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Pages: 14

Fee: \$63.00 20250008864



Judy K Ridgeway
Recorder of Deeds

CITY OF JEFFERSON

SK

Title of Document: SANITARY SEWER, GENERAL UTILITY & STORM
SEWER EASEMENTS FOR SAVANNAH PLACE

Date of Document: October 31, 2025

Grantor(s): JJR Development, LLC, a Missouri limited liability
company

Grantor(s) Address: 2301 Chapel Plaza Court, Suite 1, Columbia, MO 65203

Grantee(s): City of Jefferson, Missouri, a municipal corporation,

Grantees Address: c/o City Counselor's Office, 320 East McCarty Street,
Jefferson City, Missouri, 65101

Legal Descriptions: See Exhibits A – 2, B – 2, C – 2, D – 2, E and F – 2

**SANITARY SEWER, GENERAL UTILITY & STORM SEWER EASEMENTS FOR
SAVANNAH ESTATES**

THIS INDENTURE, Made on the 31st day of October, 2025, by and between JJR Development, LLC of the County of Boone, in the State of Missouri, Grantors, and the City of Jefferson, Missouri, a municipal corporation of Cole County, Missouri, Grantee.

WITNESSETH, That the Grantors in consideration of the sum of One Dollar and other valuable consideration to them paid by the Grantee, the receipt of which is hereby acknowledged, do by these presents Deed, Convey and Transfer unto the said Grantee, an easement for it, its agents, employees and contractors, to excavate within, install, construct, maintain, repair and service a sanitary sewer, a general utility, a surface or stormwater drainage pipe or culvert, and necessary structures and/or manholes for the routing and conveyance of sanitary sewage, general utilities, surface and stormwater drainage in, under and through the tracts of land in the City of Jefferson, County of Cole, State of Missouri shown on **Exhibits A – 1, B – 1, C – 1, D – 1, E and F - 1** hereto, and more particularly described on **Exhibits A – 2, B – 2, C – 2, D – 2, E and F – 2**.

The foregoing notwithstanding, Grantee's easement for the tract shown on **Exhibit F – 1**, and described on **Exhibit F – 2**, is limited to an easement for Grantee's agents, employees and contractors to excavate within, install, construct, maintain, repair and service surface or stormwater drainage pipe or culvert for surface and stormwater drainage in, under and through said tract.

TO HAVE AND HOLD with all rights, immunities, privileges and appurtenances, necessary to the Grantee in exercising their right of easement herein obtained, so that neither the Grantor nor their heirs, grantees, assigns, or successors, nor any person or persons for them or in their name or behalf, shall hereafter make any use of the above- described premises in a manner that is inconsistent with, or in any way interferes with the use by the Grantee of the easement herein deeded, conveyed and transferred to the Grantee.

[Signature page follows]

IN WITNESS WHEREOF, JJR Development, LLC, a Missouri limited liability company, has caused these presents to be duly executed by its manager this 31st day of October, 2025.

JJR Development, LLC, a Missouri limited liability company

By: Jeffrey C. Hemme
Jeffrey C. Hemme, Manager

STATE OF MISSOURI)
) ss
COUNTY OF COLE)

On this 31st day of October, 2025, before me personally appeared the above signed, to me known to be the person described in and who executed the foregoing instrument, stated that he is a manager of JJR Development, LLC, a Missouri limited liability company, with due authority, and acknowledged that he executed the same as a free act and deed of JJR Development, LLC.

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

Jamie A. Eldredge

Name Printed: Jamie A. Eldredge, Notary Public

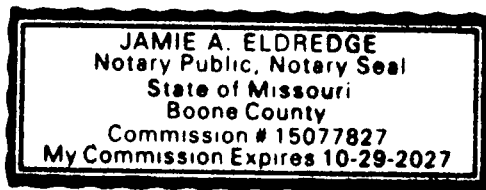


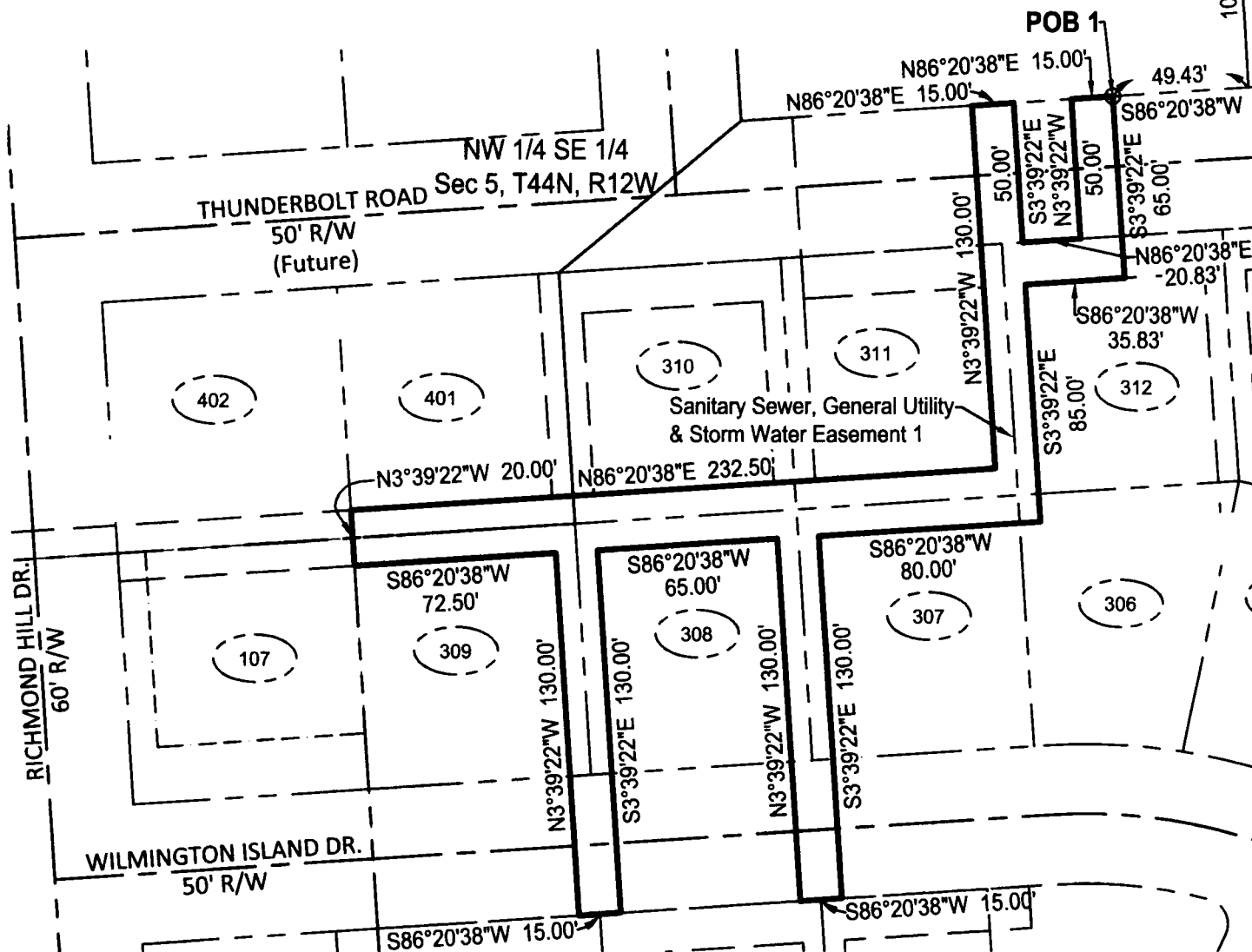


Exhibit A-1

NW Corner
NW 1/4 SE 1/4
Sec 5
T44N, R12W

N84°40'02"E 625.00'
S12°27'51"W 378.09'
N84°04'30"E 70.05'
105.84' S3°39'22"E

1/4 Section Line
Charleston Place
Sec 2
PB-11, P-847



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
MISSOURI STATE CERTIFICATE
OF AUTHORITY #000355



Central Missouri Professional Services, Inc.

ENGINEERING - SURVEYING - MATERIALS TESTING

2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455
FAX (573) 634-8898

TITLE

Sanitary Sewer, General Utility & Storm Water Easement 1
NW 1/4 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE 1" = 60'

BOOK

REV.
DATE

CKD. BY C.F.B.

SHEET 1 OF 2

JOB NO. 92-213

Exhibit A-2

Sanitary Sewer, General Utility & Storm Water Easement 1

Part of the Northwest Quarter of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of the Northwest Quarter of the Southeast Quarter of said Section 5; thence N84°40'02"E, along the Quarter Section Line, 625.00 feet to a point on the boundary of Charleston Place - Section 2, as recorded in Plat Book 11, page 847, Cole County Recorder's Office; thence along the boundary of said Charleston Place - Section 2 the following courses: S12°27'51"W, 378.09 feet; thence N84°04'30"E, 70.05 feet; thence leaving the boundary of said Charleston Place - Section 2, S3°39'22"E, 105.84 feet; thence S86°20'38"W, 49.43 feet to the POINT OF BEGINNING for this description; thence S3°39'22"E, 65.00 feet; thence S86°20'38"W, 35.83 feet; thence S3°39'22"E, 85.00 feet; thence S86°20'38"W, 80.00 feet; thence S3°39'22"E, 130.00 feet; thence S86°20'38"W, 15.00 feet; thence N3°39'22"W, 130.00 feet; thence S86°20'38"W, 65.00 feet; thence S3°39'22"E, 130.00 feet; thence S86°20'38"W, 15.00 feet; thence N3°39'22"W, 130.00 feet; thence S86°20'38"W, 72.50 feet; thence N3°39'22"W, 20.00 feet; thence N86°20'38"E, 232.50 feet; thence N3°39'22"W, 130.00 feet; thence N86°20'38"E, 15.00 feet; thence S3°39'22"E, 50.00 feet; thence N86°20'38"E, 20.83 feet; thence N3°39'22"W, 50.00 feet; thence N86°20'38"E, 15.00 feet to the Point of Beginning.



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
MISSOURI STATE CERTIFICATE
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Central Missouri Professional Services, Inc. **ENGINEERING - SURVEYING - MATERIALS TESTING**

2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455
FAX (573) 634-8898

TITLE

Sanitary Sewer, General Utility & Storm Water Easement 1
NW 1/4 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE

BOOK

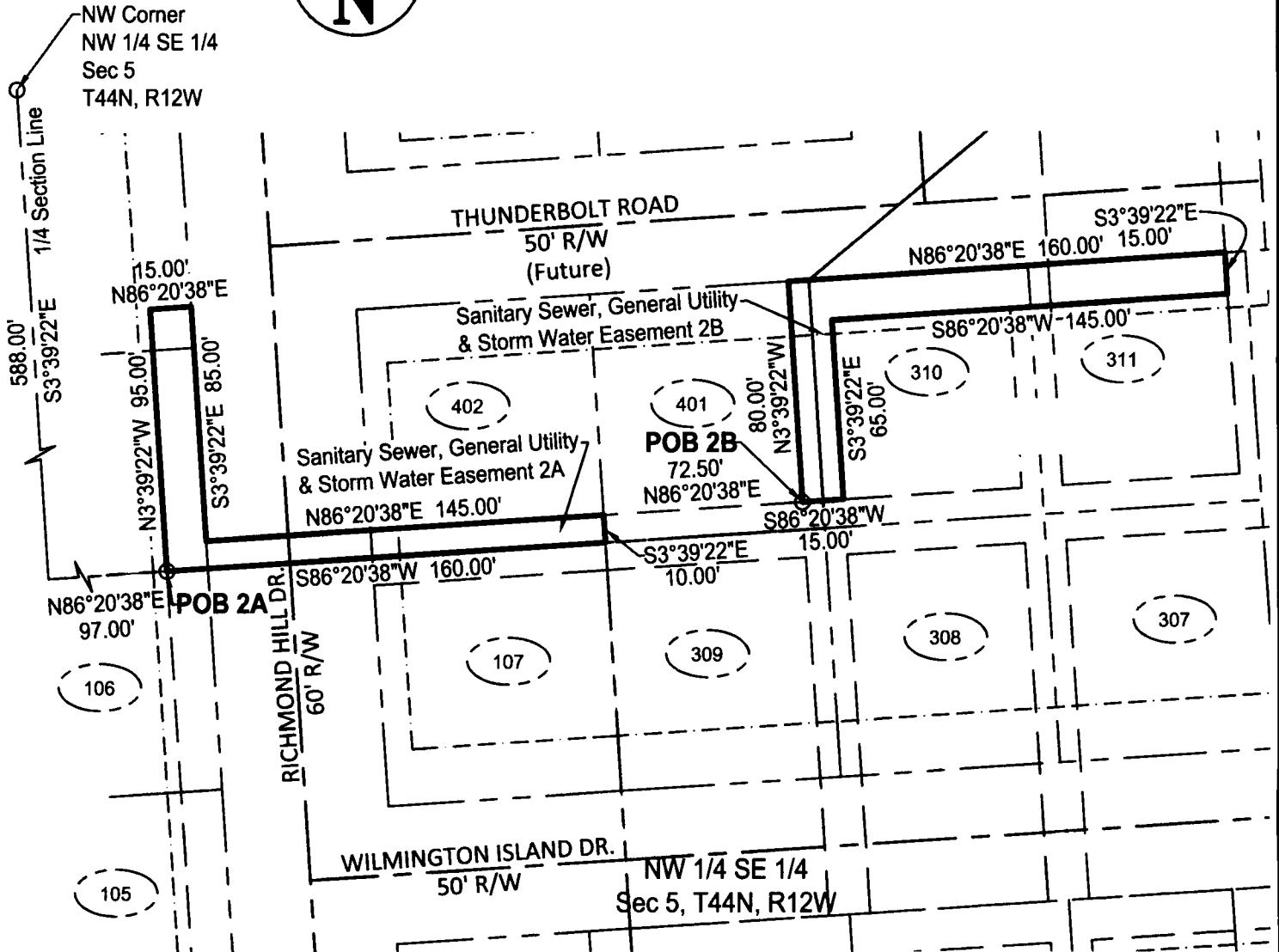
REV.
DATE

CKD. BY C.F.B.

SHEET 2 OF 2

JOB NO. 92-213

Exhibit B-1



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
MISSOURI STATE CERTIFICATE
OF AUTHORITY #000355



Central Missouri Professional Services, Inc.

ENGINEERING - SURVEYING - MATERIALS TESTING

2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455

FAX (573) 634-8898

TITLE

**Sanitary Sewer, General Utility & Storm Water Easement 2A-2B
NW 1/4 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.**

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE 1" = 60'

BOOK

REV.
DATE

CKD. BY C.F.B.

SHEET 1 OF 2

JOB NO. 92-213

Exhibit B-2

Sanitary Sewer, General Utility & Storm Water Easement 2A

Part of the Northwest Quarter of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of the Northwest Quarter of the Southeast Quarter of said Section 5; thence S3°39'22"E, along the Quarter Section Line, 588.00 feet; thence N86°20'38"E, 97.00 feet to the POINT OF BEGINNING for this description; thence N3°39'22"W, 95.00 feet; thence N86°20'38"E, 15.00 feet; thence S3°39'22"E, 85.00 feet; thence N86°20'38"E, 145.00 feet; thence S3°39'22"E, 10.00 feet; thence S86°20'38"W, 160.00 feet to the Point of Beginning.

Sanitary Sewer, General Utility & Storm Water Easement 2B

Part of the Northwest Quarter of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of the Northwest Quarter of the Southeast Quarter of said Section 5; thence S3°39'22"E, along the Quarter Section Line, 588.00 feet; thence N86°20'38"E, 97.00 feet; thence N3°39'22"W, 95.00 feet; thence N86°20'38"E, 15.00 feet; thence S3°39'22"E, 85.00 feet; thence N86°20'38"E, 145.00 feet; thence N86°20'38"E, 72.50 feet to the POINT OF BEGINNING for this description; thence N3°39'22"W, 80.00 feet; thence N86°20'38"E, 160.00 feet; thence S3°39'22"E, 15.00 feet; thence S86°20'38"W, 145.00 feet; thence S3°39'22"E, 65.00 feet; thence S86°20'38"W, 15.00 feet to the Point of Beginning.



J. Brian Rockwell, MO. PLS #2524
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JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455
FAX (573) 634-8898

TITLE

Sanitary Sewer, General Utility & Storm Water Easement 2A-2B
NW 1/4 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.

FOR

JJR Development, LLC

DATE 10/27/2025	DRN. BY J.B.R.	SCALE	BOOK
REV. DATE	CKD. BY C.F.B.	SHEET 2 OF 2	JOB NO. 92-213

Exhibit C-1



NW Corner
NW 1/4 SE 1/4
Sec 5
T44N, R12W

N84°40'02"E
625.00'
378.09'
S12°27'51"W
1/4 Section Line
Charleston Place
Sec 2
PB-11, P-847

N84°04'30"E
70.05'

105.84'
S3°39'22"E

Sanitary Sewer, General Utility
& Storm Water Easement 3B

S3°39'22"E
280.00'

S86°20'38"W
165.25'

WILMINGTON ISLAND DR.
50' R/W

N86°20'38"E 152.50'

POB 3B

POB 3A
67.50'
N86°20'38"E

S3°39'22"E

S86°20'38"W 152.50'

N3°39'22"W
15.00'

N86°20'38"E 15.00'

S3°39'22"E
15.00'

S86°20'38"W
67.50'

S3°39'22"E

108

301

302

303

304

72.50'

65.00'

52.98'

47.06'

N86°20'38"E

N86°20'38"E

N86°20'38"E

S86°21'23"E

RICHMOND HILL DR.
60' R/W

N3°39'22"W
20.00'

N86°20'38"E 15.00'

S3°39'22"E
15.00'

S86°20'38"W
67.50'

S3°39'22"E

109

218

217

216

NW 1/4 SE 1/4
Sec 5, T44N, R12W

S86°20'38"W
70.00'

S86°20'38"W
129.36'

N86°21'23"W
38.82'

S25°47'49"W

60' R/W
(Future)

TYBEE ISLAND DR.
50' R/W

Sanitary Sewer, General Utility
& Storm Water Easement 3A

N86°25'46"W
20.16'

206

207

S25°47'49"W

60' R/W
(Future)



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
MISSOURI STATE CERTIFICATE
OF AUTHORITY #000355



Central Missouri Professional Services, Inc.

ENGINEERING - SURVEYING - MATERIALS TESTING

2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455
FAX (573) 634-8898

TITLE Sanitary Sewer, General Utility & Storm Water Easement 3A-3B
NW 1/4 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.

FOR JJR Development, LLC

DATE 10/27/2025	DRN. BY J.B.R.	SCALE 1" = 60'	BOOK
REV. DATE	CKD. BY C.F.B.	SHEET 1 OF 2	JOB NO. 92-213

Exhibit C-2

Sanitary Sewer, General Utility & Storm Water Easement 3A

Part of the Northwest Quarter of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of the Northwest Quarter of the Southeast Quarter of said Section 5; thence N84°40'02"E, along the Quarter Section Line, 625.00 feet to a point on the boundary of Charleston Place - Section 2, as recorded in Plat Book 11, page 847, Cole County Recorder's Office; thence along the boundary of said Charleston Place - Section 2 the following courses: S12°27'51"W, 378.09 feet; thence N84°04'30"E, 70.05 feet; thence leaving the boundary of said Charleston Place - Section 2, S3°39'22"E, 105.84 feet; thence S86°20'38"W, 165.25 feet; thence S3°39'22"E, 280.00 feet to the POINT OF BEGINNING for this description; thence N86°20'38"E, 67.50 feet; thence S3°39'22"E, 15.00 feet; thence S86°20'38"W, 67.50 feet; thence S3°39'22"E, 67.50 feet; thence N86°20'38"E, 52.98 feet; thence S86°21'23"E, 47.06 feet; thence S25°47'49"W, 18.89 feet; thence N86°21'23"W, 38.82 feet; thence S86°20'38"W, 129.36 feet; thence S3°39'22"E, 126.91 feet; thence N86°25'46"W, 20.16 feet; thence N3°39'22"W, 124.38 feet; thence S86°20'38"W, 70.00 feet; thence N3°39'22"W, 20.00 feet; thence N86°20'38"E, 72.50 feet; thence N3°39'22"W, 65.00 feet; thence N86°20'38"E, 15.00 feet; thence S3°39'22"E, 65.00 feet; thence N86°20'38"E, 65.00 feet; thence N3°39'22"W, 80.00 feet; thence N86°20'38"E, 15.00 feet to the Point of Beginning.

Sanitary Sewer, General Utility & Storm Water Easement 3B

Part of the Northwest Quarter of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of of the Northwest Quarter of the Southeast Quarter of said Section 5; thence N84°40'02"E, along the Quarter Section Line, 625.00 feet to a point on the boundary of Charleston Place - Section 2, as recorded in Plat Book 11, page 847, Cole County Recorder's Office; thence along the boundary of said Charleston Place - Section 2 the following courses: S12°27'51"W, 378.09 feet; thence N84°04'30"E, 70.05 feet; thence leaving the boundary of said Charleston Place - Section 2, S3°39'22"E, 105.84 feet; thence S86°20'38"W, 165.25 feet; thence S3°39'22"E, 280.00 feet; thence S86°20'38"W, 15.00 feet to the POINT OF BEGINNING for this description; thence S3°39'22"E, 15.00 feet; thence S86°20'38"W, 152.50 feet; thence N3°39'22"W, 15.00 feet; thence N86°20'38"E, 152.50 feet to the POINT OF BEGINNING.



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
MISSOURI STATE CERTIFICATE
OF AUTHORITY #000355



Central Missouri Professional Services, Inc.

ENGINEERING - SURVEYING - MATERIALS TESTING

2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455

FAX (573) 634-8898

TITLE

**Sanitary Sewer, General Utility & Storm Water Easement 3A-3B
NW 1/4 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.**

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE

BOOK

REV.
DATE

CKD. BY C.F.B.

SHEET 2 OF 2

JOB NO. 92-213

NW Corner
NW 1/4 SE 1/4
Sec 5
T44N, R12W

1/4 Section Line

952.38' S3°39'22"E

102

101

TYBEE ISLAND DR.
50' R/W

N86°20'38"E 327.0'

W 1/2 SE 1/4
Sec 5, T44N, R12W

110

N3°39'22"W 10.33'
S79°12'11"E 17.38'

41.20' S79°12'11"E

POB 4

S86°25'46"E 20.16'

Sanitary Sewer, General Utility
& Storm Water Easement 4

206

207

208

25.00' S79°12'11"E

S10°47'49"W 135.17'

209

205

91.00' N79°12'11"W 73.60'

S10°47'49"W 20.00'

GARDEN CITY CT.
60' R/W (Future)

MEETING STREET
60' R/W

111

N10°47'49"E 90.00'

N45°12'41"E 72.73'

S45°12'41"W 163.22'

N18°39'36"E 103.59'

112

204

65.00' S10°47'49"W 72.68'

S79°12'11"E 15.00'

S10°47'49"W 15.00'

N79°12'11"W 72.50'

203

88.03' N10°47'49"E

76.97' S10°47'49"W

87.50' S79°12'11"E

202

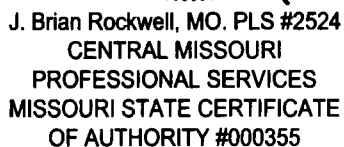
102.50' N79°12'11"W

15.00' S10°47'49"W

201

Approx 1/4 1/4 Section Line

Wayne & Susan
Kuebler
B-521, P-323



ENGINEERING – SURVEYING – MATERIALS TESTING

2500 E. McCARTY

JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455

FAX (573) 634-8898

TITLE

**Sanitary Sewer, General Utility & Storm Water Easement 4
W 1/2 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.**

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE 1" = 60'

BOOK

REV.
DATE

CKD. BY C.F.B.

SHEET 1 OF 2

JOB NO. 92-213

Exhibit D-2

Sanitary Sewer, General Utility & Storm Water Easement 4

Part of the West Half of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of of the Northwest Quarter of the Southeast Quarter of said Section 5; thence S3°39'22"E, along the Quarter Section Line, 952.38 feet; thence N86°20'38"E, 327.00 feet to the POINT OF BEGINNING for this description; thence S86°25'46"E, 20.16 feet; thence S10°47'49"W, 135.17 feet; thence S79°12'11"E, 25.00 feet; thence S10°47'49"W, 20.00 feet; thence N79°12'11"W, 91.00 feet; thence S10°47'49"W, 73.60 feet; thence S18°39'56"E, 73.99 feet; thence S10°47'49"W, 76.97 feet; thence S79°12'11"E, 87.50 feet; thence S10°47'49"W, 15.00 feet; thence N79°12'11"W, 102.50 feet; thence N10°47'49"E, 88.03 feet; thence N18°39'56"W, 59.50 feet; thence S45°12'41"W, 63.22 feet; thence S10°47'49"W, 72.68 feet; thence S79°12'11"E, 65.00 feet; thence S10°47'49"W, 15.00 feet; thence N79°12'11"W, 72.50 feet; thence N10°47'49"E, 90.00 feet; thence N45°12'41"E, 72.73 feet; thence N10°47'49"E, 90.00 feet; thence S79°12'11"E, 17.38 feet; thence N3°39'22"W, 10.33 feet; thence S79°12'11"E, 41.20 feet; thence N10°47'49"E, 132.64 feet to the Point of Beginning.



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
MISSOURI STATE CERTIFICATE
OF AUTHORITY #000355



Central Missouri Professional Services, Inc.

ENGINEERING - SURVEYING - MATERIALS TESTING

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JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455

FAX (573) 634-8898

TITLE

**Sanitary Sewer, General Utility & Storm Water Easement 4
W 1/2 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.**

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE

BOOK

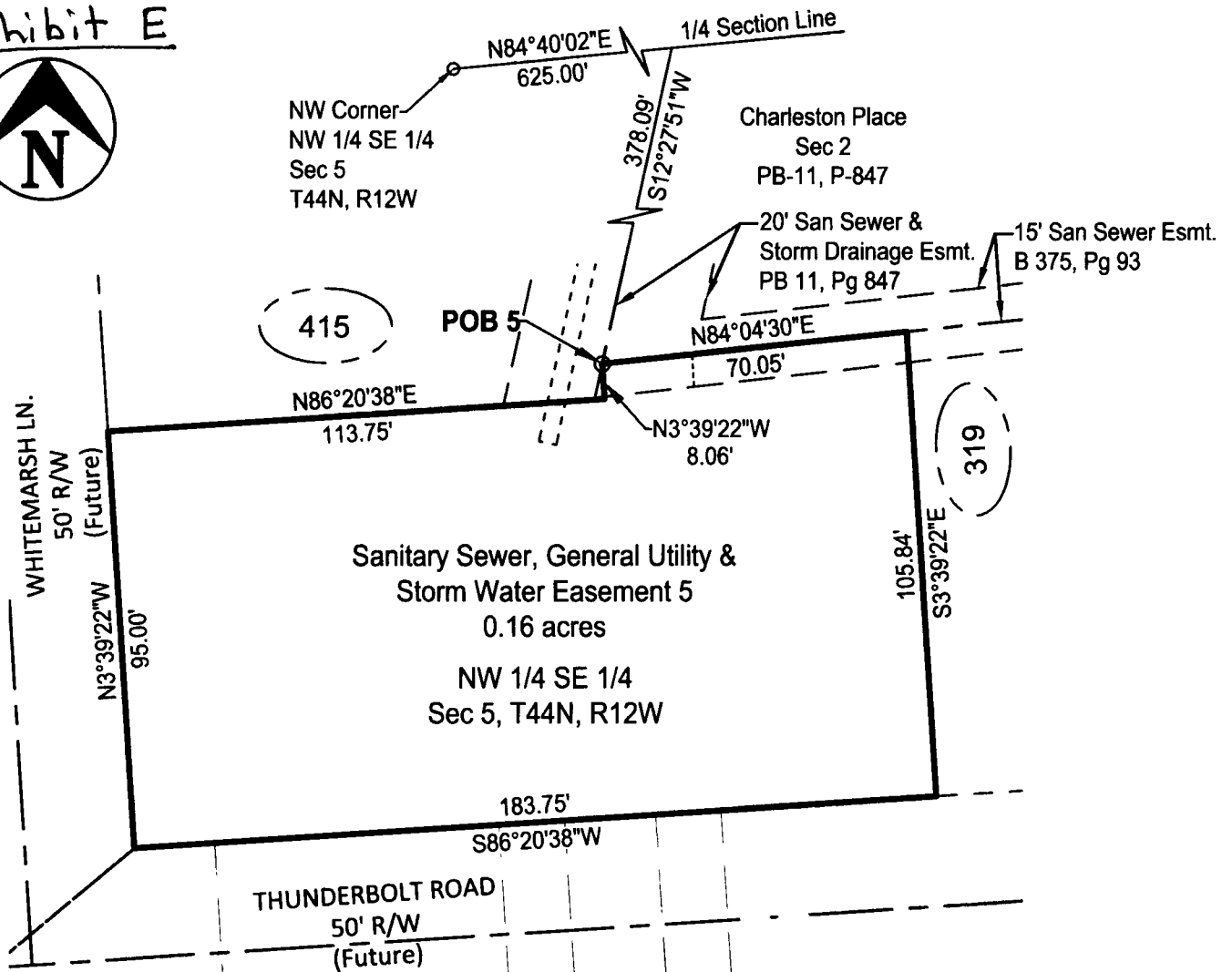
REV.
DATE

CKD. BY C.F.B.

SHEET 2 OF 2

JOB NO. 92-213

Exhibit E



Sanitary Sewer, General Utility & Storm Water Easement 5

Part of the Northwest Quarter of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of of the Northwest Quarter of the Southeast Quarter of said Section 5; thence N84°40'02"E, along the Quarter Section Line, 625.00 feet to a point on the boundary of Charleston Place - Section 2, as recorded in Plat Book 11, page 847, Cole County Recorder's Office; thence along the boundary of said Charleston Place - Section 2 the following courses: S12°27'51"W, 378.09 feet to the POINT OF BEGINNING for this description; thence N84°04'30"E, 70.05 feet; thence leaving the boundary of said Charleston Place - Section 2, S3°39'22"E, 105.84 feet; thence S86°20'38"W, 183.75 feet; thence N3°39'22"W, 95.00 feet; thence N86°20'38"E, 113.75 feet; thence N3°39'22"W, 8.06 feet to the Point of Beginning.



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
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Central Missouri Professional Services, Inc.

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2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455

FAX (573) 634-8898

TITLE

**Sanitary Sewer, General Utility & Storm Water Easement 5
NW 1/4 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.**

FOR

JJR Development, LLC

DATE 07/30/2025

DRN. BY J.B.R.

SCALE 1" = 40'

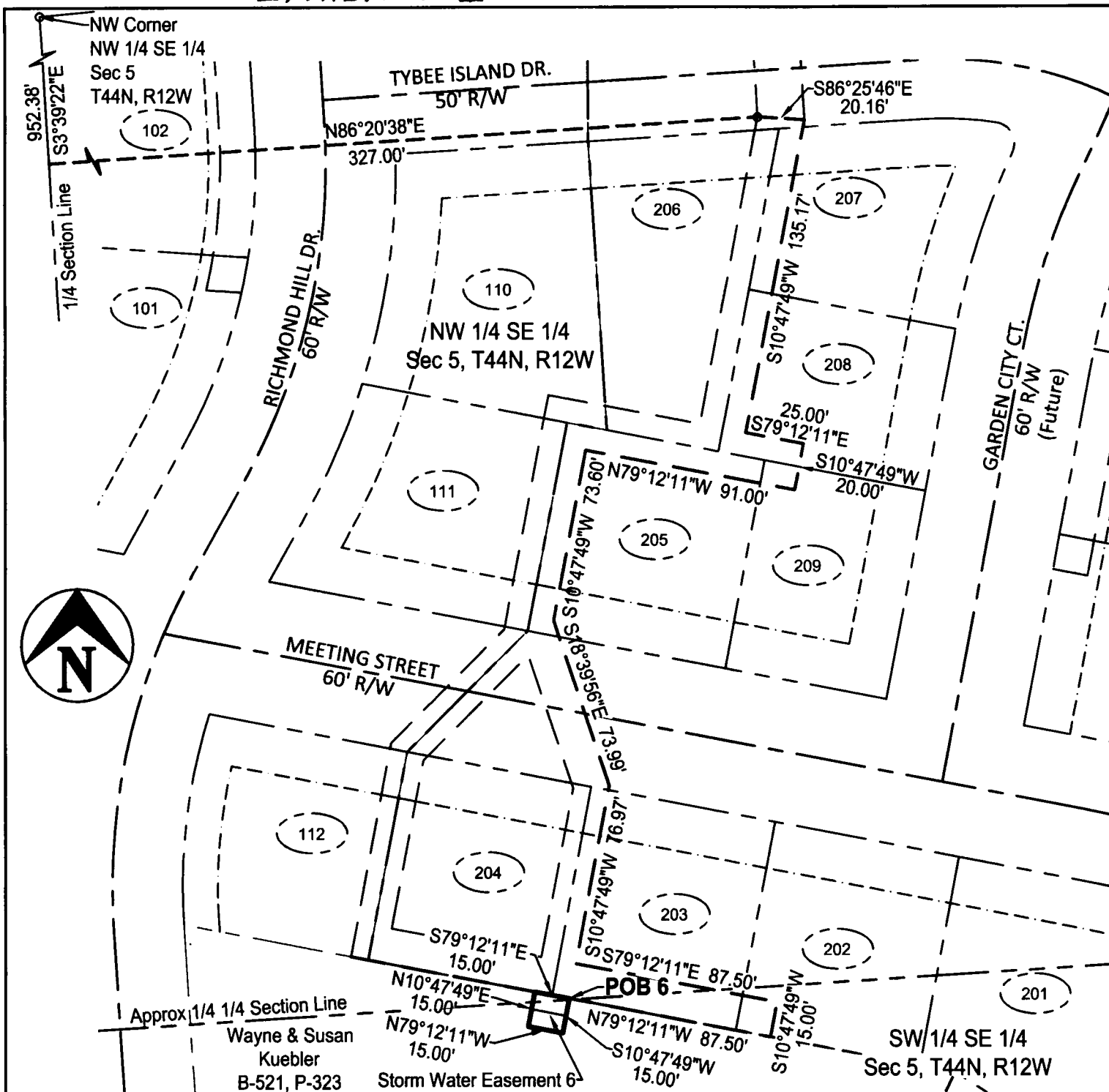
BOOK

REV.
DATE

CKD. BY C.F.B.

SHEET 1 OF 1

JOB NO. 92-213



**J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
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2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455
FAX (573) 634-8898

TITLE

Storm Water Easement 6

W 1/2 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE 1" = 60'

BOOK

REV.
DATE

CKD. BY C.F.B.

SHEET 1 OF 2

JOB NO. 92-213

92-213

Exhibit F-2

Storm Water Easement 6

Part of the property described in Book 521, page 323, Cole County Recorder's Office, being part of the West Half of the Southeast Quarter of Section 5, Township 44 North, Range 12 West, in the City of Jefferson City, Cole County, Missouri, being more particularly described as follows:

From the northwest corner of of the Northwest Quarter of the Southeast Quarter of said Section 5; thence S3°39'22"E, along the Quarter Section Line, 952.38 feet; thence N86°20'38"E, 327.00 feet; thence S86°25'46"E, 20.16 feet; thence S10°47'49"W, 135.17 feet; thence S79°12'11"E, 25.00 feet; thence S10°47'49"W, 20.00 feet; thence N79°12'11"W, 91.00 feet; thence S10°47'49"W, 73.60 feet; thence S18°39'56"E, 73.99 feet; thence S10°47'49"W, 76.97 feet; thence S79°12'11"E, 87.50 feet; thence S10°47'49"W, 15.00 feet; thence N79°12'11"W, 87.50 feet to the POINT OF BEGINNING for this description; thence S10°47'49"W, 15.00 feet; thence N79°12'11"W, 15.00 feet; thence N10°47'49"E, 15.00 feet; thence S79°12'11"E, 15.00 feet to the Point of Beginning.



J. Brian Rockwell, MO. PLS #2524
CENTRAL MISSOURI
PROFESSIONAL SERVICES
MISSOURI STATE CERTIFICATE
OF AUTHORITY #000355



Central Missouri Professional Services, Inc.

ENGINEERING - SURVEYING - MATERIALS TESTING

2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101

Phone (573) 634-3455

FAX (573) 634-8898

TITLE

Storm Water Easement 6

W 1/2 SE 1/4, Sec 5, T44N, R12W, Jefferson City, Mo.

FOR

JJR Development, LLC

DATE 10/27/2025

DRN. BY J.B.R.

SCALE

BOOK

REV.
DATE

CKD. BY C.F.B.

SHEET 2 OF 2

JOB NO. 92-213