

Parcel No: 3.1
Project No:
J/P No: 29289(04)

GRANT OF EASEMENT
City of Norman

Know all men by these presents:

That **Raven Investments, LLC**, 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, does hereby grant, bargain, sell and convey unto the City of Norman ("Grantee"), 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 (the "Property"):

Please see attached exhibit 3.1

All bearings contained in this description are based on the Oklahoma State Plane Coordinate System and are not astronomical bearings.

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 drainage or drainage structure.

Grantee shall use reasonable efforts to minimize damage to any improvements on the Property in the course of exercising grantee's easement rights. If Grantee abandons the easement or fails to commence construction on the public drainage or drainage structure within 5 years from the date of this Grant of Easement, then the said easement shall revert to the grantor, its successors and/or assigns.

PUBLIC DRAINAGE

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

Signed and delivered this 17th day of January 2020.

RAVEN INVESTMENTS, LLC, an Oklahoma limited liability company, by:



Donald J. Kyte

Manager
Title

REPRESENTATIVE ACKNOWLEDGMENT

STATE OF OKLAHOMA, COUNTY OF OKLAHOMA, SS:

Before me, the undersigned, a Notary Public in and for said County and State, on this 17th day of January 2020, personally appeared Donald J. Kyte, as Manager of Raven Investments, LLC, to me known to be the identical person who executed the foregoing grant of easement and acknowledged to me that he executed the same as his 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.





Notary Public
My Commission Expires May 15, 2022
Commission Number 14004506

Approved as to form and legality this _____ day of _____, 2020.

City Attorney

Approved and accepted by the Council of the City of Norman, this _____ day of _____, 2020.

Mayor

ATTEST:

City Clerk
SEAL:

Parcel 3.1
State Job Piece No. 26918(04)
Raven Investments, LLC
Drainage Easement
36th Avenue NW

A strip, piece or parcel of land lying in the SE $\frac{1}{4}$ of Section 3, T9N, R3W in Cleveland County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

Beginning at a point on the permanent West right-of-way line of 36th Avenue NW a distance of 424.38 feet N 00°35'55" W of and 50.00 feet S 89°24'05" W of the SE corner of said SE $\frac{1}{4}$, thence N 00°35'55" W along said right-of-way line a distance of 400.00 feet, thence S 21°12'10" W a distance of 107.70 feet, thence S 00°35'55" E parallel with said right-of-way line a distance of 150.00 feet, thence S 15°31'48" E a distance of 155.24 feet to point of beginning.

Also:

Beginning at a point on the permanent West right-of-way line of 36th Avenue NW a distance of 1024.38 feet N 00°35'55" W of and 50.00 feet S 89°24'05" W of the SE corner of said SE $\frac{1}{4}$, thence N 00°35'55" W along said right-of-way line a distance of 300.00 feet, thence S 21°12'10" W a distance of 53.85 feet, thence S 00°35'55" E parallel with said right-of-way line a distance of 200.00 feet, thence S 22°24'00" E a distance of 53.85 feet to point of beginning.

Containing 0.37 acres, more or less.

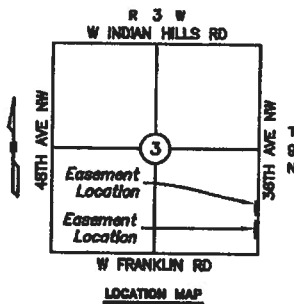
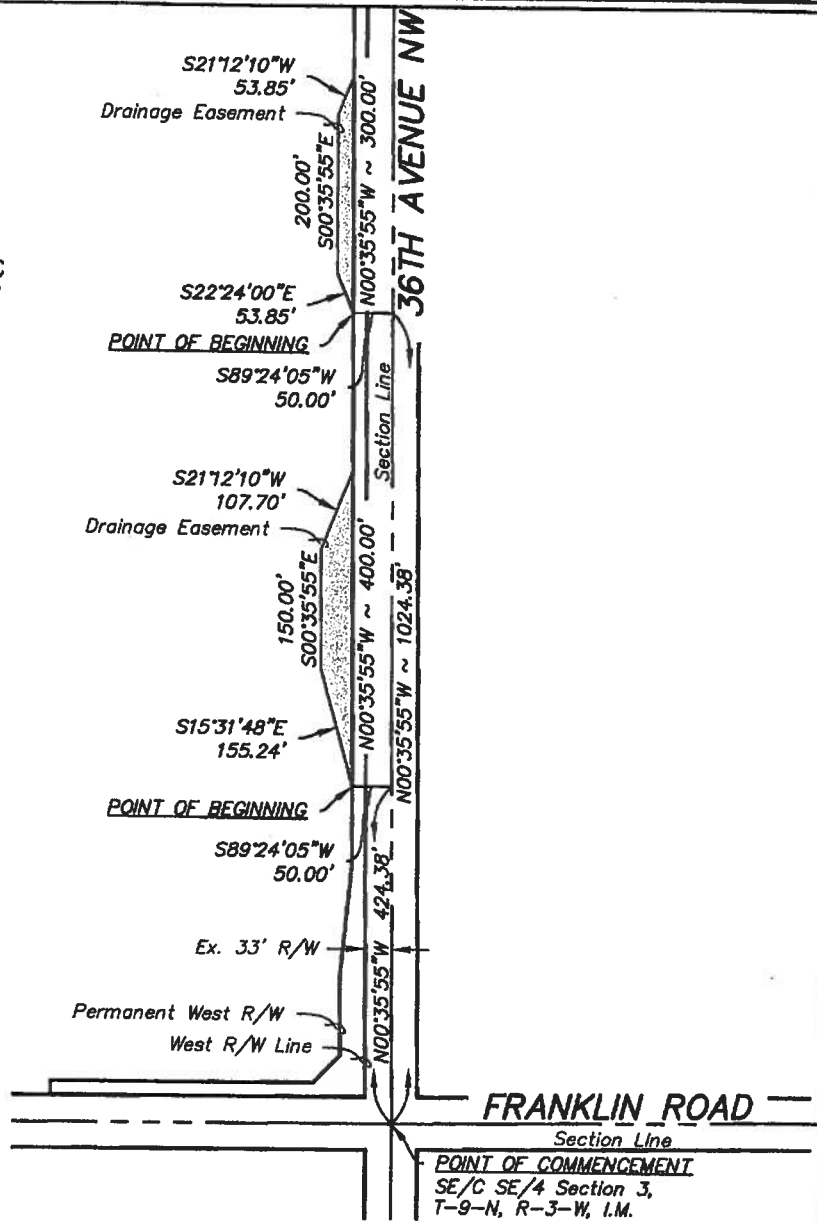
This legal description was prepared under the direct supervision of Kelly J. Henderson, PLS. The Basis of bearing is the East line of the SE $\frac{1}{4}$ having a bearing of N 00°35'55" W.


Kelly J. Henderson, PLS.



EXHIBIT

Raven Investments, LLC
Book 5637, Page 347



Scale 1" = 200'
BASIS OF BEARING: N 00°35'55" W = East
line SE/4 Section 3, T-9-N, R-3-W, I.M.

		LEMKE LAND SURVEYING, LLC 3228 BART CORNER DRIVE, NORMAN, OK 73072 PH: (405) 328-8241 FAX: (405) 328-8540 CA # 8876 http://www.lemke-ls.com		Surveyed By: PR/DB Drawn By: CW Approved By: KJH Date: 03/07/2018 Scale: 1" = 200' Project No: 13065	Project: DRAINAGE EASEMENT (PARCEL 3.1) STATE JOB PIECE NO. 26918(04) Project Location: PT. SE/4 SECTION 3, T-9-N, R-3-W, I.M. CLEVELAND COUNTY, OKLAHOMA Client: CITY OF NORMAN	Sheet Number 1 Sheet 1 of 1