

Grant of Easement E-1920-20  
Site Downey Alternate Site, Boring \_\_\_\_\_  
Groundwater Well Field Development

KNOW ALL MEN BY THESE PRESENTS:

THAT Alfred A. Downey, Jr. & Deborah S. Downey, husband and wife (Grantor), in consideration of the sum of One Dollar (\$1.00), receipt of which is hereby acknowledged, and for and upon other good and valuable considerations, does hereby grant, bargain, sell, and convey unto the City of Norman, a municipal corporation ("Grantee"), a perpetual easement and right-of-way over, across, and under the following described real estate and premises situated in the City of Norman, Cleveland County, Oklahoma to wit:

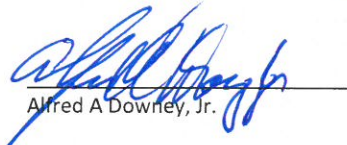
SEE ATTACHED LEGAL DESCRIPTION – ATTACHMENTS A and B

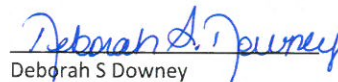
with the right of ingress and egress to and from the same, for the purpose of surveying, laying out, constructing, maintaining, and operating a groundwater well or wells, public utilities and/or roadway(s) and facilities incidental thereto, and the water rights to take groundwater that underlies the easement area. This easement shall be exclusive in favor of Grantee and no physical or functional encroachments or uses shall be permitted within the easement, so that neither Grantor nor anyone claiming by, from, through, or under Grantor shall encroach upon or use the easement area in any way whatsoever.

In addition, the Grantee shall at all times have complete and exclusive possession, use, and control of the existing irrigation well that is situated within the easement. Provided, however, Grantor may retain and remove the pump and motor, at Grantor's expense, and upon a date and time to be agreed upon between Grantor and the Grantee, but it no event later than ten (10) days after receipt of notice from the Grantee for Grantor to do so should Grantor so desire. The Grantee may use, relocate, modify, remove, or destroy the well and any or all of its components, accessories, appurtenances, or related facilities that lie within the easement, including the pump and motor if not removed by Grantor as herein provided, and the Grantee shall have no obligation to ever replace or restore same.

To have and to hold the same unto the said Grantee, its successors, and assigns forever. Said Grantor hereby covenants and warrants that at the time of delivery of these presents it is the owner in fee simple of the above described premises and that the same are free and clear of all liens and claims.

SIGNED and delivered this 9 day of 4 2019

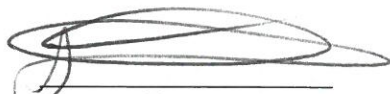
  
Alfred A Downey, Jr.

  
Deborah S Downey

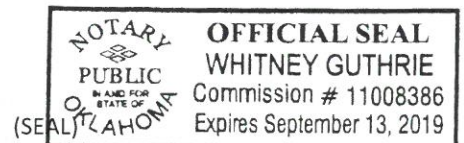
ACKNOWLEDGEMENT

STATE OF OKLAHOMA, COUNTY OF Cleveland ss.

This instrument was acknowledged before me on September 4, 2019, by Alfred A. Downey, Jr. and Deborah S. Downey.

  
Notary Public  
Commission No: 11008386

Expires: September 13, 2019



Approved as to form and legality this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
City Attorney

Approved and accepted by the Council of the City of Norman, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

ATTACHMENT "A"

Downey (300'x233')  
LEGAL DESCRIPTION

A tract of land lying in the Northwest Quarter (NW/4) of Section Thirteen (13), Township Nine (9) North, Range Two (2) West of the Indian Meridian, Cleveland County, Oklahoma being more particularly described as follows:

COMMENCING at the northeast corner of said NW/4;

THENCE South 89°45'48" West, along the north line of said NW/4, a distance of 743.25 feet, to the POINT OF BEGINNING;

THENCE South 00°14'12" East, perpendicular to said north line, a distance of 233.00 feet;

THENCE South 89°45'48" West, parallel with said north line, a distance of 300.00 feet;

THENCE North 00°14'12" West, perpendicular to said north line, a distance of 233.00 feet to a point on said north line;

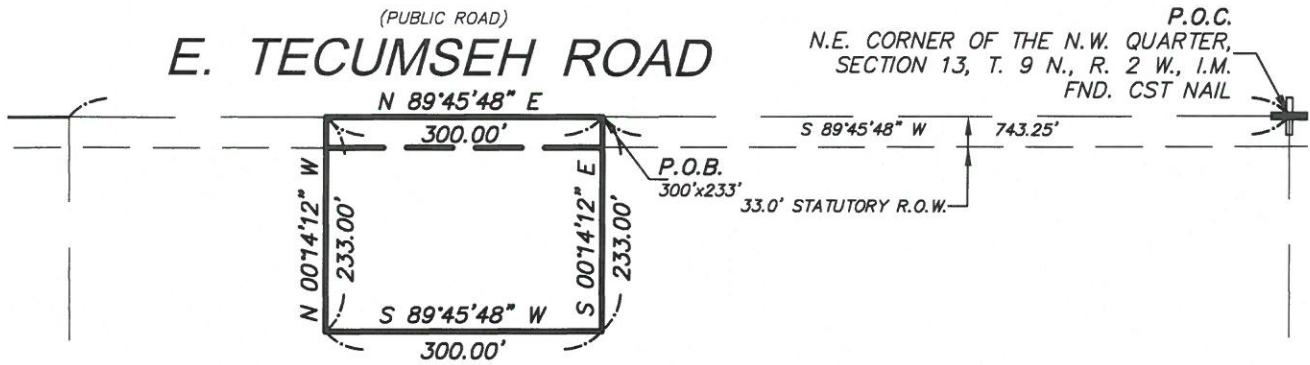
THENCE North 89°45'48" East, along said north line, a distance of 300.00 feet to the POINT OF BEGINNING.

Said described tract of land contains an area of 69,900 square feet or 1.6047 acres, more or less, of which 9,900 square feet or 0.2273 acres, more or less, is for statutory right-of-way along the north 33.00 feet of subject property.

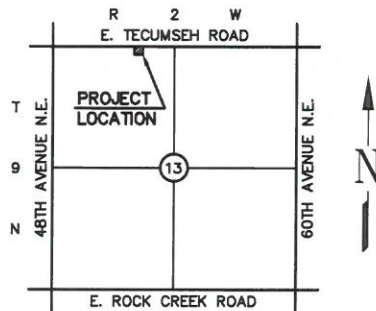
The bearing of South 89°45'48" West as shown on the north line of the Northwest Quarter of Section 13, Township 9 North, Range 2 West of the Indian Meridian was used as the basis of bearing for this survey.

Prepared by:  
Taylor Denniston, PLS No. 1787  
Smith Roberts Baldischwiler, LLC  
100 N.E. 5th Street  
Oklahoma City, OK 73104  
(405) 840-7094

# ATTACHMENT "B"



N/F  
ALFRED & DEBORAH DOWNEY  
E/2 OF THE NE/4



LOCATION MAP  
NOT TO SCALE



**ENGINEERING  
SURVEYING  
PLANNING**

OKLAHOMA CITY  
100 N.E. 5th Street  
Oklahoma City, OK 73104  
T: 405.840.7094  
F: 405.840.9116  
www.srbllc.com

NORMAN  
2500 McGee Drive  
Suite 100  
Norman, OK 73072  
T: 405.418.2286  
F: 405.418.2289  
srb@srblc.com

CERTIFICATE OF AUTHORIZATION NO. 3949 EXPIRES JUNE 30, 2019