

**SPECIAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That **THE NORTHERN TRUST COMPANY**, Trustee of the Betty Ann Mockley 1992 Revocable Trust dated October 20, 1992, Amended & Restated on August 2, 1999 and further Amended on November 1, 2002, and Robert E. Mockley, II, ("Grantor"), in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby grant, bargain, sell and convey to the **CITY OF BROKEN ARROW, OKLAHOMA**, a municipal corporation ("Grantee"), all of the Grantor's interest in and to that certain property situated in Wagoner County, Oklahoma, more particularly described on **Exhibit "A"**, together with the improvements thereon and the appurtenances thereunto belonging (the "Property"), LESS AND EXCEPT any interest in and to oil, gas and other minerals therein and thereunder, and all rights, interests and estates of whatsoever nature incident thereto or arising from.

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

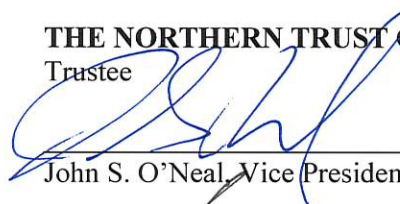
TO HAVE AND TO HOLD the Property, together with all singular the rights and appurtenances thereto in anywise belonging, unto Grantee, its successors and assigns forever, and Grantor does hereby bind itself and successors and assigns, as limited herein, to warrant and forever defend all and singular the Property unto Grantee, its successors and assigns against every person whomsoever lawfully claiming, or to claim the same, or any part thereof by, through or under Grantor, but not otherwise, subject however, to and except for encumbrances, covenants, conditions, easements, and building restrictions of record, zoning laws, regulations and ordinances of municipal and other governmental authorities, if any, affecting the Property and special assessments not yet due.

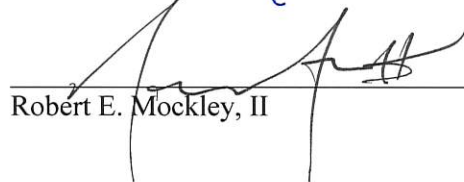
The representative executing this deed on behalf of Grantor is not so executing in its personal capacity, but solely in its representative capacity as a trustee of the entity named herein in the exercise of the power and authority conferred upon and vested in said representative in such capacity. No personal liability or personal responsibility is assumed by or shall at any time be assessed or enforceable against any such individual on account of any warrant indemnity, representation, covenant, undertaking or agreement contained herein. The provisions hereof shall survive the filing of this deed.

EXECUTED and delivered this 7<sup>th</sup> day of March, 2019.

**THE BETTY ANN MOCKLEY 1992 REVOCABLE TRUST**, Dated October 20, 1992, Amended & Restated August 2, 1999, and further Amended November 1, 2002

By: **THE NORTHERN TRUST COMPANY**,  
Trustee

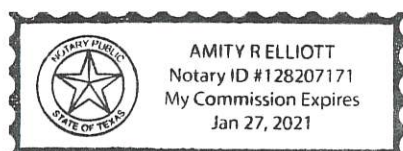
  
\_\_\_\_\_  
John S. O'Neal, Vice President

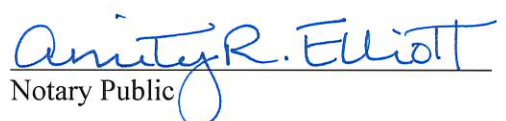
  
\_\_\_\_\_  
Robert E. Mockley, II

State of Texas )  
County of Dallas ) §

Before me, the undersigned Notary Public, in and for said County and State, on this 7<sup>th</sup> day of March, 2019, personally appeared John S. O'Neal, as Vice President of the Northern Trust Company, Trustee of THE BETTY ANN MOCKLEY 1992 REVOCABLE TRUST, to me known to be the identical person who executed the within and foregoing instrument as Trustee of said Trust, and acknowledged to me that he executed the same as Trustee for the free and voluntary act and deed of said trust 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.

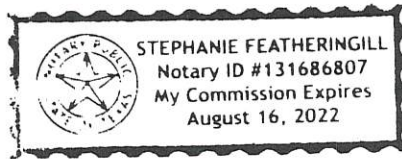


  
\_\_\_\_\_  
Notary Public

State of Texas )  
 ) §  
County of Travis )

Before me, the undersigned Notary Public, in and for said County and State, on this 8 day of March, 2019, personally appeared ROBERT E. MOCKLEY, II, to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the 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.



Stephanie Featheringill  
Notary Public

Approved as to Form:

[Signature]  
Assistant City Attorney

Approved as to Substance:

\_\_\_\_\_  
Michael L. Spurgeon, City Manager

Attest:

\_\_\_\_\_  
City Clerk

Engineer RTJ checked: 5/28/19  
Project: ST1413A 37<sup>th</sup> Street: Albany – Kenosha, Parcel 2A



**EXHIBIT "A"**  
**Betty Ann Mockley 1992 Rev Trust**  
**RIGHT OF WAY AQUISITION**

**LEGAL DESCRIPTION:**

*A tract of land lying in the South Half of the Northeast Quarter of Section 6, Township 18 North, Range 15 East of the Indian Meridian, Wagoner County, Oklahoma, being more particularly described as follows:*

*The west 25.25 feet of the east 50 feet of the South Half of the Northeast Quarter of said Section 6, except existing right of way.*

*Said lands lying in the City of Broken Arrow, Wagoner County, Oklahoma and containing 33,357 square feet more or less.*

*And also,*

*The west 30 feet of the east 80 feet of the north 300 feet of the south 1229 feet of said South Half of said Northeast Quarter.*

*Said lands lying in the City of Broken Arrow, Wagoner County, Oklahoma and containing 9,000 square feet more or less.*


*This description was prepared on October 24, 2016 by Kevin J. Ingram, PLS Oklahoma Licensed Surveyor No. 1717  
Basis of Bearings: Oklahoma Coordinate System 1983, North Zone Being N01°23'49"W along the east line of the NE ¼ of Sec. 6, 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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**MKEC**

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


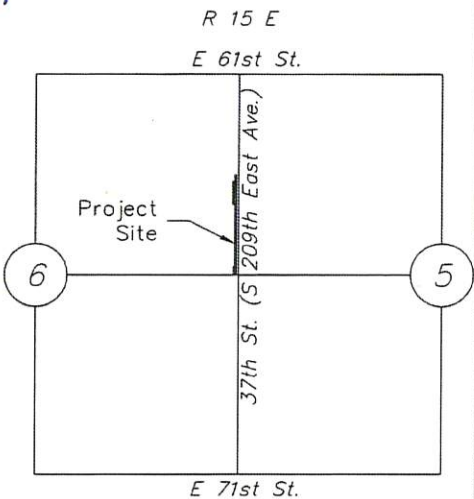
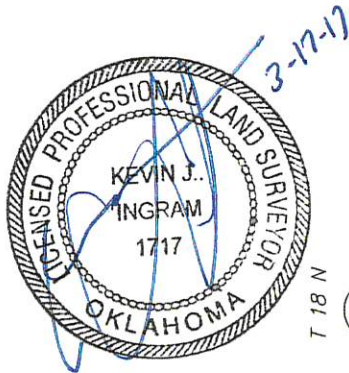
 <div><div>CITY OF</div><div>BROKEN ARROW</div><div>Where opportunity lives</div></div>	PARCEL: RIGHT OF WAY	PROJECT NO. 1603010067
	DRAWING: TRACT MAP 2a	PAGE: 1 of 2
	REV: OCTOBER 24, 2016	DATE: AUGUST 2016
		DRAWN BY: DSN
		SCALE: 1: 200
		CHK'D BY: JCM

EXHIBIT "A"  
Betty Ann Mockley 1992 Rev Trust  
RIGHT OF WAY AQUISITION

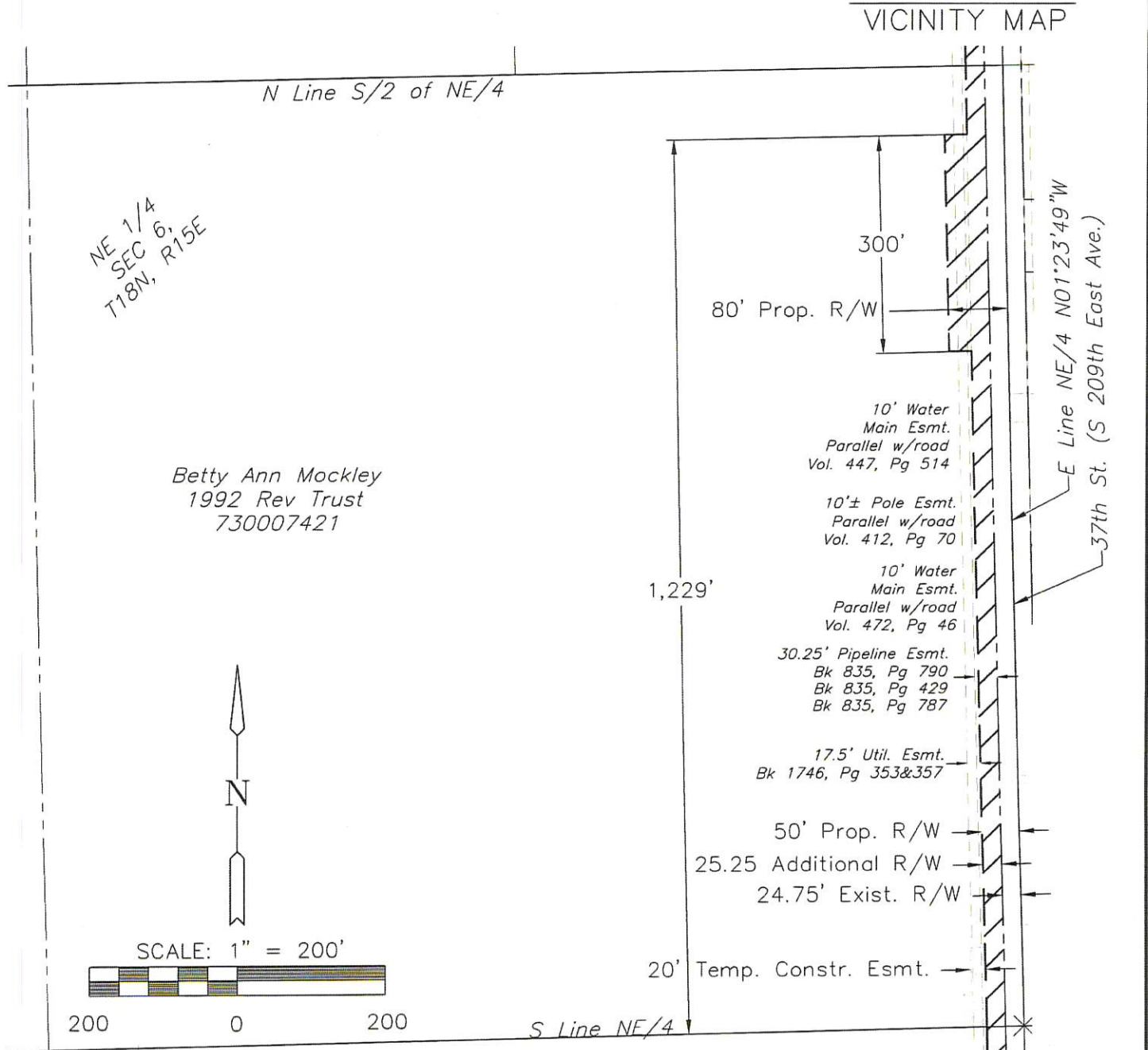
**OWNER:**  
Betty Ann Mockley  
1992 Rev Trust

**ADDRESS:**  
P.O. BOX 1354  
Chicago, IL 60690


**PROPERTY ID:**  
730007421




**STATEMENT OF BEARINGS:**  
Basis of Bearings: Oklahoma Coordinate System  
1983, North Zone Being N01°23'49"W along the  
east line of the NE 1/4 of Sec. 6, T18N, R15E, I.M.




**LEGEND:**

 Right of Way Acquisition  
=42,357 sq. ft.  
Excluding existing right of way.

 Temporary Construction Easements

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**MKEC**  
Oklahoma City, OK 405-842-8558  
CA - 2958 EXP. 9-30-2017

THIS TRACT EXHIBIT DOES NOT  
CONSTITUTE A BOUNDARY SURVEY PLAT

PROJECT NO. 1603010067
PAGE: 2 of 2
DATE: AUGUST 2016
DRAWN BY: DSN
SCALE: 1: 200
CHK'D BY: JCM



**CITY OF  
BROKEN ARROW**  
Where opportunity lives

PARCEL: RIGHT OF WAY
DRAWING: TRACT MAP 2a
REV: OCTOBER 24, 2016