

**UTILITY EASEMENT
CORPORATE or PARTNERSHIP**

KNOW ALL MEN BY THESE PRESENTS:

That SRI REAL ESTATE PROPERTIES LLC, a Delaware limited liability company ("Grantor"), the owner of the legal and equitable title to certain real estate situated in Tulsa County, State of Oklahoma, more particularly described on Exhibit A hereto and incorporated herein by this reference (the "Grantor Property"), in consideration of the sum of One Dollar (\$1.00), cash in hand, receipt of which is acknowledged, do hereby assign, grant and convey to the City of Broken Arrow, Tulsa County, Oklahoma, a municipal corporation (the "Grantee"), its successors and assigns, a perpetual non-exclusive easement and right of way over and across that portion of the Grantor Property as described and depicted on Exhibit B hereto and incorporated herein by this reference (the "Permanent Easement Area"), together with the right of ingress and egress to and from the same, for the purpose of constructing, maintaining, operating, and replacing utility lines and appurtenances.

Grantor agrees not to build or construct any building or buildings upon the Permanent Easement Area; provided, 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 Permanent Easement Area.

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

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 Grantor has caused this instrument to be executed this 17th day of January 2017.

SRI REAL ESTATE PROPERTIES LLC,
a Delaware limited liability company

By: _____

C. San Pedro
Senior Vice President

State of Oklahoma)
) ss.
County of Oklahoma)

The foregoing instrument was acknowledged before me this 17th day of January 2017, by Claudia Sankredo, as Senior Vice President of SRI Real Estate Properties LLC, a Delaware limited liability company.



Vicky Calhoun
Notary Public

My Commission expires: 01/10/20

Approved as to Form:

[Signature]
Asst. City Attorney

Approved as to Substance:

City Manager

Engineer: _____ checked: 2-3-17
Project: _____

Exhibit A

(Description of Grantor Property)

The East 192 feet of Lot 5, Block 1, VANDEVER ACRES OFFICE PARK, an addition to the City of Broken Arrow, Tulsa County, Oklahoma, according the recorded plat thereof.

Exhibit B

(Description and Depiction of Permanent Easement Area)

