

PERMANENT EASEMENT

This easement is made on 29<sup>th</sup> day of March, 2021, by and between Besame Wellness, LLC, ["Grantor"], and the City of Warrensburg, Missouri a municipal corporation organized and existing under The Laws of the State of Missouri, its successors and assigns, ["Grantee"] whose mailing address is 102A S. Holden, Warrensburg, Missouri 64093.

The Grantor, in consideration of the sum of Ten Dollars and other valuable consideration, to them in hand paid by the Grantee, the receipt and sufficiency of which is acknowledged do grant, convey, remise, release and quitclaim unto the Grantee a permanent easement for the construction, maintenance, repair and operation of storm drainage and public utilities, and access associated with the same, over across, under and through the following described property lying within Johnson County, Missouri:

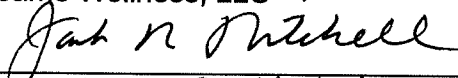
THE SOUTHERN MOST 10 FEET OF THE FOLLOWING TRACT:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 24; THENCE NORTH 01°57'50" EAST, ALONG THE WEST LINE OF SAID QUARTER QUARTER SECTION LINE, A DISTANCE OF 81.96 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF W. YOUNG STREET (FORMERLY BUSINESS ROUTE 50), AS PREVIOUSLY ESTABLISHED; THENCE SOUTH 88°07'01" EAST, ALONG SAID NORTH RIGHT OF WAY LINE, A DISTANCE OF 356.82 FEET TO THE POINT OF BEGINNING, SAID POINT BEING AT THE INTERSECTION OF SAID W. YOUNG STREET AND THE EAST RIGHT OF WAY LINE OF SHOTWELL STREET, AS PREVIOUSLY ESTABLISHED; THENCE CONTINUING SOUTH 88°07'01" EAST, ALONG SAID NORTH RIGHT WAY LINE, A DISTANCE OF 120.00 FEET; THENCE SOUTH 01°57'50" WEST, PARALLEL WITH THE EAST RIGHT OF WAY LINE OF SAID SHOTWELL STREET, A DISTANCE OF 20.00 FEET; THENCE NORTH 88°07'01" WEST, PARALLEL WITH SAID NORTH RIGHT OF WAY LINE, A DISTANCE OF 120.00 FEET; THENCE NORTH 01°57'50" EAST, A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING. CONTAINING 2,400.00 SQ. FEET (0.06 ACRES)

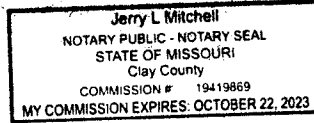
To have and to hold the same with all rights, immunities, privileges and appurtenances thereto belonging or appertaining unto the Grantee, its successors and assigns, forever.

In witness whereof, the Grantor has placed the signature by its authorized agent the year and day first above written.

Besame Wellness, LLC .

  
By Jack R Mitchell, member

STATE OF MISSOURI )  
 )SS.  
COUNTY OF JOHNSON )  
*Clay*



On the 29<sup>th</sup> day of March, 2021, before me personally appeared Jack Mitchell, known to me to be the person who executed the within easement and acknowledged to me that he/she executed the same for the purposes therein stated as the free act and deed of Besame Wellness, LLC on behalf of its members.

In witness whereof, I have set my hand and affixed my notarial seal the day and year above mentioned.

*Jerry L. Mitchell*  
NOTARY PUBLIC

When recorded return to:  
Cindy Gabel, City Clerk  
102 South Holden, Warrensburg, Missouri 64093