

Parcel No: 4
Project No:
J/P No: 26918(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 Ten Dollars and Other Valuable Consideration (\$10.00 and OVC), 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"):

See attached Legal Description for Parcel 4

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

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 roadway, drainage structure, or utility 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.

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 4.0
State Job Piece No. 26918(04)
C & M Real Estate, LLC
Proposed Right-of-Way
36th Ave. NW & Franklin Rd.

A strip, piece or parcel of land lying in the SW¹/₄ of Section 2, T9N, R3W in Cleveland County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

Beginning at the point where the North right-of-way line of Franklin Road intersects the East right-of-way line of 36th Avenue NW a distance of 33.00 feet N 89°20'12" E of and 33.00 feet N 00°35'55" W of the SW corner of said SW¹/₄, thence continuing N 00°35'55" W along said East right-of-way line a distance of 1,369.59 feet, thence S 89°45'30" E a distance of 17.00 feet, thence S 00°35'55" E parallel with said right-of-way line a distance of 1078.00 feet, thence S 11°54'31" E a distance of 101.98 feet, thence S 00°35'55" E parallel with said right-of-way line a distance of 150.00 feet, thence S 45°35'55" E a distance of 34.33 feet, thence N 89°20'12" E a parallel with the North right-of-way line of Franklin Road a distance of 371.53 feet, thence, S 00°39'48" E a distance of 17.00 feet to a point on said right-of-way line, thence S 89°20'12" W along said right-of-way line a distance of 432.82 feet to point of beginning.

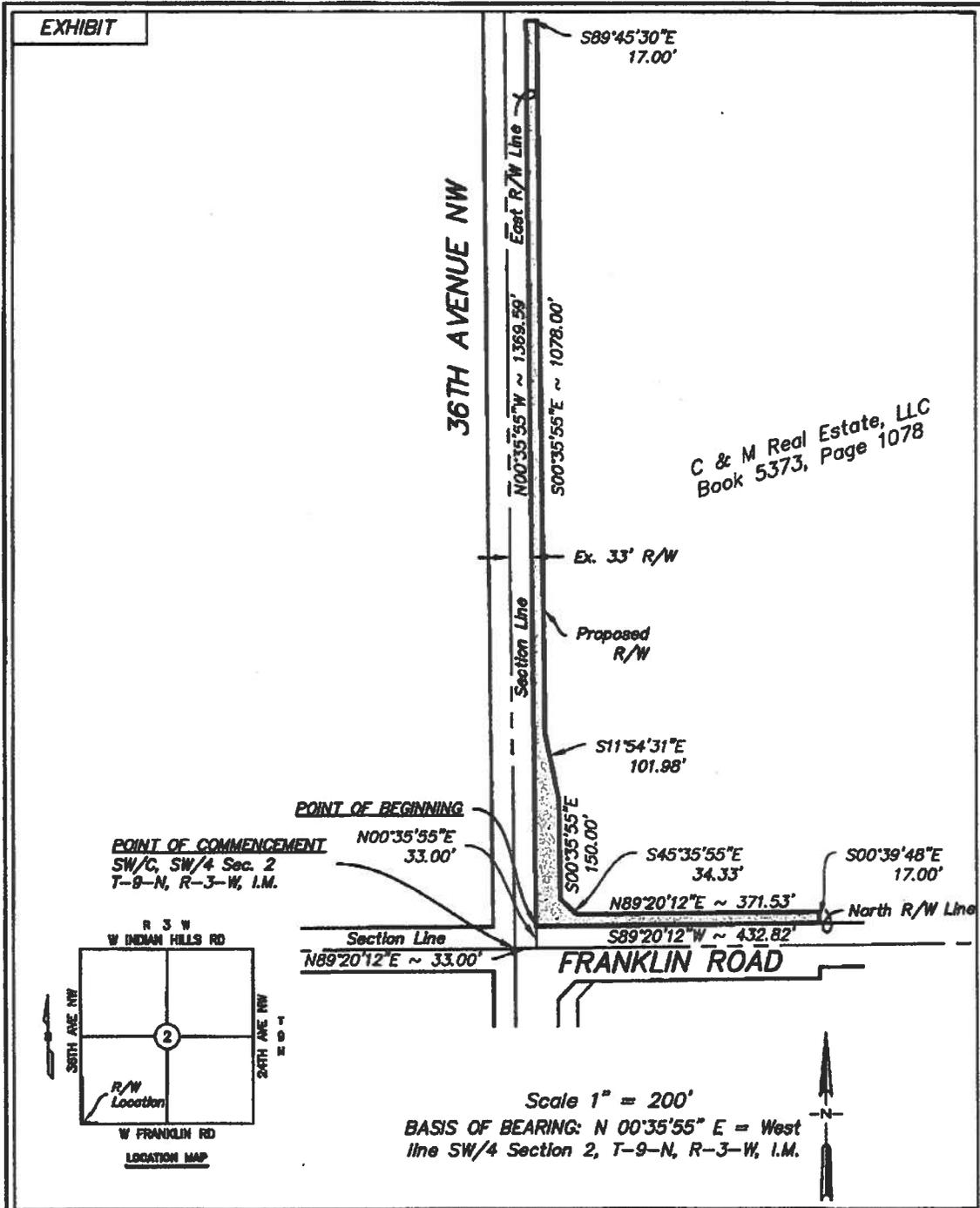
Containing 0.81 acres, more or less of new right-of-way.

This legal description was prepared under the direct supervision of Kelly J. Henderson, PLS. The Basis of bearing is the West line of the SW¹/₄ having a bearing of N 00°35'55" E.

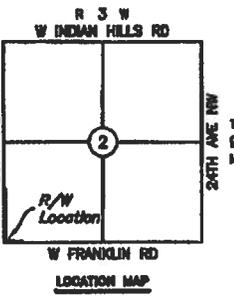

Kelly J. Henderson, PLS



EXHIBIT



C & M Real Estate, LLC
Book 5373, Page 1078



Scale 1" = 200'
BASIS OF BEARING: N 00°35'55" E = West
line SW/4 Section 2, T-9-N, R-3-W, I.M.

	LEMKE LAND SURVEYING, LLC		Surveyed By: PR/DB	Project: PROPOSED R/W (PARCEL 4.0)	Sheet Number 1 Sheet 1 of 1
			Drawn By: SA	STATE JOB PIECE NO. 28818 (64)	
	3228 EAST CORBEN DRIVE, NORMAN, OK 73072 PH:(405)300-0341 FAX:(405)300-0340 CA # 0670 http://www.lemke-ls.com		Approved By: KJH	Project Location: PT. SW/4 SECTION 2, T-9-N, R-3-W, I.M.	
			Date: 3/7/2017	CLEVELAND COUNTY, OKLAHOMA	
		Scale: 1" = 200'	Client: CITY OF NORMAN		
		Project No: 15085			