

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT The City of Norman, Oklahoma (Grantor), a municipal corporation of Cleveland County, party of the first part, in consideration of the sum of TEN DOLLARS (\$ 10.00) , receipt of which is hereby acknowledged, and for and upon other good and valuable consideration do hereby grant, bargain, sell and convey unto the Cedar Lane HOA, party of the second part, the fee simple title in and to the following described real property and premises, and including all right, title and interest in and to the airspace, light and view above the surface of the lands herein described, reserving and excepting the mineral interests, therein, to-wit::

See Exhibit "A" attached hereto.

Together with all improvements thereon and the appurtenances thereunto belonging, and warrant the title to the same.

To have and to hold said described premises unto said City of Norman, its heirs and assigns forever, free clear and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature, reserving and excepting the mineral interests therein; provided, however, that any explorations or development of said reserved mineral rights shall not directly or indirectly interfere with the use of said land by the City of Norman.

Signed and delivered this _____ day of _____, 2018.

Grantor

Grantor (if two parties)

REPRESENTATIVE ACKNOWLEDGEMENT

STATE OF _____, COUNTY OF _____, SS:

Before me, the undersigned, a Notary Public in and for said County and State, on this _____ day of _____, 2018, personally appeared _____(Grantors), to me known to be the identical person(s) who executed the foregoing grant of easement and acknowledged to me that _____ executed the same as _____ 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: _____ Notary Public: _____

Approved as to form and legality this _____ day of _____, 2018.

City Attorney

Approved and conveyed by the Council of the City of Norman, this _____ day of _____, 2018.

ATTEST: _____ Mayor

City Clerk

SEAL:

EXHIBIT "A"
LEGAL DESCRIPTION
for
CEDAR LANE SECTION I
COMMON AREA "C" & D/E

A part of the Northwest Quarter (NW/4) of Section Sixteen (16), Township Eight (8) North, Range Two (2) West of the Indian Meridian, City of Norman, Cleveland County, Oklahoma, more particularly described as follows:

COMMENCING at the Northwest corner of the Northwest Quarter (NW/4) of said section; thence South 00°13'26" East along the west line of said Northwest Quarter a distance of 1,318.40 feet to a point on the south line of the recorded plat of Cedar Lane Section I, an addition to the City of Norman;

Thence North 89°24'33" East along the south line of said recorded plat a distance of 1,429.80 to a point on the west line of the recorded plat of Cedar Lane Section I, an addition to the City of Norman;

Thence South 00°07'00" East along the west line of said recorded plat a distance of 474.00 feet to the Point of Beginning;

Thence from said POINT OF BEGINNING North 89°26'54" East a distance of 357.20 feet to a point on the east line of the recorded plat of Cedar Lane Section I, an addition to the City of Norman;

Thence along the east line of said recorded plat the following five calls:

1. South 00°33'06" East a distance of 20.73 feet;
2. South 89°26'54" West a distance of 93.89 feet;
3. South 00°33'06" East a distance of 61.18 feet;
4. South 26°09'16" West a distance of 58.09 feet;
5. South 00°33'06" East a distance of 220.96 feet to a point on the south line of the recorded plat of Cedar Lane Section I, an addition to the City of Norman;

Thence South 89°26'54" West along the south line of said recorded plat a distance of 239.89 feet to a point on the west line of the recorded plat of Cedar Lane Section I, an addition to the City of Norman;

Thence North 00°07'00" West along the west line of said recorded plat a distance of 354.78 feet to the Point of Beginning.

Said area containing 2.0522 acres more or less.