RECORDER'S CERTIFICATION JACKSON COUNTY, MISSOURI

11/12/2021 3:00 PM

NON-STANDARD FEE: EXEMPT

FEE: \$69.00

18 PGS





2021E0125047

Book:

Page:

Anissia Manuleleua, 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.



# Anissia Manuleleua 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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# CITY OF KANSAS CITY MISSOURI

### CERTIFICATE OF THE CITY CLERK DOCUMENT TO BE RECORDED WITH JACKSON COUNTY, MISSOURI

DATE OF DOCUMENT:	September 23, 2021
DOCUMENT TITLE:	PRdinance
GRANTOR(S)	210648
NAME & ADDRESS:	City of Komo
ADDRESS:	
GRANTEE(S)	
NAME &	City of Hams
ADDRESS:	414 & 12th Street 25th Street
	Kamo legiole
LEGAL DESCRIPTION:	
See Pages N cor	exhibit of the subject document.
The above appears in records and Missouri. I hereby, certify that th	is on file in the Office of the City Clerk, 25th floor, City Hall, Kansas City, is is a true and correct copy of the above ordinance.
N TESTIMONY WHEREOF, I h.	240 cot may be a decided as 2 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0
Marilyn Sanders	A CONTRACTOR OF THE CONTRACTOR
City Clerk	
By	1850
Macily Sand City Clerk	
	SSOUTH STATE OF THE PARTY OF TH
RETURN ALL RECORDED ORIGI	NALS TO:
OFFICE OF THE CITY CLERK, 41	4 E. 12 <sup>TH</sup> STREET, CITY HALL 25 <sup>TH</sup> DI COD

OFFICE OF THE CITY CLERK, 414 E. 12<sup>TH</sup> STREET, CITY HALL, 25<sup>TH</sup> FLOOR, KANSAS CITY MISSOURI 64106.



### Kansas City

414 E. 12th Street Kansas City, MO 64106

### Legislation Text

File #: 210848, Version: 1

#### ORDINANCE NO. 210848

Vacating a condominium plat generally located at 1612 Jefferson Street and directing the City Clerk to record certain documents. (CD-ROW-2020-00005).

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the Council of Kansas City does hereby find and declare that on the 20th day of April, 2020, a petition was filed with the City Clerk of Kansas City by Michael Dube, deVries & Associates, P.C., for the vacation of 1612 Jefferson Condominium, a condominium subdivision in Kansas City, Jackson County, Missouri, giving the distinct description of the subdivision to be vacated, and also the names of the persons and corporations owning or claiming to own the property fronting thereon, and that the consent of the persons and corporations owning or claiming to own three-fourths of the front feet of the property immediately adjoining said subdivision has been obtained in writing, that said consent has been acknowledged as deeds are acknowledged, and was duly filed with the petition for such vacation in the City Clerk's Office.

- Section 2. That the Council finds that the City Plan Commission has duly endorsed its approval of this Ordinance hereon.
- Section 3. That the Council finds that no private rights will be unreasonably injured or endangered by this vacation and that the public will suffer no unreasonable loss or inconvenience thereby.
- Section 4. That 1612 Jefferson Condominium, a condominium subdivision in Kansas City, Jackson County, Missouri, be and the same is hereby vacated.
- Section 5. That the City Clerk of Kansas City, Missouri, be and she is hereby authorized and directed to

### File #: 210848, Version: 1

acknowledge this ordinance as deeds are acknowledged, and to cause this ordinance and the consent of property owners hereinbefore referred to, to be filed for record in the Recorder's Office in Jackson County, Missouri.

Section 6. All Ordinances or parts of Ordinances in conflict with this Ordinance are, in so much as they conflict with this Ordinance, hereby repealed.

Authenticated as Passed  Approved as to form and legality:  Sarah Baxter Assistant City Attorney  Approved by the City Plan Commission  Sep 2 3 2021  Date Passed  Secretary	
STATE OF MISSOURI )	
COUNTY OF Jacks	
On the 26 day of September 2021, before me, a Notary Public in and for said of personally appeared Senders to me known to be the City Clerk of City, Missouri, in the above and foregoing ordinance mentioned, and acknowledged the said ordinance to act and deed of said Kansas City, duly passed by the Council of said City, and became effective as herein In Testimony Whereof, I have hereunto set my hand and affixed my official seal at my office in City, Missouri, the day and year first above written.	Kansas be the stated.
Monica Sanders  Notary Public - Notary Seal  Jackson County - State of Missouri Commission Number 20228246  My Commission Expires Jan 23, 2024	
IN RECORDER'S OFFICE	
STATE OF MISSOURI )	
OUNTY OF ) ss.	

File #: 210848, Version: 1	
foregoing instrument of writing was on the o'clock minutes M., d acknowledgment thereon endorsed, is at page	ain and for the County aforesaid, do hereby certify that the day of, A.D. 20, at ally filed for record in this office, and with certificate of recorded in the records of this office in Book  and and affix the seal of said office at Kansas City, Missouri,
Re	ecorder
Ву	Deputy



### PETITION FOR VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

### CD-ROW-2020-009

To the Honorable Council of Kansas City, Missouri:

The undersigned, being an owner of real estate fronting and abutting on the portion of the area hereinafter described, for the vacation of which this petition is filed, does hereby petition the Council of Kansas City to pass an ordinance vacating:

Case No. CD-ROW-2020-00005 – A request to vacate a condominium plat known as "1612 Jefferson Condominium" on about 0.15 acres located at 1612 Jefferson Street, to allow for the applicant to remove any restrictions or requirements associated with the condominium plat.

The undersigned petitioner agrees in consideration of the vacation that if, because of said vacation, any public improvements are to be made, or repaired, or made or repaired by the City on any street, avenue, alley, thoroughfare or public property intersected by the area to be vacated, the cost of such improvements or repairs shall be paid by the undersigned petitioner upon demand from the City.

Filed	20
City Clerk	by Deputy



### PETITION FOR VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department City Hall, 414 E. 12th Street, 15th floor, Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

### CD-ROW-2020-00@

Following are the names of the property owners owning or claiming to own all the property abutting said area proposed to be vacated:

Nicole M. Kube  Lots 14 and 15, Block 4, KING AND BOUTON'S ADDITION, a subdivision in Jackson County, Missouri.  ALL OF 1612 JEFFERSON  1612 Jefferson St.	Owner's name	Legal description of property	Residence of owner
CONDOMINIUM, A CONDOMINIUM SUBDIVISION IN KANSAS CITY,	Dean A. Kube and Nicole M. Kube	Lots 14 and 15, Block 4, KING AND BOUTON'S ADDITION, a subdivision In Jackson County,	1620 Jefferson St., Kansas City, MO 64108.
	il Real Estate 014, LLC	CONDOMINIUM, A CONDOMINIUM SUBDIVISION IN KANSAS CITY,	1612 Jefferson St., Kansas City, MO 64108.
(attach additional sheets if required)	(attach additional sheets if req	uired)	\

Gl Real Estate 014, LLC

COUNTY OF Jacks 19

On this 4 day of Funcy in the year 2016 before me, a Notary Public in and for said state, personally appeared 5ch+ Sharpe, known to me to be the person who executed the within instrument and acknowledged to me that he/she executed the same for the purposes therein stated, and that he/she knows personally that the persons named on the above and foregoing petition are the persons owning or claiming to own the property set opposite their names, and that they own or claim to own all the property abutting said area to be vacated.

Subscribed and sworn to before me on this 19 day of Fabruary, 2021

Notary Public in and for Said County and State

Notary Public

My Commission Expires: 10-65-23



MICHAEL P. DUBE Jackson County My Commission Expires Oct. 15, 2023 Commission # 15811477 STATE OF MISSOURI



### CONSENT TO VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department City Hatl, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

#### CD-ROW-2020-009

In the matter of the vacation of:

Case No. CD-ROW-2020-00005 – A request to vacate a condominium plat known as "1612 Jefferson Condominium" on about 0.15 acres located at 1612 Jefferson Street, to allow for the applicant to remove any restrictions or requirements associated with the condominium plat.

Know all men by these presents: That the undersigned, being owners of the real estate described below set opposite our names respectively and immediately adjoining the area for the vacation of which a petition has been filed, do as such abutting owners hereby consent that said area may be vacated in manner and form, as set out in said petition. We severally own the property set opposite our names printed and signed below.

Filed, 20	_	
City Clerk	by Deputy	



# CONSENT TO VACATION OF STREETS, ALLEYS AND PLATS

City Ptanning & Development Department
City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795
Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/olanning

### CONSENT OF LIMITED LIABILITY COMPANIES

			CD-ROW-2020-000
Owner's name		Legal descri	ption of property
Gl Real Estate 014, LLC			
Scott Sharpe, Manager	ALL OF 1612 SUBDIVISION MISSOURI.	JEFFERSON IN KANSAS	CONDOMINIUM, A CONDOMINIUM CITY, JACKSON COUNTY,
(additional sheets attached as requ	uired)		
STATE OF Missouri COUNTY OF Jackson	) ) ss. )		
On this 19 day of February, 202 appeared Scott sucree, who is member of 61 and Estate 14 a 1 instrument was signed and sealed is members, and acknowledged said liability company for the purposes the	limited by the said limite	d liability co mited liability the free a	ompany, and that the within y company by authority of its ct and deed of said limited
Subscribed and sworn to befo	ore me on this <u>/</u> 2	_day of Fel	avery 202.
		olic in and fo	r Said County and State
My Commission Expires: 10-15-23			HAEL R. DUBE



Jackson County
My Commission Expires
Oct. 15, 2023
Commission # 15811477
STATE OF MISSOURI



# CONSENT TO VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department
City Hall, 414 E. 12th Street, 15th floor, Kansas City, MO 64106-2795
Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

#### **CONSENT OF INDIVIDUALS**

CD-ROW-2020-009

OCHSENI OI MOIVIDO	ALS OF NOTE ZOLO OF
pwner's name	Legal description of property
De A. Rube Nicole M. Kube	The East 128 feet of Lots 14 and 15, Block 4, KING AND BOUTON'S ADDITION, a subdivision in Jackson County, Missouri.
(additional sheets attached as requ	vired)
STATE OF Missouri COUNTY OF Jackson	) ss.
	to me known to be the
ne/sne/mey executed the same as t	secuted the foregoing instrument and acknowledged that nis/her/their free act and deed.
Subscribed and sworn to befo	ore me on this / day of Fibruary 202 (
My Commission Expires: ( a ー(5~-2)	Notary Public in and for Said County and State



City Planning & Development Department City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795 Phone [816] 513-2846 | Fax [816] 513-2838 | www.kcmo.gov/planning

CASE NO. CD-ROW-2020-00	UTILITY CO	AT&T	
Be it known that <u>G1 Real Estate 014</u> , <u>LLC</u> described street, alley or plat desires to pelition the City of the Country of the City of the Country of the City of the Country of the City	A VOUSOZ CITY, MISSO	Jii 10 Dass an ordinance vo	catina
Case No. CD-ROW-2020-00005 – A request to vacate a condominiu 1612 Jefferson Street, to allow for the applicant to remove any restrict	im plot transier as 8404	0.1-6	
for the following purpose: To remove restrictions	/requirements	of the condominium	n plat.
<ol> <li>Our utility/agency has facilities or interest within this rigid</li> <li>Yes (proceed to #2)</li> </ol>	ht of way:  □ No (form comp	lete)	
2. Our utility/agency:  has no objections objects to the vacation and will not waive object will waive objections subject to the following confidence of the following con	ection under any co	Oditions Idescribe bolow	
att has cable in the area of the vacate request.		• •	e or and easement
will need to be granted. the cables can be relocated	ted at petitione	s expense	
<ul> <li>Please discuss objections or conditions with applicant an</li> <li>Please return this form to the applicant within 30 days.</li> </ul>	nd/or City Staff Prior	to returning this form.	
Russell Croft		4/21/2021	
Authorized Representative		Date	
Return this form to:			
G1 Real Estate 014, LL6	816-561-2	555	
Applicant Name 3145 Broadway		Phone	
Kansas City, MO 64111	mike@devr:	es-law-kc.com	
Address		Email	



City Picanning & Development Department
City Hall, 414 E, 12th Street, 15th Boor, Konson City, MO 64106-2775
Phone (816) 513-2846 | Fax (816) 513-2838 | www.komp.gov/bicaning

CASE NO. CD-ROW-2020-000

UNUIT CO. KCMO Water Services Department

Be if known that GI Real Estate Old. LLC being owners of real estate abutting on the below described street, alley or plot desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:
Case No. CD-ROW-2020-00005 — A request to vecale a condominium plat known as "1612 Jefferson Condominium" on about 0.15 sores located a 1812 Jefferson Street, to allow for the applicant to remove any restrictions or requirements associated with the condominium plat.
for the tollowing purpose: To remove restrictions/requirements of the condominium plat.
1. Our utility/agency has facilities or interest within this sight of way:    As   (proceed to #2)
2. Our utility/agency:  has no objections
objects to the vacation and will not waive objection under any conditions (describe below)  Will waive objections subject to the following conditions (describe below)
Circum utility externent and protect facilities
DOTHER
Please discuss objections or conditions with applicant and/or City Statt Prior to returning this form.
Please return this form to the applicant within 30 days.
Cramb W. Bufe 03/31/2021
Travis W. Liefer, P.E KCWater
Return this form to:
G1 Real Estate 014, LL6 816-561-2555 Applicant Name
3145 Broadway
Kansas City, MO 64111 mike@devries-law-kc.com
Acidress Enail



City Planning & Development Department City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.aov/planning

CASE NO. (	CD-ROW-2020-00		UTILITY CO	Spire	
Case No. CD-ROW	that <u>GI Real Estate 014. L</u> reet, alley or plot desires to petition the 2-2020-00005 – A request to vacate a cor let, to allow for the applicant to remove a	ie City of Kar Idominium pla	isas City, Missou d koown oo #181	Jri to pass an ordinance vac	cating:
JMA JMA	JMK JMK		AG.	<i>MJA</i> MJA	
for the following	ng purpose <u>: To remove restric</u>	tions/re	quirements	of the condominium	plat.
1. Our uffility/ <b>⊈</b> Ye:	agency has facilities or interest withing (proceed to #2)	this right of	way: No (form comp	ladas	
Ö ob	os no objections Djects to the vacation and will not wa Il waive objections subject to the folio DRetain utility easement and pro DRetocate facilities DOther:	wing condition	ons (describe k	pelow)	
Please retur	uss objections or conditions with appli in this form to the applicant within 30	cant and/or days.	City Staff Prior	to returning this form.	
JohnnyStraus	s - ROW Representative for Spire	Johnny	Strauss	3/17/2021	
	Authorized Representative	9		Date	
Return this form t	o:				7
Gl Real E	state 014, LL6		816-561-25	555	
216E P	Applicant Name			Phone	
3145 Broa					
Kansas Ci	ty, MO 64111 Address		mike@devri	es-law-kc.com Emoil	
				PLLIMII.	



Kansas City, MO 64111

Address

# UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmp.gov/planning

CASE NO. CD-ROW-2020-000	UTILITY CO. KCMO Fire Department
Be if known that <u>G1 Real Estate 014</u> , <u>LLC</u> described street, alley or plat desires to petition the City of I Case No. CD-ROW-2020-00005 – A request to vacate a condominium 1612 Jefferson Street, to allow for the applicant to remove any restriction.	Cansas City, Missouri to pass an ordinance vacating:
for the following purpose: To remove restrictions/	requirements of the condominium plat.
<ol> <li>Our utility/agency has facilities or interest within this right</li> <li>Yes (proceed to #2)</li> </ol>	of way: No (form complete)
2. Our utility/agency:  has no objections  objects to the vacation and will not waive object will waive objections subject to the following cor  Retain utility easement and protect facili Relocate facilities  Other:	ditions (describe below)
<ul> <li>Please discuss objections or conditions with applicant and</li> <li>Please return this form to the applicant within 30 days.</li> </ul>	
Michael Schroeder (In	spector) 02/19/2021
Authorized Representative	Date
Return this form to:	
Gl Real Estate 014, LLC	816-561-2555
Applicant Name	Phone
3145 Broadway	

mike@devries-law-kc.com

Email



City Planning & Development Department City Hall, 414 E. 12th Street, 15th floor: Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

CASE NO. CD-ROW-2020-00

WHILITY CO. KCMO Public Works DEpartment
Street Lighting Services

	Street Lighting Services
described street, alley or plat desires to petition the City of K	being owners of real estate abutting on the below ansas City, Missouri to pass an ordinance vacating:
Case No. CD-ROW-2020-00005 - A request to vacate a condominium plant 1612 Jefferson Street, to allow for the applicant to remove any restriction	Dist known as *1612 Jefferean Condominium on should 45 person besided at
for the following purpose: To remove restrictions/r	equirements of the condominium plat.
<ol> <li>Our utility/agency has facilities or interest within this right</li> <li>Yes (proceed to #2)</li> </ol>	of way: No (form complete)
2. Our utility/agency:  has no objections objects to the vacation and will not waive object	
will waive objections subject to the following conc  Retain utility easement and protect facilities  Relocate facilities	ditions (describe below)
②Other: As long as our streetlight facilities are not at	fected.
Please discuss objections or conditions with applicant and,	or City Staff Prior to returning this form.
<ul> <li>Please return this form to the applicant within 30 days.</li> </ul>	
Sara Hurst	0.40.04
Authorized Representative	2-19-21 Date
•	33.0
Return this form to:	
Gl Real Estate 014, LLC	816-561-2555
Applicant Name	Phone
3145 Broadway	
Kansas City, MO 64111	mike@devries-law-kc.com
Address	Email



City Planning & Development Department City Hall, 414 E. 12\* Street, 15\* floor, Kansas City, MO 64106-2795 Phone (816) 513-2846 | fax (816) 513-2838 | www.kcmo.gov/olanning

CASENO. CD-ROW-2020-009	UTILITY CO. Charter
8e if known that <u>Gl Real Estate 014. LLC</u> described street, alley or plot desires to pelition the City of Case No. CD-ROW-2020-00005 – A request to vacate a condominium 1612 Jefferson Street, to allow for the applicant to remove any restrict	being owners of real estate abutting on the below fix ansas City. Missourt to pass an ordinance vacating: m plat known as "1612 Jefferson Condominium" on about 0.15 acres located at tions or requirements associated with the condominium plat.
for the following purpose: To remove restrictions/  1. Our utility/agency has facilities or interest within this right  Yes (proceed to #2)  2. Our utility/agency:  has no objections  objects to the vacation and will not waive object will waive objections subject to the following cor Retain utility easement and protect facilities  Relocate facilities	t of way:  [ No (form complete)  clion under any conditions (describe below)
Please discuss objections or conditions with applicant and Please return this form to the applicant within 30 days.  Authorized Representative	Vor City Staff Prior to returning this form.  3/5/2/ Date
Return this form to:  Gl Real Estate 014, LL6  Applicant Name  3145 Broadway  Kansas City, MO 64111  Address	Phone mike@devries-law-kc.com Emoft



City Planning & Development Department City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

CASE NO. CD-ROW-2020-00	UTILITY CO. Evergy
Be it known that G1 Real Retate 014. LLC described street, alley or plot desires to petition the City of Rase No. CD-ROW-2020-00005 – A request to vacate a condominium 612 Jefferson Street, to allow for the applicant to remove any restriction.	consus City, Missouri to pass on ordinance vacating:
for the following purpose: To remove restrictions/	
Our utlity/agency has facilities or interest within this right     Yes (proceed to #2)	of way: No (form complete)
2. Our utility/agency:  has no objections  objects to the vacation and will not waive object will waive objections subject to the following con Willer assement and protect facilities  Other:	
Please discuss objections or conditions with applicant and, Please return this form to the applicant within 30 days.  And CHECHA  Authorized Representative	for City Staff Prior to returning this form.  OS 20/21  Date
Return this form to:	
Gl Real Estate 014, LL6	816-561-2555
Applicant Name 3145 Broadway	Phone
Kansas City, MO 64111 Address	mike@devries-law-kc.com Emg#
10.100	E114733



City Planning & Development Department City Hall, 414 E. 12th Street, 15th Boor, Kansas City, MO 64106-2795 Phone (816) 513-2846 | Fax (816) 513-2836 | www.kcmo.gov/planning

CASE NO. CD-ROW-2020-000	UTILITY CO.KCMO. Pub Streets	lic Works Department and Traffic Division
Be It known that GI Real Estate 014. LLC	being owners of re	eal estate abutting on the below
described street, alley or plat desires to petition the City of	of Kansas City, Missouri to pass	s an ordinance vacating:
e No. CD-ROW-2020-00005 A request to vacate a condominic 2 Jefferson Street, to allow for the applicant to remove any restri	ım plat known as "1612 Jefferso ctions or requirements associate	in Condominium" on about 0.15 acres it ad with the condominium plat.
		·
for the following purpose: To remove restriction.	s/requirements of th	e condominium plat.
	·	
<ol> <li>Our utility/agency has facilities or interest within this rig</li> <li>Yes (proceed to #2)</li> </ol>	ght of way:  (Z' No (form complete)	
2. Our utility/agency:		
7 has no abjections		
has no objections objects to the vacation and will not walve ob	jection under any conditions	(describe below)
<ul> <li>will walve objections subject to the following of the project form of the</li></ul>	conditions (describe below)	
☐ Relocate facilities	ACIBIIC)	
□ Other:		
		·艾斯·斯斯 图 跨區 建囊类
Please discuss objections or conditions with applicant of	and/or City Staff Prior to return	nine this form
Please return this form to the applicant within 30 days.	offerent orders not re-e	
Sam Akula, Public Works Dept		5/26/2021
Authorized Representative		Date
eturn this form to:		
Gl Real Estate 014, LL6	816-561-2555	
Applicant Name		Phone

MO 64111 Address mike@devries-law-kc.com