

Public Works Department



Capital Projects Division
18th Floor, City Hall
414 East 12th Street
Kansas City, Missouri 64106

Office: (816) 513-2720
Fax: (816) 513-2523

Release Communication Letter NO. _____

To: Mario Vasquez, City Manager
Date: May 11, 2026
Department: City Manager's Office
Subject: Release of easement granted to the City of Kansas City, Missouri
Requested by: Parks Department


May 11th, 2026 - Releasing an easement in Kansas City, Platte County, Missouri, and requesting that the City Manager approve the release.


That the easement in Kansas City, Platte County, Missouri executed by the following person, and which appears of record as the instrument number and respective book and page as follows be released by the City of Kansas City, Missouri:

Project Title Second Creek Trail, Segment 1 – Line Creek Pkwy to NW 97th St
Reviewer: Homer Janssens
Acceptance or Release: Release

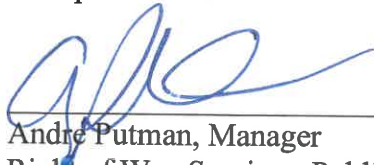
Grantor(s)	Instrument No.	Book & Page	Easement Type
ABR Investmnsnts, Inc.	2016004054	1258, 871	Pedestrian Right of Way

Upon the effective date of this Communication Letter, the City Clerk is hereby directed to record said Communication Letter in the Office of the Recorder of Deeds for Platte County, Missouri.


Homer Janssens, Research & Review
Right of Way Services, Public Works Department

Date: 11 May 2026


Accepted as written:



Andre Putman, Manager
Right of Way Services, Public Works Department

Date: 5/11/2026

The Director of Public Works certifies that the easements to be released are no longer needed:



Michael Shaw
Director of Public Works

Date: 5/15/26

Accepted as written:



Mario Vasquez
City Manager

Date: 5/15/26



Public Works Department

Right of Way Services

18th Floor, City Hall
414 East 12th Street
Kansas City, Missouri 64106

Office: (816) 513-2888
Fax: (816) 513-2615

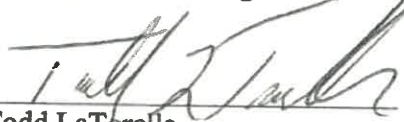
May 11th, 2026

Re: Release of Conveyance of Easement for Pedestrian Right of Way,
Project No. 89020253 "Second Creek Trail, Segment 1
Line Creek Parkway to NW 97th Street" Kansas City, Platte County, MO

Releasing the "Conveyance of Easement for Pedestrian Right of Way" located on Tract 2A of the "Second Creek Trail, Segment 1 – Line Creek Parkway to NW 97th Street" Project Number 89020253. Tract 2A lying in and to the east of "Woodhaven First Plat"; and lying in and to the west of "Woodhaven Second Plat", Kansas City, Platte County, MO. Said "Conveyance of Easement for Pedestrian Right of Way" was recorded in Platte County, Missouri as Instrument Number 2016004054, Book 1258, Page 871, on April 6th, 2016.

The release of this easement was made as part of an agreement whereby the City of Kansas City, Missouri obtained two (2) other easements for pedestrian right of way which is better suit the needs of the "Second Creek Trail, Segment 1" project.

The above mentioned "Conveyance of Easement for Pedestrian Right of Way", Instrument Number 2016004054, Book 1258, Page 871, recorded on April 6th, 2016, located in Tract 2A, of project 89020253 "Second Creek Trail, Segment 1 – Line Creek Parkway to NW 97th Street" is no longer needed and may be released.

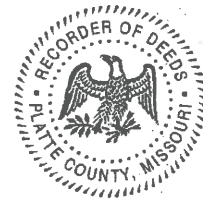

Todd LaTerella
Assistant City Engineer


Michael Shaw
Director of Public Works

Recorded in Platte County, Missouri

Recording Date/Time: 04/06/2016 at 03:10:04 PM
Instr Number: 2016004054
Book: 1258 Page: 871

Type: DE R/W
Pages: 3
Fee: \$30.00 S



Gloria Boyer
Recorder of Deeds

Electronically Recorded

RETURN RECORDED DOCUMENT TO:



John I. Strauss
Public Works Department
Coordination Services Division
18th Floor, City Hall
414 East 12th Street
Kansas City Mo 64106-2795

TRACT 2A
Project 89020253
ABR Investments, Inc.
Formerly known as:
Banister Realty Company, Inc.
Arvest Banister Realty Company, Inc.
7401 W. 135th Street
Overland Park, KS 66223
PL 19-2.0-04-000-000-003.000

**CONVEYANCE OF EASEMENT
FOR
PEDESTRIAN RIGHT-OF-WAY**

THIS INDENTURE, made this 16th of March, A.D., 2016, by and between **ABR Investments, Inc., formerly known as Banister Realty Company, Inc. and Arvest Banister Realty Company, Inc.**, a Missouri corporation (Grantor), and the **CITY OF KANSAS CITY, a Municipal Corporation of the State of Missouri**, Grantee, whose mailing address is 414 East 12th Street, Kansas City, Missouri, 64106.

WITNESSETH, that the said Grantors, in consideration of the sum of TEN DOLLARS to be paid by the said Grantees, the receipt of which is hereby acknowledged, do by these presents remise, release and forever quitclaim unto said Grantee, its successors and assigns, a pedestrian right-of-way over, under, along and across the following described real estate in the County of Platte, State of Missouri, to-wit:

A strip of land 60.00 feet in width to be used for public recreational purpose and is part of the MetroGreen regional recreational trails/greenway system over part of the Northwest Quarter of Section 4, Township 51 North, Range 33 West of the 5th Principal Meridian in Kansas City, Platte County, Missouri lying 30.00 feet on each side of the following described centerline:

Commencing at the Southeast corner of said Northwest Quarter; thence North 89°45'09" West, along the South line of said Northwest Quarter, 1,276.23 feet; thence North 00°21'13" East, 1,515.78 feet to a point on the East line of the Grantor's Property, said point also being the Point of Beginning of the centerline to be herein described: thence

Northerly, along a curve to the right, having an initial tangent bearing of North 35°48'34" West with a radius of 200.00 feet, a central angle of 31°05'02" and an arc distance of 108.50 feet; thence North 04°43'33" West, 85.45 feet; thence Northwesterly, along a curve to the left being tangent to the last described course with a radius of 100.00 feet, a central angle of 53°37'44" and an arc distance of 93.60 feet; thence North 58°21'17" West, 228.99 feet; thence North 37°49'55" West, 230.52 feet; thence North 44°38'35" West, 279.30 feet; thence Northwesterly, along a curve to the right, being tangent to the last described course with a radius of 100.00 feet, a central angle of 36°48'51" and an arc distance of 64.25 feet; thence Northwesterly, along a curve to the left, having a common tangent with the last described course with a radius of 100.00 feet, a central angle of 82°10'16" and an arc distance of 143.42 feet; thence North 90°00'00" West, 168.52 feet to a point hereinafter referred to as Point "A"; thence Northwesterly, along a curve to the right, being tangent to the last described course with a radius of 100.00 feet, a central angle of 82°25'49" and an arc distance of 143.87 feet; thence North 07°34'11" West, 6.81 feet to the Point of Termination of said centerline.

ALSO: a strip of land 30.00 feet in width lying 15.00 feet on each side of the following described centerline; beginning at the aforesaid Point "A"; thence South 00°00'00" East, 299.86 feet; thence South 18°44'37" West 192.06 feet; thence Southeasterly, on a curve to the left, being tangent to the last described course with a radius of 100.00 feet, a central angle of 21°49'31" and an arc distance of 38.09 feet to the Point of Termination. The outer limits of said strip of land are to be lengthened or shortened as necessary to terminate on the grantors property line at the Point of Beginning and at the Point of Termination.

Containing 108,061 square feet or 2.48 acres more or less.

Said public use access easement is hereby acquired, under the conditions of RSMo 258.100, for public use and is part of the Metro Green regional recreational trails/greenway system and shall include the rights to clear, cut, fell, remove, and dispose of any and all timber, trees, underbrush, and/or other obstructions there from, to grade, excavate, cut away, and remove any of said land and to replace thereon other material, to construct and maintain the greenway system for trails for walking, running, bicycling, and other recreational purposes; and for such other purposes as may be required in connection with said work of improvement: reserving, however to the owners, their heirs and assigns, all such rights and privileges as may be used without interfering with or abridging the rights and easement hereby established.

TO HAVE AND TO HOLD THE SAME, with all rights, immunities privileges and appurtenances thereto belonging, unto the Grantees and unto its heirs and assigns forever; so that neither the said Grantors nor its heirs nor any other person or persons, for it or in its name or behalf, shall or will hereinafter claim or demand any right or title to the aforesaid premises or any part thereof, but they and each of them shall, by these presents, be excluded and forever barred.

IN TESTIMONY WHEREOF, the said Grantor(s) have hereunto set their hand this 16th day of March, 2016.

By: **ABR Investments, Inc., a Missouri corporation, formerly known as:
Banister Realty Company, Inc.
Arvest Banister Realty Company, Inc.**

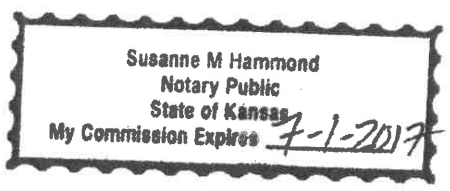
Signature: Alan M. Schumacher
Alan M. Schumacher
Vice President

STATE OF Kansas
COUNTY OF Johnson)SS

On this 16 day of March, 2016, before me appeared **Alan M. Schumacher** to me personally known, who being by me duly sworn, did say that he is the **Vice President of ABR Investments, Inc.**, a Missouri corporation, said instrument was signed in behalf of said corporation by authority duly conferred upon him by its Board of Directors and he ~~has~~ acknowledged said instrument to be the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in Overland Park, KS, the day and year last above written.

SEAL



Susanne M. Hammond
Notary Public in and for said County and State

My term expires July 1, 2017

BK 1258 PG 871