

## UTILITY EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, **IEGFRIED COMPANIES, INC**, the owner(s), of the legal and equitable title to the following described real estate, "Grantor," in consideration of the sum of One Dollar (\$1.00), cash in hand paid by the City of Broken Arrow, Oklahoma and other good and valuable considerations, receipt of which is hereby acknowledged, do hereby assign(s), grant(s) and convey(s) to the **CITY OF BROKEN ARROW**, Tulsa County, Oklahoma, a municipal corporation, its successors and assigns, "Grantee," an easement and right of way over and across the following described real property and premises, situated in TULSA County, State of Oklahoma to wit:

**SEE EXHIBIT "A"**

with right of ingress and egress to and from the same, for the purpose of constructing, operating, and replacing utility lines and appurtenances.

Grantor agrees not to build or construct any building or buildings upon the permanent easement area. However, Grantor expressly reserves the right to build and construct sidewalks, streets and driveways, water mains, gas lines, electrical lines and other public service facilities across said premises herein described.

There is further granted, the right to remove any tree or parts of trees, which in the judgment of the City may interfere with the construction of the applicable utilities.

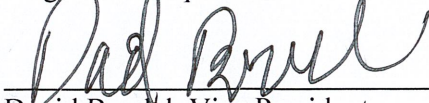
PROVIDED, that the said Grantor, his/her heirs, executors, administrators and assigns, shall fully use and enjoy the said premises except as may be necessary for the purposes herein granted to the City, its successors or assigns.

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

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed this 22 day of October, 2024.

Return to:  
City of Broken Arrow  
City Clerk  
PO Box 610  
Broken Arrow, OK 74013

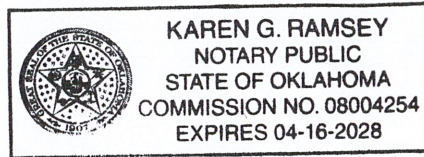
Siegfried Companies, Inc.

  
\_\_\_\_\_  
David Bendel, Vice President

STATE OF OKLAHOMA )  
COUNTY OF Tulsa ) §

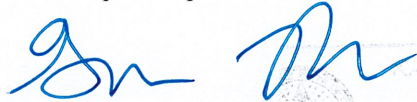
22 BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this day of October 2024, personally appeared David Bendel, to me known to be the identical person(s) who executed the within and foregoing instrument in writing and acknowledged to me that he (she) executed the same as his (her) free and voluntary act and deed, and as the free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal of office the day and year last written above.



  
NOTARY PUBLIC

Approved as to Form:  
CITY of Broken Arrow, Oklahoma,  
A municipal corporation

  
Assistant City Attorney

Approved as to Substance:  
CITY of Broken Arrow, Oklahoma,  
A municipal corporation

Michael L. Spurgeon, City Manager

Attest:

Engineer Sm Checked: 10/29/24  
Project: Waterline Easement, Creek Turnpike and Florence

City Clerk

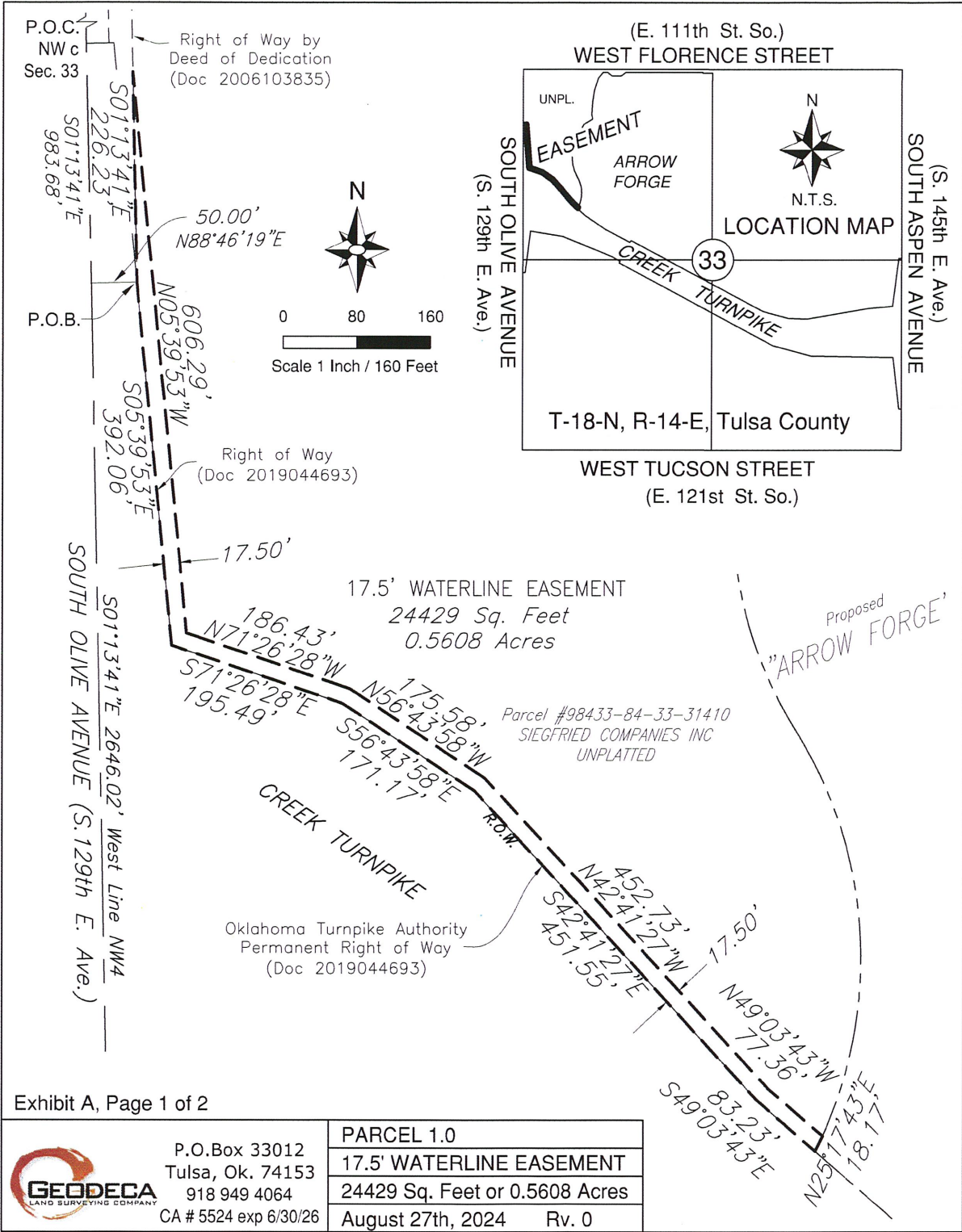



Exhibit A, Page 1 of 2

	P.O.Box 33012	PARCEL 1.0
	Tulsa, Ok. 74153	17.5' WATERLINE EASEMENT
	918 949 4064	24429 Sq. Feet or 0.5608 Acres
	CA # 5524 exp 6/30/26	August 27th, 2024 Rv. 0

Project: 2304020

**LEGAL DESCRIPTION:**

A tract of land that is a part of the Northwest Quarter (NW/4) of Section Thirty-three (33), Township Eighteen (18) North, Range Fourteen (14) East of the Indian Meridian, Tulsa County, State of Oklahoma, being more particularly described as follows: Commencing at the Northwest Corner of said Northwest Quarter (NW/4), thence along the West line of the NW/4, S01°13'41"E a distance of 983.68 feet; thence N88°46'19"E a distance of 50.00 feet to the Point of Beginning; thence along the Oklahoma Turnpike Authority right of way as described in Journal Entry of Judgement for Case No. CJ-99-357, filed as Document #2019044693 at the Office of the Tulsa County Clerk, S05°39'53"E a distance of 392.06 feet; thence continuing along said right of way, S71°26'28"E a distance of 195.49 feet; thence continuing along said right of way, S56°43'58"E a distance of 171.17 feet; thence continuing along said right of way, S42°41'27"E a distance of 451.55 feet; thence continuing along said right of way, S49°03'43"E a distance of 83.23 feet; thence N25°17'43"E a distance of 18.17 feet; thence N49°03'43"W a distance of 77.36 feet; thence N42°41'27"W a distance of 452.73 feet; thence N56°43'58"W a distance of 175.58 feet; thence N71°26'28"W a distance of 186.43 feet; thence N05°39'53"W a distance of 606.29 feet; thence along the existing right of way as described in Deed of Dedication, filed as Document #2006103835 at the Office of the Tulsa County Clerk, S01°13'41"E a distance of 226.23 feet to the Point of Beginning.

having an area of 24429 Square Feet, 0.5608 Acres

Bearings Based on the Oklahoma State Plane, Zone North NAD83 grid

This legal description meets the minimum technical standards for legal descriptions in the State of Oklahoma

Russell M. Muzika,  
Oklahoma PLS No. 1603  
August 27th 2024

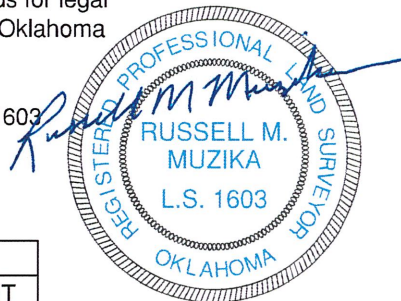



Exhibit A, Page 2 of 2

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