



The City of Oklahoma City
Office of City Clerk
200 North Walker Ave.
Oklahoma City, Oklahoma 73102
Project No. SD-2024-00019

36,481
PERMANENT EASEMENT

KNOW ALL MEN BY THESE PRESENTS THAT OnCue RE, LLC., an Oklahoma limited liability company, 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.

OnCue RE, LLC,
an Oklahoma limited liability company

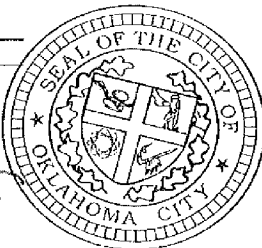
Dated this 18th day of April, 2024.

By:
Stephen T. James, CFO

STATE OF OKLAHOMA, COUNTY OF PAYNE, SS.

This instrument was acknowledged before me on this 18 day of April, 2024 by Stephen T. James, as CFO of OnCue RE, LLC., an Oklahoma limited liability company.

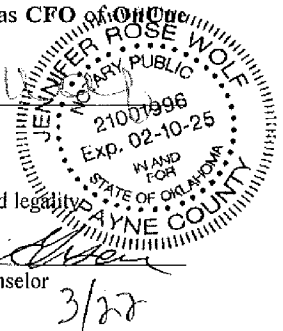
My Commission Expires: 2-10-2025
My Commission No. 21001976



ACCEPTED by The City of Oklahoma City
this 21st day of May, 2024

City Clerk

Notary Public



REVIEWED for form and legality

Assistant Municipal Counselor

3/27

ATTACHMENT A (1 OF 2)
LEGAL DESCRIPTION
20 FEET WIDE UTILITY EASEMENT

A part of BLOCK 12 SHIELD'S HEIGHTS, being a Subdivision of Lots 1, 2 & 3, Block 12 in Summer's Place, Oklahoma City, Oklahoma County, Oklahoma, according to the plat recorded in Book 8 of Plats, Page 43, and BLOCK 12 SHIELD'S HEIGHTS SUPPLEMENTAL PLAT, being a Subdivision of Lots 4, 5 & 6, Block 12 in Summer's Place, Oklahoma City, Oklahoma County, Oklahoma, according to the plat recorded in Book 5 of Plats, Page 44; in the Southeast Quarter (SE/4) of Section Twenty Nine (29), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma, being more particularly described as follows:

COMMENCING at the Northeast Corner of Lot 1 of said BLOCK 12 SHIELD'S HEIGHTS, also a point of intersection of the south right of way of NW 13th Street with the west right of way line of Western Avenue;

THENCE South 00°08'41" West along the west right of way line of said Western Avenue, also the east line of said Lot 1, a distance of 7.00 feet to the POINT OF BEGINNING;

THENCE continuing South 00°08'41" West along the west right of way line of said Western Avenue, also the east line of said Lot 1, a distance of 20.00 feet;

THENCE South 89°53'30" West a distance of 198.22 feet;

THENCE South 45°01'06" West a distance of 20.00 feet;

THENCE South 00°08'41" West a distance of 119.19 feet;

THENCE South 89°53'30" West, a distance of 37.67 feet to a point on the west line of Lot 31 of said BLOCK 12 SHIELD'S HEIGHTS SUPPLEMENTAL PLAT;

THENCE North 00°08'41" East, along the west line of said Lot 31 and the west line of Lot 10 of said BLOCK 12 SHIELD'S HEIGHTS, a distance of 20.00 feet;

THENCE North 89°53'30" East a distance of 17.67 feet;

THENCE North 00°08'41" East a distance of 107.54 feet;

THENCE North 45°01'06" East a distance of 36.52 feet;

THENCE North 89°53'30" East, a distance of 206.57 feet to the POINT OF BEGINNING.

The basis of bearings for this legal description was the Oklahoma State Plane Coordinate System (NAD83-North Zone) using a bearing of South 89°53'30" West on the south line of Lots 1 through 10, Block 12, SHIELD'S HEIGHTS, BEING A SUBDIVISION OF LOTS 1, 2, AND 3 OF BLOCK 12 IN SUMMER'S PLACE. The recorded plat does not show bearings or angular relationships of the lines thereon. The bearings hereon reflect the angular relationship of the lines based on the field measured angles and their relationship to the grid bearings described above.

ATTACHMENT A (2 OF 2) – PLOT PLAN
20 FEET WIDE UTILITY EASEMENT
ONCUE #141–NW 13th St. & N Western Ave.

SMC Consulting Engineers, P.C.
815 West Main • Oklahoma City, OK 73106
PH: 405-232-7715 Fax: 405-232-7859
Website: www.smcok.com

OKLAHOMA CERTIFICATE OF AUTHORIZATION NO. OK 464 EXP 06/30/2025

