

SECOND REGULAR SESSION
SENATE COMMITTEE SUBSTITUTE FOR
SENATE BILL NO. 907
99TH GENERAL ASSEMBLY

Reported from the Committee on General Laws, February 12, 2018, with recommendation that the Senate Committee Substitute do pass.

5877S.03C

ADRIANE D. CROUSE, Secretary.

AN ACT

To authorize the conveyance of certain state properties.

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

Section 1. 1. The governor is hereby authorized and empowered
2 to sell, transfer, grant, convey, remise, release and forever quitclaim all
3 interest of the state of Missouri in property located in the City of
4 Jefferson, Cole County, Missouri, described as follows to F & F
5 Development, LLC.

6 All that part of the Original Wears Creek as per the plat of
7 Jefferson City, Missouri, that lies southeasterly of the U.S.
8 Route 54 Connection to Missouri Boulevard (Job No. 5-U-
9 54-258B) right-of-way line, southwesterly of Inlot 774,
10 northwesterly of the Wears Creek Channel Change
11 (Highway Job No. 5-U-54-258B), northeasterly of the
12 Dunklin Street right-of-way line and easterly of Inlot 778,
13 in the City of Jefferson, Cole County, Missouri, being more
14 particularly described as follows:

15 Beginning at the most southerly corner of Inlot 774; thence
16 S12°00'46"E, along the boundary of said Original Wears
17 Creek, 45.62 feet to the northwesterly boundary of the
18 Wears Creek Channel Change (Highway Job No. 5-U-54-
19 258B); thence S31°53'40"W, along the northwesterly
20 boundary of the Wears Creek Channel Change (Highway
21 Job No. 5-U-54-258B), 195.78 feet to the northeasterly right-
22 of-way line of Dunklin Street; thence N47°33'56"W, along
23 the northeasterly right-of-way line of Dunklin Street, 72.18

24 feet to the most southerly corner of Inlot 778; thence
25 N42°14'14"E, along the southeasterly line of Inlot 778, being
26 the boundary of said Original Wears Creek, 120.82 feet to
27 the most easterly corner of Inlot 778; thence N40°09'27"W,
28 along the northeasterly line of Inlot 778, being the
29 boundary of said Original Wears Creek, 18.31 feet to a
30 point on the U.S. Route 54 Connection to Missouri
31 Boulevard (Job No. 5-U-54-258B) right-of-way line; thence
32 N38°58'35"E, along the U.S. Route 54 Connection to
33 Missouri Boulevard (Job No. 5-U-54-258B) right-of-way line,
34 66.61 feet; thence N20°47'15"E, continuing along the U.S.
35 Route 54 Connection to Missouri Boulevard (Job No. 5-U-
36 54-258B) right-of-way line, 31.55 feet to a point on the
37 southwesterly line of said Inlot 774; thence S47°36'20"E,
38 along the southwesterly line of said Inlot 774, 33.47 feet to
39 the point of beginning.

40 Containing 0.30 acre.

41 2. The commissioner of administration shall set the terms and
42 conditions for the conveyance as the commissioner deems
43 reasonable. Such terms and conditions may include, but not be limited
44 to, the number of appraisals required, the time, place, and terms of the
45 conveyance.

46 3. The attorney general shall approve as to form the instrument
47 of conveyance.

Section 2. 1. The governor is hereby authorized and empowered
2 to sell, transfer, grant, convey, remise, release and forever quitclaim to
3 all interest of the state of Missouri in property located in the City of
4 Independence, Jackson County, Missouri, described as follows:

5 The East 116 feet of Lot 11, FRELING ORCHARD ACRES,
6 a subdivision in Independence, Jackson County, Missouri,
7 except Right-of-Way conveyed to the City of Independence
8 on March 12, 1981, and recorded as Document No. I 457242.
9 Subject to easement reserved for ingress and egress to
10 grantor's adjoining property, reserved across the South
11 Forty (40) feet of the conveyed parcel.

12 2. The commissioner of administration shall set the terms and
13 conditions for the conveyance as the commissioner deems

14 reasonable. Such terms and conditions may include, but not be limited
15 to, the number of appraisals required, the time, place, and terms of the
16 conveyance.

17 3. The attorney general shall approve the form of the instrument
18 of conveyance.

Section 3. 1. The governor is hereby authorized and empowered
2 to sell, transfer, grant, convey, remise, release and forever quitclaim to
3 all interest of the state of Missouri in property located in St. Louis,
4 Missouri, described as follows:

5 Lots 29, 30, 31, 32, 33 and part of Lots 27 and 28 in Block 2
6 of CHELTENHAM, Lots 21, 22, 23 and part of Lot 20 of
7 WIBLE'S EASTERN ADDITION to CHELTENHAM, together
8 with the Western 36 feet of former January Avenue vacated
9 under the provisions of Ordinance No. 52058, and in Blocks
10 4022 and 4023 of the City of St. Louis, more particularly
11 described as follows: Beginning at a point in the North line
12 of Wilson Avenue, 40 feet wide, at its intersection with a
13 line 36 feet East of and parallel to the West line of former
14 January Avenue, 60 feet wide, as vacated under the
15 provisions of Ordinance No. 52058; thence North 82 degrees
16 57 minutes 15 seconds West along said North line of Wilson
17 Avenue a distance of 355.20 feet to a point; thence North 8
18 degrees 15 minutes 30 seconds East a distance of 472.56
19 feet to a point in the Southerly Right-of- Way line of
20 Interstate Highway 1-44; thence in an Easterly direction
21 along said Right-of-Way line North 87 degrees 03 minutes
22 45 seconds East a distance of 25.59 feet to an angle point
23 being located in the Eastern line of Lot 20 of Wible's
24 Eastern Addition to Cheltenham, said point being 477 feet
25 North along the Eastern line of said Wible's Addition from
26 the Northern line of Wilson Avenue, 40 feet wide; thence
27 South 87 degrees 53 minutes 03 seconds East and along
28 said 1-44 Right-of-Way line 295.71 feet to a point in the
29 West line of said former January Avenue vacated as
30 aforesaid at a point being 502.42 feet North along said line
31 from the Northern line of Wilson Avenue; thence North 74
32 degrees 42 minutes 01 seconds East along the South Right-

33 of-Way line of 1-44 a distance of 39.27 feet to a point in a
34 line 36 feet East of and parallel to said West line of former
35 January Avenue, vacated as aforesaid; thence South 8
36 degrees 15 minutes 30 seconds West along said line 36 feet
37 East of the West line of former January Avenue, vacated as
38 aforesaid, a distance of 517.36 feet to the point of
39 beginning.

40 2. The commissioner of administration shall set the terms and
41 conditions for the conveyance as the commissioner deems
42 reasonable. Such terms and conditions may include, but not be limited
43 to, the number of appraisals required, the time, place, and terms of the
44 conveyance.

45 3. The attorney general shall approve the form of the instrument
46 of conveyance.

Section 4. 1. The governor is hereby authorized and empowered
2 to sell, transfer, grant, convey, remise, release and forever quitclaim to
3 all interest of the state of Missouri in property located in the City of
4 Jefferson, Cole County, Missouri, described as follows:

5 A tract located in the City of Jefferson, Cole County,
6 Missouri, also being part of the tract described by Inlot
7 numbers 73 through 83 and Inlot numbers 313 through 330
8 of the original City of Jefferson, also commonly known as
9 the state capital grounds; said tract being more
10 particularly described as follows: commencing at the
11 northwest corner of Inlot 84 of the original City of
12 Jefferson, thence, N 48°44'00" W, 403.10 feet to a point on
13 the south right of way line of the Union Pacific Railroad,
14 the point of beginning: Commencing at the northwest
15 corner of Inlot 84 of the original City of Jefferson, thence,
16 N 48°44'00" W, 403.10 feet to a point on the south right of
17 way line of the Union Pacific Railroad, the point of
18 beginning: Thence from the point of beginning, with the
19 south right of way line of the Union Pacific Railroad N
20 47°38'49" W, 80.73 feet; thence leaving the south right of
21 way line of the Union Pacific Railroad, S 71°14'48" W, 44.32
22 feet; thence with a non-tangent curve to the right 34.23
23 feet, curve radius of 49.41 feet, chord S 10°25'00" E, 33.55

24 feet; thence with a non-tangent curve to the right 19.65
25 feet, curve radius of 76.00 feet, chord S 16°50'12" W, 19.60
26 feet; thence S 24°14'38" W, 127.11 feet; thence S 22°12'10" E,
27 40.01 feet; thence with a non-tangent curve to the right
28 14.86 feet, curve radius of 63.54 feet, chord S 77°04'30" W,
29 14.82 feet; thence S 23°13'34" E, 22.36 feet; thence N
30 42°35'20" E, 64.10 feet; thence with a non-tangent curve to
31 the right 211.51 feet, curve radius of 82.31 feet, chord N
32 34°46'36" E, 157.93 feet; thence N 42°21'11" E, 15.56 feet to
33 the point of beginning and contains 0.19 acres more or less.

34 2. The commissioner of administration shall set the terms and
35 conditions for the conveyance as the commissioner deems
36 reasonable. Such terms and conditions may include, but not be limited
37 to, the number of appraisals required, the time, place, and terms of the
38 conveyance.

39 3. The attorney general shall approve the form of the instrument
40 of conveyance.

Section 5. 1. The governor is hereby authorized and empowered
2 to sell, transfer, grant, convey, remise, release and forever quitclaim to
3 all interest of the state of Missouri in property located in Mack's Creek,
4 Camden County, Missouri, described as follows:

5 In Section 13, Township 37 North, Range 18 West of the 5th
6 Principal Meridian, all that part of Lot 4, described as
7 follows: Beginning at the Northeast corner of said Lot 4;
8 thence South with the meanderings of the Niangua River
9 140 yards; thence West 210 yards; thence North to the
10 North line of said Lot 4; thence East to the place of
11 beginning. ALSO beginning at a point 210 yards West of the
12 Northeast corner of said Lot 4, or at the Northwest corner
13 of above described tract; thence West to the Quarter
14 Section corner on West side of Section; thence South 35
15 yards; thence East to the West line of first above described
16 tract; thence North to place of beginning. ALSO in said
17 Section 13, Township 37 North, Range 18 West of the 5th
18 Principal Meridian, that part of Lot 3, described as follows:
19 Beginning at the Southwest corner of said Lot 3; thence
20 East 420 feet; thence North 745 feet; thence in a Northwest

21 direction on a straight line to a point 329 feet South of the
22 Northwest corner of said Lot 3; thence South to place of
23 beginning.

24 ALSO in Section 14, Township 37 North, Range 18 West of
25 the 5th Principal Meridian, all of the Southeast Quarter of
26 the Northwest Quarter and the South Half of the
27 North-east Quarter, EXCEPT 1 3/4 acres in the Northeast
28 corner of the Southeast Quarter of the Northeast Quarter,
29 described as follows: Beginning at the Northeast corner of
30 said Southeast Quarter of the Northeast Quarter; thence
31 West 472 feet; thence in a Southeast direction on a straight
32 line to a point 329 feet South of above mentioned Northeast
33 corner of the Southeast Quarter of the Northeast Quarter;
34 thence North to place of beginning. EXCEPTING ALSO that
35 part of the South Half of the Northeast Quarter of Section
36 14, Township 37 North, Range 18 West, bounded as follows:
37 Beginning on the South line at the Southwest corner of the
38 Southeast Quarter of the Northeast Quarter; thence West
39 70 yards; thence North 70 yards; thence East 70 yards;
40 thence South 70 yards to the place of beginning; thence
41 beginning at the above mentioned Southwest corner of the
42 Southeast Quarter of the Northeast Quarter; thence East
43 150 feet to a road; thence in a Northeast direction
44 following said road 250 feet; thence North 100 feet; thence
45 in a Southwest direction 306.5 feet to a point 70 yards
46 North of the said Southwest corner of said Southeast
47 Quarter of the Northeast Quarter; thence South to the
48 place of beginning, excepting therefrom land conveyed to
49 the State of Missouri, acting by and through the State
50 Highway Commission of Missouri, for supplementary State
51 Route U. All of the above described lands being in Camden
52 County, Missouri.

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

58 3. The attorney general shall approve the form of the instrument
59 of conveyance.

Section 6. 1. The governor is hereby authorized and empowered
2 to sell, transfer, grant, convey, remise, release and forever quitclaim all
3 interest of the state of Missouri in fee simple absolute in property
4 owned by the state in Butler County to any lawful buyer or
5 transferee. The property to be conveyed is more particularly described
6 as follows:

7 All that part of section 33, township 25 north, range 6 east
8 of the fifth principal meridian, Butler County, state of
9 Missouri, described as follows: commencing at an
10 aluminum monument marking the closing corner of
11 sections 4 and 5 of township 24 north on the southern line
12 of township 25 north, thence measure 3437.9 feet east and
13 14.6 feet north to a ½” rebar marking the intersection of
14 the existing north right of way line of West Harper Street
15 with the existing west MHTC boundary line of Business
16 Rte. 60/67, for the point of beginning; thence, S89°18'E
17 along said north right of way line of West Harper Street a
18 distance of 313.4 feet, to a 5/8” rebar located 75 feet west
19 (or right) of the survey centerline of Business Rte. 60-67
20 marking the intended northeast corner of that tract of land
21 previously conveyed to the City of Poplar Bluff via an
22 instrument dated April 11th 2003 (same described in Poplar
23 Bluff city ordinance 6556); thence, N45°43'W along the new
24 MHTC boundary line of Business Hwy. 60/67 a distance of
25 245.5 feet, to a 5/8” rebar 136.4 feet south (or right) of Rte.
26 PP centerline station 30+936.538m; thence, S88°01'W along
27 the new south MHTC boundary line of Rte. PP a distance
28 of 91.6 feet, to a 5/8” rebar 92.66 feet south (or right) of Rte.
29 PP centerline station 30+914.099m; thence, S72°34'W along
30 the new south MHTC boundary line of Rte. PP a distance
31 of 233.5 feet, to MHTC boundary marker 91.86 feet south
32 (or right) of Rte. PP centerline station 30+852.493m;
33 thence, S61°53'E along existing MHTC boundary line of
34 Business Hwy. 60/67 as shown on sheet 9 of J0S0563, a
35 distance of 200.4 feet, to the point of beginning, containing

36 **1.16 acres.**

37 **2. The commissioner of administration shall set the terms and**
38 **conditions for the conveyance as the commissioner deems**
39 **reasonable. Such terms and conditions may include, but are not limited**
40 **to, the number of appraisals required, the time, place, and terms of the**
41 **conveyance.**

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

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