



The City of Oklahoma City  
Office of City Clerk  
200 North Walker Ave.  
Oklahoma City, Oklahoma 73102  
(Water/Wastewater) Project No. SC-0915 P4

E #36,642

PERMANENT EASEMENT

KNOW ALL MEN BY THESE PRESENTS THAT RiverLake Estates Homeowners' Association, Inc., a corporation 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 **Attachments "A & B" ("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.

RiverLake Homeowners' Association, Inc

Dated this 16<sup>th</sup> day of January, 2025.

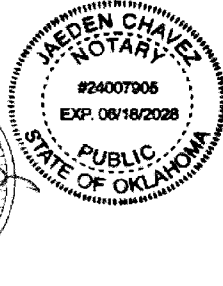
By: [Signature], President

STATE OF OKLAHOMA, COUNTY OF Oklahoma, SS.

This instrument was acknowledged before me on this 16<sup>th</sup> day of January, 2025 by Barry Miller, as President of RiverLake Homeowners' Association, Inc., a corporation.

My Commission Expires: 06/18/2028  
My Commission No. 24007905

ACCEPTED by The City of Oklahoma City  
this 16<sup>th</sup> day of March, 2025  
[Signature]  
City Clerk



[Signature]  
Notary Public

REVIEWED for form and legality

[Signature]  
Assistant Municipal Counselor

3/22

**ATTACHMENT A  
PARCEL 4  
UTILITY EASEMENT  
PART OF THE NW/4 IN SEC. 30-T12N-R4W  
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA**

*A tract of land being a part of COMMON AREA A, RIVERLAKE ESTATES, recorded in Book 60 of Plats, Page 14 and lying in the Northwest Quarter of Section Thirty (30), Township Twelve (12) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma being more particularly described as follows:*

*COMMENCING at the northeast corner of said Northwest Quarter;*

*THENCE South 00°12'34" East, along the east line of said Northwest Quarter, a distance of 50.00 feet to a point on the south right of way line of N.W. 23rd Street, also being the north line of Block 1 of said Riverlake Estates extended;*

*THENCE South 79°57'52" West, along said right of way line, said extended line and the north line of said Block 1, a distance of 553.69 feet to a point on the east right of way line of E. Overholser Drive;*

*THENCE South 20°17'52" West, along said east right of way line, a distance of 204.03 feet to a point on the west line of Block 2 of said Plat and the POINT OF BEGINNING;*

*THENCE North 51°24'15" East a distance of 23.39 feet;*

*THENCE South 04°10'29" West a distance of 193.13 feet;*

*THENCE South 48°38'56" East a distance of 72.38 feet;*

*THENCE North 87°57'38" East a distance of 249.81 feet to a point on a curve;*

*THENCE Southeasterly along a non tangent curve to the left having a radius of 300.00 feet (said curve subtended by a chord which bears South 27°48'16" East a distance of 14.69 feet) for an arc distance of 14.69 feet;*

*THENCE South 29°12'25" East a distance of 7.61 feet;*

*THENCE South 87°57'38" West a distance of 267.63 feet;*

*THENCE North 48°38'56" West a distance of 90.60 feet;*

*THENCE South 40°22'03" West a distance of 18.38 feet to a point on the west line of said Common Area A, also being a point on the east right of way line of said Overholser Drive;*

*THENCE North 02°31'34" West a distance of 14.69 feet;*

*THENCE North 40°22'03" East a distance of 8.45 feet;*

*THENCE North 16°52'03" East a distance of 12.94 feet;*

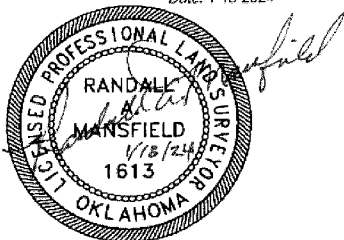
*THENCE North 04°10'29" East a distance of 140.68 feet;*

*THENCE North 20°17'52" East a distance of 28.20 feet to the POINT OF BEGINNING.*

*Said described easement contains an area of 11,554 square feet or 0.2652 acres, more or less.*


*The basis of bearings for this legal description was the Oklahoma State Plane Coordinate System (NAD83-North Zone) using a bearing of South 00°12'34" East on the east line of the Northwest Quarter of Section 30, Township 12 North, Range 5 West of the Indian Meridian.*

Prepared by: *Randall A. Mansfield, Professional Land Surveyor No. 1613*  
Date: 1-18-2024



**THIS EXHIBIT IS NOT A LAND OR BOUNDARY SURVEY PLAT**

S:\Projects\03-302 Kinter-Horn JV\03 SC 1816\10-Area 2 Drawing\03-2024-05 Area 2 Property Lines.dwg

		<b>COWAN GROUP ENGINEERING</b>
		7100 N. CLASSEN, SUITE 500 OKLAHOMA CITY, OK 73116 405-463-3369 O 405-463-3381 F WWW.COWANGROUP.CO CA# 6414 EXPIRES 6/30/2024
CLIENT:	CITY OF OKLAHOMA CITY	
PROJECT NO:	23-222-03 SC-0915	
DATE:	10-23-23	
REVISED DATE:	1-18-24	
DRAWN BY:	R.J.	
PAGE:	1 of 2	

