

**ATTACHMENT P**

CCO FORM: RW01  
Approved: 6/93 (TLP)  
Revised: 08/14 (AR)  
Modified:

COUNTY: St. Louis  
ROUTE: I-44  
PROJECT: \_\_\_\_\_  
FED. PROJECT: \_\_\_\_\_  
PARCEL: E6-1182

**QUITCLAIM DEED**

THIS INDENTURE, made this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, between the State of Missouri, acting by and through the MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION, 105 W. Capitol Avenue, Jefferson City, Missouri 65102, (hereinafter, "Grantor") and \_\_\_\_\_ *[insert name and mailing address]* of the County of \_\_\_\_\_, State \_\_\_\_\_, (hereinafter, "Grantee(s)").

WITNESSETH: In consideration of the payment of the sum of \_\_\_\_\_ DOLLARS, the receipt of which is hereby acknowledged, the Grantor does hereby REMISE, RELEASE, AND FOREVER QUITCLAIM to the *Grantee(s)* a tract of land, lying situated and being in the County of St. Louis, State of Missouri, the exact legal description of which is located in **EXHIBIT A – LEGAL DESCRIPTION**, attached hereto and made part hereof.

TO HAVE AND TO HOLD THE SAME, with all and singular rights, immunities, privileges, and appurtenances thereunto belonging, unto the said *Grantee(s)*, *his/her/its/their* heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal the day and year first written above.

MISSOURI HIGHWAYS AND  
TRANSPORTATION COMMISSION

By \_\_\_\_\_

ATTEST:

By \_\_\_\_\_  
Secretary to the Commission



## **EXHIBIT A LEGAL DESCRIPTION**

A tract of land being part of Lot 40 of Louis Courtois or the Hamilton Creek Tract in U.S. Survey 3206, Township 44 North, Range 3 East in the City of Eureka, St. Louis County, Missouri and being more particularly described as follows:

Beginning at the intersection of the northern right of way line of Missouri Interstate 44, being 110.00 feet north of the centerline of the east bound lane with the east line of adjusted parcel B of "Stegmann-Fletcher Boundary Adjustment Plat" as recorded in Plat Book 353, Page 28 of the St. Louis County records; thence departing the northern right of way line along the eastern line of said adjusted parcel B, north 00 degrees 48 minutes 467.85 feet to a point being the southwest corner of a tract of land as described in a deed to Norbert A. Helleg, III recorded in Deed Book 10837, Page 736; thence departing the eastern line of said adjusted parcel B, along the southern line of said Helleg tract and along the southern line of a tract of land as described in a deed to Gary D. Waltman as recorded in Deed Book 11047, Page 2525 and the southern line of a tract of land as described in a deed to James D. and Colleen D. Cofer as recorded in Deed Book 11705, Page 2152, south 89 degrees 37 minutes 03 seconds east, 482.48 feet to a point being the southeast corner of the said Cofer tract and said point being on the western right of way line of Viola, (40' wide) Lane as described in a deed to the City of Eureka, Missouri recorded in Deed Book 7214, Page 2438; thence departing the southern line of said Cofer tract along the western right of way line of Viola Lane south 00 degrees 42 minutes 20 seconds west, 468.61 feet to a point on the aforesaid northern right of way line of aforesaid Missouri Interstate 44, said point being 110.00 feet north of the centerline of the west bound lane; thence departing the western right of way line of said Viola Lane along the northern right of way line of Missouri Interstate 44, north 89 degrees 31 minutes 37 seconds west, 483.28 feet to the point of beginning and containing 226,052 square feet or 5.189 acres. According to a survey by EFK Moen, LLC dated April, 2007.

THIS CONVEYANCE is made upon the express condition that Grantee, their successors and assigns, shall have no right of direct access from the land herein conveyed to the adjacent highway now known as State Route I-44, all such rights of direct access being reserved by Grantor.