

DEED OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, CHEENEAH MARIA ARMSTRONG, the owner 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 (\$1.00), cash in hand, paid by the City of Broken Arrow, Oklahoma and other good and valuable considerations, receipt of which are hereby acknowledged, does hereby dedicate to the City of Broken Arrow for the benefit of the public, forever, the following described property, to wit:

SEE EXHIBIT "A"

Together with all the improvements thereon and appurtenances thereunto belonging.

TO HAVE TO HOLD such property unto the City of Broken Arrow, Oklahoma, a municipal corporation, its successors and assigns, forever.

DATED this th 17 day of January 2025.

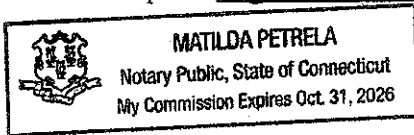

Cheeneah Maria Armstrong

State of Connecticut
County of Hartford) §.

Before me, the undersigned, a Notary Public within and for said County and State, on the 17th day of January, 2025, personally appeared **Cheeneah Maria Armstrong**, to me known to be the identical person who executed the within and foregoing instrument in writing and acknowledged to me that she executed the same as her free 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 above written.

My Commission Expires: October 31-2026



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

[Signature]
Assistant City Attorney

[Signature]
Notary Public

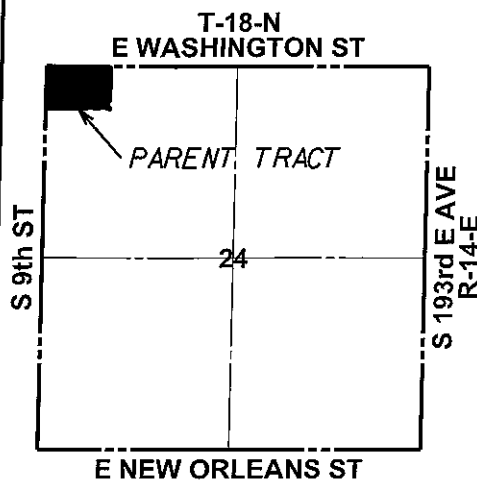
Approved as to Substance:
CITY of Broken Arrow, Oklahoma,
A municipal corporation

Michael L. Spurgeon, City Manager

Attest:

Engineer: ELR Checked: 1/28/25
Project: ST2027 9th Street Widening-Houston to Washington
Parcel 1.0

City Clerk



Parcel No.: 1.0
County: Tulsa
Legal Description: See Exhibit "A"
Project Number: ST2027

LEGEND

POB - Point of Beginning
POC - Point of Commencement
SPC - State Plane Coordinates
R/W - Right-of-Way

| | | | |
|----------------------------|---------|------|-------------|
| Tract Area | 504.769 | S.F. | 11.59 Acres |
| Existing R/W | 35.358 | S.F. | 0.81 Acres |
| Proposed R/W | 44.287 | S.F. | 1.02 Acres |
| Rem in Tract | 425.124 | S.F. | 9.76 Acres |
| Perpetual Easement | - | S.F. | - Acres |
| Temp Construction Easement | - | S.F. | - Acres |
| Drainage Easement | - | S.F. | - Acres |

EXHIBIT NOTES

1. This Exhibit is a sketch descriptive only of size, shape and location of the proposed Right-of-Way easement and does not constitute a plat of survey of the Grantor's Property.

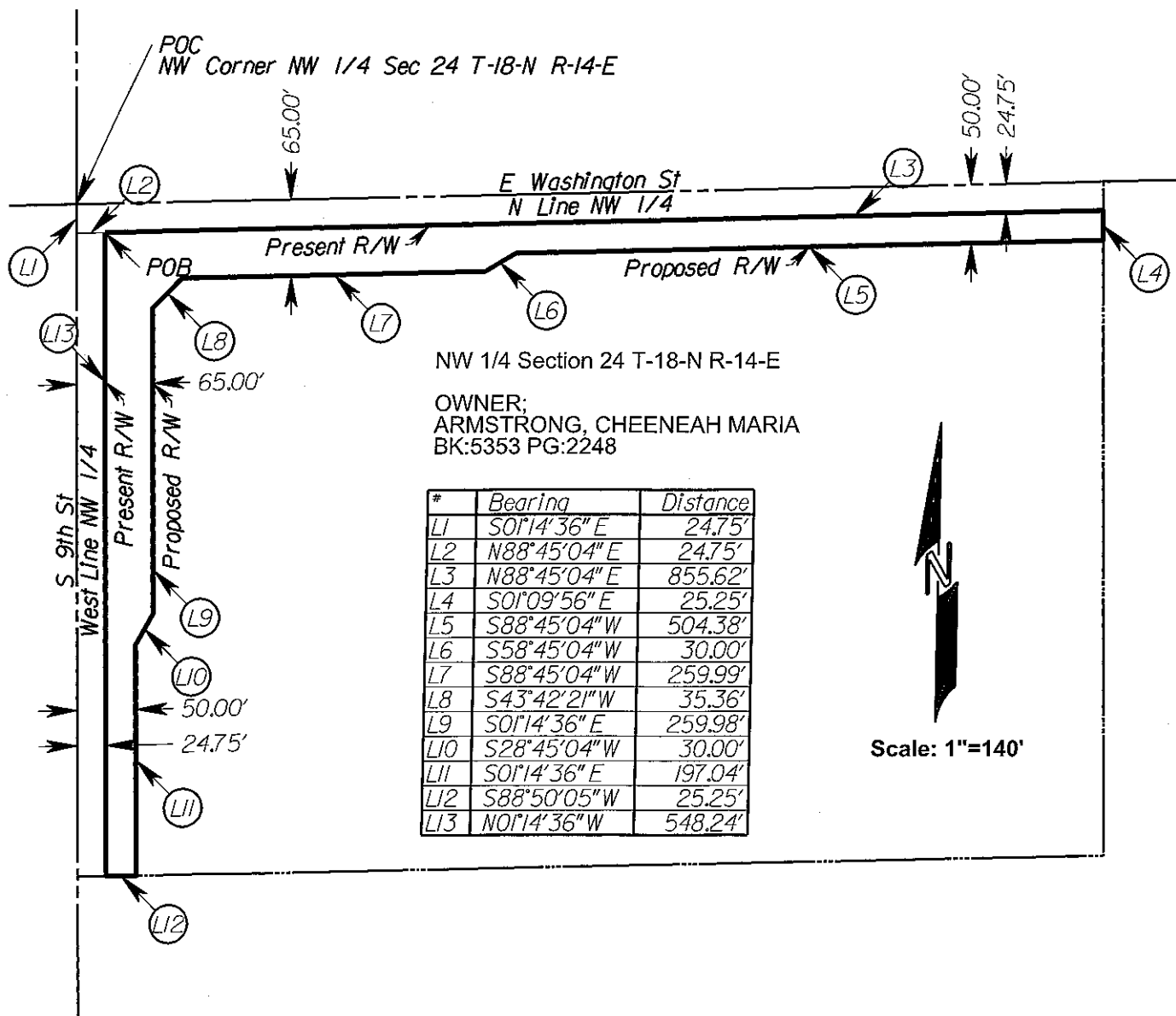


EXHIBIT "A"

PROPOSED PERMANENT RIGHT-OF-WAY

PARCEL 1.0

CITY PROJECT NO. ST2027

PROPOSED RIGHT-OF-WAY LEGAL

A parcel of land lying in the NW 1/4 of Section 24, Township 18 North, Range 14 East, City of Broken Arrow, Tulsa County, State of Oklahoma, said parcel being more particularly described as follows:

Commencing at the NW Corner of said Section 24; thence a distance of 24.75 feet, on a bearing of S01°14'36"E (being the basis of bearings for this description) along the West line of said NW 1/4; thence a distance of 24.75 feet, on a bearing of N88°45'04"E to a point on the present Southerly Right-of-Way line for East Washington Street same being a line 24.75 feet South of and parallel with the North line of said NW 1/4 as well as the Point of Beginning; thence N88°45'04"E along said present Southerly Right-of-Way line and parallel a line, a distance of 855.62 feet; thence S01°09'56"E, a distance of 25.25 feet to a point on a line being 50.00 feet South of and parallel with the North line of said NW 1/4; thence S88°45'04"W along said parallel line, a distance of 504.38 feet; thence S58°45'04"W, a distance of 30.00 feet to a point on a line being 65.00 feet South of and parallel with the North line of said NW 1/4; thence S88°45'04"W along said parallel line, a distance of 259.99 feet; thence S43°42'21"W, a distance of 35.36 feet to a point on a line being 65.00 feet East of and parallel with the West line of said NW 1/4; thence S01°14'36"E along said parallel line a distance of 259.98 feet; thence S28°45'04"W, a distance of 30.00 feet to point on a line being 50.00 feet East of and parallel with the West line of said NW 1/4; thence S01°14'36"E along said parallel line, a distance of 197.04 feet; thence S88°50'05"W, a distance of 25.25 feet to a point on the present Easterly Right-of-Way line for South 9th Street same being a line 24.75 feet East of and parallel with the West line of said NW 1/4; thence N01°14'36"W along said present Right-of-Way line and parallel line, a distance of 548.24 feet to the Point of Beginning.

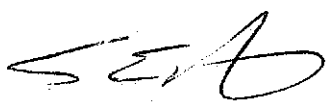
Said parcel containing 44,287 square feet, or 1.02 acres more or less and being subject to all easements and Rights-of-Way of record.

SURVEYOR'S CERTIFICATE

I, Carey E. Harris, PLS, Keystone Engineering and Land Surveying, Inc., certify that the attached legal description closes in accord with existing records, is a true representation of the real property described, and meets the minimum technical standards for land surveying of the state of Oklahoma.

Witness my hand and seal this 2nd day of February 2021.




Carey E. Harris, P.L.S. #1719

C.A. No.: 5877

Expires: 6/30/21

5. No funding source is being used in the sale or transfer of the Property in violation of section 121 or any other state or federal law.

6. I acknowledge and understand that making or causing to be made a false statement in this affidavit may subject me to criminal prosecution for perjury and/or subject me and/or the Entity to being liable for actual damages suffered or incurred by any person or other entity as a result or consequence of the making of or reliance upon such false statement.

FURTHER AFFIANT SAYETH NOT.

AFFIANT, individually, and as authorized agent of the Entity

Date

The foregoing instrument was acknowledged before me this ____ day of _____, 2025,
by Michael L Spurgeon.

NOTARY PUBLIC