

CCO FORM: RW23
Approved: 06/96 (RMH)
Revised: 01/18 (TP)
Modified:

COUNTY: Jackson
ROUTE: 169
PROJECT: J4S3085C
PARCEL: 1

**MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION
EASEMENT FOR HIGHWAY PURPOSES**

THIS INDENTURE made this _____ day of _____, 20____, by and between **Kansas City, Missouri, a Municipal corporation**, 414 E 12th St., Kansas City, MO 64105 (hereinafter, "Grantor"), of the County of Jackson and State of Missouri and the STATE OF MISSOURI, acting by and through the Missouri Highways and Transportation Commission, 105 West Capitol, Jefferson City, MO 63102 (hereinafter, "Grantee").

WITNESSETH, that the said Grantor, in consideration of the sum of **One Dollar and NO/100 dollars, (\$1.00)** to them paid by the said Grantee, the receipt of which is hereby acknowledged, does by these presents grant, bargain and sell, convey and confirm unto said grantee, its successors and assigns, the following described temporary easement and interests in real estate in the County of Jackson, State of Missouri, to wit.

(see attached Exhibit A)

Upon completion and acceptance of the project, the temporary easement rights described in Exhibit A shall cease and no longer be in effect.

TO HAVE AND TO HOLD the same, with all rights, privileges, appurtenances, and immunities thereto belonging or in anywise appertaining, unto said grantee, its successors and assigns; the said grantor hereby covenanting that it is lawfully seized of an indefeasible estate in fee in the premises from which permanent easement is herein conveyed; that it has good right to convey the same.

IN WITNESS WHEREOF, the said Grantor has executed the above the day and year first above written.

Kansas City, Missouri

By: _____
(Signature)

(Print Name/ Title)

By: _____
(Signature)

(Print Name/ Title)

ACKNOWLEDGMENT BY CITY

STATE OF _____)
) ss
COUNTY OF _____)

On this ____ day of _____, 20__, before me appeared _____ personally known to me, who being by me duly sworn, did say that he/she is the _____ of Kansas City, Missouri, a Municipal Corporation, and that the foregoing instrument was signed and sealed on behalf of Kansas City, Missouri and that he/she acknowledged said instrument to be the free act and deed of Kansas City, Missouri and that it was executed for the consideration stated therein and no other.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the county and state aforesaid the day and year written above.

Notary Public

My Commission Expires: _____

Title (name or identification of project)		County	
TRACT NO. 1 Charles B. Wheeler Downtown Airport to I-35 and 12 th Street Interchange Project J4S3085		Jackson	
		City (if applicable)	State
		Kansas City	MO
		Date Prepared	Sheet
		7/01/2020	1 of 3
Licensee Name <i>(sole proprietor, partnership, corporation, LLC, or government)</i>		Professional Surveyor Name (print)	
TREKK Design Group, LLC 1411 E. 104th Street Kansas City, Mo. 64131		Samuel E. Walton	
		Discipline	
		Professional Land Surveyor	
		License or Certificate of Authority No.	
		MO #	2000161239
Professional Surveyor (Signature)		Date	
Samuel E. Walton		7/01/2020	

Only the following legal description contained in this "EXHIBIT A" is authenticated by this seal.

**EXHIBIT A
LEGAL DESCRIPTION**

**TEMPORARY CONSTRUCTION EASEMENT
TRACT MAP NO. 1
CITY OF KANSAS CITY
PARCEL NO. 12-930-03-18-00-0-00-000**

All that part of LOT 50, BLOCK 1, WOODSWETHER INDUSTRIAL DISTRICT, a subdivision of land in the City of Kansas City, Jackson County, Missouri, being more particularly described as follows:

Note: Stations shown in the following description are based on the centerline of BROADWAY BOULEVARD as now established under MoDOT Proj. No. J4S3085.

Commencing at the Southeast corner of Section 31, Township 50, Range 32; thence North 01°58'37" East, along the East line of the Southeast quarter of said Section 31, a distance of 1386.15 feet (measured), 1386.03 feet (plat), to the Northeast corner of said LOT 50, said point being 203.64 feet right of centerline station 13+51.40; thence South 60°47'35" West, departing said section line and along the North line of said LOT 50, a distance of 101.98 feet, to a point 103.38 feet right of station 13+32.75, said point being the POINT OF BEGINNING; thence South 29°12'25" East, departing the North line of said LOT 50, a distance of 35.00 feet, to a point on the South line of said LOT 50, said point being 109.79 feet right of station 12+98.34; thence South 60°47'35" West, along the South line of said LOT 50, a distance of 172.49 feet, to a point 59.79 feet left of station 12+66.78; thence North 17°23'16" West, departing the South line of said LOT 50, a distance of 35.76 feet, to a point on the North line of said LOT 50, said point being 58.99 feet left of station 13+02.53; thence North 60°47'35" East, along the North line of said LOT 50, a distance of 165.16 feet, to the POINT OF BEGINNING, containing 5,908.9 square feet or 0.14 acres, more or less.

AND ALSO:

Commencing at the Southeast corner of Section 31, Township 50, Range 32; thence North 01°58'37" East, along the East line of the Southeast quarter of said Section 31, a distance of 1386.15 feet (measured), 1386.03 feet (plat), to the Northeast corner of said LOT 50, said point being 203.64 feet right of centerline station 13+51.40; thence South 60°47'35" West, departing said section line and along the North line of said LOT 50, a distance of 686.72 feet, to a point 471.49 feet left of station 12+25.77, said point being the POINT OF BEGINNING; thence South 00°32'52" West, departing the North line of said LOT 50, a distance of 40.32 feet, to a point on the South line of said LOT 50, said point being 484.76 feet left of station 11+87.70; thence South 60°47'35" West, along the South line of said LOT 50, a distance of 87.15 feet, to a point 570.44 feet left of station 11+71.76; thence North 29°12'25" West, departing the South line of said LOT 50, a distance of 35.00 feet, to a point on the North line of said LOT 50, said point being 576.84 feet left of station 12+06.17; thence North 60°47'35" East, along the North line of said LOT 50, a distance of 107.16 feet, to the POINT OF BEGINNING, containing 3400.6 square feet or 0.08 acres, more or less.

The design centerline of BROADWAY BOULEVARD as now established under MoDOT Proj. No. J4S3085, is more particularly described as follows:

Commencing at the Southeast corner of Section 31, Township 50 North, Range 32 West; thence North 87°45'41" West, along the South line of the Southeast quarter of said Section 31, a distance of 0.87 feet, to centerline station 0+01.75 and the POINT OF BEGINNING; thence North 02°16'03" East, a distance of 535.44 feet to a point of curvature at station 5+37.19; thence Northwesterly along a curve to the left having a radius of 1432.39 feet, a central angle of 20°55'59" and an arc length of 523.32 feet to an equation station of 10+60.51 (back) equals 10+66.41 (ahead) and the point of tangency; thence North 18°39'56" West, a distance of 1708.42 feet to a point of curvature at station 27+74.83; thence northerly along a curve to the right having a radius of 881.47 feet, a central angle of 15°31'37" and an arc length of 238.87 to station 30+13.71; thence North 03°08'19" East, a distance of 386.30 feet to station 34+00.01 and the POINT OF TERMINATION.