

**AN ORDINANCE OF THE VILLAGE OF INNSBROOK, MISSOURI, TO  
AUTHORIZE THE TRANSFER OF THREE EASEMENTS ALONG  
HIGHWAY F FROM THE VILLAGE OF INNSBROOK TO THE  
MISSOURI DEPARTMENT OF TRANSPORTATION.**

WHEREAS, the Village of Innsbrook acquired permanent drainage and slope easements on three parcels of land as authorized by Ordinance Nos. 180, 181 and 185 for the Highway F Shoulder Project; and

WHEREAS, upon completion of the Highway F Shoulder Project the Missouri Department of Transportation (MODOT) has released the permit and accepted the project; and

WHEREAS, the Village of Innsbrook authorizes the transfer of said easements by deed to the Missouri Department of Transportation so that MODOT can provide maintenance to said areas.

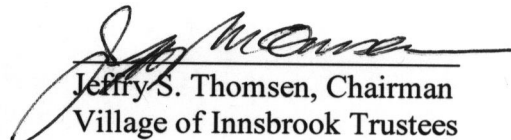
NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE VILLAGE OF INNSBROOK, MISSOURI, AS FOLLOWS:

**Section 1.** The Board of Trustees of the Village of Innsbrook authorizes the transfer of three permanent drainage and slope easements, as authorized by Ordinance No. 180 (Max Gale property), Ordinance No. 181 (Hollenbeck property) and Ordinance No. 185 (Nathaniel Kammeier property), to the Missouri Department of Transportation. as described in Exhibit "A" attached hereto and made a part hereof.


**Section 2.** Said easement deed shall be recorded by the Missouri Department of Transportation in the Office of the Recorder of Deeds of Warren County, Missouri.

**Section 3:** This Ordinance shall be in full force and effect from and after its passage by the Board of Trustees.

Said Bill was passed and approved this 14th day of April, 2015 by the Board of Trustees of the Village of Innsbrook after having been read by title two times prior to passage.

  
Jeffery S. Thomsen, Chairman  
Village of Innsbrook Trustees

ATTEST:

  
Chris McCormick  
Village Administrator/Clerk

CCO FORM: RW23  
Approved: 06/96 (RMH)  
Revised: 01/15 (AR)  
Modified:

COUNTY: Warren  
ROUTE: F  
PROJECT: Innsbrook  
FED. PROJECT: \_\_\_\_\_  
PARCEL: \_\_\_\_\_

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

THIS INDENTURE, made this 14<sup>th</sup> day of April, 2015, by and between The Village of Innsbrook, of the County of Warren, and State of Missouri, 1835 Highway F, Innsbrook, MO 63390, party of the first part, and the State of Missouri, acting by and through the Missouri Highways and Transportation Commission, 105 W. Capitol Avenue, Jefferson City, MO 65102, party of the second part.

WITNESSETH, that the said party, of the first part, in consideration of the sum of One and No/100 dollars (\$1.00), to it paid by the said party of the second part, the receipt of which is hereby acknowledged, does by these presents grant, bargain and sell, convey and confirm unto said party of the second part, its successors and assigns, the following described permanent easements and interests in real estate in the County of Warren, State of Missouri, to wit:

**Property 1 (N/F Hollenbeck property)**

A tract of land being part of Section 4, in Township 46 North - Range 1 West, Warren County, Missouri and being more particularly described as:

Commencing at the old stone at the SW corner of SE1/4 NW1/4 Sec. 4 in Warren County, Missouri, thence North 52 degrees 28 minutes 50 seconds West a distance of 56.80 feet to the east right-of-way line of Highway F; thence North 13 degrees 40 minutes 58 seconds West a distance of 60 feet to the west right-of-way line of Highway

F; thence along a curve to the left having a radius of 543.69 feet an arc distance of 305.23 feet having a chord length of 301.24 feet and a chord direction of North 60 degrees 14 minutes 0 seconds East to a point; thence North 44 degrees 9 minutes 0 seconds East a distance of 331.80 feet to a point; thence along a curve to the right having a radius of 1940.08 feet an arc distance of 237.03 feet having a chord length of 236.88 feet and a chord direction of North 47 degrees 39 minutes 0 seconds East to a point; thence North 51 degrees 8 minutes 59 seconds East a distance of 257.97 feet to the Actual Point of Beginning; thence North 38 degrees 46 minutes 11 seconds West a distance of 22.27 feet to a point; thence North 51 degrees 13 minutes 49 seconds East a distance of 30.00 feet to a point; thence North 71 degrees 12 minutes 49 seconds East a distance of 42.56 feet to a point; thence South 38 degrees 46 minutes 11 seconds East a distance of 7.63 feet to a point; thence South 51 degrees 8 minutes 59 seconds West a distance of 70.00 feet to the Actual Point of Beginning. The described Tract A contains 1265 square feet or 0.03 acres more or less.

Commencing at the old stone at the SW corner of SE1/4 NW1/4 Sec. 4 in Warren County, Missouri, thence North 52 degrees 28 minutes 50 seconds West a distance of 56.80 feet to the east right-of-way line of Highway F; thence along a curve to the left having a radius of 603.69 feet an arc distance of 338.92 feet having a chord length of 334.49 feet and a chord direction of North 60 degrees 14 minutes 0 seconds East to a point; thence North 44 degrees 9 minutes 0 seconds East a distance of 331.80 feet to a point; thence along a curve to the right having a radius of 1880.08 feet an arc distance 229.70 feet having a chord length of 229.55 and a chord direction of North 47 degrees 39 minutes 0 seconds East to a point; thence North 51 degrees 9 minutes 0 seconds East a distance of 97.89 feet to the Actual Point of Beginning; thence North 51 degrees 9 minutes 0 seconds East a distance of 101.58 feet to a point; thence North 62 degrees 27 minutes 32 seconds East a distance of 50.99 feet to a point; thence North 51 degrees 9 minutes 0 seconds East a distance of 93.41 feet to a point; thence South 38 degrees 46 minutes 11 seconds East a distance of 4.85 feet to a point; thence South 25 degrees 35 minutes 22 seconds West a distance of 27.73 feet to a point; thence South 38 degrees 46 minutes 11 seconds East a distance of 14.00 feet to a point; thence South 51 degrees 13 minutes 49 seconds West a distance of 100.00 feet to a point; thence North 38 degrees 46 minutes 11 seconds West a distance of 10.00 feet to a point; thence South 62 degrees 59 minutes 55 seconds West a distance of 122.58 feet to a point; thence North 38 degrees 46 minutes 11 seconds West a distance of 5.50 feet to the Actual Point of Beginning. The described Tract B contains 5581 square feet or 0.13 acres more or less.

Commencing at the old stone at the SW corner of SE1/4 NW1/4 Sec. 4 in Warren County, Missouri, thence North 52 degrees 28 minutes 50 seconds West a distance of 56.80 feet to the east right-of-way line of Highway F; thence along a curve to the left having a radius of 603.69 feet an arc distance of 338.92 feet having a chord length of 334.49 feet and a chord direction of North 60 degrees 14 minutes 0 seconds East to a point; thence North 44 degrees 9 minutes 0 seconds East a distance of 331.80 feet to a point; thence along a curve to the right having a radius of 1880.08 feet an arc distance

229.70 feet having a chord length of 229.55 and a chord direction of North 47 degrees 39 minutes 0 seconds East to a point; thence North 51 degrees 9 minutes 0 seconds East a distance of 199.47 feet to a point; thence North 62 degrees 27 minutes 32 seconds East a distance of 50.99 feet to a point; thence North 51 degrees 9 minutes 0 seconds East a distance of 100.00 feet to a point; thence North 39 degrees 50 minutes 25 seconds East a distance of 50.99 feet to a point; thence North 51 degrees 9 minutes 1 seconds East a distance of 223.23 feet to a point; thence along a curve to the left having a radius of 349.62 feet an arc distance of 203.89 feet having a chord length of 201.01 feet and a chord direction of North 34 degrees 26 minutes 36 seconds East to the Actual Point of Beginning; thence along a curve to the left having a radius of 349.62 feet an arc distance of 86.84 feet having a chord length of 86.62 feet and a chord direction of North 10 degrees 37 minutes 14 seconds East to a point; thence South 82 degrees 21 minutes 48 seconds East a distance of 16.76 feet to a point; thence South 12 degrees 43 minutes 47 seconds West a distance of 89.56 feet to a point; thence North 70 degrees 54 minutes 15 seconds West a distance of 13.59 feet to the Actual Point of Beginning. The described Tract C contains 1174 square feet or 0.03 acres more or less.

The described tracts contain 8020 square feet or 0.18 acres more or less.

**Property 2 (N/F Gale property)**

A tract of land being part of Section 5, in Township 46 North - Range 1 West, Warren County, Missouri and being more particularly described as:

Commencing at the southwest corner of the land thereof recorded in Deed Book 357 Page 253 of Warren County, Missouri, said corner also being the east right-of-way line of Highway F, thence North 32 degrees 49 minutes 0 seconds East a distance of 221.30 feet to a point; thence along a curve to the right having a radius of 543.69 feet an arc distance of 61.55 feet having a chord length of 61.51 feet and a chord direction of North 36 degrees 3 minutes 34 seconds East to the Actual Point of Beginning; thence along a curve to the right having a radius of 543.69 feet an arc distance of 57.20 feet having a chord length of 57.17 feet and a chord direction of North 42 degrees 18 minutes 59 seconds East to a point; thence South 43 degrees 53 minutes 44 seconds East a distance of 16.87 feet to a point; thence South 43 degrees 17 minutes 12 seconds West a distance of 55.55 feet to a point; thence North 49 degrees 31 minutes 52 seconds West a distance of 15.90 feet to the Actual Point of Beginning. The described tract contains 951 square feet or 0.02 acres more or less.

**Property 3 (N/F Krammeier property)**

A tract of land being part of Section 4, in Township 46 North - Range 1 West, Warren County, Missouri and being more particularly described as:

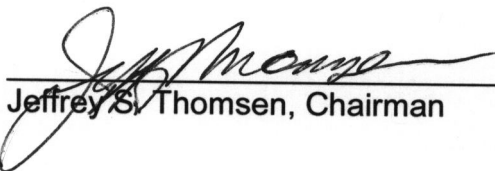
Commencing at the southeast corner of the land thereof recorded in Doc. #200707275, Warren County, Missouri, said corner also being the west right-of-way line

of Highway F, thence North 2 degrees 33 minutes 20 seconds East a distance of 13.69 feet to the Actual Point of Beginning; thence North 87 degrees 12 minutes 13 seconds West a distance of 6.47 feet to a point; thence North 20 degrees 49 minutes 59 seconds West a distance of 87.32 feet to a point; thence North 87 degrees 12 minutes 13 seconds West a distance of 10.00 feet to a point; thence North 2 degrees 47 minutes 47 seconds East a distance of 45.00 feet to a point; thence North 36 degrees 29 minutes 11 seconds East a distance of 54.08 feet to a point; thence South 87 degrees 12 minutes 13 seconds East a distance of 10.76 feet to a point; thence South 2 degrees 33 minutes 20 seconds West a distance of 110.36 feet to a point; thence South 8 degrees 45 minutes 13 seconds East a distance of 50.99 feet to a point; thence South 2 degrees 33 minutes 20 seconds West a distance of 9.69 feet to the Actual Point of Beginning. The described tract contains 4461 square feet or 0.10 acres more or less.

TO HAVE AND TO HOLD the same, with all rights, privileges, and immunities thereto belonging or in anywise appertaining, unto said party of the second part, its successors and assigns forever.

IN WITNESS WHEREOF, the said party of the first part has executed the above the day and year first above written.

By:

  
Jeffrey S. Thomsen, Chairman

Attest:







**ACKNOWLEDGMENT BY VILLAGE**

STATE OF MISSOURI )

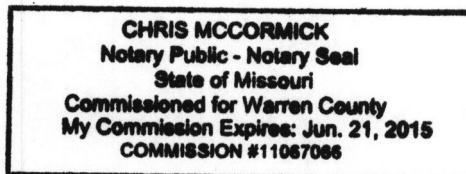
COUNTY OF WARREN )

ss

On this 14<sup>th</sup> day of April, 2015 before me appeared Jeffrey S. Thomsen personally known to me, who being by me duly sworn, did say that he/she is the Chairman of the Board of Trustees of the Village of Innsbrook and that the foregoing instrument was signed and sealed on behalf of the Village of Innsbrook and that he acknowledged said instrument to be the free act and deed of the Village of Innsbrook 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.

Chris McCormick  
Notary Public



My Commission Expires: 6-21-2015

CCO Form: RW40  
Approved: 11/05 (GWS)  
Revised: 01/15 (AR)  
Modified:

**MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION  
ACCEPTANCE OF CONVEYANCE**

The Easement Deed attached above, made on \_\_\_\_\_, 20\_\_\_\_ by  
The Village of Innsbrook (the "Grantor"), is hereby received and formally accepted by  
the State of Missouri, acting by and through the Missouri Highways and Transportation  
Commission (the "Grantee" of the deed) on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

This Acceptance is executed by the undersigned Paula Gough of the  
Missouri Department of Transportation, who is authorized by Paragraph F.1 of the  
Missouri Highways and Transportation Commission's current "Delegation of Authority  
for Approval and Execution of Documents Policy" to accept conveyances of  
easements and real property for the Missouri Highways and Transportation  
Commission.

**THE STATE OF MISSOURI, ACTING BY AND THROUGH THE  
MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION,  
GRANTEE**

By: \_\_\_\_\_  
Paula Gough, Northeast District Engineer  
Missouri Department of Transportation

**ACKNOWLEDGMENT BY COMMISSION**

STATE OF MISSOURI \_\_\_\_\_ )  
 )  
COUNTY OF MARION \_\_\_\_\_ ) ss

On this \_\_\_\_ day of \_\_\_\_\_, 2015, before me appeared Paula Gough personally known to me, who being by me duly sworn, did say that she is the NE District Engineer of the Missouri Highways and Transportation Commission and the seal affixed to the foregoing instrument is the official seal of said Commission and that said instrument was signed in behalf of said Commission by authority of the Missouri Highways and Transportation Commission and said Paula Gough acknowledged said instrument to be the free act and deed of said Commission.

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: \_\_\_\_\_