

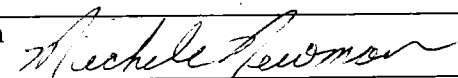
# REQUEST FOR LEGISLATIVE ACTION

Completed by County Counselor's Office:

Res/~~Ord~~ No.: 18224

Sponsor(s): Fred Arbanas

Date: July 22, 2013

<b>SUBJECT</b>	<p>Action Requested  <input checked="" type="checkbox"/> Resolution  <input type="checkbox"/> Ordinance</p> <p>Project/Title: <u>A Resolution expressing the appreciation of Jackson County and acceptance of a donation of a real estate parcel adjoining the Little Blue Trace by the Stevinson Auto &amp; Electrical School Company</u></p>										
<b>BUDGET INFORMATION</b> <i>To be completed By Requesting Department and Finance</i>	<table border="1"> <tr> <td>Amount authorized by this legislation this fiscal year:</td> <td>\$ 0</td> </tr> <tr> <td>Amount previously authorized this fiscal year:</td> <td>\$ 0</td> </tr> <tr> <td>Total amount authorized after this legislative action:</td> <td>\$ 0</td> </tr> <tr> <td>Amount budgeted for this item * (including transfers):</td> <td>\$ 0</td> </tr> <tr> <td>Source of funding (name of fund) and account code number; FROM / TO</td> <td>FROM ACCT N/A TO ACCT N/A</td> </tr> </table> <p>* If account includes additional funds for other expenses, total budgeted in the account is: \$</p> <p><b>OTHER FINANCIAL INFORMATION:</b></p> <p><input checked="" type="checkbox"/> No budget impact (no fiscal note required)  <input type="checkbox"/> Term and Supply Contract (funds approved in the annual budget); estimated value and use of contract:          Department: Estimated Use: \$</p> <p>Prior Year Budget (if applicable): N/A          Prior Year Actual Amount Spent (if applicable): N/A</p>	Amount authorized by this legislation this fiscal year:	\$ 0	Amount previously authorized this fiscal year:	\$ 0	Total amount authorized after this legislative action:	\$ 0	Amount budgeted for this item * (including transfers):	\$ 0	Source of funding (name of fund) and account code number; FROM / TO	FROM ACCT N/A TO ACCT N/A
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<b>PRIOR LEGISLATION</b>	<p>Prior ordinances and (date): N/A</p> <p>Prior resolutions and (date): N/A</p>										
<b>CONTACT INFORMATION</b>	<p>RLA drafted by (name, title, &amp; phone): Bruce Wilke, Landscape Architect, 503-4802</p>										
<b>REQUEST SUMMARY</b>	<p>We are requesting approval for the County Executive to accept the donation of a real estate parcel of 0.15 acre adjoining the Little Blue Trace park property located in Independence, Missouri adjacent to Jackson Drive and Little Blue Parkway. The property is being donated by Mr. &amp; Mrs. Joseph Stevinson, owners of Stevinson Auto &amp; Electrical School. The parcel is needed by the County because a portion of the Little Blue Trace Trail was built on it when the City of Independence upgraded the bridge crossing the Little Blue river in 2000 extending it beyond park property boundaries.</p>										
<b>CLEARANCE</b>	<p><input type="checkbox"/> Tax Clearance Completed (Purchasing &amp; Department)  <input type="checkbox"/> Business License Verified (Purchasing &amp; Department)  <input type="checkbox"/> Chapter 6 Compliance - Affirmative Action/Prevailing Wage (County Auditor's Office)</p>										
<b>ATTACHMENTS</b>	<p>Survey; warranty deed; aerial site photo</p>										
<b>REVIEW</b>	<p>Department Director: Michele Newman  Date: July 11, 2013</p>										

Finance (Budget Approval): <i>If applicable</i> <b>NA</b> <i>Deborah Ball</i>	Date: <b>7-10-13</b>
Division Manager: <i>[Signature]</i>	Date: <b>7/15/13</b>
County Counselor's Office:	Date:

Fiscal Information (to be verified by Budget Office in Finance Department)

- This expenditure was included in the annual budget.
- Funds for this were encumbered from the \_\_\_\_\_ Fund in \_\_\_\_\_.
- There is a balance otherwise unencumbered to the credit of the appropriation to which the expenditure is chargeable and there is a cash balance otherwise unencumbered in the treasury to the credit of the fund from which payment is to be made each sufficient to provide for the obligation herein authorized.
- Funds sufficient for this expenditure will be/were appropriated by Ordinance # \_\_\_\_\_
- Funds sufficient for this appropriation are available from the source indicated below.

Account Number:	Account Title:	Amount Not to Exceed:

- This award is made on a need basis and does not obligate Jackson County to pay any specific amount. The availability of funds for specific purchases will, of necessity, be determined as each using agency places its order.
- This legislative action does not impact the County financially and does not require Finance/Budget approval.

Document Title: Warranty Deed  
Document Date: July \_\_, 2013  
Grantor Name: Stevinson Auto & Electrical School Company  
Grantee Name: Jackson County, Missouri  
Statutory Address: Grantee's mailing address is: **Jackson County, Missouri**, Jackson County Courthouse, 415 E. 12<sup>th</sup> Street, 2<sup>nd</sup> Floor, Kansas City, Missouri 64106  
Attention: Director of Parks & Recreation  
Legal Description: See below, page 2 and attached Exhibit A  
Reference Book and Page: N/A

### WARRANTY DEED FROM CORPORATION

This Corporation Warranty Deed ("Warranty Deed"), made this \_\_\_\_ day of July, 2013, from **STEVINSON AUTO & ELECTRICAL SCHOOL CO.**, a Missouri corporation ("Grantor"), to **JACKSON COUNTY, MISSOURI**, a body corporate and politic, and a political subdivision of the State of Missouri ("Grantee" or "County"), whose mailing address is Jackson County Courthouse, 415 E. 12<sup>th</sup> Street, 2<sup>nd</sup> Floor, Kansas City, Missouri 64106 Attention: Director of Parks & Recreation, and which has accepted the donation pursuant to Section 49.292, RSMo., by Resolution # 18224, dated July 22, 2013.

WITNESSETH, THAT THE GRANTOR, as a donation and gift, does by these presents, sell and convey unto the Grantee and the Grantee's successors and assigns in fee, the following described land ("Premises"), lying, being and situate in Jackson County, Missouri:

Section: NW 1/4 of the SE 1/4 of Section 21, Township 49 North. Range 31 West.  
General Area: West of S. Little Blue Parkway and North of Interstate 70.

**Description of the Premises, a triangular tract owned by Grantor, to be conveyed to the County:**

A triangular tract of land being a portion of the NW 1/4 of the SE 1/4 of Section 21, Township 49 North, Range 31 West in the City of Independence, Jackson County, Missouri, being more particularly described as follows:

Commencing at the Southwest corner of the NW 1/4 of the SE 1/4 of said Section 21; thence S 87° 51' 33" E along the South line of the NW 1/4 of the SE 1/4 of said Section 21, a distance of 69.23 feet to a point on the East right-of-way line of Little Blue Parkway as now established by the instrument recorded in the Office of the Recorder of Deeds for said County and State as Document No. I 160367 in Book I-459 at Page 641 as Case No. 763646; thence N 2° 11' 52" E along the East right-of-way line of said Little Blue Parkway, a distance of 40.88 feet to the Southwest corner of that certain tract of land described in Document No. I 574103 in Book 1321 at Page 251 in the Office of said Recorder of Deeds; thence continuing N 2° 11' 52" E along the last described course, a distance of 8.55 feet to the True Point of Beginning of the tract of land to be herein described; thence S 87° 05' 17" E, 15.73 feet to a point on the Southeasterly line of that certain tract of land described in said Document No. I 574103, said point being 17.81 feet Northeasterly of the Southwest corner of said tract of land as measured along the Southeasterly line thereof; thence N 64° 13' 06" E along the Southeasterly line of that certain tract of land described in said Document No. I 574103, a distance of 163.37 feet to the Northeast corner of that certain tract of land described in said Document No. I 574103, being also a point on the South line of the channel right-of-way as now established by said Document No. I 160367; thence N 87° 48' 08" W along the South line of said channel right-of-way, a distance of 160.00 feet to a point on the East right-of-way line of said Little Blue Parkway as now established by said Document No. I 160367; thence S 2° 11' 52" W along the East right-of-way line of said Little Blue Parkway, a distance of 76.45 feet to the True Point of Beginning

Containing 6,733 square feet, more or less.

A survey exhibit is attached hereto as Exhibit A.

Subject to covenants, easements, restrictions and rights-of-way now of record and to property taxes for 2006 and subsequent years.

TO HAVE AND TO HOLD the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereto belonging or in any wise appertaining unto the Grantee and unto Grantee's successors and assigns forever. Grantor covenants that: (i) Grantor is lawfully seized of an indefeasible fee of the Premises; (ii) Grantor has good right to convey the Premises; (iii) except for easements, restrictions and reservations of record and 2006 property taxes, the Premises are free and clear from any encumbrance done or suffered by the Grantor, except as provided above; and (iv) Grantor will warrant and defend the title to said premises unto the Grantee and unto the Grantee's successors and assigns forever against the lawful claims and demands of all persons claiming under the Grantor.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed the day and year first above written.

**Stevinson Auto & Electrical School Co.**

By \_\_\_\_\_  
Joseph B. Stevinson, President

"GRANTOR"

STATE OF MISSOURI

)  
) SS  
COUNTY OF JACKSON )

On this \_\_\_\_ day of July, 2013, before me appeared Joseph B. Stevinson, to me personally known, and who, being by me duly sworn, did say that he is President of Stevinson Auto & Electrical School Co., a Missouri corporation, and that this instrument was signed in behalf of said corporation by authority duly conferred upon him.

In Testimony Whereof, I have hereunto set my hand and affixed my official seal the day and year last above written.

\_\_\_\_\_  
NOTARY PUBLIC - Signature

\_\_\_\_\_  
NOTARY PUBLIC - Printed Name

My Commission Expires:

## Exhibit A

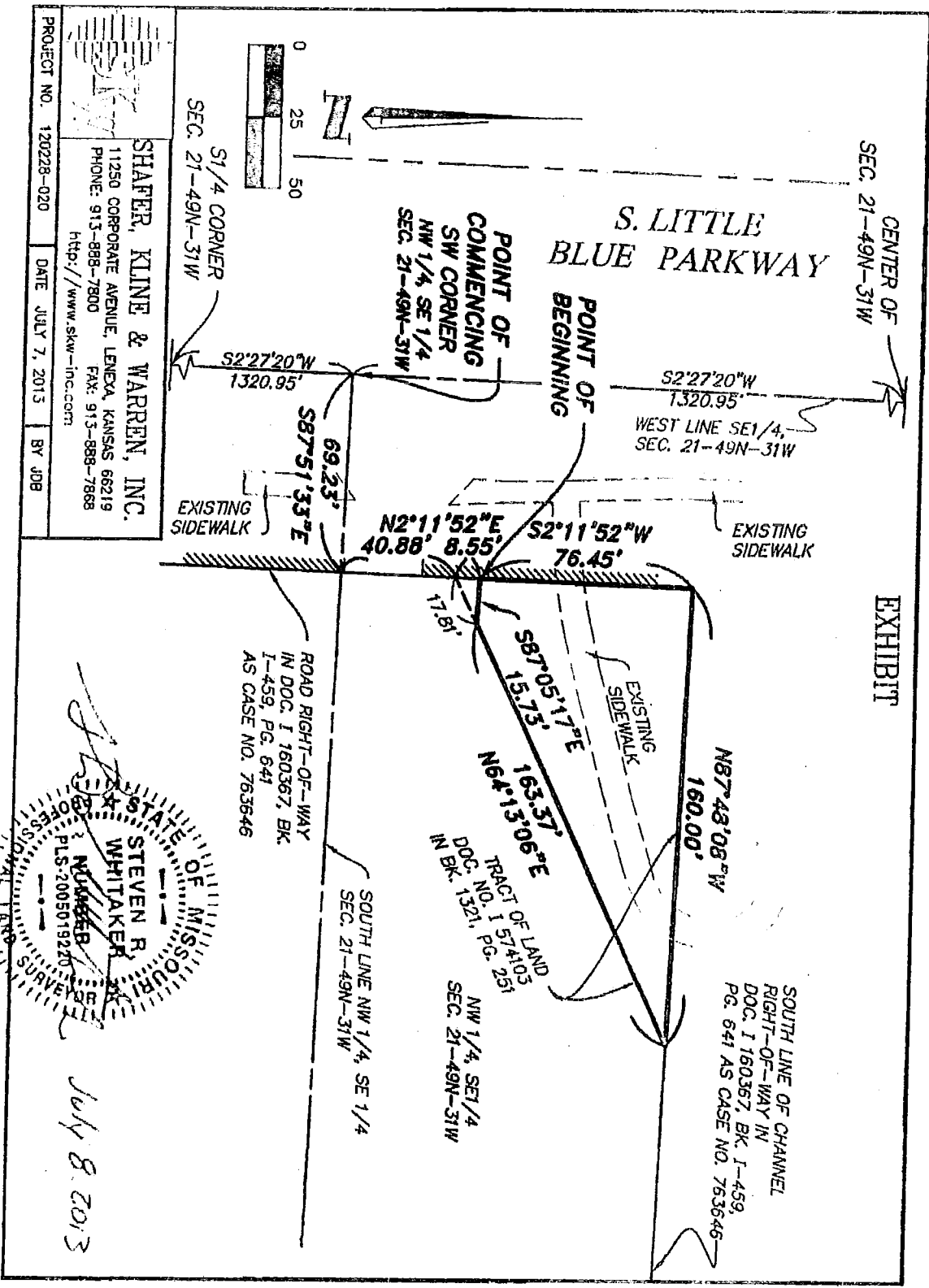
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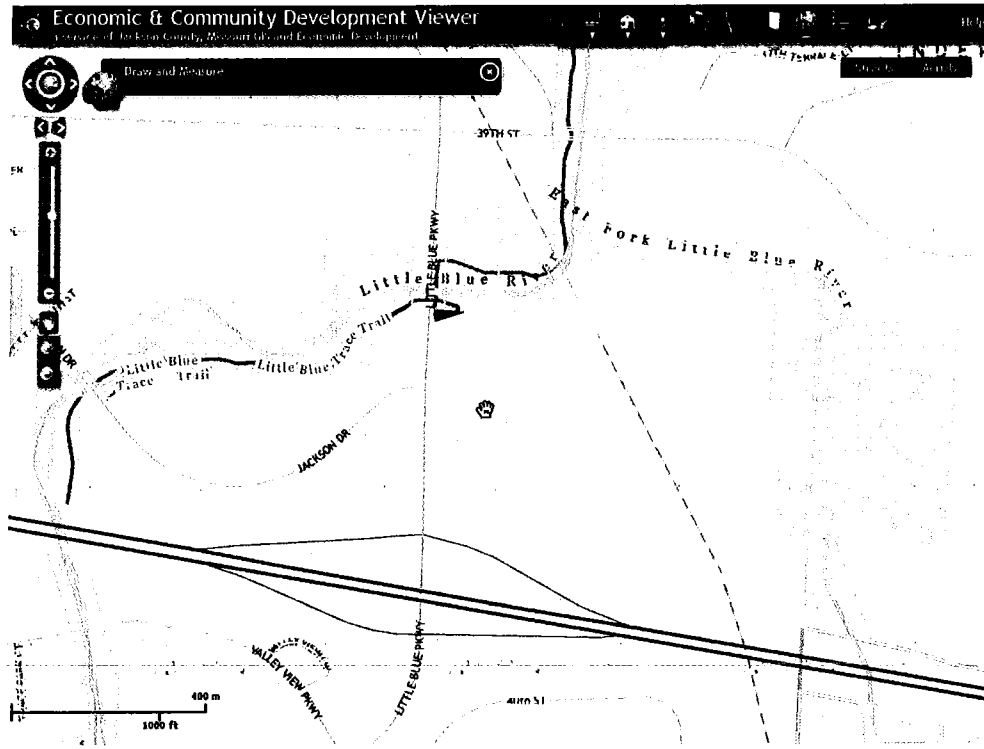
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Containing 6,733 square feet, more or less.

A survey exhibit is attached hereto as Exhibit A.

Subject to covenants, easements, restrictions and rights-of-way now of record and to property taxes for 2006 and subsequent years.





Stevenson property to be donated to the County shown in red.





Date: July 8, 2013  
City / County: Independence / Jackson  
Section: NW 1/4 of the SE 1/4 of Section 21, Township 49 North, Range 31 West.  
General Area: West of S. Little Blue Parkway and North of Interstate 70.  
Specific Purpose: Desc. of the triangle tract owned by Stevenson to be conveyed to the City.

A triangular tract of land being a portion of the NW 1/4 of the SE 1/4 of Section 21, Township 49 North, Range 31 West in the City of Independence, Jackson County, Missouri, being more particularly described as follows:

Commencing at the Southwest corner of the NW 1/4 of the SE 1/4 of said Section 21; thence S 87° 51' 33" E along the South line of the NW 1/4 of the SE 1/4 of said Section 21, a distance of 69.23 feet to a point on the East right-of-way line of Little Blue Parkway as now established by the instrument recorded in the Office of the Recorder of Deeds for said County and State as Document No. I 160367 in Book I-459 at Page 641 as Case No. 763646; thence N 2° 11' 52" E along the East right-of-way line of said Little Blue Parkway, a distance of 40.88 feet to the Southwest corner of that certain tract of land described in Document No. I 574103 in Book 1321 at Page 251 in the Office of said Recorder of Deeds; thence continuing N 2° 11' 52" E along the last described course, a distance of 8.55 feet to the True Point of Beginning of the tract of land to be herein described; thence S 87° 05' 17" E, 15.73 feet to a point on the Southeasterly line of that certain tract of land described in said Document No. I 574103, said point being 17.81 feet Northeasterly of the Southwest corner of said tract of land as measured along the Southeasterly line thereof; thence N 64° 13' 06" E along the Southeasterly line of that certain tract of land described in said Document No. I 574103, a distance of 163.37 feet to the Northeast corner of that certain tract of land described in said Document No. I 574103, being also a point on the South line of the channel right-of-way as now established by said Document No. I 160367; thence N 87° 48' 08" W along the South line of said channel right-of-way, a distance of 160.00 feet to a point on the East right-of-way line of said Little Blue Parkway as now established by said Document No. I 160367; thence S 2° 11' 52" W along the East right-of-way line of said Little Blue Parkway, a distance of 76.45 feet to the True Point of Beginning. Containing 6,733 square feet, more or less.