

CCO FORM: RW01
Approved: 6/93 (TLP)
Revised: 03/10 (AR)
Modified:

COUNTY: HENRY
ROUTE: _____
PROJECT: Urich Maint.
FED. PROJECT: _____
PARCEL: SW0003/10478

QUITCLAIM DEED

THIS INDENTURE, made this ____ day of _____, 20__, between the State of Missouri, acting by and through the MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION (the grantor), 105 W. Capitol Avenue, Jefferson City, Missouri 65102, party of the first part and (name of grantee) _____ (the grantee), _____ (Mailing address of first-named grantee) _____ of the County of _____, State _____, party/parties of the second part,

WITNESSETH: In consideration of the payment of the sum of _____ DOLLARS, the receipt of which is hereby acknowledged, the said party of the first part does hereby REMISE, RELEASE, AND FOREVER QUITCLAIM to the said party/parties _____, of the second part, a tract of land, lying situated and being in the County of Henry, State of Missouri, to wit:

Legal Description:

A TRACT OF LAND LOCATED IN THE SE ¼ SECTION 34, T43N, R28W, HENRY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE SE ¼ OF SAID SECTION 34; THENCE SOUTH 1°23'30" WEST ALONG THE WEST LINE OF SAID ¼ SECTION 1165.58 FEET; THENCE SOUTH 88°37' EAST AND PARALLEL WITH THE NORTH LINE OF SAID ½ SECTION, 124.52 FEET TO THE TRUE POINT OF BEGINNING OF SAID TRACT (SAID POINT ALSO BEING A POINT ON THE NORTHERLY RIGHT OF WAY LINE FOR THE RELOCATION OF ROUTE 7, A DISTANCE OF 655 FEET LEFT OF STATION 1168+25 ON THE CENTERLINE FOR SAID RELOCATION); THENCE CONTINUING SOUTH 88°37' EAST 1921.48 FEET TO A POINT; THENCE SOUTH 1°23'30" WEST PARALLEL WITH THE WEST LINE OF THE SE ¼ OF SAID SECTION 34 A DISTANCE OF 302.92 FEET TO A POINT; THENCE NORTH 88°37' WEST 1437.63 FEET TO A POINT ON THE NORTHEASTERLY RIGHT OF WAY LINE OF A RELOCATED LOCAL ROAD; THENCE NORTH 39°21'08" WEST ALONG SAID ROAD RIGHT OF WAY LINE 88.67 FEET; THENCE CONTINUING ALONG SAID ROAD RIGHT OF WAY LINE ON A CURVE TO THE LEFT, HAVING A RADIUS OF 691.62 FEET AND A CHORD BEARING OF NORTH 49°44'40" WEST AN ARC DISTANCE OF

229.23 FEET; THENCE NORTH 68°10'40" WEST, 264.98 FEET TO THE POINT OF BEGINNING; CONTAINING 11.255 ACRES, MORE OR LESS

This conveyance is made upon the express condition that Grantee, its successors and assigns, shall have no right of direct access from the land herein conveyed to the adjacent highway now known as NW 1271 Road (Relocated Local Road) between Stations 0+00 to 3+40 including its right of way, all such rights of direct access being reserved by Grantor.

Grantee, by acceptance of this conveyance, covenants and agrees for itself, its successors and assigns, to allow known or unknown utility facilities currently located on the property, whether of record or not, to remain on the property, and to grant the current and subsequent owners of those facilities the right to maintain, construct and reconstruct the facilities and their appurtenances over, under, and across the land herein conveyed, along with the right of ingress and egress across the land herein conveyed to and from those utilities.

TO HAVE AND TO HOLD THE SAME, with all and singular rights, immunities, privileges, and appurtenances thereunto belonging, unto the said *party/parties* of the second part, their heirs and assigns forever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set its hand and seal the day and year first written above.

MISSOURI HIGHWAYS AND
TRANSPORTATION COMMISSION

By _____

ATTEST:

By _____
Secretary to the Commission

