

Parcel No: 21.0
Project No:
J/P No: 29261(04)

GRANT OF EASEMENT

City of Norman

Know all men by these presents:

ANTHONY K. MIRZAIIE and

That HERITAGE FINE HOMES LLC, formerly HERITAGE FINE HOMES, INC, for and 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, do hereby grant, bargain, sell and convey unto the City of Norman, a municipal corporation, a public utility 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, the following described land to wit:

PART OF NE 1/4 of SEC. 16- T8N- R2W as more particularly described on 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.

PUBLIC ROADWAY, DRAINAGE AND UTILITIES

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):

HERITAGE FINE HOMES, LLCby: [Signature]MANAGER

Title

[Signature]
ANTHONY K. MIRZAIIEMANAGER

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, 2015Notary Public: [Signature]

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:

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:

BEGINNING at the Northeast corner of said NE 1/4;

THENCE South 00°00'52" East along the East line of said NE 1/4, a distance of 432.70 feet;

THENCE South 89°59'08" West a distance of 50.00 feet;

THENCE North 00°00'52" West parallel with the East line of said NE 1/4, a distance of 182.19 feet;

THENCE North 11°21'52" West a distance of 50.81 feet;

THENCE North 00°00'52" West parallel with the East line of said NE 1/4, a distance of 114.93 feet;

THENCE North 45°37'50" West a distance of 49.06 feet;

THENCE South 89°06'58" West parallel with the North line of said NE 1/4, a distance of 1410.38 feet;

THENCE South 83°03'13" West a distance of 94.69 feet;

THENCE South 89°06'58" West parallel with the North line of said NE 1/4, a distance of 306.54 feet;

THENCE South 31°57'25" West a distance of 27.12 feet to a point on the Easterly Right-of-Way line of the Oklahoma State Highway 77;

THENCE North 25°12'08" West along the Easterly Right-of-Way line of the Oklahoma State Highway 77, a distance of 90.84 feet;

THENCE North 89°06'58" East along North line of said NE 1/4, a distance of 1959.02 feet to the POINT OF BEGINNING.

Containing 45359.72 sq. ft. or 1.04 acres, more or less, of new Roadway Easement, the remaining area included in the above description being right-of-way occupied by the present roadway