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FOR LEASE

±2,200 - ±14,368 SF Third Floor Class “A” Office Space

1445 E. Republic Rd., Springfield, MO 65804



HIGHLIGHTS

- ±2,200 - ±14,368 SF Available
- Class “A” Professional Office Space
- Secure Access Controlled
- Southeast Springfield Location
- LEASE RATE: \$23.00 / SF - Full Service Gross
- \$35.00 Infill Allowance
- Republic Rd. & Fremont Accessibility
- Third Floor Window Wall Design with Brilliant Views



2921 S. National Ave., Springfield, MO 65804

(417) 887-5535 email: beall@billbeall.com

1445 E. Republic Rd.

Springfield, MO 65804



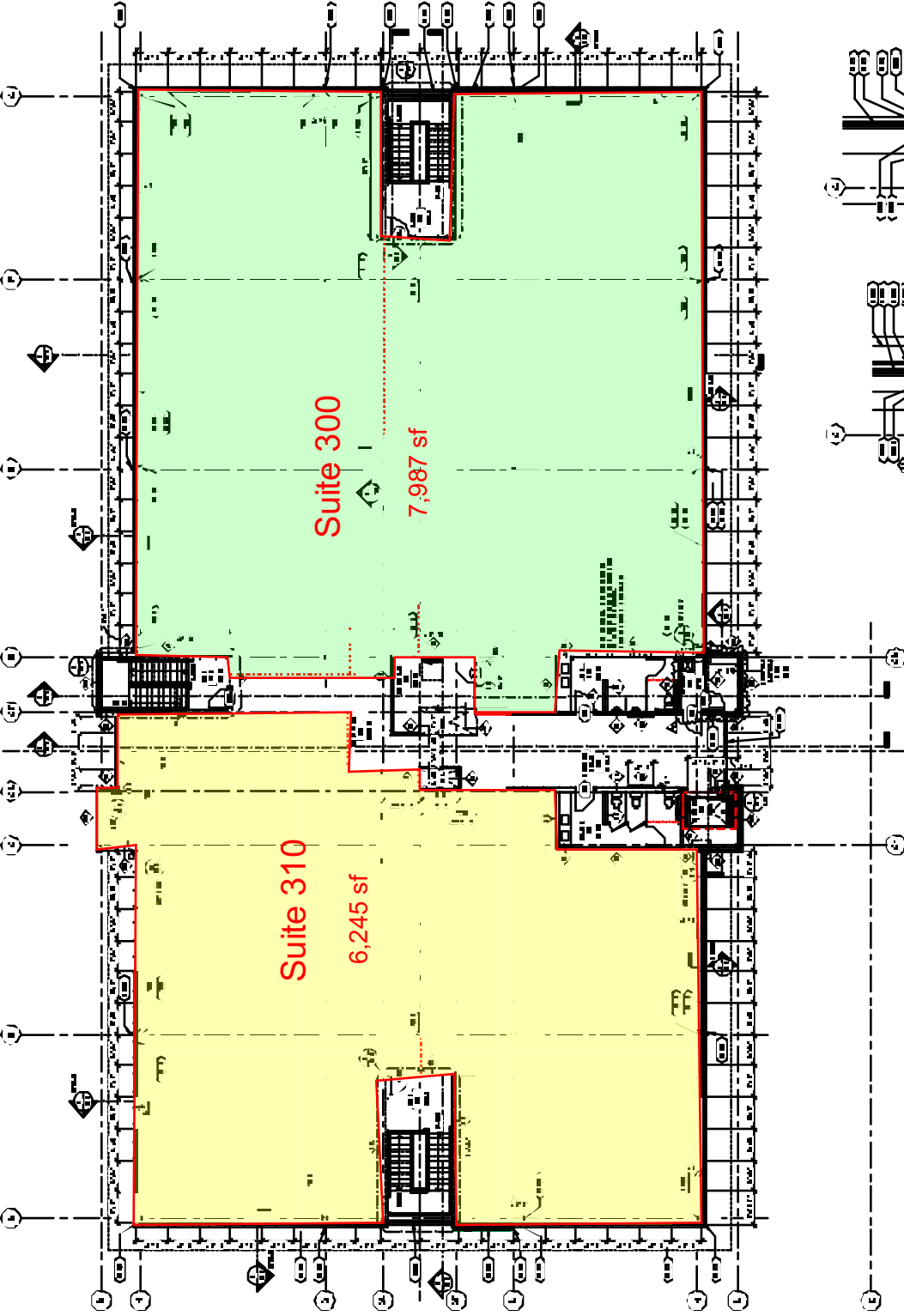
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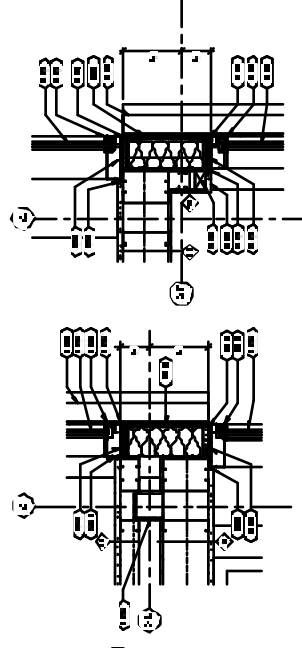
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1 THIRD FLOOR PLAN



1 METAL LATH MASONRY WALL TO STRUCTURE
2 METAL LATH MASONRY TO STRUCTURE

REVISION LEGEND

NO.	DATE	DESCRIPTION
1	10/15/11	ISSUED FOR PERMIT
2	10/15/11	REVISED PER PERMIT COMMENTS
3	10/15/11	REVISED PER PERMIT COMMENTS
4	10/15/11	REVISED PER PERMIT COMMENTS
5	10/15/11	REVISED PER PERMIT COMMENTS
6	10/15/11	REVISED PER PERMIT COMMENTS
7	10/15/11	REVISED PER PERMIT COMMENTS
8	10/15/11	REVISED PER PERMIT COMMENTS
9	10/15/11	REVISED PER PERMIT COMMENTS
10	10/15/11	REVISED PER PERMIT COMMENTS
11	10/15/11	REVISED PER PERMIT COMMENTS
12	10/15/11	REVISED PER PERMIT COMMENTS
13	10/15/11	REVISED PER PERMIT COMMENTS
14	10/15/11	REVISED PER PERMIT COMMENTS
15	10/15/11	REVISED PER PERMIT COMMENTS
16	10/15/11	REVISED PER PERMIT COMMENTS
17	10/15/11	REVISED PER PERMIT COMMENTS
18	10/15/11	REVISED PER PERMIT COMMENTS
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27	10/15/11	REVISED PER PERMIT COMMENTS
28	10/15/11	REVISED PER PERMIT COMMENTS
29	10/15/11	REVISED PER PERMIT COMMENTS
30	10/15/11	REVISED PER PERMIT COMMENTS

WALL TYPE LEGEND

1	CONCRETE
2	CMU
3	CMU WITH METAL LATH
4	CMU WITH METAL LATH AND GYPSUM BOARD
5	CMU WITH METAL LATH AND GYPSUM BOARD AND FINISH
6	CMU WITH METAL LATH AND GYPSUM BOARD AND FINISH AND PAINT
7	CMU WITH METAL LATH AND GYPSUM BOARD AND FINISH AND PAINT AND GLASS
8	CMU WITH METAL LATH AND GYPSUM BOARD AND FINISH AND PAINT AND GLASS AND GLASS BLOCK
9	CMU WITH METAL LATH AND GYPSUM BOARD AND FINISH AND PAINT AND GLASS AND GLASS BLOCK AND GLASS BLOCK
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PERMIT ON TYPE LEGEND

1	CONCRETE
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GENERAL NOTES

1. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE IBC AND ALL APPLICABLE CODES AND REGULATIONS.

2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.

3. ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE LOCAL AUTHORITIES.

4. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT AREAS AND UTILITIES AT ALL TIMES.

5. ALL DIMENSIONS SHALL BE AS SHOWN UNLESS OTHERWISE NOTED.

6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES AND STRUCTURES.

7. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.

8. THE CONTRACTOR SHALL MAINTAIN A NEAT AND ORDERLY WORK SITE AT ALL TIMES.

9. ALL MATERIALS SHALL BE STORED PROPERLY AND PROTECTED FROM THE ELEMENTS.

10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DISPOSING OF ALL WASTE AND DEBRIS PROPERLY.



A1.3

APPROVED FOR CONSTRUCTION BY THE CITY OF SPRINGFIELD, MO BUILDING OFFICIAL
REVISIONS AS SHOWN TO THE CITY OF SPRINGFIELD, MO BUILDING OFFICIAL
FOR CONFORMANCE WITH THE CITY OF SPRINGFIELD, MO ZONING ORDINANCE AND DESIGN STANDARDS. THIS REVIEW AND APPROVAL DOES NOT CONSTITUTE A GUARANTEE OF THE ACCURACY OR COMPLETENESS OF THE INFORMATION PROVIDED OR THE RESULTS OF ANY ANALYSIS OR CALCULATION PERFORMED THEREON. THE CITY OF SPRINGFIELD, MO BUILDING OFFICIAL IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THE INFORMATION PROVIDED OR THE RESULTS OF ANY ANALYSIS OR CALCULATION PERFORMED THEREON.

DATE: 02/10/14
 SIGNATURE: [Signature]

PROJECT NO: PRJ-2013-00987
 PROJECT NAME: KPM BUILDING LEASING OPTION SIX

WALL TYPE LEGEND

- 01 CONCRETE MASONRY WALL WITH FINISH
- 02 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION
- 03 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION
- 04 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN
- 05 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER
- 06 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING
- 07 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING
- 08 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING
- 09 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER
- 10 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 11 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER
- 12 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 13 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER
- 14 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 15 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 16 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 17 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 18 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 19 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING
- 20 CONCRETE MASONRY WALL WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING AND AIR BARRIER AND WEATHER STRIPPING

PARTITION TYPE LEGEND

- 01 CONCRETE MASONRY PARTITION WITH FINISH
- 02 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION
- 03 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION
- 04 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN
- 05 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER
- 06 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING
- 07 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING
- 08 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING
- 09 CONCRETE MASONRY PARTITION WITH FINISH AND INTERIOR INSULATION AND EXTERIOR INSULATION AND RAINSCREEN AND AIR BARRIER AND WEATHER STRIPPING AND FLASHING AND WEATHER STRIPPING AND AIR BARRIER
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GENERAL NOTES

1. REVIEW ALL CONTRACT DOCUMENTS FOR CONFORMANCE WITH THE CITY OF SPRINGFIELD, MO ZONING ORDINANCE AND DESIGN STANDARDS.
2. ALL PARTITIONS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF SPRINGFIELD, MO ZONING ORDINANCE AND DESIGN STANDARDS.

REVISIONS

NO.	DATE	DESCRIPTION

THIRD FLOOR PLAN

KPM Corporate Office Building
 3301 MISSOURI STREET, SPRINGFIELD, MISSOURI 65804

BUTLER ROSEBURY & PARTNERS, INC.
 3701 MARKET STREET, SPRINGFIELD, MISSOURI 65804

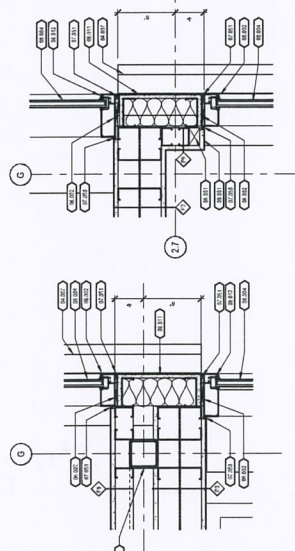
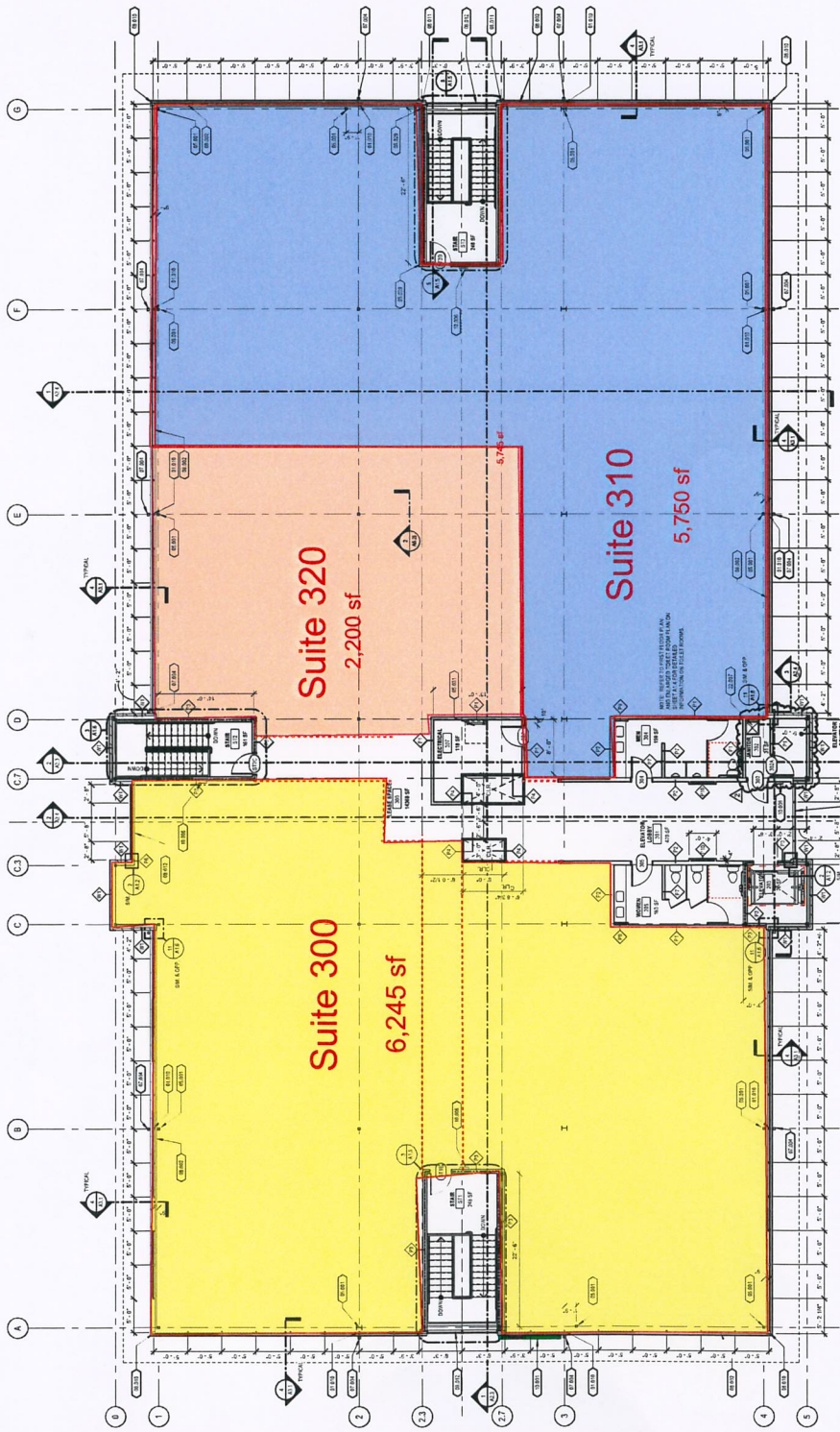
DESIGNED BY: BUTLER ROSEBURY & PARTNERS, INC.
 CHECKED BY: [Signature]
 DATE: JANUARY 18, 2014



A1.3

1/14/14

11/02/01 11:14:53 AM



1 THIRD FLOOR PLAN
1/8" = 1'-0"

3 DETAIL AT FIRE-SHEAR WALL TO STOREFRONT
1/8" = 1'-0"

2 DETAIL AT FIRE WALL TO STOREFRONT
1/8" = 1'-0"

KPM Building Leasing Option Six