

GENERAL WARRANTY DEED

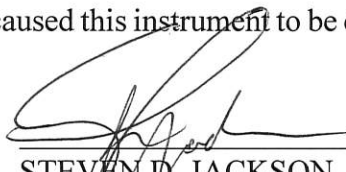
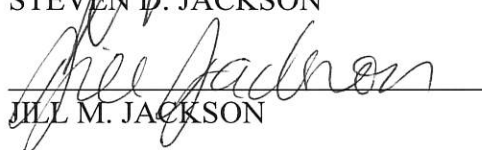
THIS INDENTURE is made this 2nd day of May, 2019, between STEVEN D. AND JILL M. JACKSON, husband and wife, Grantor(s) and the CITY OF BROKEN ARROW, OKLAHOMA, a municipal corporation, Grantee.

WITNESSETH: That in consideration of the sum of Ten Dollars (\$10.00) and other goods and considerations, receipt of which is hereby acknowledged, said party grantor does, by these presents, grant, bargain, sell and convey unto Grantee, their heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to wit:

SEE EXHIBIT "A"
EXEMPT FROM DOCUMENTARY STAMPS PURSUANT TO 68 O.S. 3202 (11)

And said Grantor, for themselves and their heirs, executors, and administrators, does hereby covenant, promise and agree to and with said Grantee, at the delivery of these presents that he(she) is lawfully seized in his(her) own right of an absolute and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted and described premises, with the appurtenances; that the same are free, clear, and discharged and unencumbered of and from all former and other grants, titles, charges, estates, judgments, taxes, assessments and encumbrances, of whatsoever nature and kind, EXCEPT: Easements, building restrictions of record and special assessments not yet due; and that Grantor will WARRANT AND FOREVER DEFEND the same unto the said Grantee, its successors or assigns, against said Grantor, his(her) heirs and assigns and every person or persons whomsoever lawfully claiming or to claim the same.

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed this 2nd day of May, 2019


STEVEN D. JACKSON

JILL M. JACKSON

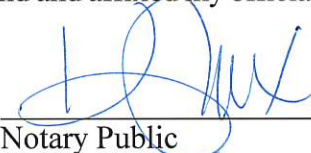
State of Oklahoma)
County of Tulsa) §

Before me, the undersigned Notary Public, in and for said County and State, on this 2nd day of May, 2019, personally appeared STEVEN D. AND JILL M. JACKSON 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.

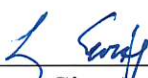
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last written above.



KAREN L. YAX
Notary Public
Wagoner County
State of Oklahoma
Commission # 01003514
Expires: April 11, 2021


Notary Public

Approved as to Form:


Assistant City Attorney

Approved as to Substance:

Michael L. Spurgeon, City Manager

Attest:

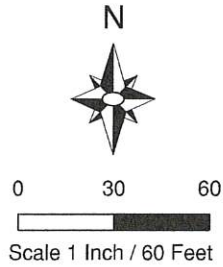
Engineer RTJ Checked: 5/2/19
Project: BA CREEK TRAIL 146020 Parcel 3.0

City Clerk

PERMANENT RIGHT OF WAY

Parcel: 4.0

Exhibit A



LEGAL DESCRIPTION:

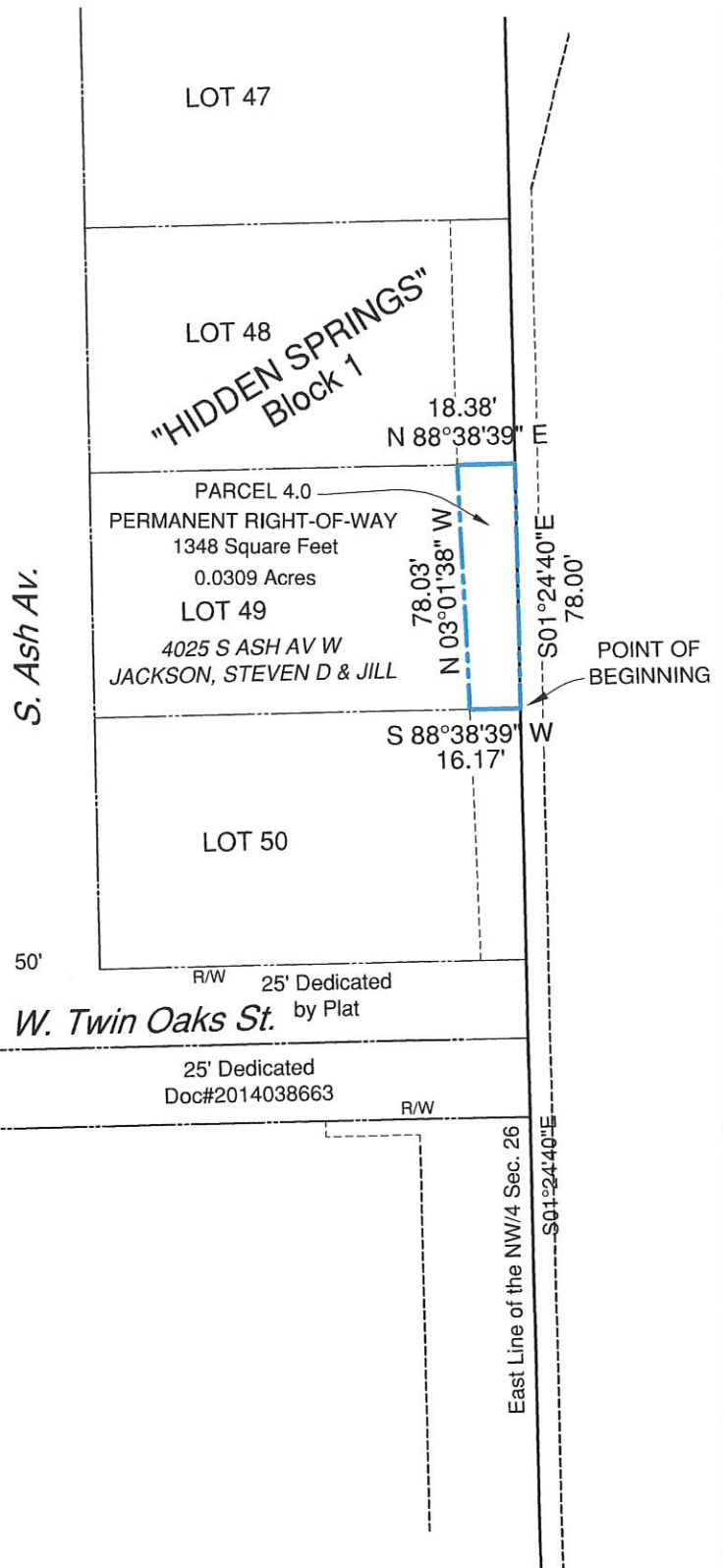
A part of Lot 49 of Block 1 of "HIDDEN SPRINGS" an addition to the City of Broken Arrow, filed as plat #3390 at the office of the Tulsa County Clerk, more particularly described as follows;

Point of Beginning at the Southeast Corner of Lot 49 of Block 1 of "HIDDEN SPRINGS"; thence along the South Line of Lot 49, S88°38'39"W a distance of 16.17 feet; thence N03°01'38"W a distance of 78.03 feet to a point on the North Line of Lot 49; thence N88°38'39"E a distance of 18.38 feet to the Northeast Corner of Lot 49; thence S01°24'40"E a distance of 78.00 feet to the Point of Beginning.

Having an area of 1348 square feet or 0.0309 acres

Bearings based on the Oklahoma State Plane Grid Zone North.

This legal description meets the minimum technical standards for legal descriptions in the State of Oklahoma. Prepared by Russell M. Muzika, Oklahoma PLS No. 1603



GEODECA LLC
P.O.Box 330281, Tulsa, Ok. 74133
918 949 4064
CA # 5524 exp 6/30/2020

PERMANENT RIGHT OF WAY	Parcel: 4.0
Area: 1348 Sq. Ft. or 0.0309 Acres	Revision: 1
Owner: Jackson, Steven D & Jill	Date: November 1 2018
Address: 4025 S. Ash Ave. W.	