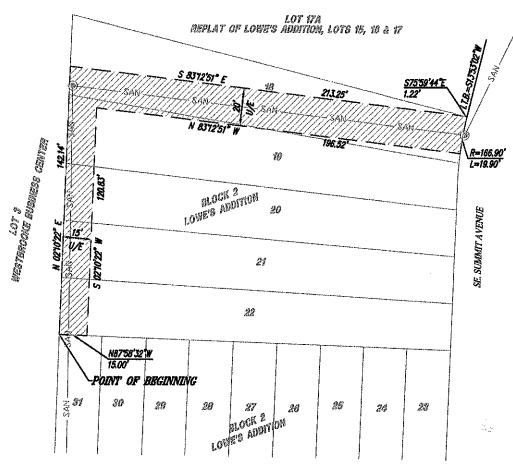
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Planning & Codes Admin

NOTARY SEAL S

HILLARY D. TINDLE My Commission Expires April 3, 2017 Johnson County Commission #13690381 ~2016-069_

EXHIBIT "A" UTILITY EASEMENT

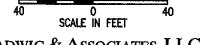


LEGAL DESCRIPTION:

A 15' UTILITY EASEMENT ON PART OF LOTS 18, 19, 20, 21 AND 22, BLOCK 2, LOWE'S ADDITION, A SUBDINISION IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 22. THENCE NORTH 02 DEGREES 10 MINUTES 22 SECONDS EAST, ALONG THE EAST LINE OF SAID LOTS 18 THRU 22, A DISTANCE OF 142.14 FEET; THENCE SOUTH 83 DEGREES 12 MINUTES 51 SECONDS EAST, A DISTANCE OF 213.25 FEET, TO A POINT ON THE NORTH LINE OF SAID LOT 18; THENCE SOUTH 75 DEGREES 59 MINUTES 44 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT 18, A DISTANCE OF 1.22 FEET. TO THE NORTHEAST CORNER OF SAID LOT 18; THENCE SOUTHERLY ALONG THE EAST LINE OF SAID LOT 18, ALONG A CURVE TO THE LEFT, (SAID CURVE HAVING AN INITIAL TANGENT BEARING OF SOUTH 13 DEGREES 53 MINUTES 02 SECONDS WEST, A RADIUS OF 166.90 FEET), AN ARC DISTANCE OF 19.90 FEET; THENCE NORTH 83 DEGREES 12 MINUTES 51 SECONDS WEST, A DISTANCE OF 196.52 FEET; THENCE SOUTH 02 DEGREES 10 MINUTES 22 SECONDS WEST, A DISTANCE OF 120.83 FEET, TO A POINT ON THE SOUTH LINE OF SAID LOT 22; THENCE NORTH 87 DEGREES 58 MINUTES 32 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 22, A DISTANCE OF 15.00 FEET, TO THE POINT OF BEGINNING.





LADWIG & ASSOCIATES, LLC.
LAND SURVEYORS

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

Missouri Certificate of Authority Land Surveying - LS-2012028511