

DRAINAGE EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, **B-Z PROPERTIES, L.L.C.**, a Oklahoma limited liability company, the owner of the legal and equitable title to the following described real estate situated in the City of Broken Arrow, WAGONER County, Oklahoma, for and in consideration of the sum of One Dollar, cash in hand, paid by the **CITY OF BROKEN ARROW, OKLAHOMA**, a municipal corporation, and other good and valuable considerations, receipt of which are hereby acknowledged, does hereby dedicate to the public, forever, the following described property, to wit:

SEE EXHIBIT "A"

EXEMPT FROM DOCUMENTARY STAMPS PURSUANT TO 68 O.S. 3202 (11)

with right of ingress and egress to and from the same, for the purpose of constructing, maintaining, operating, and replacing drainage facilities and appurtenances.

The City is hereby given and granted the exclusive possession of said above described premises for the purposes aforesaid, and grantor(s), for him/her and their heirs, administrators, successors and assigns, covenant(s) and agree(s) that no building, structure, wall or other above ground obstruction will be placed, erected, installed or permitted upon the above described land; and further covenant(s) and agree(s) that in the event the terms of this paragraph are violated by the grantor(s) or any person in privy with them, such violation will be promptly corrected and eliminated immediately upon receipt of notice from City or City shall have right to remove or otherwise eliminate such violation, and grantor(s), his/her heirs, administrators, successors and assigns, shall promptly pay the actual cost thereof.

IN WITNESS WHEREOF, the said party of the first part hereto has caused these presents to be signed in its name the day and year first above written.

B-Z PROPERTIES, L.L.C. an Oklahoma
limited liability company

By: 

ROGER BROACH, MANAGING MEMBER

7/3/19

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

STATE OF OKLAHOMA)
COUNTY OF Tulsa) §

BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this 3rd day of July, 2019, personally appeared ROGER BROACH, 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

Assistant City Attorney

Marilyn Queen
NOTARY PUBLIC

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

Michael L. Spurgeon, City Manager

Attest:

Engineer: RDH Checked: 7/17/19
Project: ST1413, 37th Street Improvements: Albany-Houston, Parcel 12b

City Clerk

EXHIBIT "A"
B-Z PROPERTIES, L.L.C.
DRAINAGE EASEMENT

LEGAL DESCRIPTION:

A tract of land lying in the Northeast Quarter Section 7, Township 18 North, Range 15 East of the Indian Meridian, Wagoner County, Oklahoma, being more particularly described as follows:

The north 195 feet of the south 343 feet of the west 25 feet of the east 75 feet of said Northeast Quarter.

ALONG WITH

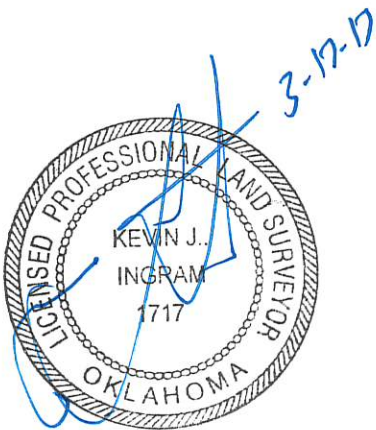
The north 50 feet of the south 258 feet of the west 85 feet of the east 160 feet of said Northeast Quarter.

Said land lying in the City of Broken Arrow, Wagoner County, Oklahoma and containing 9,125 square feet, more or less.

This description was prepared on November 1, 2016 by Kevin J. Ingram, PLS Oklahoma Licensed Surveyor No. 1717

Basis of Bearings: Oklahoma Coordinate System 1983, North Zone Being N01°24'19"W along the east line of the NE ¼ of Sec. 7, T18N, R15E, I.M.

Kevin J. Ingram, PLS
MKEC Engineering, Inc.
1000 W. Wilshire Blvd., Suite 401
Oklahoma City, OK 73116
405-842-8558
Certificate of Authorization Number CA 2958, Expires June 30, 2017.



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Oklahoma City, OK 405-842-8558
CA - 2958 EXP. 6-30-2017



CITY OF
BROKEN ARROW

Where opportunity lives

PARCEL:DRNG. ESMT.	PROJECT NO.1603010067
DRAWING: TRACT MAP 12b	PAGE: 1 of 2
REV:	DATE: NOVEMBER 2016
	DRAWN BY:DSN
	SCALE: 1: 500
	CHK'D BY:JCM

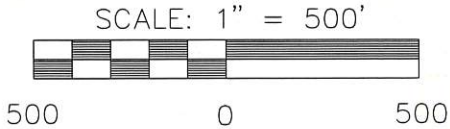
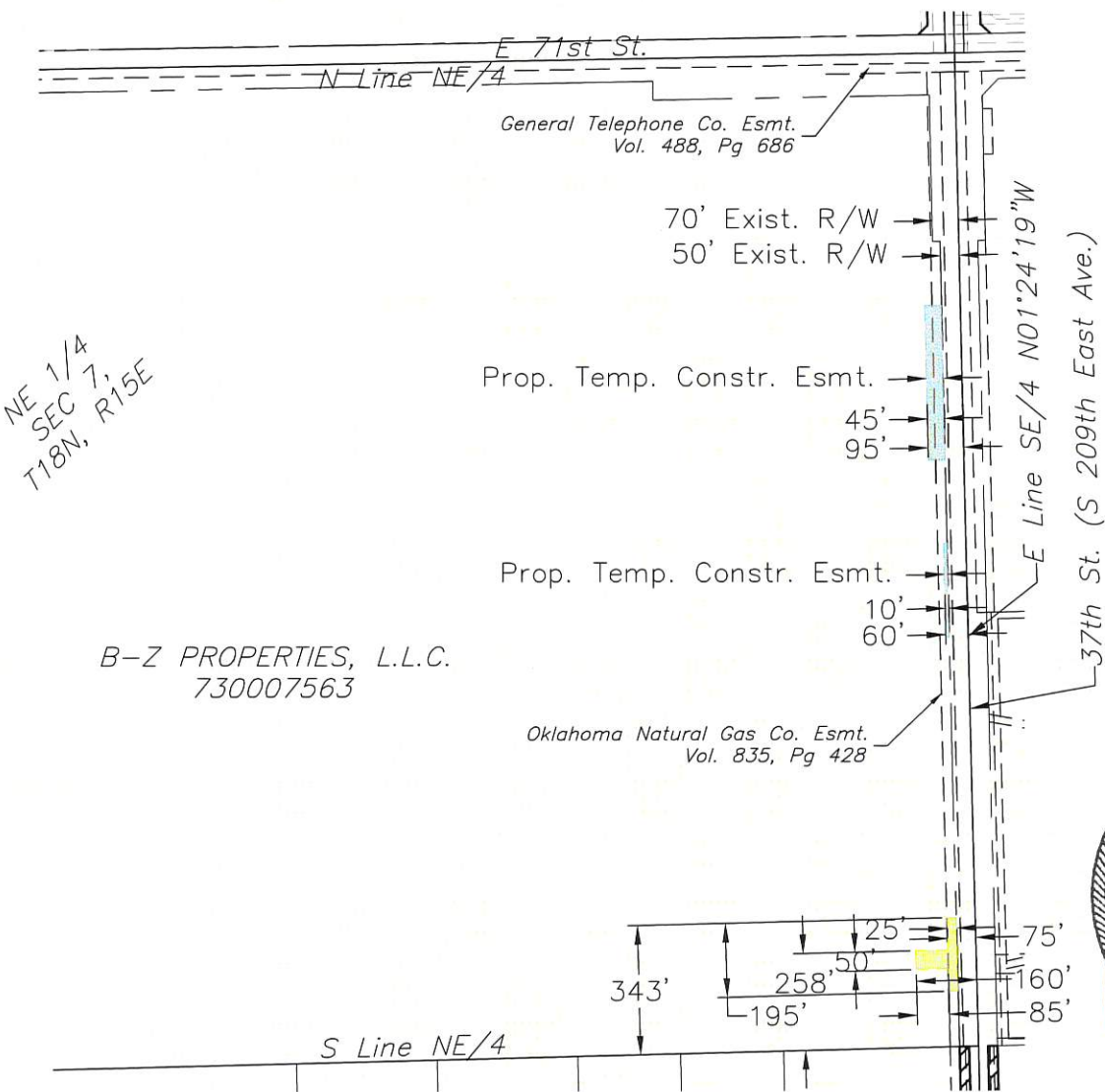
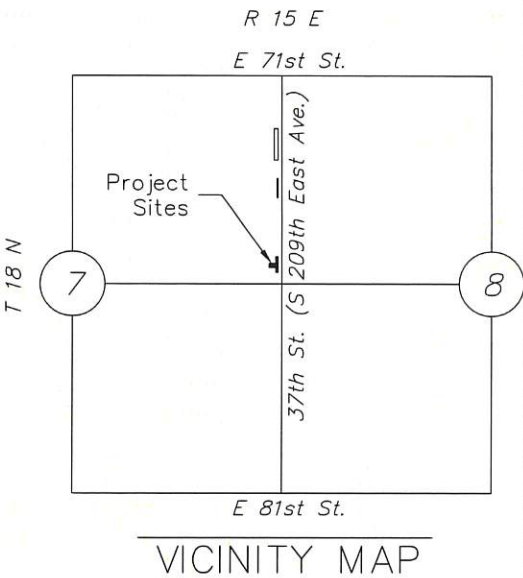
EXHIBIT "A"
B-Z PROPERTIES, L.L.C.
DRAINAGE EASEMENT

OWNER:
B-Z PROPERTIES, L.L.C.

ADDRESS:
7667 E. 46th Place
Tulsa, OK 74145

PROPERTY ID:
730007563

STATEMENT OF BEARINGS:
Basis of Bearings: Oklahoma Coordinate System
1983, North Zone Being N01°24'19"W along the
east line of the NE 1/4 of Sec. 7, T18N, R15E,
I.M.



- LEGEND:
- Drainage Easements
=9,125 sq. ft.
 - Right of Way Acquisition

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CA - 2958 EXP. 6-30-2017

**CITY OF
BROKEN ARROW**
Where opportunity lives

PARCEL:DRNG. ESMT.	DATE:NOVEMBER 2016
DRAWING:TRACT MAP 12b	DRAWN BY:DSN
REV:	SCALE:1: 500
	CHK'D BY:JCM

THIS TRACT EXHIBIT DOES NOT
CONSTITUTE A BOUNDARY SURVEY PLAT

PROJECT NO.1603010067
PAGE: 2 of 2