

## TEMPORARY CONSTRUCTION EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, **CONSTANCE SANFORD, KELLIE BLANTON and KAREN L. HOLMAN, CO-TRUSTEES OF THE GRETTA J. DUGAN REVOCABLE LIVING TRUST, Dated May 1, 2012**, the Owner(s), of the legal and equitable title to the following described real estate situated in Tulsa County, State of Oklahoma, for and in consideration of the sum of One Dollar (\$1.00), cash in hand, paid by the City of Broken Arrow, an municipal corporation, Oklahoma, and other good and valuable considerations, receipt of which are hereby acknowledged, do(es) hereby grant and convey unto the said **CITY OF BROKEN ARROW**, a municipal corporation, a temporary easement, through, over, and under, and across the following described property, situated in the County of **TULSA**, State of Oklahoma, to-wit:

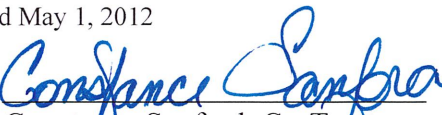
### SEE EXHIBIT "A"

for a period of not more than 12 MONTHS FROM THE START OF CONSTRUCTION. This grant of temporary right to use and occupy is given for the purpose of permitting the City of Broken Arrow, its employees, representatives, agents, and/or persons under contract with it, to use said described property for construction of the improvements.

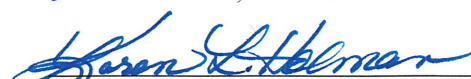
That the Owner(s) agree that this temporary construction easement shall be binding upon their heirs, executors, administrators and personal representatives during the term hereof and further agree that in the event the premises covered by this temporary construction easement are sold, assigned or conveyed, that the purchaser or grantee thereof will be advised of the existence of this temporary grant and that said sale during said term shall be made subject to the rights herein given.

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed this 1st day of April, 2026.

THE GRETTA J. DUGAN REVOCABLE LIVING TRUST,  
Dated May 1, 2012

By:   
Constance Sanford, Co-Trustee

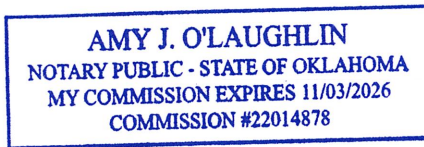
  
Kellie Blanton, Co-Trustee

  
Karen L. Holman, Co-Trustee

STATE OF OKLAHOMA )  
COUNTY OF TULSA )

BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this 1st day of April, 2026, personally appeared CONSTANCE SANFORD, CO-TRUSTEE OF THE GRETTA J. DUGAN REVOCABLE LIVING TRUST, Dated May 1, 2012, 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.

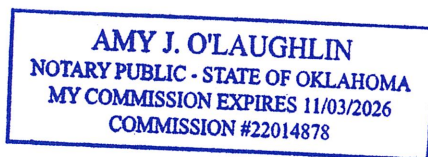


  
\_\_\_\_\_  
NOTARY PUBLIC

STATE OF OKLAHOMA )  
COUNTY OF TULSA )

BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this 1st day of April, 2026, personally appeared KELLIE BLANTON A.K.A. KATHERNE KELLIE BLANTON, CO-TRUSTEE OF THE GRETTA J. DUGAN REVOCABLE LIVING TRUST, Dated May 1, 2012, 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.

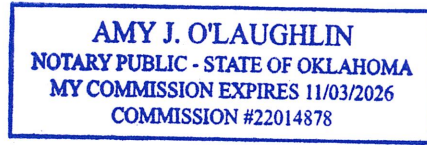


  
\_\_\_\_\_  
NOTARY PUBLIC

STATE OF OKLAHOMA )  
COUNTY OF TULSA )

BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this 6th day of April, 2026, personally appeared KAREN L. HOLMAN, CO-TRUSTEE OF THE GRETTA J. DUGAN REVOCABLE LIVING TRUST, Dated May 1, 2012, 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.



Amy J. O'Laughlin  
NOTARY PUBLIC

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

[Signature]  
Assistant City Attorney

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

[Signature]  
Michael L. Spurgeon, City Manager

Attest:

Engineer: [Signature] Date: 4/1/2020  
Project: ST23280 9th Street Roadway Improvements ~  
New Orleans Street to Washington Street  
Parcel 10.A

[Signature]  
City Clerk

**PARCEL 10.A**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A portion of the Southwest Quarter of Section 24, Township 18 North, Range 14 East, Tulsa County, State of Oklahoma, being more particularly described as follows.

Commencing at the Southwest corner of said Southwest Quarter; thence a distance of 945.09 feet, on a bearing of N01°14'37"W (being the basis of bearings for this description) along the West line of said Southwest Quarter; thence a distance of 50.00 feet, on a bearing of N88°45'23"E to a point on a line being 50.00 feet East of and parallel with the West line of said Southwest Quarter; thence a distance of 47.98 feet, on a bearing of S01°14'37"E, along said parallel line, to the Point of Beginning; thence N88°45'23"E perpendicular to said West line, a distance of 10.00 feet to a point on a line being 60.00 feet East of and parallel with the West line of said Southwest Quarter; thence S01°14'37"E, along said parallel line, a distance of 237.02 feet; thence S88°45'23"W, a distance of 7.50 feet; thence N31°14'37"W, a distance of 5.01 feet to a point on a line being 50.00 feet East of and parallel with the East line of said Southwest Quarter; thence N01°14'37"W, along said parallel line, a distance of 232.68 feet to the Point of Beginning.

Said parcel of land containing 2,365 square feet, or 0.05 acres more or less, and subject to all easements and Rights-of-Way of record.

The afore written description was prepared by Daniel A. McPeek, P.L.S. 2029, on February 5th, 2025.

**SURVEYOR'S CERTIFICATE**

I, Daniel A. McPeek, P.L.S. 2029, Bancroft Design, Inc., Certify that the attached legal description closes in accord with existing records, is a true representation of the real 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 5th day of February 2025.

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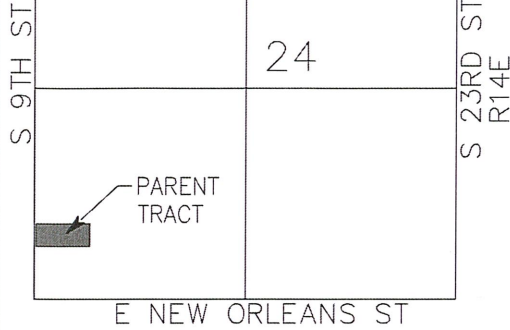
Daniel A. McPeek,  
P.L.S. #2029  
C.A. NO.: 9205 Expires: 6/30/2026.



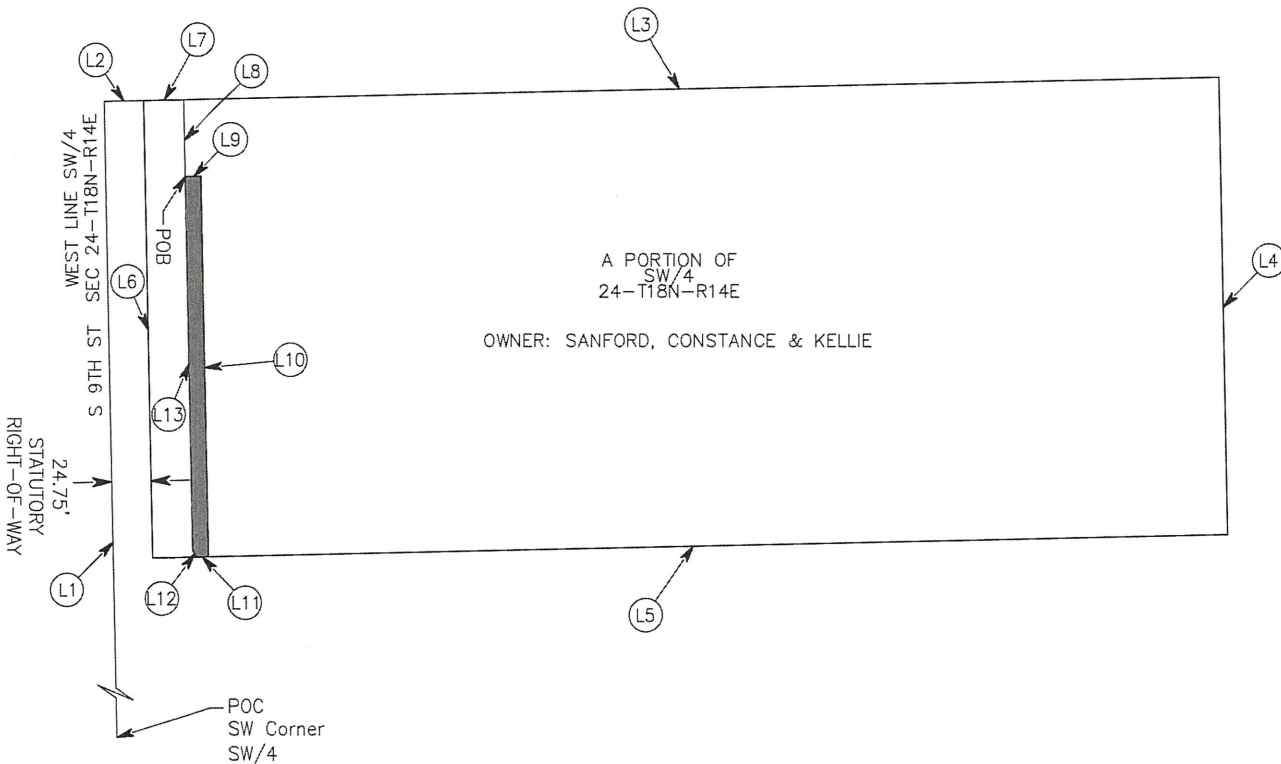
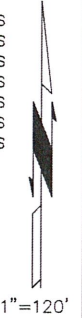
T18N  
E WASHINGTON ST

Parcel No.: 10.A Temporary Construction Easement  
City Project No: ST23280

Tract Area	192,161	S.F.	4.41	Acres
Existing R/W	0	S.F.	0.00	Acres
Proposed R/W	7,202	S.F.	0.17	Acres
Rem in Tract	184,959	S.F.	4.24	Acres
Drainage Easement	0	S.F.	0.00	Acres
Utility Easement	0	S.F.	0.00	Acres
Temp Construction Easement	2,365	S.F.	0.05	Acres



LINE TABLE			LINE TABLE		
#	BEARING	DISTANCE	#	BEARING	DISTANCE
L1	N01°14'37"W	945.09'	L8	S01°14'37"E	47.98'
L2	N88°45'23"E	24.75'	L9	N88°45'23"E	10.00'
L3	N88°45'23"E	674.25'	L10	S01°14'37"E	237.02'
L4	S01°14'37"E	285.00'	L11	S88°45'23"W	7.50'
L5	S88°45'23"W	674.25'	L12	N31°14'37"W	5.01'
L6	N01°14'37"W	285.00'	L13	N01°14'37"W	232.68'
L7	N88°45'23"E	25.25'			



NOTES:

1. THE BEARING BASE FOR THE EXHIBIT IS BASED ON THE WEST LINE OF THE SW/4 OF SECTION 24, TOWNSHIP 18 NORTH, RANGE 14 EAST AS N01°14'37"W.
2. SEE PARCEL 10.A EXHIBIT "A" PAGE 1 FOR LEGAL DESCRIPTION AND SURVEYOR'S CERTIFICATE.
3. 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.



**Bancroft Design**

923 SOUTH LOWRY STREET  
POST OFFICE BOX 436  
STILLWATER, OKLAHOMA 74076

PHONE: (405) 743-3355  
CA #9205 EXP: 6/30/2026