

EASEMENT

This EASEMENT is made this ____ day of _____, 2022 by and between COUNTY OF JACKSON, MISSOURI, a governmental entity organized and existing under the laws of the State of Missouri ("Grantor") and BEAZER EAST, INC., a Delaware corporation with a mailing address of Beazer East, Inc. c/o Three Rivers Management, Inc., 600 River Avenue, Suite 200, Pittsburgh PA 15212 ("Grantee").

WITNESSETH that Grantor, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to it paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, does by these presents grant, bargain, sell, convey, and confirm unto said Grantee, its successors and assigns, a permanent easement and interest in real estate for the right and privilege at any time and from time to time to enter upon said easement over, under, through, across, in, and upon the following described lands in Jackson County, Missouri, to wit:

See attached "Legal Description – Exhibit A", more particularly describing a tract of land being 0.543 acres, more or less, and part of the former Chicago Rock Island & Pacific Railroad Right-of-Way located in Kansas City, Jackson County, Missouri.

GRANTOR states that it is lawfully seized of title to the land through which said easement is granted and that it has good and lawful right to convey said easement to the Grantee.

GRANTOR agrees not to obstruct or interfere with Grantee's use and enjoyment of the easement granted hereunder by any means, including without limitation causing or allowing to be erected any building or structure on said easement.

GRANTOR, to the fullest extent allowed by law, including without limitation, section 527.188, RSMo. (2016), hereby waives any right to vacate or to request vacation of the easement herein granted.

TO HAVE AND TO HOLD the same, with all rights, privileges, appurtenances, and immunities thereto belonging or in anywise appertaining, unto said Grantee, its successors and assigns; the said Grantor hereby covenanting that it is lawfully seized of an indefeasible estate in fee in the premises for which permanent easement is herein conveyed and that it has a good right to convey the same.

[Signatures begin on the following page]

IN WITNESS WHEREOF, the said Grantor, a political subdivision of the State of Missouri, has caused this instrument to be signed by its County Executive, and attested to by its Clerk of the County Legislature, has caused these presents to be signed this ____ day of _____, 2022.

COUNTY OF JACKSON, MISSOURI

By: _____
[Signature]

Name: _____
[Printed Name]

ATTEST

By: _____
[Signature]

Name: _____
[Printed Name]

APPROVED AS TO FORM

By: _____
[Signature]

Name: _____
[Printed Name]

[Signatures continue on the following page]

ACKNOWLEDGMENT

STATE OF MISSOURI)
) ss
COUNTY OF JACKSON)

On this__ day of _____, 2022, before me appeared _____
[Name of County Executive], to me personally known, who, being by me duly sworn did say
that they are the County Executive of Jackson County, Missouri with authority to bind said
County, and that the foregoing instrument was signed and sealed on behalf of said County,
and that the they acknowledged said instrument to be the free act and deed of said County
and that it was executed for the consideration stated therein and no other.

IN WITNESS WHEREOF, I hereunto set my hand and affixed my seal at my office in Jackson
County, Missouri, the day and year first written above.

By: _____
[Notary Public Signature]

Commission Expires: _____

[SEAL]

EXHIBIT A
(Legal Property Description)