

UTILITY EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, **SOOD REALTY LLC**, a Oklahoma limited liability company, 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 2nd day of MAY, 2024.

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

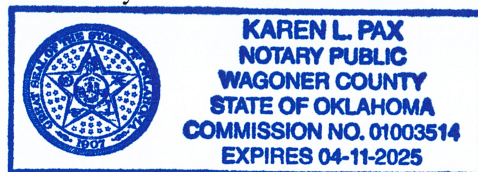
SOOD REALTY LLC, an Oklahoma
limited liability company


ATUL SOOD, MEMBER
PRINT NAME AND TITLE

STATE OF OKLAHOMA)
COUNTY OF TULSA) §

BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this 2nd day of MAY 2024, personally appeared ATUL SOOD, 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.



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

Don M

Assistant City Attorney



NOTARY PUBLIC

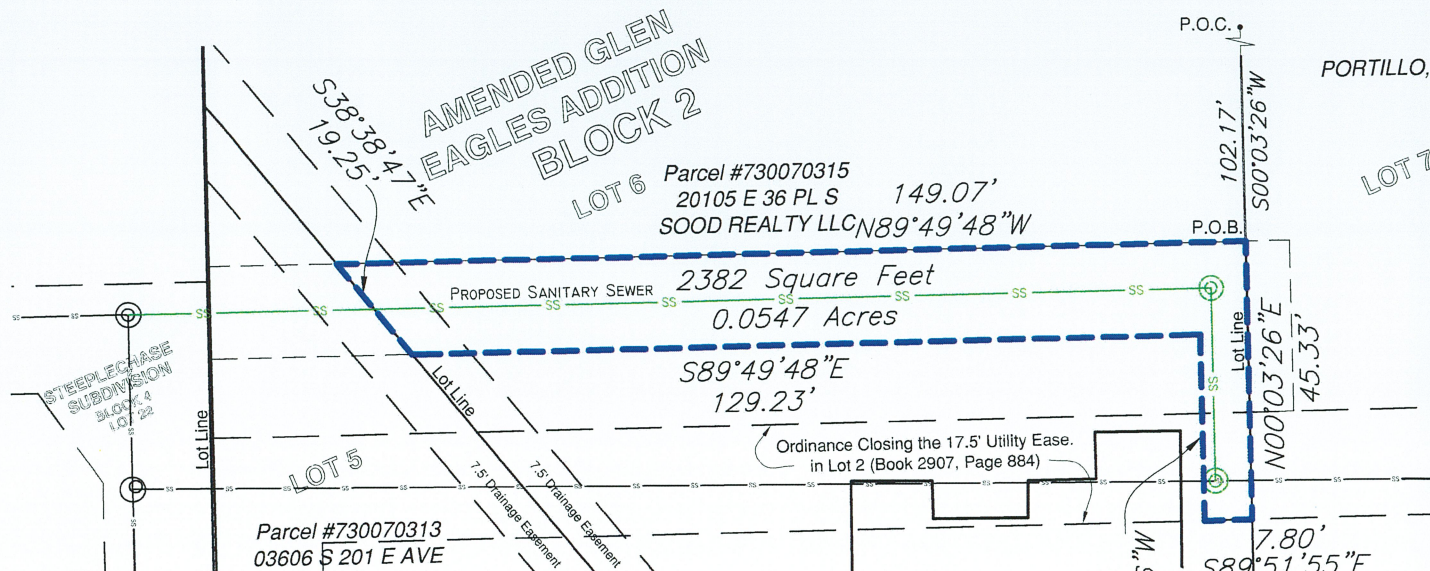
Approved as to Substance:
CITY of Broken Arrow, Oklahoma,
A municipal corporation

Michael L. Spurgeon, City Manager

Attest:

Engineer EWL Checked: 5/18/24
Project: Green Country Sanitary Sewer Line Relocation

City Clerk



LEGAL DESCRIPTION:

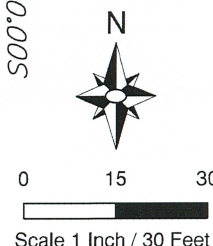
A part of Lot Six (6) of Block Two (2), "AMENDED GLEN EAGLES ADDITION", as filed at the office of the Wagoner County Clerk, State of Oklahoma, being more particularly described as follows; Commencing at the Northeast Corner of said Lot Six (6) of Block Two (2); thence along the East line of said Lot Six (6), S00°03'26"W a distance of 102.17 feet to the Point of Beginning; thence N89°49'48"W a distance of 149.07 feet; thence along the West line of said Lot Six (6), S38°38'47"E a distance of 19.25 feet; thence S89°49'48"E a distance of 129.23 feet; thence S00°03'26"W a distance of 30.33 feet; thence S89°51'55"E a distance of 7.80 feet; thence along the East line of said Lot Six (6), N00°03'26"E a distance of 45.33 feet to the Point of Beginning.

having an area of 2382 Square Feet, 0.0547 Acres

Bearings Based on the platted lines of "AMENDED GLEN EAGLES ADDITION" Wagoner County, State of Oklahoma.

This legal description meets the minimum technical standards for legal descriptions in the State of Oklahoma
2024.03.27 12:44:29 -05'00'

Russell M. Muzika,
Oklahoma PLS No. 1603



Location Map East 31st Street South

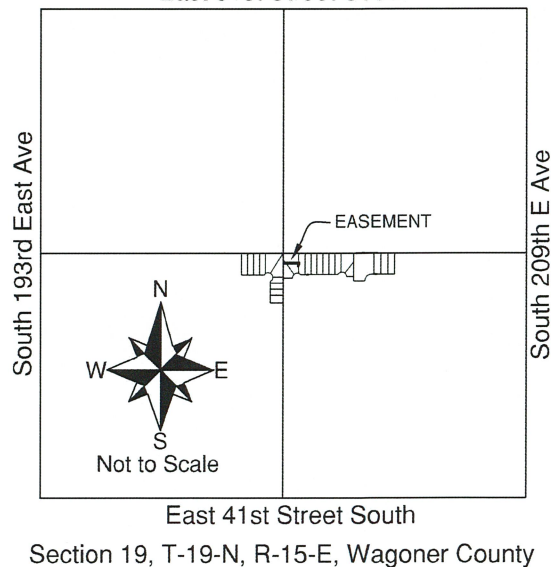


Exhibit A, Page 1 of 1



GEODECA LLC
P.O.Box 33012, Tulsa, Ok. 74153
918 949 4064
CA # 5524 exp 6/30/2024

SANITARY SEWER EASEMENT
2382 Square Feet or 0.0547 Acres
SOOD REALTY LLC
Address: 20105 E 36 PL S

Parcel: Parcel 2.0
Revision: 0
Date: March 27 2024