

RECORDER'S CERTIFICATION

JACKSON COUNTY, MISSOURI

04/09/2019 09:50:10 AM

INSTRUMENT TYPE: ORDINARY FEE: \$27.00 4 PGS  
NON-STANDARD FEE: EXEMPT



INSTRUMENT NUMBER / BOOK & PAGE

2019E0024635

Robert T Kelly, Director, 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.



**Robert T. Kelly, Recorder of Deeds**

415 E. 12<sup>th</sup> Street, Room 104  
Kansas City, MO 64106

112 W. Lexington, Suite 30  
Independence, MO 64050

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ORDINANCE NO. 180875

Approving the plat of 4400 Washington, an addition in Jackson County, Missouri, on approximately 2.5 acres generally located on the south side of West 44th Street between Pennsylvania Avenue and Washington Street; creating 1 lot for the purpose of constructing a multi-family building; accepting and releasing various easements; and directing the City Clerk to record this ordinance and attached documents. (SD 1543B)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the plat of 4400 Washington, 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 plat granting and reserving unto Kansas City an easement and license or right to locate, construct, operate and maintain facilities including, but not limited to, water, gas, sewerage, telephone, cable TV, surface drainage, underground conduits, pad mounted transformers, service pedestals, any and all of them upon, over, under and along the strips of land outlined and designated on the plat by the words utility easement or U/E be and the same are hereby accepted and where other easements are outlined and designated on the plat for a particular purpose, be and the same are hereby accepted for the purpose as therein set out.

Section 3. That all right, title and interest in the following recorded easements be and the same are hereby released to the respective owners, their successors or assigns, over that part of aforesaid easement under the following, this release does not become effective until the final plat is recorded:


ORDINANCE NO. 180875

No.	Name of Grantor	Ordinance No.	Book No.	Page No.	Document Type
1	City of Kansas City	34899	B-1985	89	Sewer easement reserved in Vacated alley

Section 4. 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 5. That the Council finds that the City Plan Commission has duly recommended its approval of this plat on July 17, 2018.

Approved as to form and legality:

  
 Katherine Chandler

Associate City Attorney

**This is to certify that General Taxes for 2018, and all prior years, as well as special assessments for local improvements currently due if any, on property described have been paid.**

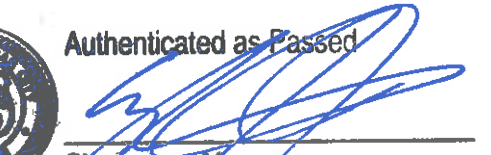
City Treasurer, Kansas City, MO

By 

Dated, March 21, 2019



Authenticated as Passed



City James, Mayor



Marilyn Sanders, City Clerk

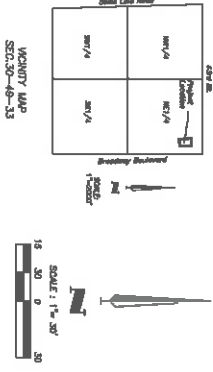
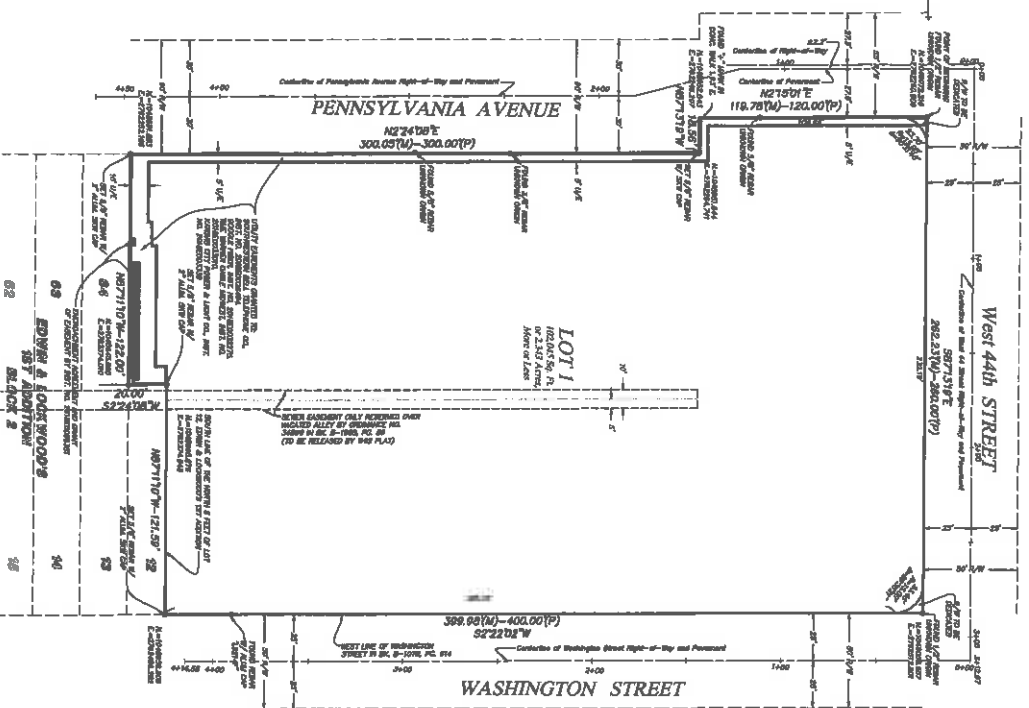
NOV 29 2018

Passed

**FINAL PLAT**

**4400 WASHINGTON**

ALL OF LOTS 1 THRU 10, BLOCK 10, PATE'S ADDITION TO WESTPORT, ALSO A PORTION OF LOTS 1 THRU 12 AND ALL OF LOTS 65 THRU 76, BLOCK 2, EDWIN & LOCKWOOD'S 1ST ADDITION, ALSO THE VACATED ALLEY LYING ADJACENT TO SAID LOTS IN SAID BLOCK 2, ALL IN KANSAS CITY, JACKSON COUNTY, MISSOURI



**GENERAL NOTES:**  
 The foregoing shows lot areas on basis of the Older Plans. Computations shown above that show block and lot areas are based on the actual measurements of the lots as shown on the plat. The lot areas shown on this plat are based on the actual measurements of the lots as shown on the plat. The lot areas shown on this plat are based on the actual measurements of the lots as shown on the plat.

Block	Lot	Area (sq. ft.)	Area (sq. ft.)
BLOCK 10	1	14,100	14,100
	2	14,100	14,100
	3	14,100	14,100
	4	14,100	14,100
	5	14,100	14,100
	6	14,100	14,100
	7	14,100	14,100
	8	14,100	14,100
	9	14,100	14,100
	10	14,100	14,100
BLOCK 2	1	14,100	14,100
	2	14,100	14,100
	3	14,100	14,100
	4	14,100	14,100
	5	14,100	14,100
	6	14,100	14,100
	7	14,100	14,100
	8	14,100	14,100
	9	14,100	14,100
	10	14,100	14,100
	11	14,100	14,100
	12	14,100	14,100

**REPORT OF SURVEY:**  
 This report of survey was prepared by the undersigned on the basis of the original survey of the above described land as shown on the plat. The original survey was made by the undersigned on the basis of the original survey of the above described land as shown on the plat. The original survey was made by the undersigned on the basis of the original survey of the above described land as shown on the plat.

**CONVEYANCE OF PENNSYLVANIA AVENUE RIGHT-OF-WAY AND EASEMENT:**  
 The undersigned hereby conveys to the City of Kansas City, Missouri, the right-of-way and easement for the Pennsylvania Avenue right-of-way and easement as shown on the plat. The undersigned hereby conveys to the City of Kansas City, Missouri, the right-of-way and easement for the Pennsylvania Avenue right-of-way and easement as shown on the plat.



**McClure Engineering Company**  
 1111 North Main Street  
 Kansas City, MO 64108  
 Phone: 816-234-1111  
 Fax: 816-234-1112  
 Website: www.mcclure.com

**CITY OF KANSAS CITY, MISSOURI:**  
 Approved: \_\_\_\_\_  
 Mayor  
 Approved: \_\_\_\_\_  
 City Clerk

**PREPARED BY:**  
 McClure Engineering Company  
 1111 North Main Street  
 Kansas City, MO 64108  
 Phone: 816-234-1111  
 Fax: 816-234-1112  
 Website: www.mcclure.com

RECORDER'S CERTIFICATION  
JACKSON COUNTY, MISSOURI  
04/09/2019 09:50:10 AM

INSTRUMENT TYPE: SUB FEE: \$42.00 3 PGS



INSTRUMENT NUMBER / BOOK & PAGE  
2019E0024637

Robert T. Kelly, Director, Recorder Of Deeds

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(Space above this line for Recorder's use only)

Title of Document: Subordination of Deed of Trust  
Date of Document: August 2, 2018  
Grantor: SECURITY BANK OF KANSAS CITY  
Grantee: KDM 4400, LLC  
Grantee  
Mailing Address: 700 W. 47<sup>th</sup> Street, Suite 200, Kansas City, MO 64112  
Legal Description: Referenced Within  
Reference Book and Page(s): ~~N/A~~ see page 2

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SUBORDINATION OF DEED OF TRUST  
(PARTIAL - CORPORATION)

Witnesseth, that Security Bank of Kansas City, a Kansas banking corporation, having an address of 5201 Johnson Drive, Mission, Kansas, 66205, as owner and holder of the note evidencing the debt secured by that certain Deed of Trust, Security Agreement, Assignment of Rents and Fixture Filing executed by KDM 4400, LLC, a Missouri limited liability company, dated May 4, 2018, and recorded May 7, 2018, in the office of the Recorder of Deeds for Jackson County, Missouri, as Document No. 2018E0039717 (the "Deed of Trust"), for value received does hereby subordinate the lien and effect of said Deed of Trust to the easements and building lines and lot lines as shown on the property described on the Final Plat of 4400 Washington, All of Lots 1 thru 10, Block 10, Pate's Addition to Westport, Also a Portion of Lots 1 thru 12 and all of Lots 65 thru 76, Block 2, Edwin & Lockwood's 1<sup>st</sup> Addition, Also the Vacated Alley Lying Adjacent to Said Lots in Said Block 2, All in Kansas City, Jackson County, Missouri, recorded May 7, 2018 as Document No. 2018E0039717, 2018E0039718, 2018E0039719. Provided, however, that this subordination shall not prejudice the lien of said Deed of Trust on the remaining property therein described.

[Signature page follows]

IN WITNESS WHEREOF, these presents have been executed under the seal of said corporation, pursuant to due authority, this 2nd day of August, 2018.

(SEAL)

By [Signature]  
(Title) Jeffery A. Forgy  
Senior Vice President

In the State of Kansas, County of Johnson, on this 2nd day of August, 2018, before, the undersigned, a Notary Public, in and for said County and State, personally appeared Jeffery A. Forgy, to me personally known, who being by me duly sworn did say that he/she is Senior Vice Pres of the entity named in the foregoing subordination, and that the seal thereto affixed is the corporate seal of the entity and that said subordination was signed and sealed in behalf of said entity with due authority and said Senior Vice President acknowledged said instrument to be the free act and deed of said entity. Witness my hand and seal subscribed and affixed in said County and State, the day and year above written.

[Signature]  
Notary Public

My Commission expires 11/2/20

