



The City of Oklahoma City  
Office of City Clerk  
200 North Walker Ave.  
Oklahoma City, Oklahoma 73102  
(Water/Wastewater) Project No. WF-2023-00112

*E# 36,4007*

**PERMANENT EASEMENT**

KNOW ALL MEN BY THESE PRESENTS THAT The Protestant Episcopal Church Foundation of the Diocese of Oklahoma 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 OKLAHOMA County, Oklahoma, shown on Attachment "A" ("Subject Property") for the use of the Grantees for the purpose of constructing, operating, maintaining, repairing, expanding, and replacing water and wastewater systems and associated facilities, connections, utilities, and appurtenances thereto (collectively "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 may construct driveways and parking areas on the Subject Property.
3. 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 Utility Systems.
4. This Permanent Easement does not create an obligation upon the Grantees to construct the Utility Systems or provide services or functions. Once the Utility System is constructed the Grantees agree to operate, maintain, replace, expand, or repair the Utility System in accordance with Grantees' standards and policies.
5. The 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.

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 2<sup>nd</sup> day of January, 2025

The Protestant Episcopal Church Foundation of the Diocese of Oklahoma

By: *[Signature]*  
Poulson C. Reed, Bishop, Chairman

STATE OF OKLAHOMA, COUNTY OF Oklahoma, SS.

This instrument was acknowledged before me on this 2<sup>nd</sup> day of January, 2025  
by Poulson C. Reed as Bishop of The Protestant Episcopal Church Foundation of the Diocese of Oklahoma. -  
Chairman

My Commission Expires: 2-19-2026  
My Commission No. 102009003



*[Signature]*  
Notary Public

ACCEPTED by The City of Oklahoma City  
this 20<sup>th</sup> day of April, 2025  
*[Signature]*  
City Clerk



REVIEWED for form and legality  
*[Signature]*  
Assistant Municipal Counselor

7/30

Attachment "A"

**LEGAL DESCRIPTION  
CASADY SCHOOLS  
UTILITY EASEMENT**

Tract 1

A part of the Southwest Quarter of Section Twenty-Nine (29), Township Thirteen (13) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma being more particularly described as follows:

Commencing at the Southwest corner of said Southwest Quarter of Section 29,

Thence North  $00^{\circ}25'16''$  West along the West line of said Section 29, a distance of 1,080.67 feet;

Thence North  $89^{\circ}34'44''$  East a distance of 43.63 feet;

Thence North  $89^{\circ}59'00''$  East a distance of 356.24 feet;

Thence South  $78^{\circ}46'00''$  East a distance of 129.25 feet;

Thence North  $78^{\circ}44'00''$  East a distance of 129.25 feet;

Thence North  $89^{\circ}59'00''$  East a distance of 9.73 feet to the POINT OF BEGINNING;

Thence North  $13^{\circ}17'28''$  West a distance of 8.76 feet;

Thence North  $76^{\circ}42'32''$  East a distance of 15.00 feet;

Thence South  $13^{\circ}17'28''$  East a distance of 12.30 feet;

Thence South  $89^{\circ}59'00''$  West a distance of 15.41 feet to the POINT OF BEGINNING;

AND

Tract 2

A part of the Southwest Quarter of Section Twenty-Nine (29), Township Thirteen (13) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma being more particularly described as follows:

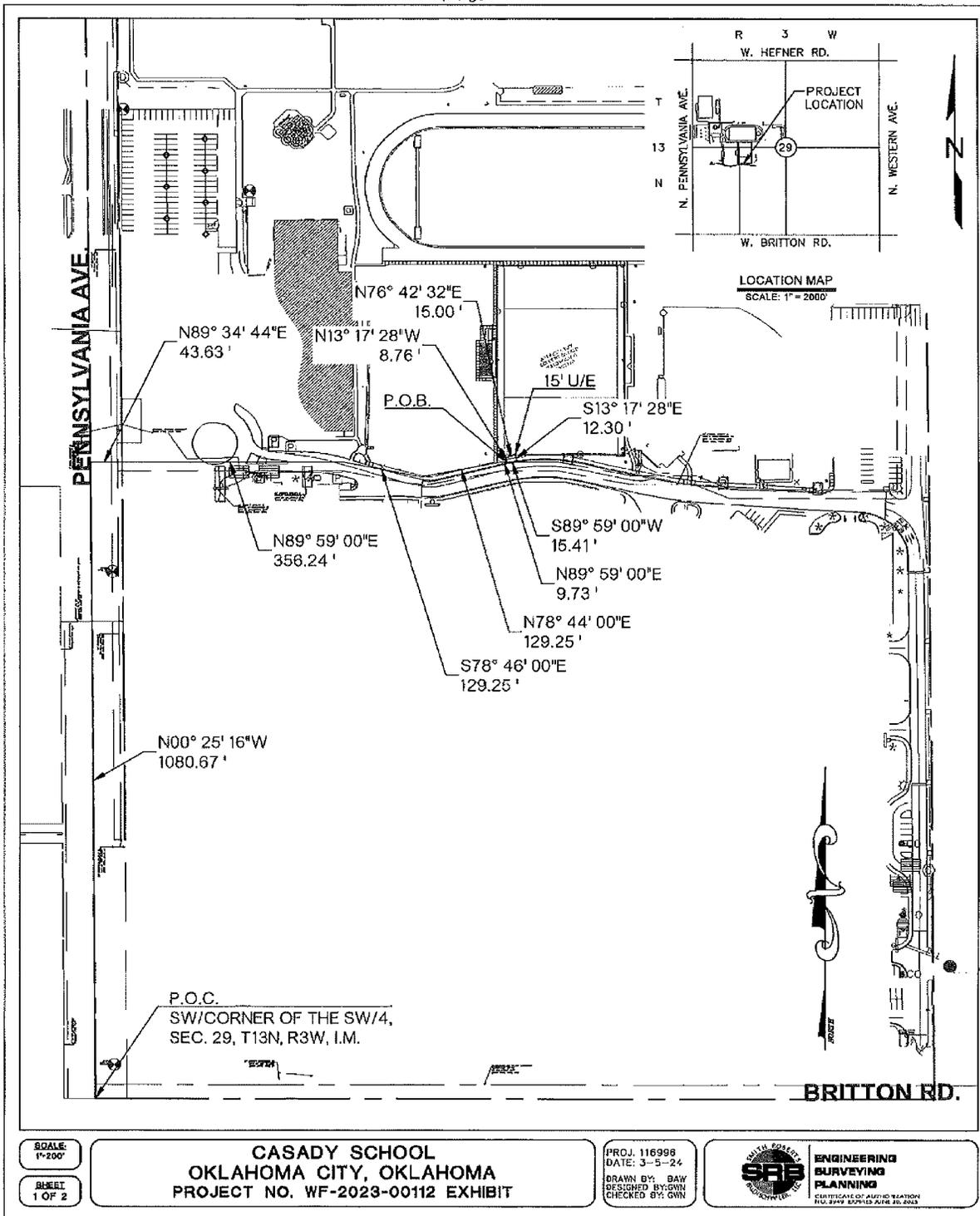
Commencing at the Southwest corner of said Southwest Quarter of Section 29,

Thence North  $00^{\circ}25'16''$  West along the West line of said Section 29, a distance of 1,080.67 feet;

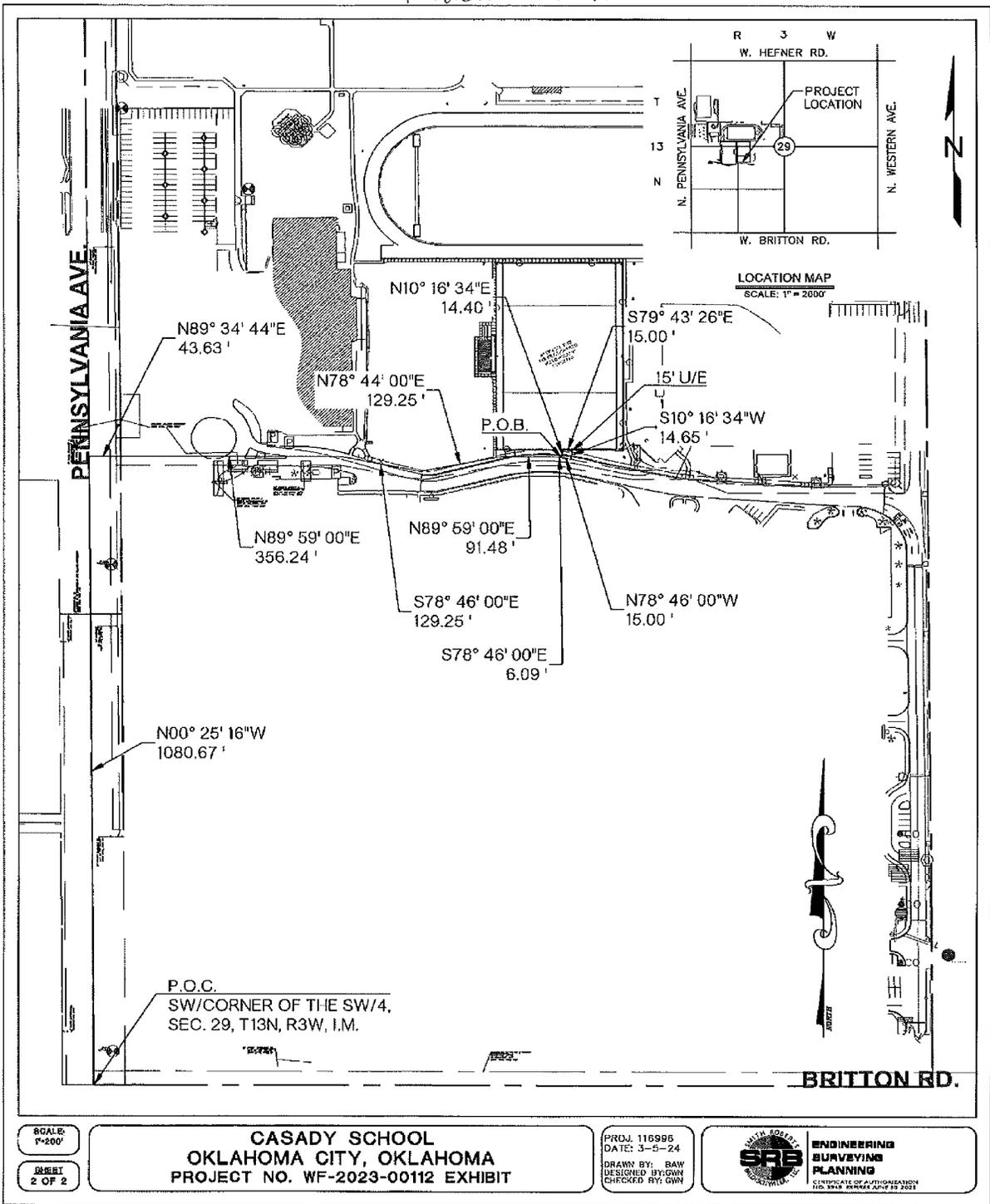
Thence North 89°34'44" East a distance of 43.63 feet;  
Thence North 89°59'00" East a distance of 356.24 feet;  
Thence South 78°46'00" East a distance of 129.25 feet;  
Thence North 78°44'00" East a distance of 129.25 feet;  
Thence North 89°59'00" East a distance of 91.48 feet;  
Thence South 78°46'00" East a distance of 6.09 feet to the POINT OF BEGINNING;  
Thence North 10°16'34" East a distance of 14.40 feet;  
Thence South 79°43'26" East a distance of 15.00 feet;  
Thence South 10°16'34" West a distance of 14.65 feet;  
Thence North 78°46'00" West a distance of 15.00 feet to the POINT OF BEGINNING.

Prepared by:  
Smith Roberts Baldischwiler, LLC  
2500 McGee Drive, Suite 100  
Norman, Oklahoma 73072  
405-418-2288  
March 5, 2024  
SRB #116996

Attachment "A"



Attachment "A"



*Attachment "A":*  
**LEGAL DESCRIPTION  
CASADY SCHOOLS  
UTILITY EASEMENT**

A part of the Southwest Quarter of Section Twenty-Nine (29), Township Thirteen (13) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma being more particularly described as follows:

Commencing at the Southwest corner of said Southwest Quarter of Section 29,

Thence North  $00^{\circ}25'16''$  West along the West line of said Section 29, a distance of 1,080.67 feet;

Thence North  $89^{\circ}34'44''$  East a distance of 43.63 feet;

Thence North  $89^{\circ}59'00''$  East a distance of 356.24 feet;

Thence South  $78^{\circ}46'00''$  East a distance of 129.25 feet;

Thence North  $78^{\circ}44'00''$  East a distance of 106.20 feet to the POINT OF BEGINNING;

Thence North  $13^{\circ}17'28''$  West a distance of 6.10 feet;

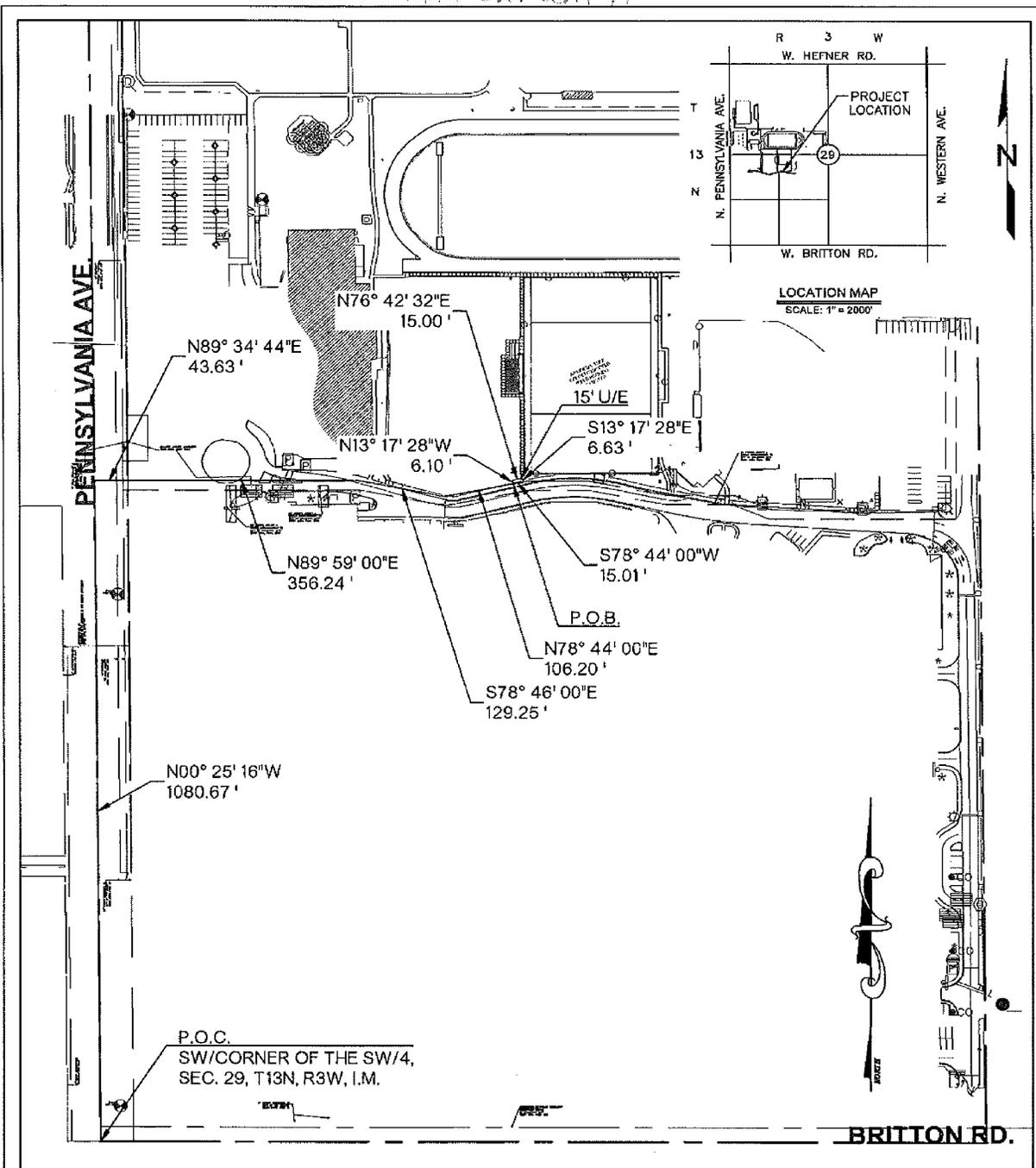
Thence North  $76^{\circ}42'32''$  East a distance of 15.00 feet;

Thence South  $13^{\circ}17'28''$  East a distance of 6.63 feet;

Thence South  $78^{\circ}44'00''$  West a distance of 15.01 feet to the POINT OF BEGINNING;

Prepared by:  
Smith Roberts Baldischwiler, LLC  
2500 McGee Drive, Suite 100  
Norman, Oklahoma 73072  
405-418-2288  
July 29, 2024  
SRB #116996

Attachment 'A'



SCALE: 1"=200'  
SHEET 1 OF 2

CASADY SCHOOL  
OKLAHOMA CITY, OKLAHOMA  
PROJECT NO. WF-2023-00112 EXHIBIT

PROJ. 116996  
DATE: 7-29-24  
DRAWN BY: BAW  
DESIGNED BY: GWN  
CHECKED BY: GWN



DATE PLOTTED: 04/24/2025 09:23 AM