



The City of Oklahoma City
Office of City Clerk
200 North Walker Ave.
Oklahoma City, Oklahoma 73102
(Water/Wastewater) Project No. SD-2023-00004

E #36,484

PERMANENT EASEMENT

KNOW ALL MEN BY THESE PRESENTS THAT CAM CABIN 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.

CAM CABIN LLC,
AN OKLAHOMA LIMITED LIABILITY COMPANY,

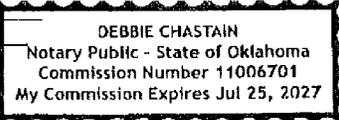
Dated this 7th day of December, 2023.

By: Douglas Oliver

STATE OF OKLAHOMA, COUNTY OF Canadian, SS.

This instrument was acknowledged before me on this 4 day of December, 2023 by Douglas Oliver as managing member of CAM Cabin, LLC.

My Commission Expires: July 25, 2027
My Commission No. 11006701



Debbie Chastain
Notary Public

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



REVIEWED for form and legality
Maressa Treat
Assistant Municipal Counselor

3/22

Attachment "A"

UTILITY EASEMENT LEGAL DESCRIPTION

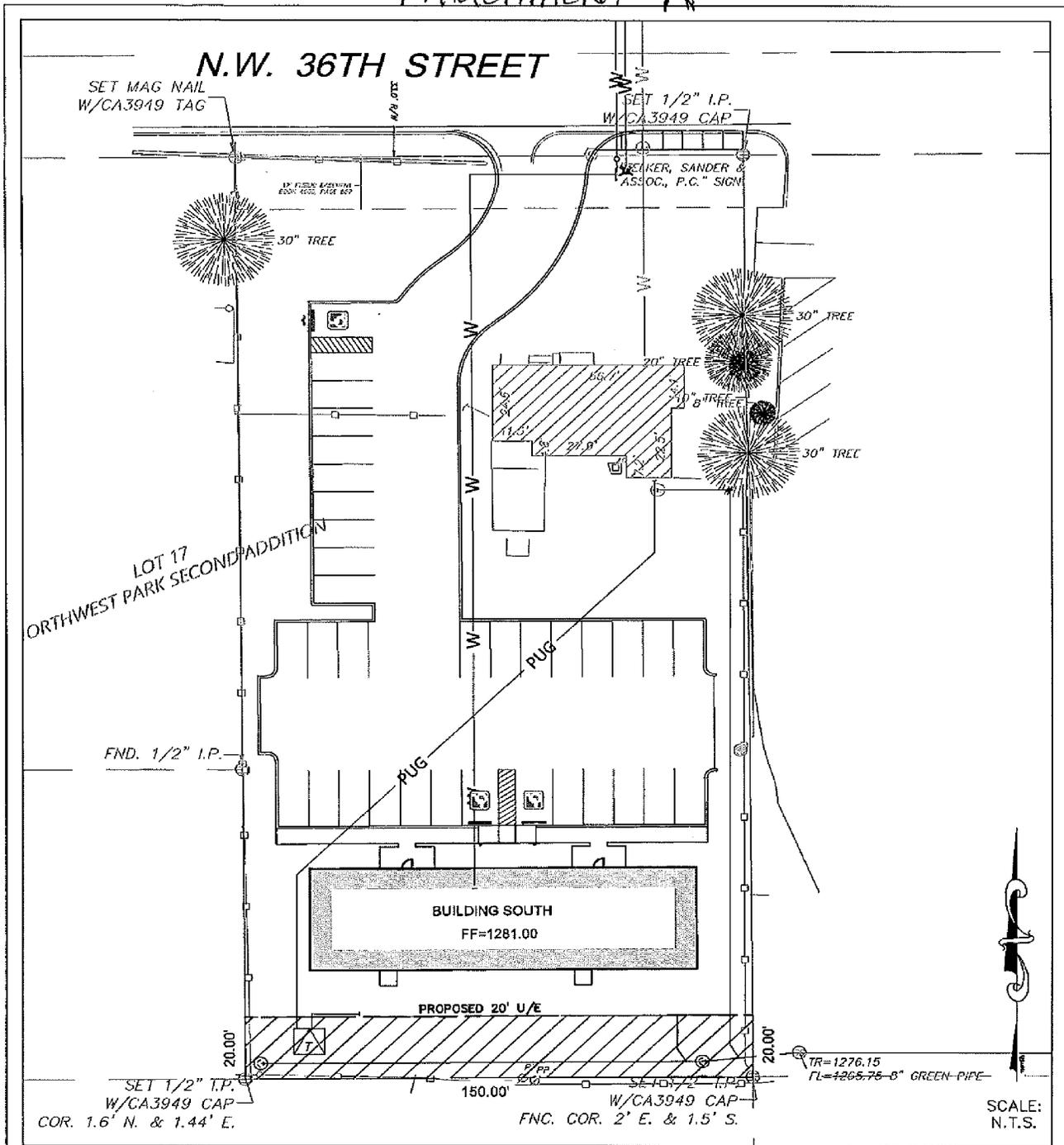
A strip of land lying in the North Half (N/2), of the Northeast Quarter (NE/4), of Section Twenty-three (23), Township Twelve (12) North, Range Four (4) West, of the Indian Meridian, Oklahoma County, Oklahoma, being a part of Lot Seventeen (17), of NORTHWEST PARK SECOND ADDITION, an addition to the City of Oklahoma City, Oklahoma County, according to the recorded plat thereof, being more particularly described as follows:

The south 20.00 feet of the East 150.00 feet of Lot Seventeen (17), of said NORTHWEST PARK SECOND ADDITION.

Said strip contains an area of 3,000 square feet or 0.0689 acres, more or less.

Prepared By:
Smith Roberts Baldischwiler, LLC
100 N.E. 5th Street
Oklahoma City, OK 73104
(405) 840-7094
March 06, 2023

Attachment "A"



CAM CABIN 36TH DEVELOPMENT
 3949 N.W. 36TH STREET
 OKLAHOMA CITY, OKLAHOMA
 20.0' UTILITY EASEMENT

PROJ. 116158
 DATE: 02-09-23
 DRAWN BY: CIT
 DESIGNED BY: CET
 CHECKED BY: MAL

SMITH ROBERTS ENGINEERING SURVEYING PLANNING
 CERTIFICATE OF AUTHORIZATION
 NO. 3949 EXPIRES JUNE 30, 2025