



DETENTION EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, David C. Frye, Manager, the owner(s) of the legal and equitable title to the following described real estate situated in the City of Broken Arrow, Tulsa County, Oklahoma, for and in consideration of the sum of One Dollar, cash in hand, paid by the City of Broken Arrow, Oklahoma and other good and valuable considerations, receipt of which are hereby acknowledged, do(es) hereby dedicate to the public, forever, the following described property, to wit: Exhibit 6A (1 of 2), Exhibit 6A (2 of 2)

upon the completion of the initial construction by the Grantor and the acceptance by the City of Broken Arrow with right of ingress and egress to and from the same, for the purpose of maintaining, operating, and replacing stormwater detention facilities and appurtenances. The Owner will construct the detention improvements and the City upon acceptance will be in charge of the utility.

The City is hereby given and granted the exclusive possession of said above described premises for the purposes aforesaid, and grantor(s), for him/her and their heirs, administrators, successors and assigns, covenant(s) and agree(s) that no building, structure, wall or other above ground obstruction will be placed, erected, installed or permitted upon the above described land; the stormwater detention facilities and appurtenances located thereon shall be maintained and kept clear of debris by the grantor(s), and further covenant(s) and agree(s) that in the event the terms of this paragraph are violated by the grantor(s) or any person in privity with them, such violation will be promptly corrected and eliminated immediately upon receipt of notice from City or City shall have right to remove or otherwise eliminate such violation, and grantor(s), his/her heirs, administrators, successors and assigns, shall promptly pay the actual cost thereof.

TO HAVE AND TO HOLD such easement and right of way unto the City of Broken Arrow, Oklahoma, its successors and assigns forever.

DATED this 18th day of April, 2017.

David C. Frye, Manager

State of Oklahoma Ariz
County of Washington

Before me, the undersigned Notary Public, in and for said County and State, on this 18th day of April, 2017, personally appeared David C. Frye known to me to be the identical person(s) who executed the within and foregoing instrument in writing and acknowledged to me that he/she executed the same as his/her and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last written above:
Kristy Payne
Notary Public
Washington County, Arkansas
My Commission expires Comm. No. 12390934
Comm. Exp. 11-17-22

Approved as to Form:

Lesli Myers
Asst. City Attorney

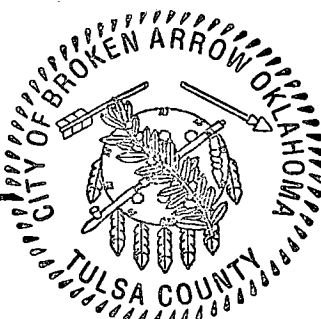
Approved as to Substance:

Michael Frye
City Manager

Engineer no checked: 10-5-17
Project:

ATTEST:

Lisa Blackford
(Seal) CITY CLERK



City of Broken Arrow
P.O. Box 610
Broken Arrow, OK 74013

EXHIBIT "6A" (1 OF 2)

LEGAL DESCRIPTION

OWNER: 91st LYNN LANE, LLC
Section 13, T-18-N, R-14-E

Detention Easement

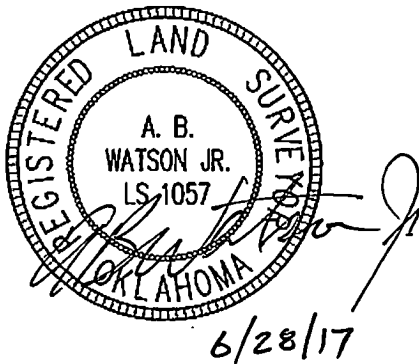
Real Estate: A parcel of land lying in the Southwest Quarter (SW/4) of Section Thirteen (13), Township Eighteen (18) North, Range Fourteen (14) East of the Indian Base and Meridian, Tulsa County, Oklahoma. Bearings based on State Plane Coordinates and evidence found in the field.

Detention Easement Description:

Commencing at the Southeast corner of the Southwest Quarter of Section 13, Township 18 North, Range 14 East, Thence N 1°18'34" W along the East line of the SW/4 a distance of 1330.00 feet to the Point of Beginning, Thence N 1°18'34" W a distance of 336.26 feet, Thence S 88°46'13" W a distance of 564.03 feet, Thence S 1°14'53" E a distance of 69.69 feet, Thence N 88°44'40" E a distance of 235.05 feet, Thence S 1°17'35" E a distance of 75.02 feet, Thence N 88°45'20" E a distance of 199.08 feet, Thence S 1°18'34" E a distance of 191.89 feet, Thence N 88°41'26" E a distance of 130.00 feet to the Point of Beginning. Containing 2.04 acres or 88,871 square feet, more or less.

Real Property Certification

I, A. B. Watson Jr., certify that the attached legal description closes in accord with existing records, is a true representation of the real property as described, and meets the minimum technical standards for land surveying in the State of Oklahoma.

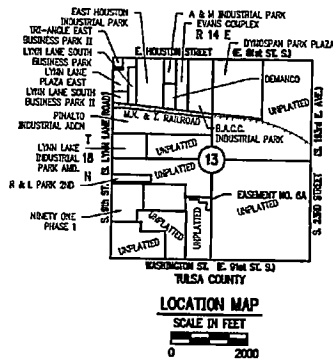


Surveyor's Name: **A. B. Watson Jr.**
Oklahoma P.L.S. # **1057**
Certificate of Authorization No. **973**
CA expiration date: **July 30, 2018**

City of Broken Arrow
P.O. Box 610
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EXHIBIT "6A" (2 OF 2)

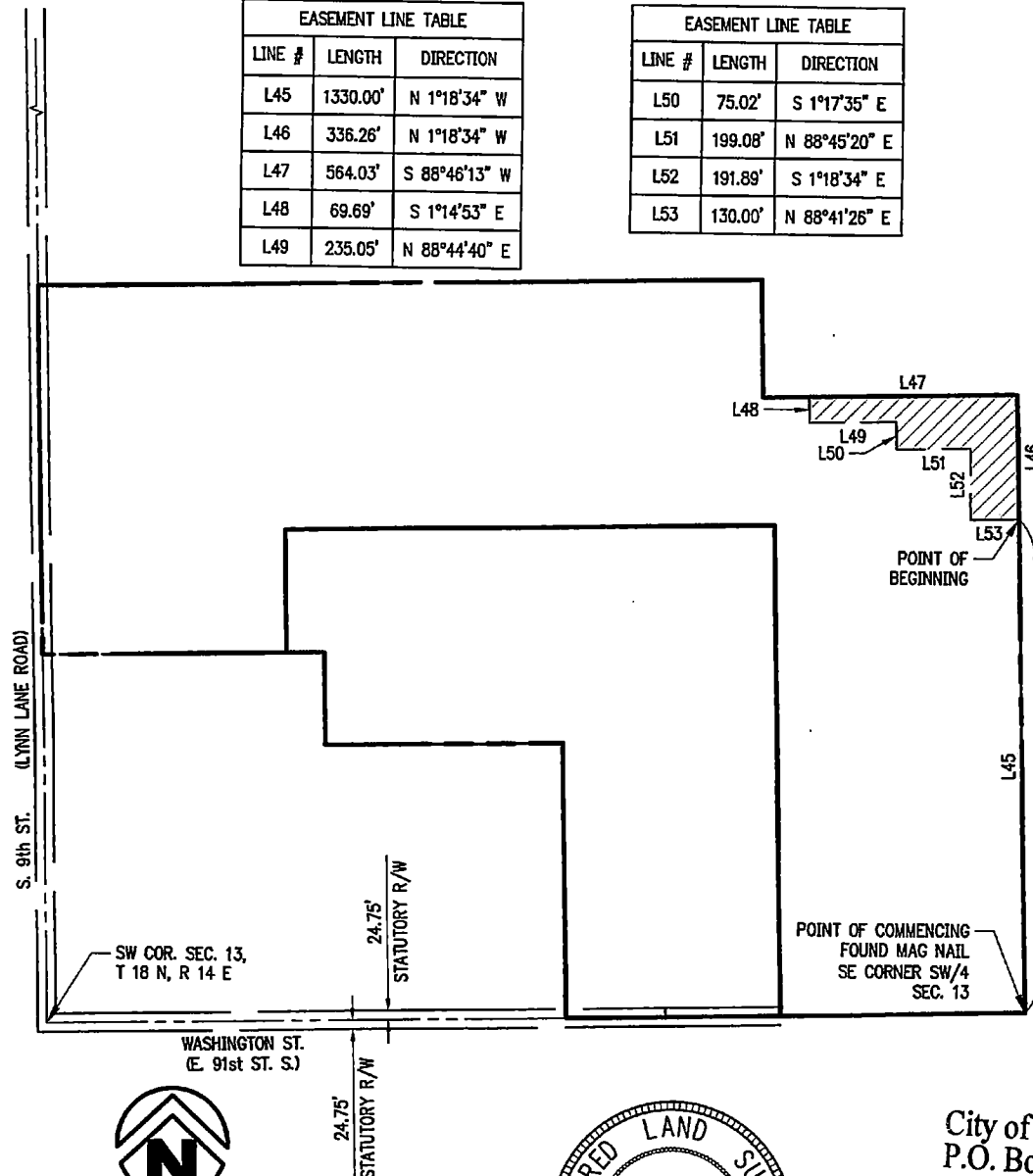
DETENTION EASEMENT



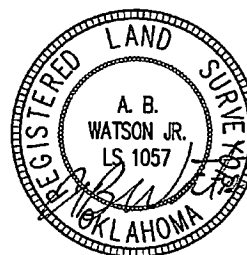
JOB: 15106901
 PARCEL NO.: 6A
 COUNTY: TULSA
 LOCATION DESC: SW/4 SEC 13, T 18 N, R 14 E
 BEFORE GROSS (MORE OR LESS): 0 SF 0 AC
 EXISTING R/W: 0 SF 0 AC
 PERMANENT R/W: 0 SF 0 AC
 REM. IN QTR.: N/A N/A
 WATERLINE EASEMENT: N/A N/A
 DETENTION EASEMENT: 88,871 SF 2.04 AC
 OWNER: 91st LYNN LANE, LLC

EASEMENT LINE TABLE		
LINE #	LENGTH	DIRECTION
L45	1330.00'	N 1°18'34" W
L46	336.26'	N 1°18'34" W
L47	564.03'	S 88°46'13" W
L48	69.69'	S 1°14'53" E
L49	235.05'	N 88°44'40" E

EASEMENT LINE TABLE		
LINE #	LENGTH	DIRECTION
L50	75.02'	S 1°17'35" E
L51	199.08'	N 88°45'20" E
L52	191.89'	S 1°18'34" E
L53	130.00'	N 88°41'26" E



GRAPHIC SCALE IN FEET
 400' 0 400'
 CRAFTON, TULL & ASSOCIATES, INC.
 CA 973 (PE/LS) EXPIRES 6/30/2018



City of Broken Arrow
 P.O. Box 610
 Broken Arrow, OK 74013

6/28/17

SHEET 2 OF 2