

FIRST REGULAR SESSION
HOUSE COMMITTEE SUBSTITUTE FOR
HOUSE BILL NO. 813
100TH GENERAL ASSEMBLY

0898H.02C

DANA RADEMAN MILLER, Chief Clerk

AN ACT

To authorize the conveyance of certain state property.

Be it enacted by the General Assembly of the state of Missouri, as follows:

Section 1. 1. The governor is hereby authorized and empowered to sell, transfer, grant, convey, remise, release, and forever quitclaim all interest of the state of Missouri in property located in Cole County, Missouri, to the Heartland Port Authority of Central Missouri. The property to be conveyed is more particularly described as follows:

Part U.S. PRIVATE SURVEY NO. 2616 including a part of LOTS 3 and 4 and part the area designated as Sand Bar on the Plat of Subdivision, Ewing Farm, per plat of record in Plat Book 1, page 69, Cole County Recorder's Office, being situated in said U.S. PRIVATE SURVEY NO. 2616, Township 44 North, Range 10 West, Cole County, Missouri, more particularly described as follows:

From the northwest corner of the Northeast Fractional Quarter of Section 20, Township 44 North, Range 10 West; thence S2°22'44.11W, along the Quarter Section Line, 1162.70 feet; thence N8r37'16.11W, on direct line, 2452.07 feet to the northeasterly corner of the property described by deed of record in Book 460, page 169, Cole County Recorder's Office; thence S74°30'25"W along the northerly boundary of said property described in Book 460, page 169, 198.43 feet to the POINT OF BEGINNING for this description; thence continuing along the boundary of said property described in Book 460, page 169 the following courses: S74°30'25"W, 973.89 feet; thence S16°54'16.11E, 507.55 feet; thence sr50'42.11E, 86.00 feet; thence leaving the boundary of said property described in Book 460, page 169,

EXPLANATION — Matter enclosed in bold-faced brackets [thus] in the above bill is not enacted and is intended to be omitted from the law. Matter in **bold-face** type in the above bill is proposed language.

22 **S88°51'47"11W, 758.00 feet; thence S4°29'17"11E, 766.46 feet to a point 50 feet**
 23 **northerly from, measured at right angles to the center of an existing**
 24 **roadway, known as No More Victims Road; thence westerly, parallel to the**
 25 **center of said roadway, the following courses: N86°59'30"11W, 480.89 feet;**
 26 **thence, on a curve to the right, having a radius of 1258.73 feet, an arc**
 27 **distance of 172.85 feet (the chord of said curve being N83°03'27"11W, 172.72**
 28 **feet); thence, on a curve to the left, having a radius of 1087.38 feet, an arc**
 29 **distance of 194.86 feet (the chord of said curve being N84°15'26"11W,**
 30 **194.60 feet); thence N89°23'27"11W, 14.08 feet; thence leaving said parallel**
 31 **line, N23°37'34"11E, 544.20 feet; thence N3°51'51"11E, 2512.45 feet, to a point**
 32 **on the southerly high bank of the Missouri River; thence continuing easterly**
 33 **along the said southerly high bank of the Missouri River the following**
 34 **courses: N8°18'29"E, 96.47 feet; thence S88°20'06"E, 123.50 feet; thence**
 35 **N71°02'05"E, 34.80 feet; thence S89°52'27"E, 97.36 feet; thence**
 36 **N86°05'47"E, 71.36 feet; thence N81°02'04"E, 96.93 feet; thence**
 37 **S7°57'35"E, 54.54 feet; thence S3°42'55"E, 51.38 feet; thence N89°54'43"E,**
 38 **17.99 feet; thence N14°37'35"E, 57.63 feet; thence S85°58'53"E, 91.33 feet;**
 39 **thence N78°13'33"E, 121.85 feet; thence N8°21'39"E, 303.95 feet; thence**
 40 **N85°25'32"E, 213.61 feet; thence S51°03'29"E, 16.59 feet; thence**
 41 **N6°29'52"E, 127.39 feet; thence N78°46'34"E, 47.36 feet; thence**
 42 **N68°47'51"E, 184.29 feet; thence N79°10'13"E, 110.57 feet; thence**
 43 **N82°13'29"E, 135.81 feet; thence N73°05'08"E, 71.69 feet; thence**
 44 **N65°24'55"E, 73.93 feet; thence N60°00'41"E, 92.56 feet; thence**
 45 **N80°46'44"E, 67.85 feet; thence N69°53'55"E, 89.88 feet; thence leaving said**
 46 **southerly high bank of the Missouri River, S5°50'18"W, 1474.74 feet; thence**
 47 **N69°52'27"W, 90.00 feet; thence S18°51'43"W, 425.00 feet to the POINT OF**
 48 **BEGINNING. TOGETHER WITH the area between the southerly waters**
 49 **edge of the Missouri River and the southerly high bank of the Missouri**
 50 **River described above.**

51 **2. The commissioner of administration shall set the terms and conditions for the**
 52 **conveyance as the commissioner deems reasonable. Such terms and conditions may**
 53 **include, but not be limited to, the number of appraisals required and the time, place, and**
 54 **terms of the conveyance.**

55 **3. The attorney general shall approve the form of the instrument of conveyance.**

Section 2. 1. The governor is hereby authorized and empowered to sell, transfer,
 2 grant, or convey an easement over, on, or under property located in Cole County, Missouri,

3 to the Heartland Port Authority of Central Missouri. The easement is more particularly
4 described as follows:

5 Along with the right of ingress and egress over a strip of ground for
6 an existing roadway known as No More Victims Road in Lots 2 & 3 of the
7 Plat of Subdivision, Ewing Farm, as per plat of record in Plat Book 1, page
8 69, Cole County Recorder's Office, being situated in U.S. PRIVATE
9 SURVEY NO. 2616 and in Fractional Section 19, Township 44 North, Range
10 10 West, more particularly described as follows:

11 From the northwest corner of the Northeast Fractional Quarter of
12 Section 20 Township 44 North, Range 10 West; thence S2°22'44"W, along
13 the Quarter Section Line, 1162.70 feet; thence N8r37'16"W, on direct line,
14 2452.07 feet to the northeasterly corner of the property described by deed
15 of record in Book 460, page 169, Cole County Recorder's Office; thence,
16 along the boundary of said property described in Book 460, page 169, the
17 following courses: S74°30'25"W, 1172.32 feet; thence S16°54'16"E, 507.55
18 feet; thence Sr50'42"E, 86.00 feet; thence leaving the boundary of said
19 property described in Book 460, page 169, S88°51'47"W, 758.00 feet; thence
20 S4°29'17"E, 766.46 feet to a point 50 feet northerly of, measured at right
21 angles to the center of an existing roadway, known as No More Victims
22 Road and being the POINT OF BEGINNING for this description; thence
23 S3°00'30"W, 100.00 feet to a point 50 feet southerly from, measured at right
24 angles to the center of said roadway; thence westerly, parallel to the center
25 of said roadway, the following courses: N86°59'30"W, 480.89 feet; thence,
26 on a curve to the right, having a radius of 1358.73 feet, an arc distance of
27 186.58 feet (the chord of said curve being N83°03'27"W, 186.44 feet); thence,
28 on a curve to the left, having a radius of 987.38 feet, an arc distance of
29 176.94 feet (the chord of said curve being N84 o 15'26"W, 176.70 feet);
30 thence N89o23'27"W, 98.75 feet; thence, on a curve to the left, having a
31 radius of 3336.96 feet, an arc distance of 344.53 feet (the chord of said curve
32 being S8r39'05"W, 344.37 feet); thence S84 o 41'37"W, 154.13 feet; thence
33 on a curve to the left, having a radius of 1628.82 feet, an arc distance of
34 96.99 feet (the chord of said curve being S82°59'15"W, 96.98 feet) thence
35 S81 o16'54"W, 260.95 feet; thence on a curve to the right, having a radius
36 of 7773.26 feet, an arc distance of 362.27 feet (the chord of said curve being
37 S82°37'00"W, 362.23 feet); thence S83°57'07"W, 172.61 feet; thence on a
38 curve to the right, having a radius of 1939.04 feet, an arc distance of 123.13

39 feet (the chord of said curve being S85° 46'16"W, 123.11 feet); thence
40 S8r35'25"W, 305.56 feet; thence on a curve to the right, having a radius of
41 2266.43 feet, an arc distance of 579.68 feet (the chord of said curve being
42 N85°04'58"W, 578.10 feet); thence N7r45'21"W, 297.61 feet; thence leaving
43 the aforesaid parallel line, S16°55'27"W, 47.95 feet to a point on the
44 northerly line of the Missouri Pacific Railroad right-of-way; thence westerly,
45 along the northerly line of said railroad right-of-way, on a curve to the right,
46 having a radius of 27 45.07 feet, an arc distance of 100.01 feet (the chord of
47 said curve being N72°06'07"W, 100.00 feet) to a point on the Range Line,
48 being westerly line of the aforesaid Fractional Section 19, Township 44
49 North, Range 10 West; thence N2°46'47"E, along the Range Line, 139.85
50 feet to a point 50 feet northerly of, measured at right angles to the center of
51 the aforesaid roadway known as No More Victims Road; thence easterly,
52 parallel to the center of said roadway, the following courses: S7r 45'21 "E,
53 424.03 feet; thence on a curve to the left, having a radius of 2166.43 feet, an
54 arc distance of 554.10 feet (the chord of said curve being S85°04'58"E,
55 552.59 feet); thence N8r35'25"E, 305.56 feet; thence on a curve to the left,
56 having a radius of 1839.04 feet, an arc distance of 116.78 feet (the chord of
57 said curve being N85°46'16"E, 116.76 feet); thence N83°57'07"E, 172.61
58 feet; thence on a curve to the left, having a radius of 7673.26 feet, an arc
59 distance of 357.60 feet (the chord of said curve being N82°37'00"E, 357.57
60 feet); thence N81°16'54"E, 260.95 feet; thence on a curve to the right, having
61 a radius of 1728.82 feet, an arc distance of 102.95 feet (the chord of said
62 curve being N82°59'15"E, 102.93 feet); thence N84 o 41'37"E, 154.13 feet;
63 thence on a curve to the right, having a radius of 3436.96 feet, an arc
64 distance of 354.85 feet (the chord of said curve being N8r39'05"E, 354.69
65 feet); thence S89°23'27"E, 84.67 feet; thence continuing S89°23'27"E, 14.08
66 feet; thence on a curve to the right, having a radius of 1087.38 feet, an arc
67 distance of 194.86 feet (the chord of said curve being S84°15'26"E, 194.60
68 feet); thence on a curve to the left, having a radius of 1258.73 feet, an arc
69 distance of 172.85 feet (the chord of said curve being S83°03'27"E, 172.72
70 feet); thence S86°59'30"E, 480.89 feet to the POINT OF BEGINNING.

71 2. The commissioner of administration shall set the terms and conditions for the
72 conveyance as the commissioner deems reasonable. Such terms and conditions may
73 include, but not be limited to, the number of appraisals required and the time, place, and
74 terms of the conveyance.

75 **3. The attorney general shall approve the form of the instrument of conveyance.**

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