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| TITLE OF DOCUMENT: | UTILITY EASEMENT DEED |
| DATE OF DOCUMENT: | JUNE 7, 2022 |
| GRANTOR: | MICHELLE DOUGHTEN, TRUSTEE OF THE MICHELLE DOUGHTEN REVOCABLE TRUST DATED THE 7TH DAY OF SEPTEMBER, 2017 |
| GRANTORS MAILING ADDRESS: | P.O. BOX 141 JACKSON, MISSOURI 63755 |
| GRANTORS DEED RECORDING: | DOCUMENT NO. 2018-12093 |
| GRANTEE: | CITY OF JACKSON, MISSOURI 101 COURT ST. JACKSON, MISSOURI 63755 |
| PROPERTY ADDRESS: | 1690 WOODLAND EAST JACKSON, MISSOURI 63755 |
| LEGAL DESCRIPTION OF EASEMENT: | SEE PAGES 2 & 3 OF DEED |

UTILITY EASEMENT DEED

THIS DEED, made and entered into this 7th day of June, 2022, by and between MICHELLE DOUGHTEN, TRUSTEE OF THE MICHELLE DOUGHTEN REVOCABLE TRUST DATED THE 7TH DAY OF SEPTEMBER, 2017, of the County of Cape Girardeau, State of Missouri, Grantor, and THE CITY OF JACKSON, MISSOURI, a municipal corporation, of the County of Cape Girardeau, State of Missouri, Grantee.

WITNESSETH, that the said parties of the first part, for and in consideration of the sum of One Dollar and Other Good and Valuable Consideration, paid by the said Grantee, the receipt of which is hereby acknowledged, do by these presents GRANT unto the said Grantee, AN EASEMENT for the following purposes:

To construct, maintain, and repair general utilities and all city services of whatsoever kind, as well as appurtenances necessary for the operation thereof, situated in the County of Cape Girardeau and State of Missouri, to-wit:

Utility Easement No. 1:

A 15 FOOT WIDE EASEMENT BEING 7.5 FEET ON EITHER SIDE OF AND RUNNING PARALLEL WITH AN EXISTING POWER LINE. THE CENTER OF SAID POWER LINE IS DESCRIBED AS FOLLOWS:

THAT PART OF LOT 1 OF P467 SUBDIVISION OF U.S.P.S. 797, TOWNSHIP 31 NORTH, RANGE 13 EAST, IN THE CITY OF JACKSON, COUNTY OF CAPE GIRARDEAU, STATE OF MISSOURI:

COMMENCE AT THE SOUTHWEST CORNER OF LOT 1 OF P467 SUBDIVISION, THENCE NORTH 00°59'43" EAST, 33.67 FEET TO THE POINT OF BEGINNING; THENCE NORTH 79°41'53" EAST, 47.90 FEET; THENCE NORTH 80°47'42" EAST, 138.71 FEET; THENCE NORTH 67°01'15" EAST, 80.05 FEET; THENCE SOUTH 66°32'38" EAST, 54.16 FEET TO A POINT ON THE SOUTHEAST PROPERTY LINE OF LOT 1 AND THERE TERMINATING. ALSO A 15 FOOT WIDE EASEMENT BEING ON EITHER SIDE OF AND EXTENDING 7.5 FEET BEYOND ANY UTILITY LINE EQUIPMENT THAT IS USED TO MAINTAIN AND SUPPORT THE POLES AND LINES.

Utility Easement No. 2:

A 15 FOOT WIDE EASEMENT BEING 7.5 FEET ON EITHER SIDE OF AND RUNNING PARALLEL WITH AN EXISTING POWER LINE. THE CENTER OF SAID POWER LINE IS DESCRIBED AS FOLLOWS:

THAT PART OF LOT 1 OF P467 SUBDIVISION OF U.S.P.S. 797, TOWNSHIP 31 NORTH, RANGE 13 EAST, IN THE CITY OF JACKSON, COUNTY OF CAPE GIRARDEAU, STATE OF MISSOURI:

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IN CONSIDERATION OF THE FOREGOING, the parties mutually agree as follows:

1. The Grantee agrees that the use hereby granted shall be limited exclusively to utility facilities and uses incidental thereto.
2. The Grantee agrees that it will indemnify and hold harmless the Grantor from all claims and actions at law and in equity which may arise out of, or as a consequence of negligence of the Grantee, or its authorized agents, servants, employees or assigns, in maintaining, repairing and utilizing the easement granted hereunder.
3. The Grantor hereby reserves the right to use the easement premises in any manner that will not prevent or interfere with the exercise by the Grantee of the rights granted hereunder; provided, however, that the Grantor shall not obstruct, or permit to be obstructed, the easement premises at any time whatsoever without the express prior written consent of the Grantee.
4. The Grantor agrees that the Grantee may assign the rights granted to it hereunder to any assignee who demonstrates sufficient competence and gives adequate assurances that any work to be performed pursuant to such assignment shall be conducted in a skillful manner, and that the owner's interest in the easement premises shall be protected to the same extent as hereunder.
5. The Grantee agrees to repair any vegetation on the property belonging to the Grantor which is disturbed or damaged as a result of said utility installation, and shall be restored at least to the conditions which existed before work was begun.

[Remainder of page intentionally left blank. Signatures appear on following page.]

TO HAVE AND TO HOLD the same, together with all rights, privileges, appurtenances, and immunities to the same belonging, unto the said Grantee, and to its successors, heirs and assigns, forever, so that neither the said Grantor nor it's heirs, or any other person or persons for it or in its name or behalf, shall or will hereafter claim or demand any right or title to the aforesaid premises or any part thereof, but they and every one of them, shall, by these presents, be excluded and forever barred.

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

THE MICHELLE DOUGHTEN REVOCABLE TRUST DATED THE 7TH DAY OF
SEPTEMBER, 2017

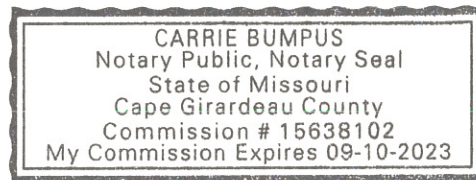
Michelle Doughten, Trustee

STATE OF MISSOURI)
COUNTY OF CAPE GIRARDEAU) ss.

On this 7th day of June, 2022, before me, the undersigned notary public, personally appeared Michelle Doughten, Trustee of The Michelle Doughten Revocable Trust Dated the 7th Day of September, 2017, to me known to be the person described in and who executed the foregoing instrument in accordance with the terms of said trust and acknowledged to me that she executed the same as her free act and deed as such Trustee; and that said trust has not been terminated or revoked and is still in full force and effect.

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

Cami Bozempas
Notary Public
State of Missouri
County of Cape Girardeau
My term expires: 9/10/23





NORTH ORIENTATION FROM
MISSOURI STATE PLANE
COORDINATE SYSTEM

EASEMENT EXHIBIT FOR MICHELLE DOUGHTEN

THAT PART OF LOT 1 OF P467 SUBDIVISION OF U.S.P.S. 797, TOWNSHIP 31 NORTH, RANGE 13 EAST, IN THE CITY OF JACKSON,
COUNTY OF CAPE GIRARDEAU, STATE OF MISSOURI.

NOW OR FORMERLY
MATTHEW & MEGAN
SHELTON
DOC. #2014-11378

| LINE TABLE | | |
|------------|-------------|--------|
| LINE # | DIRECTION | LENGTH |
| L1 | N79°41'35"E | 47.00' |
| L2 | S66°32'36"E | 54.16' |
| L3 | S66°32'36"E | 24.69' |

LOT 1
2.84 ACRES±

NOW OR FORMERLY
MICHELLE DOUGHTEN TRUST
DOC. NO. 2018-12093

LOT 1
P467 SUBDIVISION
DOC. NO. 2018-02644

NOW OR FORMERLY
HARLAN D. PERR
TRUST
BOOK 842
PAGE 252

POINT OF
BEGINNING
EASEMENT 1

30.00' FRONT SETBACK SHOWN
(REFER TO ZONING NOTE)

30.00' FRONT SETBACK SHOWN
(REFER TO ZONING NOTE)

POINT OF
BEGINNING
EASEMENT 2

NOW OR FORMERLY
JOHN & ETHEL PRIEST
BOOK 418 PAGE 613

NOW OR FORMERLY
JOHN & ETHEL PRIEST
BOOK 418 PAGE 613

LOT 1
WOODLAND OAKS
SUBDIVISION
PLAT BOOK 14 PAGE 21

NOW OR FORMERLY
ROY BULLINGER ETAL
DOC. #2010-02516

WOODLAND EAST (50' R/W)

NOW OR FORMERLY
TRAVIS & KRISTIN PERR
DOC. #2005-10244

LOT 3
WOODLAND OAKS
SUBDIVISION
PLAT BOOK 14
PAGE 21

Description of Easement 1

DESCRIPTION - EASEMENT 1

A 15 FOOT WIDE EASEMENT BEING 7.5 FEET ON EITHER SIDE OF AND RUNNING PARALLEL WITH AN EXISTING POWER LINE. THE CENTER OF SAID POWER LINE IS DESCRIBED AS FOLLOWS:

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DESCRIPTION - EASEMENT 2

A 15 FOOT WIDE EASEMENT BEING 7.5 FEET ON EITHER SIDE OF AND RUNNING PARALLEL WITH AN EXISTING POWER LINE. THE CENTER OF SAID POWER LINE IS DESCRIBED AS FOLLOWS:

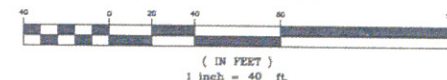
THAT PART OF OF LOT 1 OF P467 SUBDIVISION OF U.S.P.S. 797, TOWNSHIP 31 NORTH, RANGE 13 EAST, IN THE CITY OF JACKSON, COUNTY OF CAPE GIRARDEAU, STATE OF MISSOURI:

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LEGEND

- = FOUND IRON ROD
- ⊠ = FOUND ANCHOR
- ⊙ = FOUND METAL IN ROAD
- ⊗ = SET 1/2" IRON ROD
- = BOUNDARY LINE
- - - = LOT LINE
- - - = ADJOINING LINE
- - - = RIGHT OF WAY LINE
- - - = UTILITY EASEMENT
- - - = SETBACK LINE

GRAPHIC SCALE



KOEHLER

Professional Engineers & Land Surveyors

194 Coker Lane
Cape Girardeau, Missouri 63701
Ph: (573) 335 - 3026 Fax: (573) 335 - 3049
PLS CORPORATE LICENSE NO. 000262

| | | | | |
|---------------|-----------------|----------|-------------|----------|
| DRAWN BY: | SUSAN DODDS | REV/DATE | DESCRIPTION | INITIALS |
| CHECKED BY: | TRAVIS STEFFENS | | | |
| SURVEY DATE: | JANUARY 2018 | | | |
| DRAWING DATE: | 04-19-2022 | | | |
| DRAWING NO. | 38542 | | | |

THIS SURVEY OF A TRACT OF RURAL PROPERTY WAS
PERFORMED IN ACCORDANCE WITH THE CURRENT MINIMUM
STANDARDS FOR PROPERTY BOUNDARY SURVEYS IN THE STATE
OF MISSOURI AS MADE EFFECTIVE JUNE 30, 2017.