

**TITLE OF DOCUMENT:** QUIT CLAIM DEED – RELEASE OF  
WATER LINE EASEMENT

**DATE OF DOCUMENT:**

**GRANTOR:** CITY OF JACKSON, MISSOURI  
101 COURT STREET  
JACKSON, MISSOURI 63755

**GRANTEE:** REGIONS BANK, AS SUCCESSOR TO  
CAPE COUNTY BANK  
2210 EAST JACKSON BOULEVARD  
JACKSON, MISSOURI 63755

**PROPERTY ADDRESS:** 2210 EAST JACKSON BOULEVARD  
JACKSON, MISSOURI 63755

**LEGAL DESCRIPTION OF EASEMENT:** SEE EXHIBIT A

## QUIT CLAIM DEED

THIS QUIT CLAIM DEED, made and entered into this \_\_\_ day of April, 2026, by and between THE CITY OF JACKSON, MISSOURI, a Municipal Corporation, of the County of Cape Girardeau, State of Missouri, party of the first part (hereinafter "Grantor"), and REGIONS BANK, an Alabama state banking corporation (successor to Cape County Bank), of the County of Cape Girardeau, State of Missouri, party of the second part (hereinafter "Grantee").

WITNESSETH, that the said Grantor, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does by these presents REMISE, RELEASE, AND FOREVER QUIT CLAIM unto the said Grantee, its successors and assigns, all right, title, interest, claim, and demand which the said Grantor has in and to the following described easement rights situated in the City of Jackson, County of Cape Girardeau, State of Missouri, to-wit:

### SEE EXHIBIT A

The water line easement rights granted to the Grantor herein by that certain Water Line Easement Deed dated August 21, 2023, executed by the Grantee herein as grantor, and recorded on September 7, 2023, as Document No. 2023-07416 in the office of the Recorder of Deeds of Cape Girardeau County, Missouri, more particularly described in Exhibit A attached hereto and incorporated herein by reference.

This Quit Claim Deed is executed pursuant to Ordinance No. 26-\_\_\_ of the City of Jackson, Missouri, passed and approved on April \_\_\_, 2026, authorizing the abandonment and vacation of said easement.

The Grantor hereby releases, terminates, and extinguishes all easement rights described herein, and declares said easement null and void.

TO HAVE AND TO HOLD the same, together with all rights and appurtenances to the same belonging, unto the Grantee, and to its successors and assigns forever, so that neither the Grantor nor its successors or assigns shall hereafter have, claim, or demand any right or title to the aforesaid easement rights or any part thereof.

IN WITNESS WHEREOF, the said Grantor has caused this instrument to be executed by its duly authorized officers this \_\_\_ day of April, 2026.

City of Jackson, Missouri

By: \_\_\_\_\_  
Dwain Hahs, Mayor

ATTEST:

\_\_\_\_\_  
Angela Birk, City Clerk

STATE OF MISSOURI                    )  
  ) ss.  
COUNTY OF CAPE GIRARDEAU)

On this \_\_\_\_\_ day of April, 2026, before me appeared Dwain Hahs, to me personally known, who, being by me duly sworn, did say that he is the Mayor of the City of Jackson, Missouri, a municipal corporation of the State of Missouri, and the seal affixed to the foregoing instrument is the seal of said City, and that the within Quit Claim Deed was signed and sealed on behalf of said City by authority of its Board of Alderman and said Dwain Hahs acknowledged said instrument to be the free act and deed of said City.

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.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

EXHIBIT A

Permanent Easement (the "Permanent Easement"):

THAT PART OF LOT 1 OF K LAND ESTATES NO. 1, IN THE CITY OF JACKSON, CAPE GIRARDEAU COUNTY, MISSOURI, AS RECORDED IN PLAT BOOK 14, PAGE 48 IN THE LAND RECORDS OF CAPE GIRARDEAU COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF LOT 1; THENCE NORTH 30°59'41" EAST ALONG THE WEST LINE OF SAID LOT 1, ALSO BEING THE EAST RIGHT OF WAY LINE OF K LAND DRIVE, 28.30 FEET TO THE POINT OF BEGINNING.

THENCE FROM THE POINT OF BEGINNING, CONTINUE NORTH 30°59'41" EAST 10.00 FEET; THENCE SOUTH 59°00'19" EAST 167.84 FEET; THENCE SOUTH 14°37'43" EAST 44.99 FEET TO A POINT ON THE EAST LINE OF SAID LOT 1; THENCE SOUTH 30°59'41" WEST ALONG SAID EAST LINE, 6.83 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1, BEING A POINT ON THE NORTH RIGHT OF WAY LINE OF JACKSON BOULEVARD; THENCE LEAVING SAID EAST LINE, NORTH 59°00'19" WEST ALONG SAID NORTH RIGHT OF WAY LINE, 7.32 FEET; THENCE LEAVING SAID NORTH RIGHT OF WAY LINE, NORTH 14°37'43" WEST 40.46 FEET; THENCE NORTH 59°00'19" WEST 23.04 FEET; THENCE SOUTH 30°59'41" WEST 28.30 FEET TO A POINT ON SAID NORTH RIGHT OF WAY LINE; THENCE NORTH 59°00'19" WEST ALONG SAID NORTH RIGHT OF WAY LINE, 10.00 FEET; THENCE LEAVING SAID NORTH RIGHT OF WAY LINE, NORTH 30°59'41" EAST 28.30 FEET; THENCE NORTH 59°00'19" WEST 105.74 FEET; THENCE SOUTH 30°59'41" WEST 28.30 FEET TO A POINT ON SAID NORTH RIGHT OF WAY LINE; THENCE NORTH 59°00'19" WEST ALONG SAID NORTH RIGHT OF WAY LINE, 10.00 FEET; THENCE LEAVING SAID NORTH RIGHT OF WAY LINE, NORTH 30°59'41" EAST 28.30 FEET; THENCE NORTH 59°00'19" WEST 14.98 FEET TO THE POINT OF BEGINNING.

THE HEREIN DESCRIBED EASEMENT CONTAINS 2,676 SQUARE FEET.

Temporary Easement No. 1 (the "Temporary Easement No. 1"):

THAT PART OF LOT 1 OF K LAND ESTATES NO. 1, IN THE CITY OF JACKSON, CAPE GIRARDEAU COUNTY, MISSOURI, AS RECORDED IN PLAT BOOK 14, PAGE 48 IN THE LAND RECORDS OF CAPE GIRARDEAU COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF LOT 1 ; THENCE NORTH 30°59'41" EAST ALONG THE WEST LINE OF SAID LOT 1, ALSO BEING THE EAST RIGHT OF WAY LINE OF K LAND DRIVE, 28.30 FEET; THENCE LEAVING SAID LINE, SOUTH 59°00'19" EAST 163.76 FEET; THENCE SOUTH 14°37'43" EAST 40.46 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF JACKSON BOULEVARD; THENCE NORTH 59°00'19" WEST ALONG SAID NORTH RIGHT OF WAY LINE, 192.68 FEET TO THE POINT OF BEGINNING.

THE HEREIN DESCRIBED EASEMENT CONTAINS 5,044 SQUARE FEET.

SAID TEMPORARY EASEMENT NO. 1 SHALL BE TERMINATED, NULL AND VOID AND OF NO FURTHER FORCE AND EFFECT UPON COMPLETION OF CONSTRUCTION WITHOUT THE NEED FOR ANY FURTHER ACTION BY GRANTOR OR GRANTEE.

Temporary Easement No. 2 (the "Temporary Easement No. 2," and together the Temporary Easement No. 1, collectively, the "Temporary Easements"):

THAT PART OF LOT 1 OF K LAND ESTATES NO. 1, IN THE CITY OF JACKSON, CAPE GIRARDEAU COUNTY, MISSOURI, AS RECORDED IN PLAT BOOK 14, PAGE 48 IN THE LAND RECORDS OF CAPE GIRARDEAU COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF LOT 1; THENCE NORTH 30°59'41" EAST ALONG THE WEST LINE OF SAID LOT 1. ALSO BEING THE EAST RIGHT OF WAY LINE OF K LAND DRIVE, 38.30 FEET; THENCE LEAVING SAID LINE, SOUTH 59°00'19" EAST 27.12 FEET TO THE POINT OF BEGINNING.

THENCE FROM THE POINT OF BEGINNING, NORTH 30°59'41" EAST 15.00 FEET; THENCE SOUTH 59°00'19" EAST 142.89 FEET; THENCE SOUTH 31°33'11" WEST 16.97 FEET; THENCE NORTH 14°37'43" WEST 2.82 FEET; THENCE NORTH 59°00'19" WEST 140.72 FEET TO THE POINT OF BEGINNING.

THE HEREIN DESCRIBED EASEMENT CONTAINS 2,144 SQUARE FEET.

SAID TEMPORARY EASEMENT NO. 2 SHALL BE TERMINATED, NULL AND VOID AND OF NO FURTHER FORCE AND EFFECT UPON COMPLETION OF CONSTRUCTION WITHOUT THE NEED FOR ANY FURTHER ACTION BY GRANTOR OR GRANTEE.