

E-1213-63

Parcel No: 21.2
Project No:
J/P No: 29261(04)

TEMPORARY CONSTRUCTION EASEMENT

Know all men by these presents:

ANTHONY K MIRZAIIE and

That HERITAGE FINE HOMES LLC formerly HERITAGE FINE HOMES, INC., of Cleveland County, State of Oklahoma, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and, valuable consideration, has/have this day sold to the City of Norman, a temporary easement over the following described land to wit:

0.05 ACRES IN PART OF NE 1/4 OF SEC. 16-T8N-R2W as more particularly described on the ATTACHMENT EXHIBIT "A"

With the right of ingress and egress to and from the same, for the purpose of surveying, laying out, constructing, maintaining, and operating a public roadway, drainage structure or utility.

The sole purpose of this easement is to grant to the City of Norman the right to work on the above-described tract of land, and includes the right to use and remove any and all sand, rock, dirt, gravel, and other road building materials from the above-described tract of land.

It is a condition of this easement that it shall not be filed for record and that all rights conveyed to the City of Norman by this instrument shall terminate upon completion of construction of the project.

TEMPORARY CONSTRUCTION EASEMENT

To have and to hold the same unto the said city, its successors, and assigns forever.

Signed and delivered this 21st day of MAY, 2013.

(OWNER NAME) by:

HERITAGE FINE HOMES, LLC

by: X [Signature] MANAGER

[Signature] (ANTHONY K. MIRZAIIE)

MANAGER

Title

REPRESENTATIVE ACKNOWLEDGEMENT

STATE OF OKLAHOMA, COUNTY OF CLEVELAND, SS:

Before me, the undersigned, a Notary Public in and for said County and State, on this 21st day of MAY, 2013, personally appeared Anthony Mirzaie & Don Cerui, to me known to be the identical person(s) who executed the foregoing grant of easement and acknowledged to me that THEY executed the same as THEIR free and voluntary act and deed for the uses and purposes therein set forth.

WITNESS my hand and seal the day and year last above written.

My Commission Expires: January 7, 2015

Notary Public: Julie Shelton



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
SEAL:

E-1213-63

Exhibit "A"

A strip, piece, or parcel of land lying in the Northeast Quarter (NE 1/4) of Section 16, Township 8 North, Range 2 West of the Indian Meridian, Cleveland County, Oklahoma. Said parcel of land being more particularly described as follows:

COMMENCING at the Northeast corner of said NE 1/4 of said Section 16;

THENCE South 00°00'52" East along the East line of said NE 1/4, a distance of 200.69 feet;

THENCE South 89°59'08" West a distance of 60.00 feet to the POINT OF BEGINNING;

THENCE South 11°21'52" East a distance of 50.81 feet;

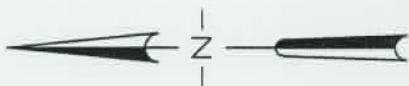
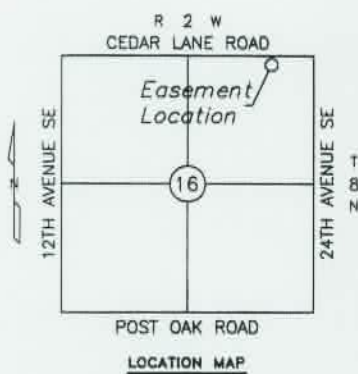
THENCE South 00°00'52" East parallel with the East line of said NE 1/4, a distance of 171.49 feet;

THENCE South 89°59'08" West a distance of 10.00 feet;

THENCE North 00°00'52" West parallel with the East line of said NE 1/4, a distance of 221.31 feet;
to the POINT OF BEGINNING.

Containing 1963.99 sq. ft. or 0.05 acres, more or less.

1/MS



LINE TABLE		
LINE	LENGTH	BEARING
L1	14.08	S45°37'50"E
L2	100.00	S89°06'58"W
L3	10.00	N00°53'02"W
L4	90.09	N89°06'58"E
L5	60.00	S89°59'08"W
L6	50.81	S11°21'52"E
L7	171.49	S00°00'52"E
L8	10.00	S89°59'08"W
L9	221.31	N00°00'52"W

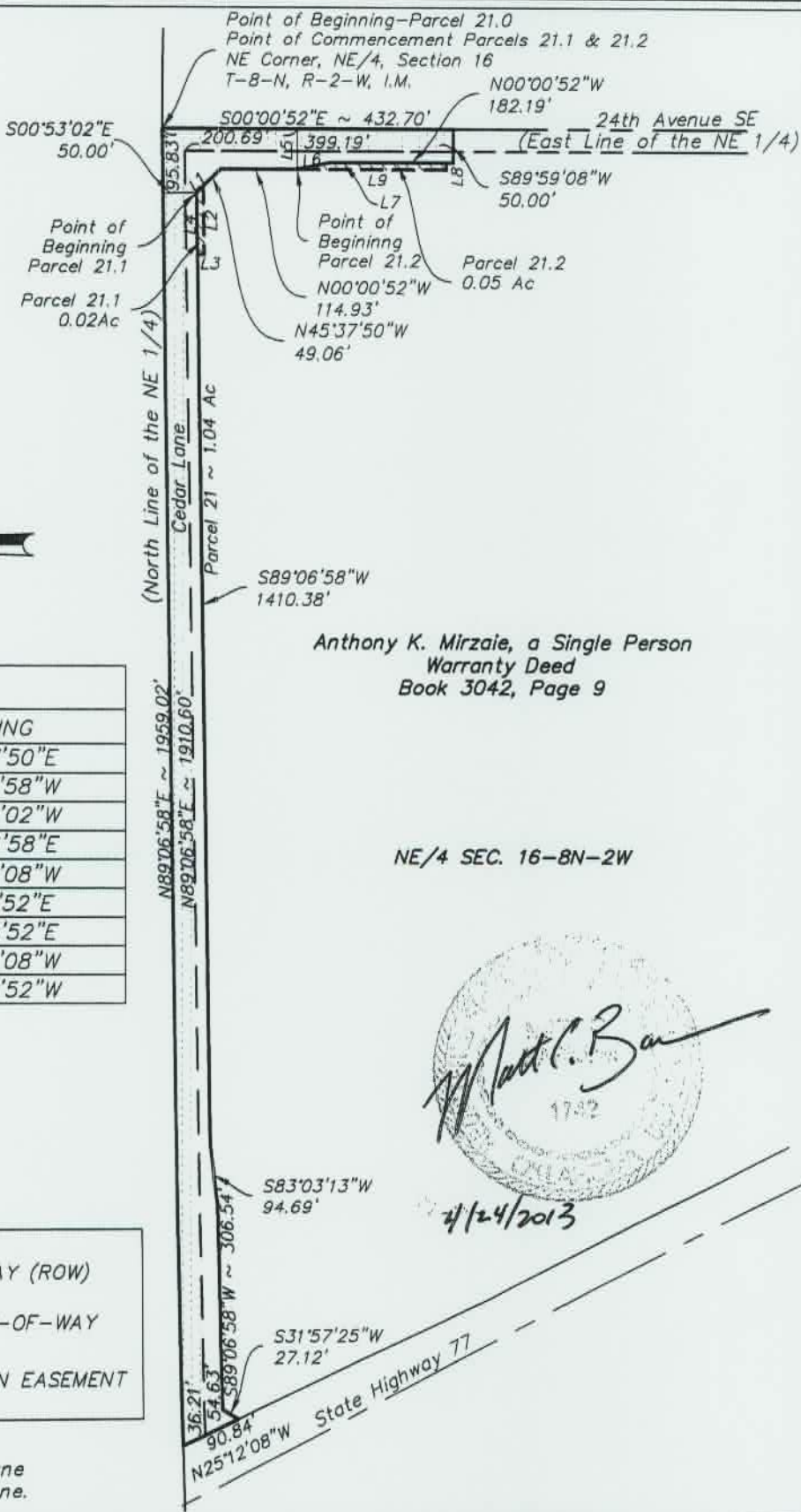
EXPLANATION:

ROW needed to construct Roadway/Sidewalk and to tie back to existing property grade back of sidewalk.

LEGEND

	PERMANENT RIGHT-OF-WAY (ROW)
	EXISTING 33' STAT. RIGHT-OF-WAY
	TEMPORARY CONSTRUCTION EASEMENT

Basis of Bearing: Project bearings derived from the Oklahoma State Plane Coordinate System, NAD83, South Zone.



Anthony K. Mirzaie, a Single Person
Warranty Deed
Book 3042, Page 9

NE/4 SEC. 16-8N-2W

Matthew C. Bar
1742
4/24/2013

LEMKE LAND SURVEYING, Inc.		Surveyed By:	Project: EXHIBIT "A" - PARCELS 21.0, 21.1 & 21.2	Sheet Number
3226 BART CORNER DRIVE, NORMAN, OK 73072 PH.(405)366-8841 FAX(405)366-8840 CA # 2084 http://www.lemke-ls.com		Drawn By: TA	PROPOSED RIGHT-OF-WAY & TEMPORARY CONST. EASEMENT	
		Approved By: MB	Project Location: PART OF THE NE 1/4 OF SECTION 16-8N-2W	1
		Date: 04/24/2013	NORMAN, CLEVELAND COUNTY, OKLAHOMA	
		Scale: 1" = 250'	Client: CITY OF NORMAN	Sheet 1 of 1
		Project No: 11006		