



File #: 220174

ORDINANCE NO. 220174

Approving the plat of Mercier Heights, an addition in Jackson County, Missouri, on approximately 0.427 acres generally located on the east side of Mercier Street between W. 18th Street to the north and W. 20th Street to the south, creating 7 lots for the purpose of a 7 lot single family home subdivision; and directing the City Clerk to record this ordinance and attached documents. (CLD-FnPlat-2021-00033)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the plat of Mercier Heights, a subdivision in Jackson County, Missouri, a true and correct copy of which is attached hereto and incorporated herein by reference, is hereby approved.

Section 2. That the Director of City Planning and Development is hereby authorized to execute and/or accept any and all agreements necessary to clear the title of any right of way, utility easements or other public property dedicated on the plat.

Section 3. That the City Clerk is hereby directed to record copies of this ordinance, together with the documents described herein and all other relevant documents, when the Developer has met all of the requirements for the plat to be released for recording, in the Office of the Recorder of Deeds of Jackson County, Missouri.

Section 4. That the Council finds that the City Plan Commission has duly recommended its approval of this plat on September 21, 2021.

Approved as to form and legality:

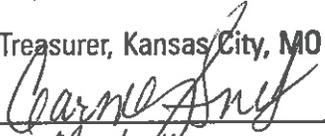


Eluard Alegre
Assistant City Attorney

This is to certify that General Taxes for 2021, and all prior years, as well as special assessments for local improvements currently due if any, on property described have been paid.

City Treasurer, Kansas City, MO

By



Dated, May 10, 2022



Authenticated as Passed



Quinton Lucas, Mayor

Marilyn Sanders, City Clerk

FEB 24 2022

Date Passed

RECORDER'S CERTIFICATION
JACKSON COUNTY, MISSOURI

05/23/2022 10:06 AM

NON-STANDARD FEE: EXEMPT FEE: \$27.00 4 PGS



INSTRUMENT NUMBER / BOOK & PAGE

2022E0048943

Book: Page:

Diana Smith, Recorder of Deeds

Jackson County
Recorder of Deeds
Exempt Document

This document has been recorded under exempt status
pursuant to RSMo 59.310.4.

This certificate has been added to your document in
compliance with the laws of the State of Missouri.



Diana Smith
Recorder of Deeds

415 E. 12th Street, Room 104
Kansas City, MO 64106

112 W. Lexington, Suite 30
Independence, MO 64050

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RECORDER'S CERTIFICATION
JACKSON COUNTY, MISSOURI

05/20/2022 1:33 PM

NON-STANDARD FEE: \$25.00 FEE: \$24.00 3 PGS



INSTRUMENT NUMBER / BOOK & PAGE

2022E0048534

Book: Page:
Diana Smith Recorder of Deeds

Jackson County
Recorder of Deeds
Non-Standard Document

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Diana Smith
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Independence, MO 64050

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**SUBORDINATION OF DEED OF TRUST
(PARTIAL - CORPORATION)**

This Subordination of deed of trust Witnesseth, that Pacific Mutual Door Company Partnership, a Missouri general partnership organized and existing under the laws of the State of Missouri, having its principal place of business in Jackson County, Missouri, as owner and holder of the note evidencing the debt secured by the Future Advance Deed of Trust and Security Agreement and Fixture Filing executed by LAMBIE CUSTOM HOMES, INC dated August 9th, 2016 and recorded August 11th, 2016 in the office of the Recorder of Deeds for Jackson County, Missouri, as Document No. 2016E0073907, and Assignment and Amendment of Deed of Trust executed by Pacific Mutual Door Company Partnership (Original Lender), McCroy Investments LLC (Assignee) a Kansas Limited Liability Company having its principal place of business in Johnson County, Kansas as owner and holder of the note evidencing the debt secured by the Assignment and Amendment of Deed of Trust executed by Lambie Custom Homes, Inc (original borrower) and Lambie Grand, LLC (Co-Borrower) dated December 20, 2021 and recorded January 5th, 2022 in the office of the Recorder of Deeds for Jackson County, Missouri as Document No. 2022E0001364 by for value received does hereby subordinate the lien and effect of said Future Advance Deed of Trust and Security Agreement and Fixture Filing and Assignment and Amendment of Deed of Trust to the easements and building lines and lot lines as shown on the property therein described on the plat of Mercier Heights recorded as Document No. 2022E0048147 in Book 201 at Page 85. Provided, however, that this subordination shall not prejudice the lien of said Future Advance Deed of Trust and Security Agreement and Fixture Filing and Assignment and Amendment of Deed of Trust on the remaining property therein described.

IN WITNESS WHEREOF, these presents have been executed under the seal of said corporation, pursuant to due authority, this 14th day of April, 2022.

McCroy Investments, LLC

(SEAL)

By: Chandler McCray
(Title) Pres. Chandler McCray

In the State of Kansas, County of Johnson, on this 14th day of April, 2022, before, the undersigned, a Notary Public, in and for said County and State, personally appeared Chandler McCray, to me personally known, who being by me duly sworn did say that he/she is President of the corporation named in the foregoing Subordination of Deed of Trust, and that the seal thereto affixed is the corporate seal of the corporation and that said Subordination of Deed of Trust was signed and sealed in behalf of said corporation by authority of its Board of Directors and said Chandler McCray acknowledged said instrument to be the free act and deed of said corporation. Witness my hand and seal subscribed and affixed in said County and

State, the day and year above written.



A handwritten signature in blue ink, appearing to be "KJ", written over a horizontal line.

Notary Public

My Commission expires 3-19-24

Grantee address: 10741 El Monte
Overland Park, KS 66211

RECORDER'S CERTIFICATION
JACKSON COUNTY, MISSOURI

05/19/2022 1:40 PM

NON-STANDARD FEE: EXEMPT FEE: \$66.00 8 PGS



INSTRUMENT NUMBER / BOOK & PAGE

2022E0048147

Book: 201 Page: 85

Diana Smith, Recorder of Deeds

Jackson County
Recorder of Deeds
Exempt Document

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pursuant to RSMo 59.310.4.

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