



The City of Oklahoma City
Office of City Clerk
200 North Walker Ave.
Oklahoma City, Oklahoma 73102
(Streets and Utilities) Project No. PC-0707

E# 361515
PERMANENT EASEMENT

KNOW ALL MEN BY THESE PRESENTS THAT A. Eugene Perdue and Colleen L. Perdue, Co Trustees of the A. Eugene Perdue and Colleen L. Perdue Revocable Trust, Dated January 31, 2003, its successors, and assigns (collectively "Grantor") for and in consideration of Ten Dollars and other good and valuable consideration, receipt of which is hereby acknowledged, does hereby grant and convey unto the **CITY OF OKLAHOMA CITY**, a municipal corporation, and its public trusts (collectively "Grantees") this Permanent Easement over, under, across, through and to the following described property situated in Cleveland County, Oklahoma, shown on **Attachments "A & B" ("Subject Property")** for the use of the **Grantees** for the purpose of constructing, operating, maintaining, repairing, expanding, and replacing public streets and water and wastewater systems and associated facilities, connections, utilities, sidewalks, drainage, storm sewers, traffic controls, and appurtenances thereto (collectively "Streets and Utility Systems") and including the right of ingress and egress through Grantor's property to and from the Subject Property and all right, title and interest in and to any soil, earthen material, fixture, and appurtenances within the boundaries of the Subject Property, incidentally removed during the use of this Permanent Easement.

THIS EASEMENT IS MADE SUBJECT TO THE FOLLOWING:

1. Grantor agrees that no building or other similar structure shall be erected on, over or under the Subject Property.
2. Grantor agrees that Grantees will not maintain, repair or replace Grantor's improvements, including but not limited to fencing, landscaping, sprinklers, pools, sheds, mailboxes, driveways and parking areas whenever it becomes necessary to move or remove improvements, due to any operation, maintenance, replacement, expansion, or repair of the Streets and/or Utility Systems.
3. This Permanent Easement does not create an obligation upon the Grantees to construct, operate, maintain, replace, expand or repair these Streets and/or Utility Systems, or provide services or functions.
4. Grantees do not own the creek, river, lake, detention pond, drainage canal, if any, on or adjacent to the Subject Property and are not legally responsible nor does this Permanent Easement create an obligation upon the Grantees for changes, alterations and modifications to any part or parts of the Subject Property described herein, in the past, present or future, which may be affected in any manner by any change or changes in the course of the creek or waterway, by any accretion or erosion, or evulsion, or alluvion or combination thereof, touching or concerning any part of said Subject Property.
5. Grantee will backfill holes and re-sod excavated, and re-graded land disturbed by Grantee or its contractor.

This Permanent Easement shall be perpetual and exclusive to Grantees and shall run in favor of the respective parties, hereto, their successors and assigns.

Dated this 30 day of May, 2024.
A. Eugene Perdue
A. Eugene Perdue, Co-Trustee
Colleen L. Perdue
Colleen L. Perdue, Co-Trustee

STATE OF OKLAHOMA, COUNTY OF Cleveland, SS.

This instrument was acknowledged before me on this 30 day of May, 2024 by A. Eugene Perdue and Colleen L. Perdue, Co-Trustees of the A. Eugene Perdue and Colleen L. Perdue Revocable Trust, Dated January 31, 2003.



My Commission Expires: _____
My Commission No. _____

[Signature]
Notary Public

ACCEPTED by The City of Oklahoma City
this 30th day of July, 2024

[Signature]
City Clerk



REVIEWED for form and legality
[Signature]
Assistant Municipal Counselor

3/22

ATTACHMENT "A"

LEGAL DESCRIPTION

PC-0707

PARCEL NO. 20

The North Seventeen (17) feet of the South Fifty (50) feet of the following tract of land described in Warranty Deed, recorded in Book 3547, Page 323:

Part of the Southwest Quarter (SW/4) of Section Twenty (20), Township Ten (10) North, Range Three (3) West of the Indian Meridian more particularly described as follows: Beginning at a point on the South line of said quarter section which is 616 feet West of the Southeast corner; thence West a distance of 236.3 feet to the point of place or beginning; thence North 1°47'35" East a distance of 495.215 feet to a point; thence East and parallel to the South line of said quarter section a distance of 110.65 feet; thence South a distance of 495 feet to the South line of said quarter section; thence West along the South line a distance of 118.15 feet to the point or place of beginning, Cleveland County, Oklahoma.

Part of the Southwest Quarter (SW/4) of Section 20, Township 10 North, Range 3 West of the Indian Meridian, Cleveland County, Oklahoma, more particularly described as follows: Beginning at a point 852.50 feet due West of the Southeast corner of the said Southwest Quarter (SW/4); thence due West a distance of 75.00 feet; thence North 1°47'35" East a distance of 990.43 feet; thence due East a distance of 281.3 feet; thence South a distance of 495 feet; thence West 221.3 feet; thence South 495.43 feet to the point or place of beginning.

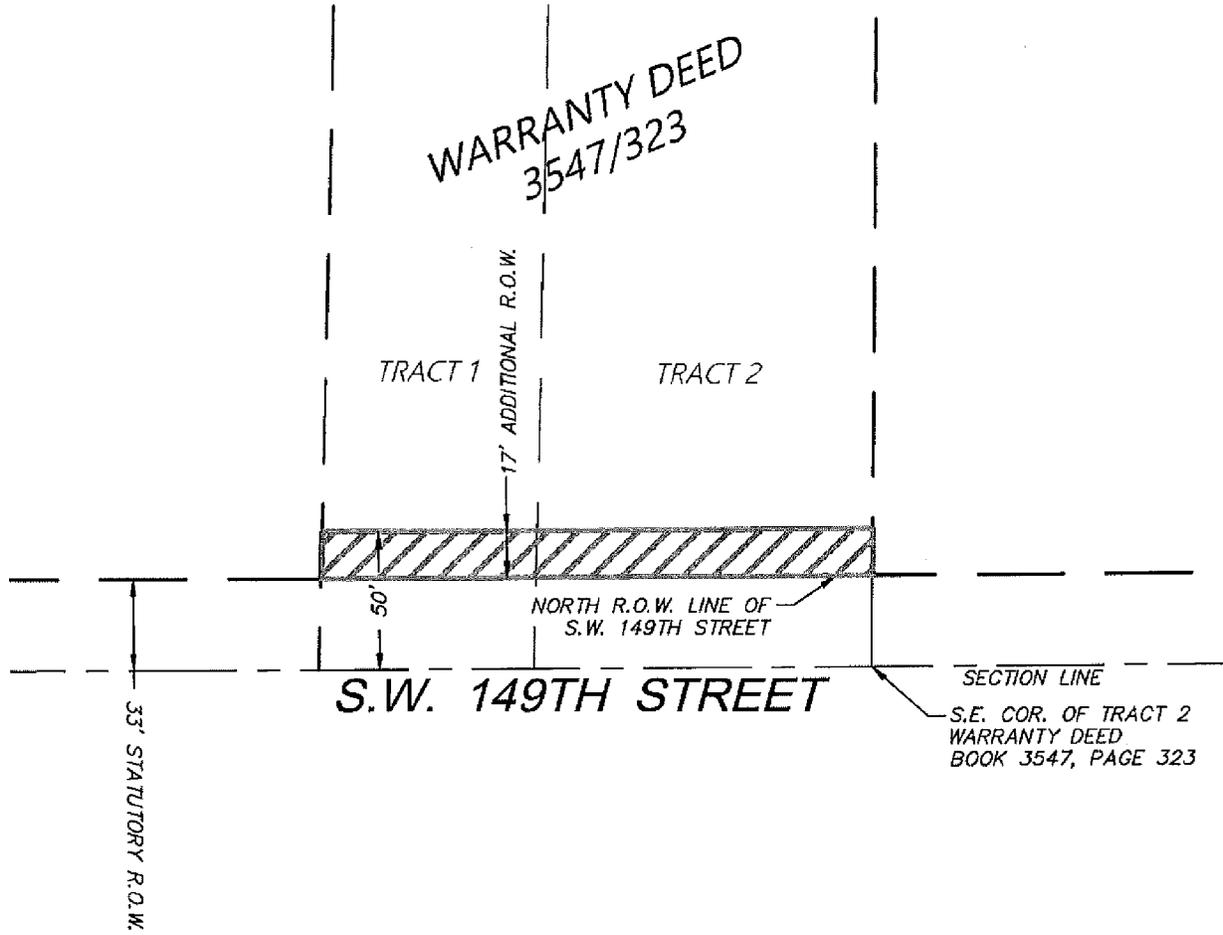
Said tract of land contains an area of 3,273 square feet or 0.0751 acres, more or less.

Prepared by:

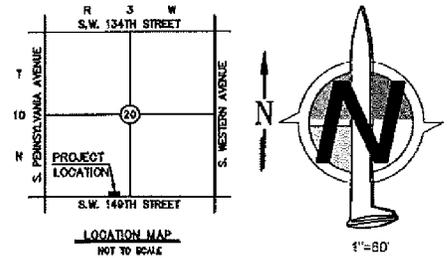
Taylor Denniston, PLS No. 1787
Smith Roberts Baldischwiler, LLC
100 N.E. 5th Street
Oklahoma City, OK 73104
(405) 840-7094

PARCEL NO. 20
PC-0707

ATTACHMENT "B"



PART OF SW/4 SEC. 20,
T. 10 N., R. 3 W., I.M.



P.O.C. -- POINT OF COMMENCEMENT
P.O.B. -- POINT OF BEGINNING
NAD83 OKLAHOMA
STATE PLANES, NORTH
ZONE, U.S. FOOT

DATE: OCTOBER 06, 2023
S.W. 149TH ST. EAST OF PENN.
ROADWAY EASEMENT
ATTACHMENT "B"
PARCEL NO. 20
PROJECT NO. PC-0707



**SOUTH ROBERTS
SURVEYING
& PLANNING**

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CERTIFICATE OF AUTHORIZATION NO. 3349 EXP. 03/01/2025