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Silvers Greg Form 4 March 04, 2	-									
FORM	ПЛ	STATES					NGE C	OMMISSION	OMB	APPROVAL 3235-0287
if no lon, subject to Section 2 Form 4 of Form 5 obligation may con	STATEMENT OF CHANGES IN BENEFICIAL OWNERSHIP OF ion 16. a 4 or a 5 reations continue. Instruction STATEMENT OF CHANGES IN BENEFICIAL OWNERSHIP OF SECURITIES SECURITIES Section 16(a) of the Securities Exchange Act of 1934, Section 17(a) of the Public Utility Holding Company Act of 1935 or Section 30(h) of the Investment Company Act of 1940							burden ho response.	Number: January 31	
(Print or Type)	Responses)									
1. Name and A Silvers Grea	Address of Reporting gory K	Person <u>*</u>	Symbol	r Name and ROPERTII			g	5. Relationship of Issuer		
(Last) 909 WALN	(First) (1 IUT, SUITE 200	Middle)		f Earliest Tr Day/Year)				Director X Officer (give below)		le) % Owner her (specify
KANSAS ((Street) CITY, MO 64106			ndment, Da nth/Day/Year	-			6. Individual or Jo Applicable Line) _X_ Form filed by O Form filed by M Person	One Reporting I	Person
(City)	(State)	(Zip)	Tabl	e I - Non-D	erivative S	ecuri	ties Acq	uired, Disposed of	, or Beneficia	ally Owned
1.Title of Security (Instr. 3)	2. Transaction Date (Month/Day/Year)	Executior any	ned 1 Date, if	3. Transactio Code (Instr. 8)	4. Securiti n(A) or Dis (Instr. 3, 4	es Ac posed and f (A) or	quired l of (D) 5)	5. Amount of Securities Beneficially Owned Following Reported Transaction(s) (Instr. 3 and 4)	6. Ownership Form: Direct (D) or Indirect (I) (Instr. 4)	7. Nature of Indirect Beneficial Ownership (Instr. 4)
Common Shares of Beneficial Interest	02/28/2013			Code V	Amount 0 <u>(1)</u>	(D)	Price (<u>1</u>)	25,129 <u>(1)</u>	I	Bronda A Silvers TTEE and Gregory K Silvers TTEE, U/A dtd 3/10/2007, Bronda A Silvers Rev Trust
	02/28/2013			А	15,410	А		235,398	D	

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Common Shares of Beneficial Interest					\$ 18.18		
Common Shares of Beneficial Interest	02/28/2013	M <u>(2)</u>	10,475 (2)	D	\$ 48.79 (2)	224,923	D

Reminder: Report on a separate line for each class of securities beneficially owned directly or indirectly.

Persons who respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB control number.

Table II - Derivative Securities Acquired, Disposed of, or Beneficially Owned (e.g., puts, calls, warrants, options, convertible securities)

1. Title of Derivative Security (Instr. 3)	2. Conversion or Exercise Price of Derivative Security	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution Date, if any (Month/Day/Year)	4. 5. Number of Transactio-Derivative Code Securities (Instr. 8) Acquired (A) or Disposed of (D) (Instr. 3, 4, and 5)		6. Date Exercisable and Expiration Date (Month/Day/Year)		7. Title and Amount of Underlying Securities (Instr. 3 and 4)		
				Code V	(A)	(D)	Date Exercisable	Expiration Date	Title	Amoun or Number of Share
Option to Purchase Common Shares of Beneficial Interest	\$ 18.18	02/28/2013		М		15,410	01/01/2013	01/01/2023	Common Shares of Beneficial Interest	15,41

Reporting Owners

Reporting Owner Name / Address	Relationships							
I State and a state	Director	10% Owner	Officer	Other				
Silvers Gregory K 909 WALNUT SUITE 200 KANSAS CITY, MO 64106			EVP and COO					

Signatures

/s/ Gregory K. Silvers

03/04/2013

<u>Signature</u> of
Reporting Person

Date

Explanation of Responses:

* If the form is filed by more than one reporting person, *see* Instruction 4(b)(v).

- ** Intentional misstatements or omissions of facts constitute Federal Criminal Violations. See 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).
- (1) These share have already been reported and do not reflect any change.
- (2) These shares were assigned to the Company in payment of exercise prices and associated taxes.

Note: File three copies of this Form, one of which must be manually signed. If space is insufficient, *see* Instruction 6 for procedure. Potential persons who are to respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB number.