



**Rules of
 Department of Insurance,
 Financial Institutions and
 Professional Registration**

**Division 2030—Missouri Board for Architects,
 Professional Engineers, Professional Land Surveyors,
 and Professional Landscape Architects
 Chapter 15—Public Records**

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**Title 20—DEPARTMENT OF
INSURANCE, FINANCIAL
INSTITUTIONS AND
PROFESSIONAL REGISTRATION**

**Division 2030—Missouri Board for
Architects, Professional Engineers,
Professional Land Surveyors, and
Professional Landscape Architects
Chapter 15—Public Records**

**20 CSR 2030-15.020 Easements and Prop-
erty Descriptions**

*PURPOSE: This rule defines which ease-
ments and property descriptions shall be pre-
pared by a Professional Land Surveyor.*

(1) In accordance with section 327.272(3) and (4), RSMo, the subdivision of a parcel of property to create a new parcel and the creation of a new recordable property description for that parcel is considered the practice of professional land surveying. A new recordable property description is defined as a description for any parcel of land that is not or has not previously been identified in the public record.

(2) A permanent easement is a recordable document for the acquisition and conveyance of property rights. Creating a permanent easement encumbers a parcel of property and affects real property rights. A professional land surveyor shall locate the boundary that an easement is based upon.

(3) The following services are not required to be performed by a professional land surveyor because the location of boundary lines is not affected:

(A) When the only property right being acquired or conveyed is access rights.

(B) When the only property right being acquired is a temporary easement.

(C) When the entire property is being acquired, and the property description is being copied from a previous deed of record.

(D) When at least one (1) boundary of the easement is contiguous with the property line in accordance with section (2) and is of uniform width.

AUTHORITY: section 327.041, RSMo 2016.
Original rule filed May 30, 2018, effective
Dec. 30, 2018.*

**Original authority: section 327.041, RSMo 1969, amend-
ed 1981, 1986, 1989, 1993, 1995, 1999, 2001, 2010, 2014.*