

**BEFORE THE PUBLIC SERVICE COMMISSION OF  
THE STATE OF MISSOURI**

In the Matter of the Application of	)	
Ridge Creek Water Company, LLC and	)	
Ridge Creek Development Company, LLC	)	
For Authority to Sell Certain Water Assets to	)	File No. WM-2019-0079
The City of St. Robert, Missouri, and, in	)	
Connection Therewith, Certain Other	)	
Related Transactions.	)	

**STATUS REPORT**

COMES NOW the Receiver for Ridge Creek Water Company, LLC and Ridge Creek Development Company, LLC (“Receiver”), and, for his status report, states the following to the Missouri Public Service Commission (“Commission”):

1. On November 15, 2018, the Commission issued its order approving the sale of the assets of the Ridge Creek water system to the City of St. Robert, Missouri (“City”).
2. On October 6, 2020, the sale was closed. The Receiver executed a quit claim deed to the City for all the water system assets (attached hereto as Exhibit A). The sale is final, and the water system is now owned by the City.
3. The Receiver will now settle all debts from the proceeds of the sale and will file a final report with the Commission as soon as possible.

WHEREFORE, Receiver respectfully requests that the Commission accept this status report.

Respectfully submitted,

HEALY LAW OFFICES, LLC



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Terry M. Jarrett      MO Bar 45663  
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### **CERTIFICATE OF SERVICE**

The undersigned certifies that a true and correct copy of the foregoing document was sent by electronic mail to the following this 7<sup>th</sup> day of October, 2020:

Office of the General Counsel  
[staffcounservice@psc.mo.gov](mailto:staffcounservice@psc.mo.gov)

Office of the Public Counsel  
[opcservice@ded.mo.gov](mailto:opcservice@ded.mo.gov)



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Terry M. Jarrett

COPY

## QUIT-CLAIM DEED BY A LIMITED LIABILITY COMPANIES

WHEREAS, Terry M. Jarrett was appointed as Receiver for Ridge Creek Water Company, LLC and for Ridge Creek Development, LLC by the Circuit Court of Cole County, Missouri in Case No. 17AC-CC00322 and with the approval of the Public Service Commission of the State of Missouri in said case. The said Terry M. Jarrett was authorized to sell the water system owned by said limited liability companies which provide water to Ridge Creek Subdivisions in Pulaski County, Missouri and this deed is made in compliance with that order.

THIS INDENTURE, Made on the 6th day of October, 2020, by and between Ridge Creek Water Company, LLC, a limited liability company of State of Missouri and Ridge Creek Development, LLC, a limited liability company of the State of Missouri, parties of the First Part or GRANTORS, and City of St. Robert, a municipal corporation of the State of Missouri, party of the Second Part or GRANTEE (mailing address of first named grantee is: \_\_\_\_\_).

WITNESSETH, That the said parties of the First Part, in consideration of the sum of Other Valuable Consideration and ONE & No/100 - - DOLLARS to them paid by the said party of the Second Part, the receipt of which is hereby acknowledged, do by these presents, Remise, Release and Forever Quit-Claim, unto the said party of the Second Part, the following described Lots, Tracts, or Parcels of Land, lying, being and situate in the County of Pulaski and State of Missouri to-wit:

## Well Tract No. 1:

All of the South 15 feet of Lot 11 and the North 15 feet of Lot 12 which is adjacent to the division line between said lots in Amended Ridge Creek Plat No. 1, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

## Well Tract No. 2:

All that part of Lot 26 in Ridge Creek Plat No. 2, per the Plat thereof filed in the Recorder's Office of Pulaski County, Missouri, described as follows: Beginning at the Southernmost corner of said Lot 26, thence North 62° 33' 05" East 20 feet; thence North 19° 59' 54" West 20 feet; thence South 82° 33' 05" West

20 feet to the Southwest line of said Lot 26; thence South 19° 59' 54" East 20 feet along the West line of said Lot 26 to the point of beginning.

**Well Tract No. 3:**

Well Tract No. 3 is located on the Southwesterly line of Lot 32 in RIDGE CREEK PLAT NO. 2, a Subdivision of Pulaski County, Missouri, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri. Well Tract No. 3 also uses an easement along the Southwesterly 12 feet of the Southwesterly 75 feet of Lot 32 in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.

**Well Tract No. 4:**

Well Tract No. 4 is located on the Easterly line of Lot 83 in RIDGE CREEK PLAT NO. 2, a Subdivision of Pulaski County, Missouri, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri. Well Tract No. 4 also uses an easement along the Easterly 12 feet of the Easterly 75 feet of Lot 83 in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.

**Well Tract No. 5:**

All that part of Lot 76 in Ridge Creek Plat No. 2, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, described as follows: Beginning at the Northeast corner of said Lot 76, thence South 00° 43' 18" West 75 feet along the East line of said Lot 76 to the point of beginning of said Well Tract No. 5; thence South 00° 43' 18" West 20 feet along the East line of said Lot 76; thence North 89° 16' 42" West 20 feet; thence North 00° 43' 18" East 20 feet; thence South 89° 16' 42" East 20 feet to the point of beginning of said well tract. Said Well Tract No. 5 also uses an easement along the East 12 feet of the North 75 feet of Lot 76 in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.

**Well Tract No. 6:**

Well Tract No. 6 is located on the North line of Lot 66 in RIDGE CREEK PLAT NO. 2, a Subdivision of Pulaski County, Missouri, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri. Well Tract No. 6 also uses an easement along the North 12 feet of the North 75 feet of Lot 66 in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.

**Well Tract No. 7:**

Well Tract No. 7 is located on the Northeasterly line of Lot 41-A in RIDGE CREEK PLAT NO. 2, a Subdivision of Pulaski County, Missouri, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri. Well Tract No. 7 also uses an easement along the Northeasterly 12 feet of the Southeasterly 75 feet of Lot 41-A in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.

**Well Tract No. 8:**

Well Tract No. 8 is located on the South line of Lot 63 in RIDGE CREEK PLAT NO. 2, a Subdivision of Pulaski County, Missouri, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri. Well Tract No. 8 also uses an easement along the South 12 feet of the Southeasterly 75 feet of Lot 63 in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.



Well Tract No. 9:

Well Tract No. 9 is located on the South line of Lot 56 in RIDGE CREEK PLAT NO. 2, a Subdivision of Pulaski County, Missouri, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri. Well Tract No. 9 also uses an easement along the South 12 feet of the South 75 feet of Lot 56 in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.

Well Tract No. 10:

Well Tract No. 10 is located on the Northeasterly line of Lot 51 in RIDGE CREEK PLAT NO. 2, a Subdivision of Pulaski County, Missouri, per the plat thereof filed in the Recorder's Office of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri. Well Tract No. 10 also uses an easement along the Northeasterly 12 feet of the Southeasterly 75 feet of Lot 51 in Ridge Creek Plat No. 2 for water pipes to and from said well to lots in said subdivision.

Well Tract No. 11:

Well Tract No. 11 is located between Lots 25 and 33 in RIDGE CREEK DEVELOPMENT - PHASE 3, a Subdivision in Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 12:

A potable water well, water storage tank and water pipe appurtenances located within a well enclosure, (well house), sited entirely within a utility easement dedicated on the subdivision plat for "RIDGE CREEK DEVELOPMENT - PHASE 3", a subdivision filed at Cabinet "B", Page 222 in the Office of the Recorder of Deeds for Pulaski County, Missouri and the location for which said well enclosure, (well house) is more particularly described as follows: Commencing at an iron pin monumenting the southeast corner of Lot 39 in said "RIDGE CREEK DEVELOPMENT - PHASE 3" on the North right of way line of Lafayette Road; thence along the Lot line common to Lot 39 and Lot 40 in said subdivision, North 29° 48' 34" West 66.75 feet to its intersection with the South wall of the well enclosure and the POINT OF BEGINNING for hereon described well enclosure location; thence departing said lot line North 50° 54' 59" East 0.16 feet to the southeast corner of the well enclosure; thence North 39° 05' 01" West 5.34 feet to the northeast corner of the well enclosure; thence South 50° 54' 59" West 5.34 feet to the northwest corner of the well enclosure; thence South 39° 05' 01" East 5.34 feet to the southwest corner of the well enclosure; thence North 50° 54' 59" East 5.18 feet to the point of beginning.

Well Tract No. 13:

Well No 13: A potable water well, water storage tank and water pipe appurtenances located within a well enclosure, (well house), sited entirely within a utility easement dedicated on the subdivision plat for "RIDGE CREEK DEVELOPMENT PHASE 3", a subdivision filed at Cabinet "B", Page 222 in the Office of the Recorder of Deeds for Pulaski County, Missouri and the location for which said well enclosure, (well house) is more particularly described as follows: Commencing at an iron pin monumenting the southwest corner of Lot 22 in said "RIDGE CREEK DEVELOPMENT PHASE 3"; thence along the Lot line common to Lot 22 and Lot 23 in said subdivision, North 38° 07' 59" East 4.41 feet to its intersection with the southwest wall of the well enclosure and the POINT OF BEGINNING for hereon described well enclosure location; thence departing said lot line South 55° 00' East 3.96 feet to the southeast corner of the well enclosure; thence North 35° 00' East 5.1 feet to the northeast corner of the well enclosure; thence North 55° 00' West 6.1 feet to the northwest corner of the well enclosure; thence South 35° 00' West 5.1 feet to the southwest corner of the well enclosure; thence South 55° 00' East 2.14 feet to the point of beginning. Description from survey made by Gary B. George under date of September 5, 2007.

Well Tract No. 14:

Well Tract No. 15:

Well Tract No. 16:

Well Tract No. 17:

A potable water well, water storage tank and water pipe appurtenances located within a well enclosure, (well house), sited entirely within a utility easement dedicated on the subdivision plat for "RIDGE CREEK DEVELOPMENT PHASE 3", a subdivision filed at Cabinet "B", Page 222 in the Office of the Recorder of Deeds for Pulaski County, Missouri and the location for which said well enclosure, (well house) is more particularly described as follows: Commencing at an iron pin monumenting the southeast corner of Lot 53 in said "RIDGE CREEK DEVELOPMENT PHASE 3"; thence along the Lot line common to Lot 53 and Lot 54 in said subdivision, North 75° 00' West 17.06 feet to its intersection with the East wall of the well enclosure and the POINT OF BEGINNING for hereon described well enclosure location; thence departing said lot line North 16° 39' East 3.09 feet to the northeast corner of the well enclosure; thence North 73° 21' West 5.1 feet to the northwest corner of the well enclosure; thence South 16° 39' West 6.1 feet to the southwest corner of the well enclosure; thence South 73° 21' East 5.1 feet to the southeast corner of the well enclosure; thence North 16° 39' East 3.01 feet to the point of beginning. Description from survey made by Gary B. George under date of September 5, 2007.

Well Tract No. 18:

Well Tract No. 18 is located on line between Lots 55 and 56 in LOTS 55, 56 and 57 ADDITION TO RIDGE CREEK DEVELOPMENT - PHASE 3, a Subdivision in Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 19:

Well Tract No. 19 is located on line between Lots 89 and 90 in RIDGE CREEK, PLAT NO. 4, a Subdivision of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 20:

Well Tract No. 20 is located on line between Lots 92 and 93 in RIDGE CREEK, PLAT NO. 4, a Subdivision of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 21:

Well Tract No. 21 is located on line between Lots 100 and 101 in RIDGE CREEK PLAT NO. 4, a Subdivision in Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 22:

Well Tract No. 22 is located on line between Lots 5-A and 5-B in the RESUBDIVISION OF LOTS 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13 and 14 of RIDGE CREEK DEVELOPMENT - PHASE 3, a Subdivision of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.



Well Tract No. 23:

Well Tract No. 23 is located in the Southwest corner of 8-B in the RESUBDIVISION OF LOTS 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13 and 14 of RIDGE CREEK DEVELOPMENT - PHASE 3, a Subdivision of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 24:

Well Tract No. 24 is located on the Northwesterly line of Lot 3-B in the RESUBDIVISION OF LOTS 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13 and 14 of RIDGE CREEK DEVELOPMENT - PHASE 3, a Subdivision of Pulaski County, Missouri, according to the recorded plat thereof filed in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 25:

Well Tract No. 25 is located on the Southeasterly line of Lot 60 in "LOTS 58 THROUGH 71 ADDITION TO RIDGE CREEK DEVELOPMENT - PHASE 3", a Subdivision of Pulaski County, Missouri.

Well Tract No. 25 also uses an easement along the Southwest 10 feet of Lot 60 in "LOTS 58 THROUGH 71 ADDITION TO RIDGE CREEK DEVELOPMENT - PHASE 3", a Subdivision of Pulaski County, Missouri, per the plat thereof filed in Cabinet B, Slide 371, in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 26:

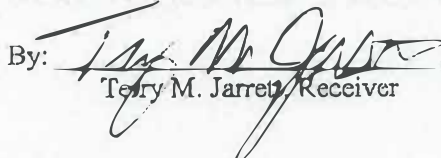
Well Tract No. 26 is located on the Northeasterly line of Lot 67 in "LOTS 58 THROUGH 71 ADDITION TO RIDGE CREEK DEVELOPMENT - PHASE 3", a Subdivision of Pulaski County, Missouri, per the plat thereof filed in Cabinet B, Slide 371, in the Recorder's Office of Pulaski County, Missouri.

Well Tract No. 26 also uses an easement along the Northeast 10 feet of Lot 67 in "LOTS 58 THROUGH 71 ADDITION TO RIDGE CREEK DEVELOPMENT - PHASE 3", a Subdivision of Pulaski County, Missouri, per the plat thereof filed in Cabinet B, Slide 371, in the Recorder's Office of Pulaski County, Missouri.

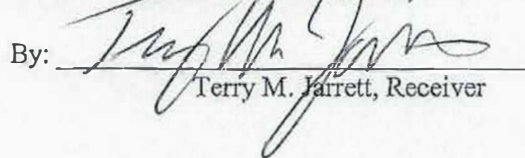
TO HAVE AND TO HOLD the same with all Rights, Immunities, Privileges and Appurtenances thereto belonging, unto the said party of the Second Part, and its successors and assigns Forever, so that neither the said parties of the First Part, nor any other person, for them or in their name or behalf shall or will hereafter claim or demand any right, or title to the aforesaid premises, or any part thereof, but they and everyone of them shall, by these presents, be excluded and forever barred.

IN WITNESS WHEREOF, the said Parties of the First Part have caused these presents to be signed by Jerry M. Jarrett, Receiver, on the day and year first above written.

RIDGE CREEK WATER COMPANY, LLC

By:   
Terry M. Jarrett, Receiver

RIDGE CREEK DEVELOPMENT, LLC

By:   
Terry M. Jarrett, Receiver

STATE OF Missouri )  
 ) SS  
 COUNTY OF Pulaski )

On this 6th day of October, 2020, before me appeared Terry M. Jarrett, to me personally known, who, being by me duly sworn on oath, did state that he is the Receiver of Ridge Creek Water Company, LLC, a limited liability company organized under the "Missouri Limited Liability Company Act", and that by Order of the Circuit Court of Cole County, Missouri, he has been authorized to execute this document on behalf of the limited liability company, and that he executed the foregoing instrument on behalf of the said limited liability company, and that said instrument is the free act and deed of said company.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in St. Robert, Missouri, the day and year first above written.

Sheila K. Rodgers

Notary public

My term expires 11/18/2023

SHEILA K. RODGERS  
 Notary Public, Notary Seal  
 State of Missouri  
 Pulaski County  
 Commission # 11384202  
 My Commission Expires 11-18-2023

STATE OF Missouri )  
 ) SS  
 COUNTY OF Pulaski )

On this 6th day of October, 2020, before me appeared Terry M. Jarrett, to me personally known, who, being by me duly sworn on oath, did state that he is the Receiver of Ridge Creek Development, LLC, a limited liability company organized under the "Missouri Limited Liability Company Act", and that by Order of the Court of Cole County, Missouri, he has been authorized to execute this document on behalf of the limited liability company, and that he executed the foregoing instrument on behalf of the said limited liability company, and that said instrument is the free act and deed of said company.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in St. Robert, Missouri, the day and year first above written.

Sheila K. Rodgers

Notary public

My term expires 11/18/2023

SHEILA K. RODGERS  
 Notary Public, Notary Seal  
 State of Missouri  
 Pulaski County  
 Commission # 11384202  
 My Commission Expires 11-18-2023