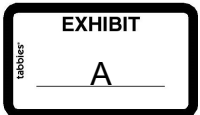




CITY OF JACKSON, MISSOURI  
VOLUNTARY ANNEXATION APPLICATION



DATE OF APPLICATION: 8-1-2022

PROPERTY LOCATION (address): 385 ~~884 0304~~ Timber Lane, Jackson, MO 63755-8121

Other description of location if not addressed:

PROPERTY OWNERS (all legal property owners listed on deed)

Names & Mailing Addresses: JWRPM Properties LLC  
110 Talbot Dr  
Cape Girardeau, MO 63701-8871

CONTACT PERSON HANDLING APPLICATION

Contact's Mailing Address: 1107 Anise Ln Jackson, MO 63755

Contact's Phone: 573-450-7466 Email: \_\_\_\_\_

CURRENT USE OF PROPERTY: Single-family residential

IS A REZONING APPLICATION TO BE FILED? YES ☐ NO ☐

PROPOSED ZONING: (circle)

- |                                      |                                   |     |                           |
|--------------------------------------|-----------------------------------|-----|---------------------------|
| R-1                                  | (Single-Family Residential)       | C-1 | (Local Commercial)        |
| R-2                                  | (Single-Family Residential)       | C-2 | (General Commercial)      |
| R-3                                  | (One- And Two-Family Residential) | C-3 | (Central Business)        |
| <input checked="" type="radio"/> R-4 | (General Residential)             | C-3 | (Central Business)        |
| MH-1                                 | (Mobile Home Park)                | C-4 | (Planned Commercial)      |
| O-1                                  | (Professional Office)             | I-1 | (Light Industrial)        |
|                                      |                                   | I-2 | (Heavy Industrial)        |
|                                      |                                   | I-3 | (Planned Industrial Park) |

IS A SPECIAL USE PERMIT APPLICATION TO BE FILED? YES ☐ NO ☐

LEGAL DESCRIPTION OF TRACT: (attach legal description if metes & bounds description)

PT Lot 1 Block 3 & PT Block 8 Grandview Acres Second 07/05

Attach to this page a scaled plat of the tract(s) showing the following information:

- All boundary dimensions.
- All adjoining streets, alleys and easements.
- All present improvements.
- All proposed improvements.
- All adjoining property lines and references to all owners listed in Section C.
- Zoning classification of all adjoining properties.

PETITION

TO: THE CITY OF JACKSON, MISSOURI, A MUNICIPAL CORPORATION

We, the undersigned, state that we are the fee and simple owners of the property described in Book \_\_\_\_\_ at Page \_\_\_\_\_, and we do hereby request and petition the City of Jackson, Missouri to annex the land described in the above referenced book and page so that the same is contained within the corporate limits of said City.

We, the undersigned, do further state and declare that no person, firm, or corporation other than the undersigned own any fee simple interest in the land described in the above referenced book and page.

We, the undersigned, do further state and declare that this request and petition is voluntarily made and is submitted under the provisions of Section 71.012 RSMo. 1986, as amended (Voluntary Annexation).

[Signature]

B Wayland

STATE OF MISSOURI )

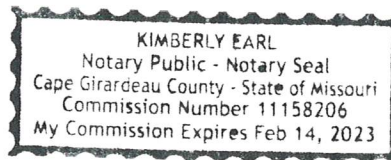
)ss.

COUNTY OF Cape Girardeau )

On this 1<sup>st</sup> day of August, 2022, before me personally appeared Jerred M. Wayland, to me known to be the person described in and who executed the foregoing instrument and acknowledged to me that he/she executed the same as his/her free act and deed.

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.

Kimberly Earl  
Kimberly Earl, Notary Public  
State Of Missouri  
County of Cape Girardeau  
My term expires: Feb 14 2023



STATE OF MISSOURI )

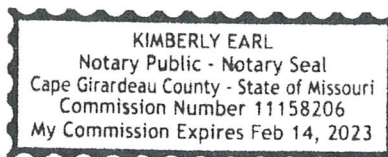
)ss.

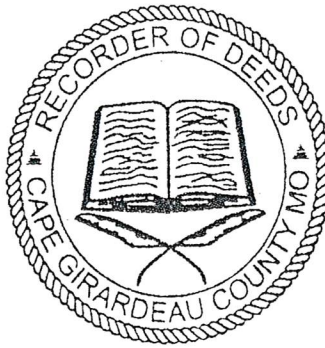
COUNTY OF Cape Girardeau )

On this 1<sup>st</sup> day of August, 2022, before me personally appeared  
Brooke V. Wayland, to me known to be the person described in and who executed  
the foregoing instrument and acknowledged to me that he/she executed the same as his/her free act and deed.

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.

Kimberly Earl  
Kimberly Earl, Notary Public  
State Of Missouri  
County of Cape Girardeau  
My term expires: Feb. 14 2023





eRecorded  
DOCUMENT #  
2022-02307

ANDREW DAVID BLATTNER  
RECORDER OF DEEDS  
CAPE GIRARDEAU COUNTY, MO  
eRECORDED ON  
03/03/2022 08:31:01 AM  
REC FEE: 27.00  
PAGES: 2

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## WARRANTY DEED

This Warranty Deed made and entered into this 2nd day of March, 2022, by and between **Keith Brugger and Christy Brugger, husband and wife**, of the County of Cape Girardeau, State of Missouri, hereinafter referred to as **GRANTORS**, and **JWRPM Properties LLC, a Missouri Limited Liability Company**, of the County of Cape Girardeau, State of Missouri, hereinafter referred to as **GRANTEE**. The mailing address of the Grantee is:

1429 Kurre Lane, Cape Girardeau, MO 63701

**WITNESSETH:** The Grantors, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable consideration paid to the Grantors, the receipt of which is hereby acknowledged, do by these presents Grant, Bargain, and Sell, Convey and Confirm unto the Grantee the following described lots, tracts or parcels of land lying, being and situated in the County of Cape Girardeau and State of Missouri, to-wit:

Part of Block 8 and part of Lot 1 in Block 3 of Grandview Acres Second Subdivision in Section 13, Township 31 North, Range 12 East of the Fifth Principal Meridian, Cape Girardeau County, Missouri, as shown by plat filed for record in Plat Book 7 at Page 5 in the land records of Cape Girardeau County, Missouri, more particularly described as follows:

Commence at a found iron pin at the Northeast corner of U.S.P.S No. 186; thence South 06 degrees 18 minutes 45 seconds West 112.47 feet to a found iron pin; thence South 83 degrees 44 minutes 13 seconds East 160.98 feet to a set iron pin for the point of beginning; thence North 06 degrees 25 minutes 09 seconds East 204.71 feet to a set iron pin; thence North 46 degrees 49 minutes 21 seconds East 66.05 feet to a set iron pin on the West line of Sunset Lane; thence along said West line, South 06 degrees 08 minutes 30 seconds West 34.99 feet to a found iron pin on the South line of Timber Lane; thence along said South line, South 83 degrees 21 minutes 46 seconds East 71.34 feet to a set iron pin; thence leaving said South line, South 06 degrees 25 minutes 09 seconds West 219.44 feet to a set iron pin; thence North 83 degrees 44 minutes 13 seconds West 114.32 feet to the point of beginning. The herein described tract contains 0.59 acres, more or less.



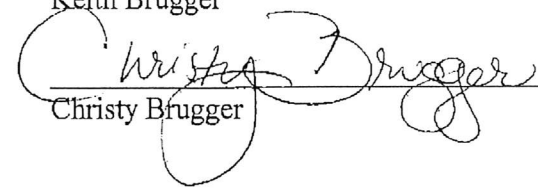
*SUBJECT TO an easment for ingress and egress as set out in General Warranty Deed recorded 10/22/2014 in Document No. 2014-11063 in the land records of Cape Girardeau County, Missouri.*

**TO HAVE AND TO HOLD** the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereto belonging or in anywise appertaining, unto the said Grantee and unto its successors and assigns **FOREVER**, the said Grantors hereby covenanting that they are lawfully seized of an indefeasible estate in fee in the premises herein conveyed; that they have good right to convey the same; that the said premises are free and clear of any encumbrances done or suffered by them or those under whom they claimed title; and that they will warrant and defend the title to said premises unto the said Grantee, and unto its successors and assigns forever, against the lawful claims and demands of all persons.

**IN WITNESS WHEREOF**, the said Grantors have hereunto set their hands the day and year first above written.

**GRANTORS:**

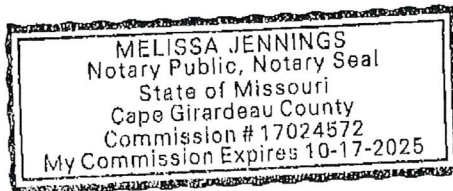
  
Keith Brugger

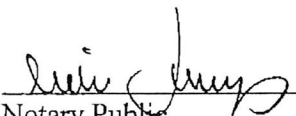
  
Christy Brugger

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

On this 2 day of March, 2022, before me personally appeared **Keith Brugger and Christy Brugger, husband and wife**, to me known to be the persons described in and who executed the within Warranty Deed, and acknowledged to me that they executed the same as their free act and deed and for the purposes therein stated.

**IN WITNESS WHEREOF**, I have hereunto set my hand and affixed my official seal, the day and year first above written.



  
Notary Public  
My commission expires:

**FOR CITY USE ONLY:**

Date application/petition submitted filed with City staff: 8/18/2022

Date of resolution preparation by City Clerk: 8/31/2022

Date of action by Board of Aldermen to set public hearing: 9/6/2022

Date of publication in local newspaper of public hearing:

Date of public hearing:

Date of City Attorney preparation of ordinance:

Date of Board of Aldermen action:

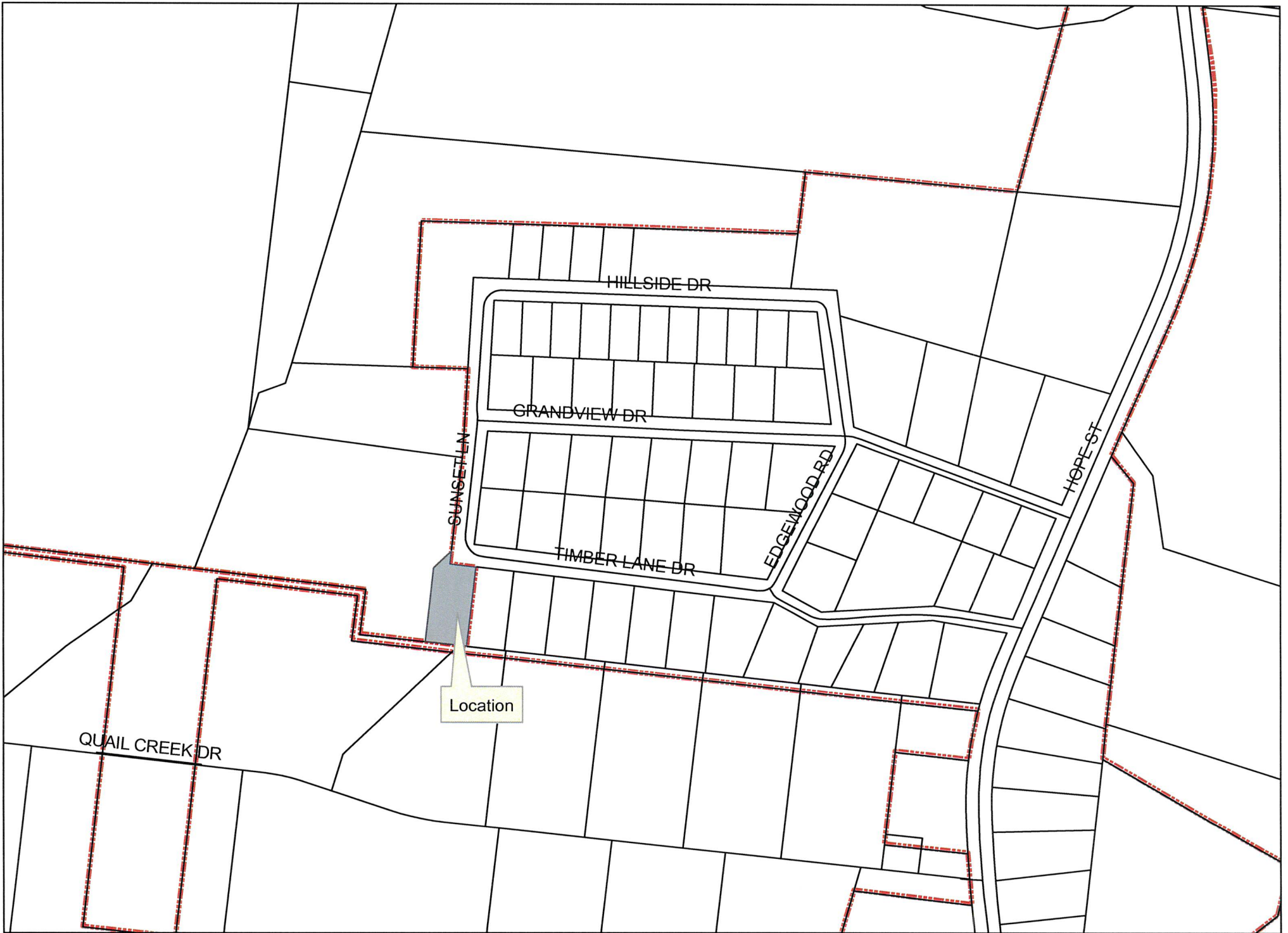
Board action filed (circle one):    Approval                      Disapproval

Special conditions to be imposed upon annexation ordinance (if applicable):

Date of ordinance submittal to Cape Girardeau County Clerk:

Date of ordinance submittal to Cape Girardeau County Mapping & Appraisal:

Date of City maps update:



385 Timber Lane - Existing Triplex  
Location Map





SUNSET LN

TIMBER LANE DR

71.18'

220.94'

112.81'

206.1'



385 Timber Lane - Existing Triplex  
Property Aerial Photo