



The City of Oklahoma City
Office of City Clerk
200 North Walker Ave.
Oklahoma City, Oklahoma 73102
(Drainage Streets and Utilities) Project No. PC-0701

E #36,442

PERMANENT EASEMENT

ADB

KNOW ALL MEN BY THESE PRESENTS THAT Far Wespen LLC, 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, B, and C" ("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 "Drainage, 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 Drainage, 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 the Drainage, Streets and/or Utility Systems, or provide services or functions. Grantees only maintain Drainage, Streets and/or Utility Systems constructed and owned by the Grantees and Drainage, Streets and/or Utility Systems constructed by others and specifically conveyed to and accepted by formal action of the governing body of the Grantees.
4. Grantees do not own the creek, river, lake, detention pond, if any, on or adjacent to the Subject Property by virtue of this Permanent Easement. Grantees do not own the drainage canal unless constructed by the Grantees. Grantees 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 31st day of January, 2024.

By: Denise Shirley / Manager
Far Wespen LLC

STATE OF New York, COUNTY OF New York, SS.

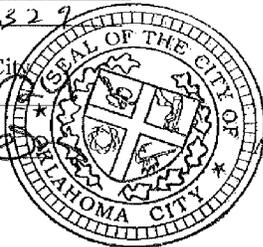
This instrument was acknowledged before me on this 31st day of January, 2024 by Shao-Ling Aubry, as **Manager of Far Wespen LLC**.

SHAO-LING AUBRY
Notary Public, State of New York
No. 01AUG283329
Qualified in Queens County
Commission Expires June 03, 2025

My Commission Expires: 6/3/25
My Commission No. 01AUG283329

ACCERTED by The City of Oklahoma City
this 12th day of March, 2024

Amy K. Simpson
City Clerk



REVIEWED for form and legality
Patricia Mann
Assistant Municipal Counselor 4/24

Project No. PC-0701

Parcel 7

Attachment "A"

ATTACHMENT "A"

PERMANENT RIGHT OF WAY EASEMENT

A PERMANENT EASEMENT LYING IN PART OF LOT TWENTY-FOUR (24), ALL IN BLOCK THREE (3), NORTHWEST ADDITION TO OKLAHOMA CITY, OKLAHOMA, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT TWENTY-FOUR (24) IN BLOCK THREE (3) OF SAID NORTHWEST ADDITION;
THENCE S 00°07'50" W, ALONG THE EAST LINE OF SAID LOT TWENTY-FOUR (24), ALSO BEING ALONG THE WEST RIGHT-OF-WAY LINE OF N CLASSEN BLVD, SAID LINE ALSO BEING ALONG THE EAST LINE OF A PROPERTY DESCRIBED IN BOOK 12055 PAGE 98 AS RECORDED IN THE OKLAHOMA COUNTY PUBLIC RECORDS, A DISTANCE OF 50.20 FEET TO THE POINT OF BEGINNING;
THENCE CONTINUING S 00°07'50" W, ALONG THE EAST LINE OF SAID LOT TWENTY-FOUR (24), ALSO BEING ALONG THE WEST RIGHT-OF-WAY LINE OF N CLASSEN BLVD, SAID LINE ALSO BEING ALONG THE EAST LINE OF AFOREMENTIONED PROPERTY, A DISTANCE OF 130.37 FEET;
THENCE N 89°52'10" W, DEPARTING SAID EAST RIGHT-OF-WAY LINE OF N CLASSEN BLVD, A DISTANCE OF 8.80 FEET;
THENCE N 00°07'50" E, ALONG A LINE BEING PARALLEL WITH AND 8.80 FEET WEST OF THE EAST LINE OF SAID LOT TWENTY-FOUR (24), A DISTANCE OF 130.37 FEET;
THENCE S 89°52'10" E, A DISTANCE OF 8.80 FEET TO THE POINT OF BEGINNING.

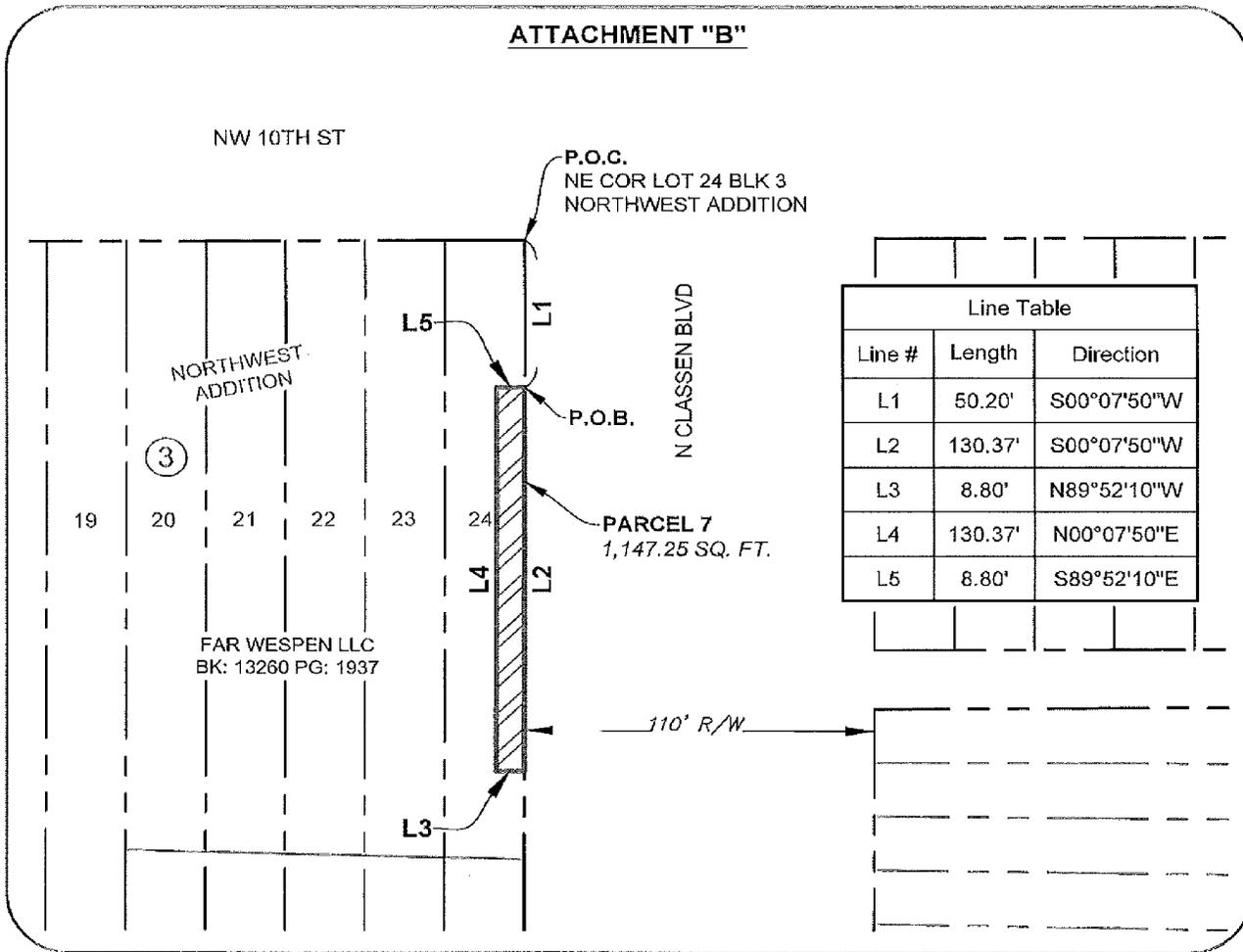
CONTAINING (1,147.25 SQ. FT) AS DESCRIBED.

BASIS OF BEARINGS:

GRID NORTH BASED ON NAD-83 OKLAHOMA
STATE PLANE COORDINATE SYSTEM NORTH ZONE

THIS DESCRIPTION WAS PREPARED BY:

SHANE D. CARROLL, PLS #1981
ELEVATION LAND SURVEYING, CA #8524



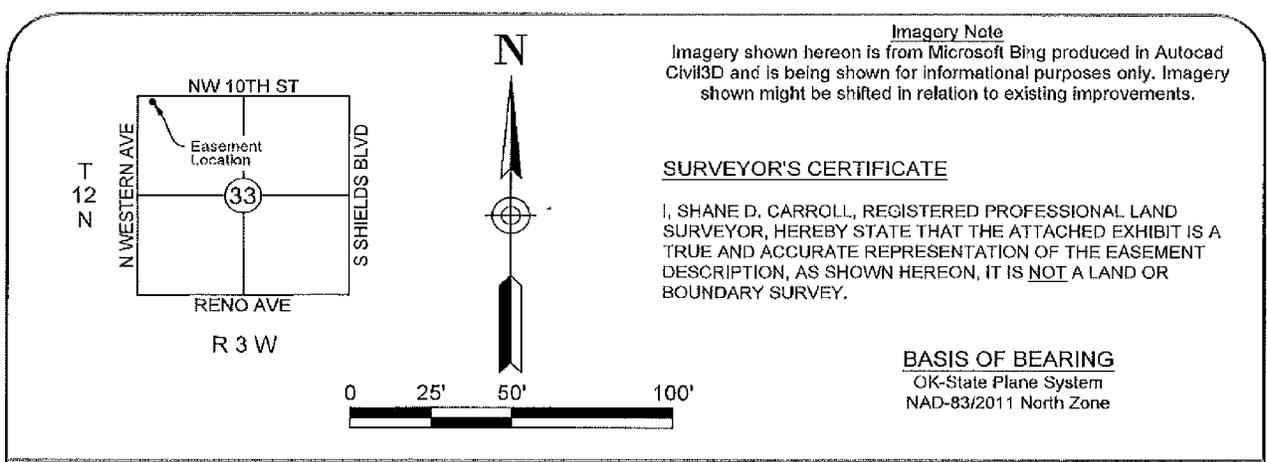
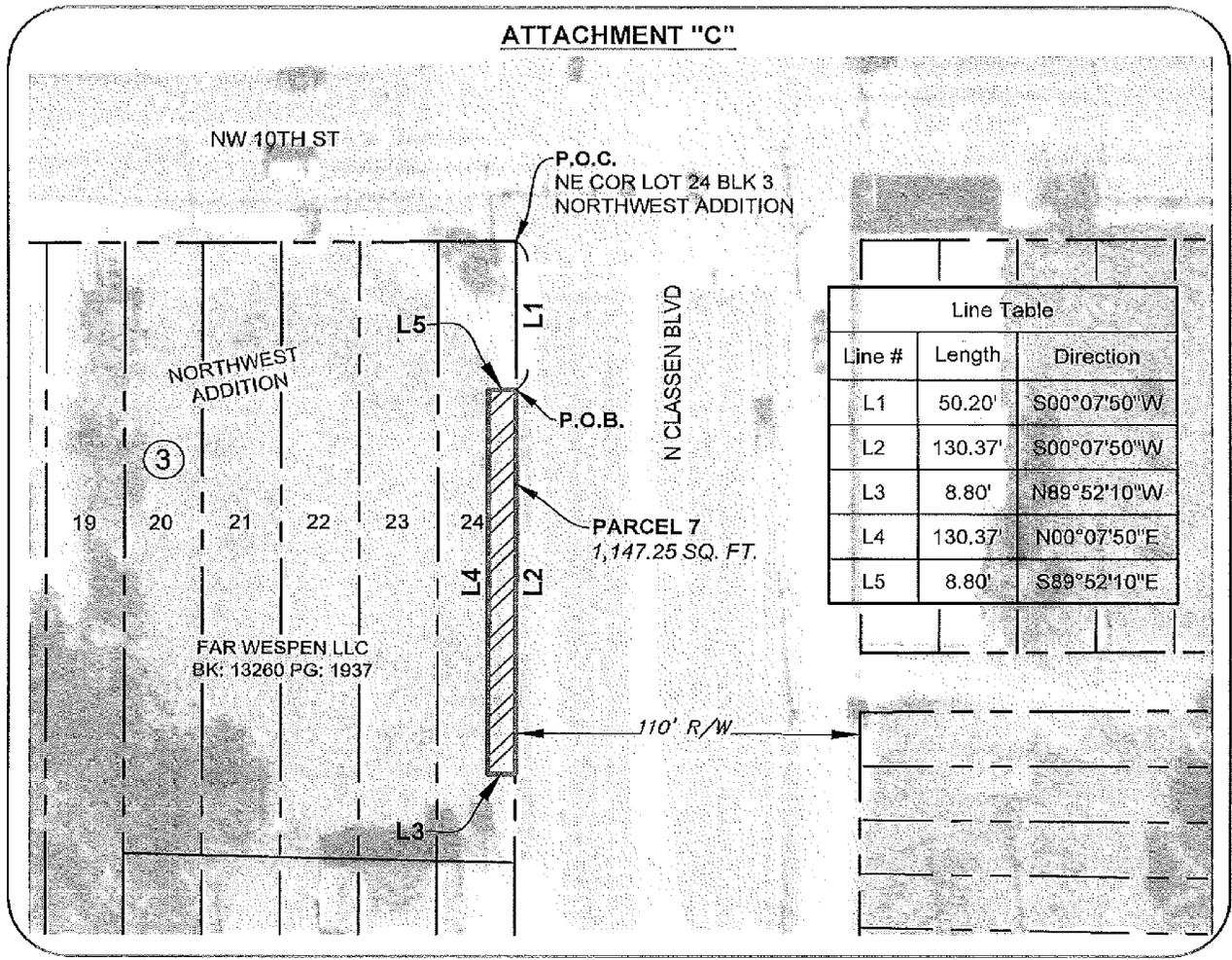
SURVEYOR'S CERTIFICATE

I, SHANE D. CARROLL, REGISTERED PROFESSIONAL LAND SURVEYOR, HEREBY STATE THAT THE ATTACHED EXHIBIT IS A TRUE AND ACCURATE REPRESENTATION OF THE EASEMENT DESCRIPTION, AS SHOWN HEREON, IT IS NOT A LAND OR BOUNDARY SURVEY.

(Signature)
SHANE D. CARROLL
 PROFESSIONAL LAND SURVEYOR #1981

BASIS OF BEARING
 OK-State Plane System
 NAD-83/2011 North Zone

E.L.S. No. 2023.12	ATTACHMENT "B"	ELEVATION	8501 SW 15th Street Oklahoma City, OK 73128 405.493.9393 C.A. #8524 Exp. 06.30.2024
Drawn By: SDC	Project No. PC-0701	LAND SURVEYING	
Date: 03.17.2023	Parcel 7		



ELS No. 2023.12 Drawn By: SDC Date: 03.17.2023	ATTACHMENT "C" Project No. PC-0701 Parcel 7	ELEVATION LAND SURVEYING	8501 SW 15th Street Oklahoma City, OK 73128 405.493.9393 C.A. #8524 Exp. 06.30.2024
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