



The City of Oklahoma City  
Planning Department, Subdivision and Zoning  
420 West Main Street, Suite 910, Oklahoma City, Oklahoma, 73102  
Phone: (405) 297-2623 – Web: <https://www.okc.gov>

## APPLICATION FOR CLOSING

### Public Way (Street / Alley) or Easement

Johnson & Associates on behalf of OPERATIONREADYMIX

Name of Applicant 11 NW 13th Street

NW 13th St to NW 16th St, just east of N Broadway Ave.

Address / Location of Property

Staff	1132
Case No.: CE	
File Date:	9-26-24
Ward No.:	W2
Nbhd. Assoc.:	-----
School District:	OKC
Extg Zoning:	PUD-1915
Overlay:	DSHA

Vacant Land

Present Use of Property

The purpose of this application is to close a street right-of-way that is no longer utilized or needed.

Purpose Statement / Development Goal

### SUBMITTAL REQUIREMENTS:

- ☐ 1.) One (1) Typed Legal Description of Easement Closure area in MS Word file (.doc or .docx) format.
- ☐ 2.) One (1) copy of Recorded Deed(s), with Exhibit(s), for each property owner requesting closure.
- ☐ 3.) One (1) copy of Letter of Authorization from Property Owner (s) listing Designated Representative if Applicant is not a Property Owner of record.
- ☐ 4.) One (1) copy of Property Owners Report listing all property owners who own property within a 300-foot buffer area of the property to be closed. The list **MUST** include the mailing address and the legal description of their property and **MUST** be current to within 30 days of the date of submittal of the application. A minimum of 15 separate individual property owners is required. If there are less than 15 individual owners within the 300-foot buffer, the radius must be extended by increments of 100 feet until the list contains no less than 15 owners. Provide One (1) PDF (.pdf) file version, AND one (1) MS Excel (.xls or .xlsx) file version.
- ☐ 5.) One (1) Signed and Notarized copy of "Affirmation" that the Property Owners Report listings are true and correct unless the list is prepared by a Certified Abstractor or County official.
- ☐ 6.) One (1) Petition of Request for Public Way or Easement Closure. Consisting of written consent from property owners who own more than Fifty Percent (50%) of the total frontage of the easement sought to be closed. Said petition must include all consenting property owners' names, signatures with date(s), subject property address, mailing address(es), telephone number(s), email contact information, and copy of each applicants deed in .pdf file format. Reference "Easement Closure Petition Sample" document for preferred formatting.
- ☐ 7.) One (1) map which indicates the location of the public way/easement to be closed. This map must illustrate property ownership lines and indicate the owner's names of all property owners requesting closure.
- ☐ **OPTIONAL BUT RECOMMENDED:** One (1) certified Topographic Survey showing all existing utilities, with dimensions, within the proposed easement closure area. Maps, Site Plan and, or Survey Exhibits must be 600dpi minimum resolution, scalable, and in a .pdf file format. Photographic file formats of drawings, maps, or other documents will not be accepted.
- ☐ A filing fee of \$1500.00 must be remitted within One (1) business day of submittal confirmation. (Online payment available / preferred.)

Property Owner Information (if other than Applicant):

OPERATIONREADYMIX, LLC

Name

301 NW 13th St., Unit 202

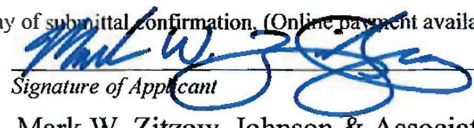
Mailing Address

Oklahoma City, OK, 73103

City, State, Zip Code

Phone

Email

  
Signature of Applicant

Mark W. Zitzow, Johnson & Associates

Applicant's Name (please print)

1 E Sheridan Ave. Suite 200

Applicant's Mailing Address

Oklahoma City, OK, 73104

City, State, Zip Code

(405) 235-8075

Phone

mzitzow@jaokc.com

Email

Submit your Application by Email to [Subdivisionandzoning@OKC.gov](mailto:Subdivisionandzoning@OKC.gov)

Compressed files (.zip, etc..) or links to FileShare services (Dropbox, Google Drive, etc..) can not be accepted for security purposes.

OFFICE OF THE SECRETARY OF STATE  
BOOK 6156 PAGE 1364



### CERTIFICATE OF TRANSCRIPT

I, the undersigned Secretary of State of the State of Oklahoma, do hereby certify that the annexed transcript has been compared with the record on file in my office of which it purports to be a copy, and that the same is a full, true and correct copy of

CERTIFICATE OF MERGER

OF

DOLESE BROS. CO.

DOC NUMBER 00034348

TIME 12:21 PM

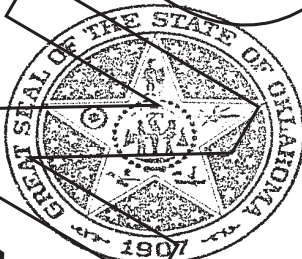
RECD FEE 20.00

DATE APR. 11 1991

RALPH HESS

OKLAHOMA COUNTY CLERK

RECORDED AND FILED



In testimony whereof, I have hereunto set my hand and affixed the Great Seal of the State of Oklahoma at the City of Oklahoma City this 4TH day of APRIL, 19 91

By: John Kennedy  
Secretary of State

Return to: Mr. Crowder 20.42 Broadway. OKC, OK 73102



DB 487838-001

OFFICE OF THE SECRETARY OF STATE



BOOK 6156 PAGE 1365

CERTIFICATE OF MERGER

WHEREAS, DOLESE BROS. CO.

a corporation organized under the laws of the State of Oklahoma  
has filed in the office of the Secretary of State duly authenticated evidence of a merger  
whereby said corporation is the surviving corporation, as provided by the laws of the  
State of Oklahoma.

NOW THEREFORE I, the undersigned, Secretary of State of the State of  
Oklahoma, by virtue of the powers vested in me by law, do hereby issue this Certificate  
evidencing such merger.

IN TESTIMONY WHEREOF, I hereunto set my hand and cause to be affixed the  
Great Seal of the State of Oklahoma.



Filed in the City of Oklahoma City this 27th.  
day of March, 1991

John Kennedy  
Secretary of State

By [Signature]

"EFFECTIVE DATE: MARCH 31, 1991"

7/25/001 03/27/92

BOOK 6156 PAGE 1366

CERTIFICATE OF OWNERSHIP AND MERGER

MERGING  
THE DOLESE COMPANY,  
a Delaware corporation,  
AND  
DOLESE CONCRETE COMPANY,  
a Delaware corporation,

FILED

MAR 27 1991

OKLA. SECRETARY OF STATE

INTO

DOLESE BROS. CO.,  
an Oklahoma corporation

(Pursuant to Section 1083 of the  
Oklahoma General Corporation Act)

TO THE SECRETARY OF STATE OF THE STATE OF OKLAHOMA:

The Dolese Company, a corporation organized and existing under and by virtue of the laws of the State of Delaware, hereby certifies as follows:

FIRST: The Dolese Company was organized pursuant to the provisions of the General Corporation Law of the State of Delaware on 15 November 1946.

SECOND: The Dolese Company is record owner of the following shares of capital stock of the other constituent corporations named below, constituting 100% of the outstanding shares of all classes of authorized capital stock of each such corporation:

	<u>State and Date of Organization</u>	<u>The Dolese Company Ownership</u>
Dolese Concrete Company	Delaware 13 December 1956	7,000 shares Preferred Stock, par value \$100.00 per share  5,000 shares common stock, par value \$10.00 per share
Dolese Bros. Co.	Oklahoma 8 March 1990	100,000 shares Common Stock, par value \$1.00



THIRD: The Dolese Company, by the following resolutions of its Board of Directors, duly adopted by unanimous written consent of the members thereof dated 26 March 1991, filed with the minutes of the Board pursuant to Section 141(f) of the Delaware General Corporation Law, determined to, and effective upon, the close of business on Sunday, 31 March 1991, does merge itself and Dolese Concrete Company with and into Dolese Bros. Co.:

RESOLVED, that effective as of the close of business on Sunday, 31 March 1991, this Corporation, The Dolese Company, merge itself and Dolese Concrete Company, a wholly-owned Delaware subsidiary corporation, with and into Dolese Bros. Co., a wholly-owned Oklahoma subsidiary corporation, and Dolese Bros. Co., as the surviving corporation, will succeed to all of the assets and assume all of the liabilities of this Corporation and Dolese Concrete Company; and

FURTHER RESOLVED, that the terms and conditions of the proposed merger are as follows: Upon the proposed merger's becoming effective (i) each outstanding share of Common Stock, par value \$10.00 per share, of this Corporation and each outstanding share of Preferred Stock, par value \$100.00 per share, of this Corporation shall be converted and exchanged into a total of 100,000 newly-issued shares of Common Stock, par value \$1.00 per share, of Dolese Bros. Co., which shall be issued to the sole shareholder of this Corporation upon surrender for cancellation to Dolese Bros. Co. of such shareholder's certificates formerly representing ownership of capital stock of this Corporation; and (ii) each outstanding share of capital stock of Dolese Bros. Co. and Dolese Concrete Company held of record by this Corporation shall cease to be outstanding and shall be surrendered for cancellation to Dolese Bros. Co.; and

FURTHER RESOLVED, that the proposed merger be submitted to the sole shareholder of this Corporation and that upon receiving the written consent of the sole shareholder, the proposed merger shall be approved; and

FURTHER RESOLVED, that the President be, and hereby is, authorized to make and execute, and the Secretary be, and hereby is, authorized to attest, if necessary, a Certificate of Ownership and Merger setting forth a copy of these resolutions providing for the merger of this Corporation and Dolese Concrete Company into Dolese Bros. Co., to cause the same to be

filed with the Secretary of State of the States of Delaware and Oklahoma, to cause Dolese Bros. Co. to succeed to all of the assets and assume all of the liabilities of this Corporation and Dolese Concrete Company, and to do all other acts and things whether within or without the States of Delaware and Oklahoma, which may be in any way necessary and/or appropriate to effect the merger.

FOURTH: That this merger has been adopted, approved, certified, executed and acknowledged by The Dolese Company in accordance with the Delaware General Corporation Law.

IN WITNESS WHEREOF, The Dolese Company, has caused this Certificate to be signed by its President and attested to by its Secretary, this 26th day of March, 1991.

THE DOLESE COMPANY

By: Roger M. Dolese  
Roger M. Dolese, President

ATTEST:

W. Bryan Arnn  
W. Bryan Arnn, Secretary/Treasurer

(SEAL)



BOOK 6156 PAGE 1369

OKLAHOMA TAX COMMISSION  
STATE OF OKLAHOMA

ROBERT E. ANDERSON, Chairman  
ROBERT L. WADLEY, Vice-Chairman  
DON KILPATRICK, Sec'y-Member

2501 LINCOLN BLVD.  
OKLAHOMA CITY, OKLAHOMA 73104-0010

BUSINESS TAX DIVISION  
(405) 521-4592

March 21, 1991

JOHN KENNEDY  
SECRETARY OF STATE  
ROOM 101, STATE CAPITOL BUILDING  
OKLAHOMA CITY, OK 73105

RE: DOLESE BROS. CO.

QUALIFIED: 03 08 90

DEAR MR. KENNEDY:

THIS IS TO CERTIFY THAT THE FILES OF THIS OFFICE SHOW THE REFERENCED CORPORATION HAS FILED A FRANCHISE TAX RETURN OF THE FISCAL YR ENDING JUNE 30, 1991 AND HAS PAID THE FRANCHISE TAX AS SHOWN BY SAID RETURN.

NO CERTIFICATION IS MADE AS TO ANY CORPORATE FRANCHISE TAXES WHICH MAY BE DUE BUT NOT YET ASSESSED, NOR WHICH HAVE BEEN ASSESSED AND PROTESTED.

THIS LETTER MAY NOT THEREFORE BE ACCEPTED FOR PURPOSES OF DISSOLUTION OR WITHDRAWAL.

SINCERELY,

BUSINESS TAX DIVISION

*Donald J. Woody*

DONALD J. WOODY, ADMINISTRATOR  
PERMIT AND LICENSING SECTION

DJW/sc





BOOK 6156 PAGE 1370

OKLAHOMA TAX COMMISSION  
STATE OF OKLAHOMA

ROBERT E. ANDERSON, Chairman  
ROBERT L. WADLEY, Vice-Chairman  
DON KILPATRICK, Sec'y-Member

2501 LINCOLN BLVD.  
OKLAHOMA CITY, OKLAHOMA 73104-0010

BUSINESS TAX DIVISION  
(405) 521-4592

March 21, 1991

JOHN KENNEDY  
SECRETARY OF STATE  
ROOM 101, STATE CAPITOL BUILDING  
OKLAHOMA CITY, OK 73105

RE: THE DOLESE COMPANY

QUALIFIED: 11 26 46

DEAR MR. KENNEDY:

THIS IS TO CERTIFY THAT THE FILES OF THIS OFFICE SHOW THE REFERENCED CORPORATION HAS FILED A FRANCHISE TAX RETURN OF THE FISCAL YEAR ENDING JUNE 30, 1991 AND HAS PAID THE FRANCHISE TAX AS SHOWN BY SAID RETURN.

NO CERTIFICATION IS MADE AS TO ANY CORPORATE FRANCHISE TAXES WHICH MAY BE DUE BUT NOT YET ASSESSED, NOR WHICH HAVE BEEN ASSESSED AND PROTESTED.

THIS LETTER MAY NOT THEREFORE BE ACCEPTED FOR PURPOSES OF DISSOLUTION OR WITHDRAWAL.

SINCERELY,

BUSINESS TAX DIVISION

*Donald J. Woody*

DONALD J. WOODY, ADMINISTRATOR  
PERMIT AND LICENSING SECTION

DJW/sc



Return To:  
Operationreadymix, LLC

321 NW 13<sup>th</sup> St. Ste 202  
OKC, OK 73103

First American Title  
3000 W. Memorial Road, Suite 216  
Oklahoma City, OK 73120

## STATUTORY SPECIAL WARRANTY DEED

Doc Stamps: 14,127.50  
Filed/insured by: First American Title Insurance Company  
File No.: **2727525-1-OK24 (AJ)**

KNOW ALL MEN BY THESE PRESENTS: That **Dolese Bros. Co.** an **Oklahoma corporation** (the "**Grantor**"), in consideration of the sum of TEN AND NO/100's dollars and other valuable considerations, the receipt and sufficiency of which is hereby acknowledged, do(es) hereby grant, bargain, sell and convey unto **Operationreadymix, LLC, an Oklahoma limited liability company** (the "**Grantee**"), that certain tract of real property situated in **Oklahoma County, Oklahoma**, to wit:

### SEE ATTACHED EXHIBIT A

Grantor hereby reserves all oil, gas, and other minerals and all rights pertaining thereto, in and under the above-described property, not previously reserved or conveyed of record.

Together with all the improvements thereon and the appurtenances thereunto belonging, LESS AND EXCEPT any interest in and to oil, gas, coal, metallic ores and other minerals therein and thereunder which have heretofore been reserved or conveyed of record or which are reserved by the Grantor(s) and all rights, interests and estates of whatsoever nature incident thereto or arising thereunder. It is the intention of the Grantor(s) to convey to the Grantee(s) the surface and surface rights only in and to the above described real property, and SUBJECT TO easements, rights of way, restrictive covenants; and warrant the title to the same against any and all acts, conveyances, liens and encumbrances affecting such property made or suffered to be made or done by, through or under Grantor, but not otherwise.

Together with all the improvements thereon and the appurtenances thereunto belonging, LESS AND EXCEPT any interest in and to oil, gas, coal, metallic ores and other minerals therein and thereunder previously reserved or conveyed of record and all rights, interests and estates of whatsoever nature incident thereto or arising thereunder, and SUBJECT TO easements, rights of way, restrictive covenants; and warrant the title to the same against any and all acts, conveyances, liens and encumbrances affecting such property made or suffered to be made or done by, through or under Grantor, but not otherwise.

TO HAVE AND TO HOLD said described premises unto the Grantee, Grantee's heirs, successors and assigns forever.

Signed and delivered this 27<sup>th</sup> day of March, 2024

**Dolese Bros. Co., an Oklahoma corporation**

By:   
**Namer Mark A. Helm**  
**Title: CEO**

ACKNOWLEDGMENT - OKLAHOMA FORM

STATE OF

}  
}  
} **ss.**  
}

COUNTY OF

This instrument was acknowledged before me on 27<sup>th</sup> day of March, 2024, by **Mark A. Helm** as **CEO** of **Dolese Bros. Co.** an **Oklahoma corporation**.

  
NOTARY PUBLIC

My Commission Expires: 6-15-2027

Mail Tax Statements To:  
Operationreadymix, LLC

301 NW 13th St, Ste 202  
OKC, OK 73103

**SAVANNAH OWEN**  
**NOTARY PUBLIC - STATE OF OKLAHOMA**  
**MY COMMISSION EXPIRES JUN. 15, 2027**  
**COMMISSION # 23008093**



**EXHIBIT 'A'**File No.: **2727525-1 (AJ)**

A tract of land being a part of the Southeast Quarter (SE/4) of Section Twenty-Eight (28) and the Southwest Quarter (SW/4) of Section Twenty-Seven (27), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, and being all of Twenty-Six (26), Block Two (2), together with portions of Lot Twenty-Five (25), Lots Twenty-Seven (27) through Thirty-Eight (38) and a portion of the vacated alley adjacent thereto, Block Two (2), ANTON H. CLASSEN'S NORTH BROADWAY ADDITION AKA NORTH BROADWAY ADDITION, being more particularly described as follows: Beginning at the southwest corner of Lot 26, Block 2; Thence North  $01^{\circ}21'44''$  East along and with the west line of Block 2, a distance of 49.29 feet; Thence North  $89^{\circ}46'35''$  East departing the west line of said Block 2, a distance of 459.98 feet to a point on the east line of said Block 2; Thence South  $01^{\circ}21'44''$  West along and with the east line of Block 2, a distance of 49.29 feet to the southeast corner of said Block 2; Thence South  $89^{\circ}46'35''$  West along and with the south line of said Block 2, a distance of 459.98 feet to the point of beginning.

**AND**

A tract of land being a part of the Southeast Quarter (SE/4) of Section Twenty-Eight (28) and the Southwest Quarter (SW/4) of Section Twenty-Seven (27), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, and being Block Three (3), ANTON H. CLASSEN'S NORTH BROADWAY ADDITION AKA NORTH BROADWAY ADDITION, being more particularly described as follows: Beginning at the southwest corner of Lot 21, Block 3; Thence North  $01^{\circ}21'44''$  East along and with the west line of said Block 3, a distance of 345.00 feet to the northwest corner of said Block 3; Thence North  $89^{\circ}46'35''$  East along and with the north line of said Block 3, a distance of 459.98 feet to the northeast corner of said Block 3; Thence along and with the east line of said Block 3 the following 3 calls:

1. South  $01^{\circ}21'44''$  West a distance of 97.50 feet;
2. North  $89^{\circ}46'35''$  East a distance of 50.02 feet;
3. South  $01^{\circ}21'44''$  West a distance of 247.50 feet to the southeast corner of said Block 3;

Thence South  $89^{\circ}46'35''$  West along and with the south line of said Block 3, a distance of 510.00 feet to the point of beginning.



The City of Oklahoma City  
 Planning Department, Subdivision and Zoning  
 420 West Main Street, Suite 910, Oklahoma City, Oklahoma, 73102  
 Phone: (405) 297-2623 – Web: <https://www.okc.gov>

## ADMINISTRATIVE DEED APPROVAL

Request for Lot Split / Lot Line Adjustment / Deed Approval

31 NW 14th Street, 30 NW 14th Street

Address of Property (Leave blank if unknown or unassigned)

DA 27507 DA 27508

County Assessor account number

Oklahoma  
 Name of County

### SUBMITTAL REQUIREMENTS:

- ☐ One (1) copy of Proposed, unexecuted Deed(s) in a .pdf file format.
- ☐ One (1) copy of Proposed Legal Description(s) in a .pdf file format.
- ☐ One (1) copy of Boundary Survey or Site Plan, matching the proposed Legal Description, and showing North Arrow, existing property lines (dashed line), proposed property lines (bold line), and centerlines of frontage roads. Proposed boundary lines must include distance and bearing information.
- ☐ Maps, Site Plan and, or Survey Exhibits must be of 600dpi minimum resolution, and in a .pdf file format. Photographic file formats of drawings, maps, or other documents will not be accepted.
- ☐ A filing fee of \$50.00 per each Lot Split, or Deed must be remitted within One (1) business day of submittal confirmation. (Make checks payable to "City Treasurer")

Property described by Metes and Bounds in excess of Five (5) Acres is not eligible for Deed Approval in accordance with OS 11 § 47-116, unless said property is part of a rural subdivision which includes the establishment of (1) or more private roadways.

An existing lot, tract, site, or parcel of land may be subdivided into no more than three (3) lots, tracts, sites, or parcels by Administrative Approval. Approval of the deed(s) submitted shall not create a substandard lot on existing remaining or adjoining property. Both deeds must be approved simultaneously.

Approved Deed(s) must be filed with the respective County Clerk by Applicant, or Agent.

Property Owner Information (if other than Applicant):

Dolese Bros Co.

Name (please print)

PO Box 677

Mailing Address

Oklahoma City, OK, 73101

City, State, Zip Code

Phone

Email

Staff Notes

Signature of Applicant

Mark W. Zitzow, Johnson & Associates

Applicant's Name (please print)

1 E Sheridan Ave., Suite 200

Applicant's Mailing Address

Oklahoma City, OK, 73104

City, State, Zip Code

(405) 235-8075

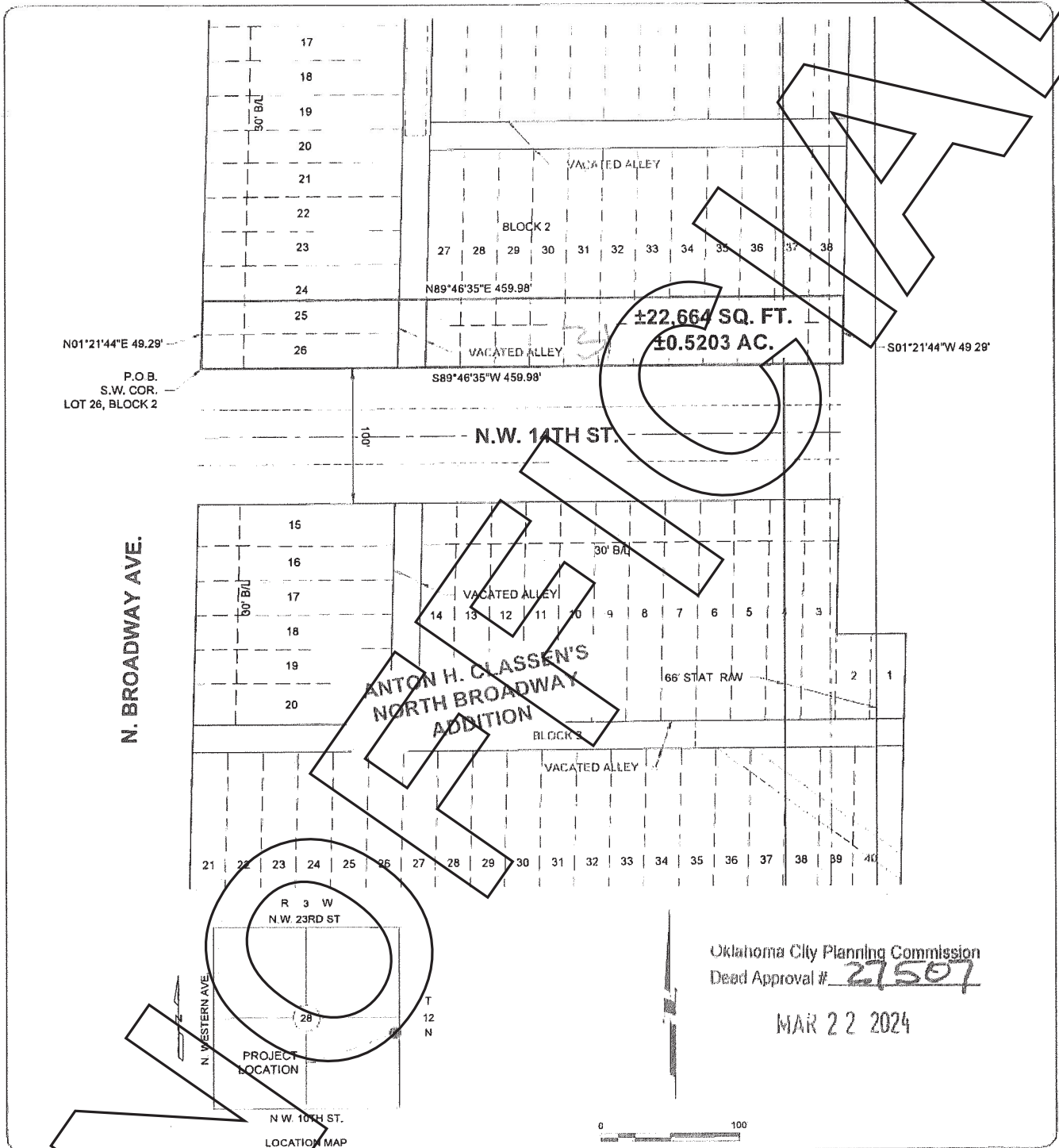
Phone

mzitzow@jaokc.com

Email

Submit your Request by Email to [Subdivisionandzoning@OKC.gov](mailto:Subdivisionandzoning@OKC.gov)

Compressed files (.zip, etc.) or links to FileShare services (Dropbox, etc.) can not be accepted for security purposes.



Oklahoma City Planning Commission  
Dead Approval # 21507

MAR 22 2024

ACAD FILE: 1105328\Exhibit\328\Lot Split.dwg, 3/18/2024 4:21 PM, Jesse Patten  
XREFS LOADED: 5328001-bdy.dwg

Copyright © 2024 Johnson & Associates

Proj No.: 5329  
Date: 3-18-24  
Scale: 1"=100'

**ALLEY NORTH**  
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA  
**0.5 ACRE TRACT**



Johnson & Associates  
1 E. Shendan Ave., Suite 200  
Oklahoma City, OK 73104  
(405) 235-8075 FAX (405) 235-8078 www.jacoe.com  
Surveyors and Engineers  
ENGINEERS • SURVEYORS • PLANNERS



## LEGAL DESCRIPTION

Alley North  
0.5 Acre Tract

31

November 3, 2023  
Revised March 18, 2024

A tract of land being a part of the Southeast Quarter (SE/4) of Section Twenty-eight (28) and the Southwest Quarter (SW/4) of Section Twenty-seven (27), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, and being all of Lot Twenty-six (26) in Block Two (2), together with portions of Lot Twenty-five (25), Lots Twenty-seven (27) through Thirty-eight (38) and a portion of the vacated Alley adjacent thereto, all in Block Two (2) of the Plat ANTON H. CLASSEN'S NORTH BROADWAY ADDITION recorded in Book PL3, Page 3, being more particularly described as follows:

BEGINNING at the Southwest (SW) Corner of Lot 26 in said Block 2;

THENCE North  $01^{\circ}21'44''$  East, along and with the West lines of said Block 2, a distance of 49.29 feet;

THENCE North  $89^{\circ}46'35''$  East, departing the West line of said Block 2, a distance of 459.98 feet to a point on the East line of said Block 2;

THENCE South  $01^{\circ}21'44''$  West, along and with the East line of said Block 2, a distance of 49.29 feet to the Southeast corner of said Block 2;

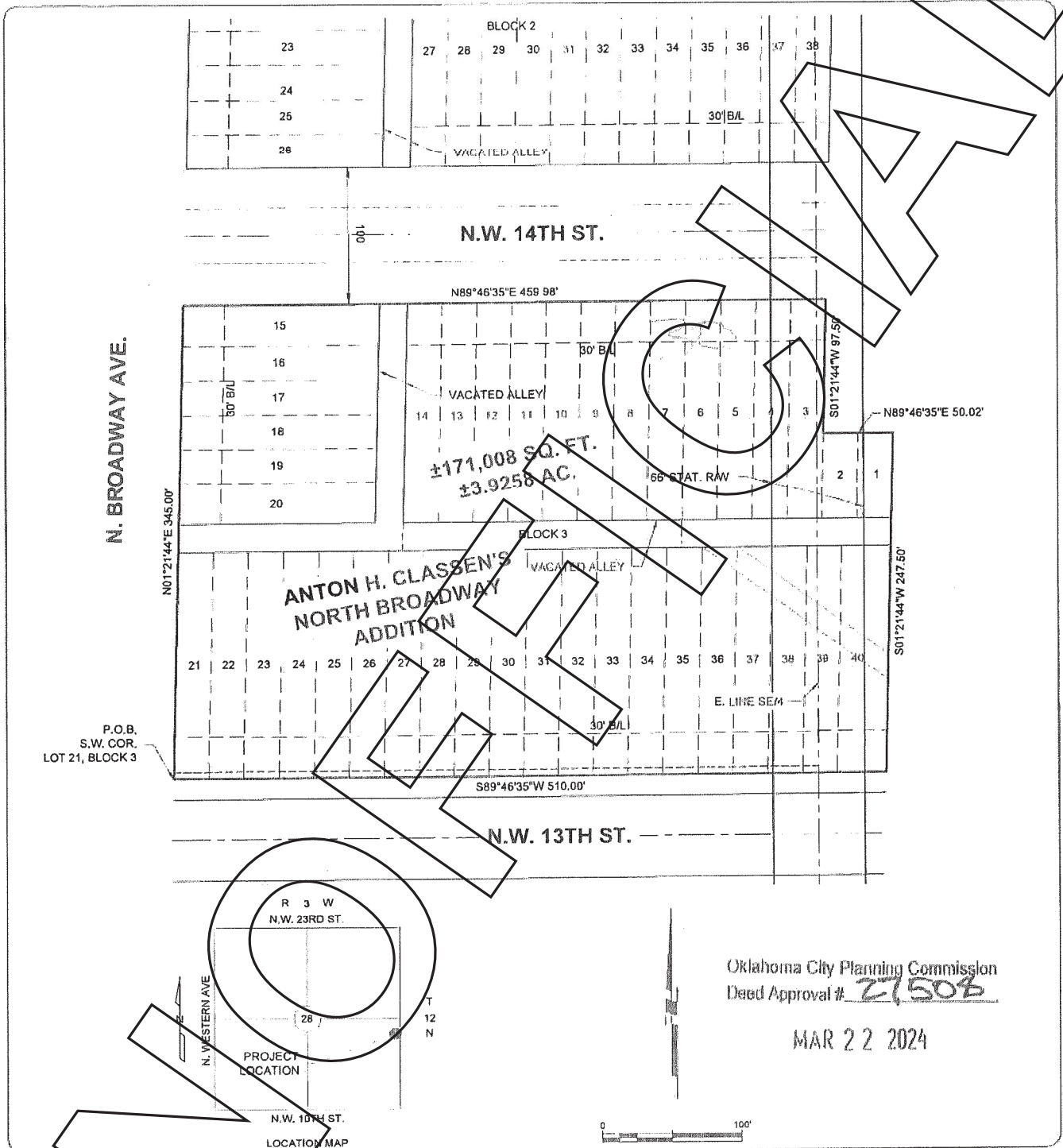
THENCE South  $89^{\circ}46'35''$  West, along and with the South line of said Block 2, a distance of 459.98 feet to the POINT OF BEGINNING.

Containing 22,664 square feet or 0.5203 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet.

Oklahoma City Planning Commission  
Deed Approval # 21507

MAR 22 2024



Oklahoma City Planning Commission  
 Deed Approval # 27506

MAR 22 2024

ACAD FILE: R:\6329\Exhibits\5329 Lot Split.dwg 3/18/2024 4:15 PM Jesse Patten  
 XREFS LOADED: 5329001-bdy.dwg

Copyright © 2024 Johnson & Associates

Proj No.: 5329  
 Date: 3-18-24  
 Scale: 1"=100'

**ALLEY NORTH**  
 OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA  
**3.9 ACRE TRACT**



Johnson & Associates  
 1 E. Sheridan Ave., Suite 200  
 Oklahoma City, OK 73104  
 (405) 235-5675 FAX (405) 235-8578 www.jaok.com  
 Certificate of Authorization #1584 Exp. Date 05-31-2025  
 ENGINEERS SURVEYORS PLANNERS

## LEGAL DESCRIPTION

Alley North  
3.9 Acre Tract

November 3, 2023  
Revised March 18, 2024

A tract of land being a part of the Southeast Quarter (SE/4) of Section Twenty-eight (28) and the Southwest Quarter (SW/4) of Section Twenty-seven (27), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, and being all of Block Three (3) of the Plat ANTON H. CLASSEN'S NORTH BROADWAY ADDITION recorded in Book PL3, Page 3, being more particularly described as follows:

BEGINNING at the Southwest (SW) Corner of Lot 21 in said Block 3;

THENCE North 01°21'44" East, along and with the West line of said Block 3, a distance of 345.00 feet to the Northwest (NW) corner of said Block 3;

THENCE North 89°46'35" East, along and with the North line of said Block 3, a distance of 459.98 feet to the Northeast (NE) corner of said Block 3;

THENCE along and with the East lines of said Block 3 the following 3 calls:

1. South 01°21'44" West, a distance of 97.50 feet;
2. North 89°46'35" East, a distance of 50.02 feet;
3. South 01°21'44" West, a distance of 247.50 feet to the Southeast (SE) Corner of said Block 3;

THENCE South 89°46'35" West, along and with the South line of said Block 3, a distance of 510.00 feet to the POINT OF BEGINNING.

Containing 171,008 square feet or 3.9258 acres, more or less.

Basis of Bearing: Grid North as established by state plane datum (Oklahoma State Plane North Zone NAD83). All Distances are grid distances in U.S. Survey Feet.

Oklahoma City Planning Commission  
Deed Approval # 21508

MAR 22 2024



RE: DA-27507 508 For Review - REVIEWED by MID 3/20

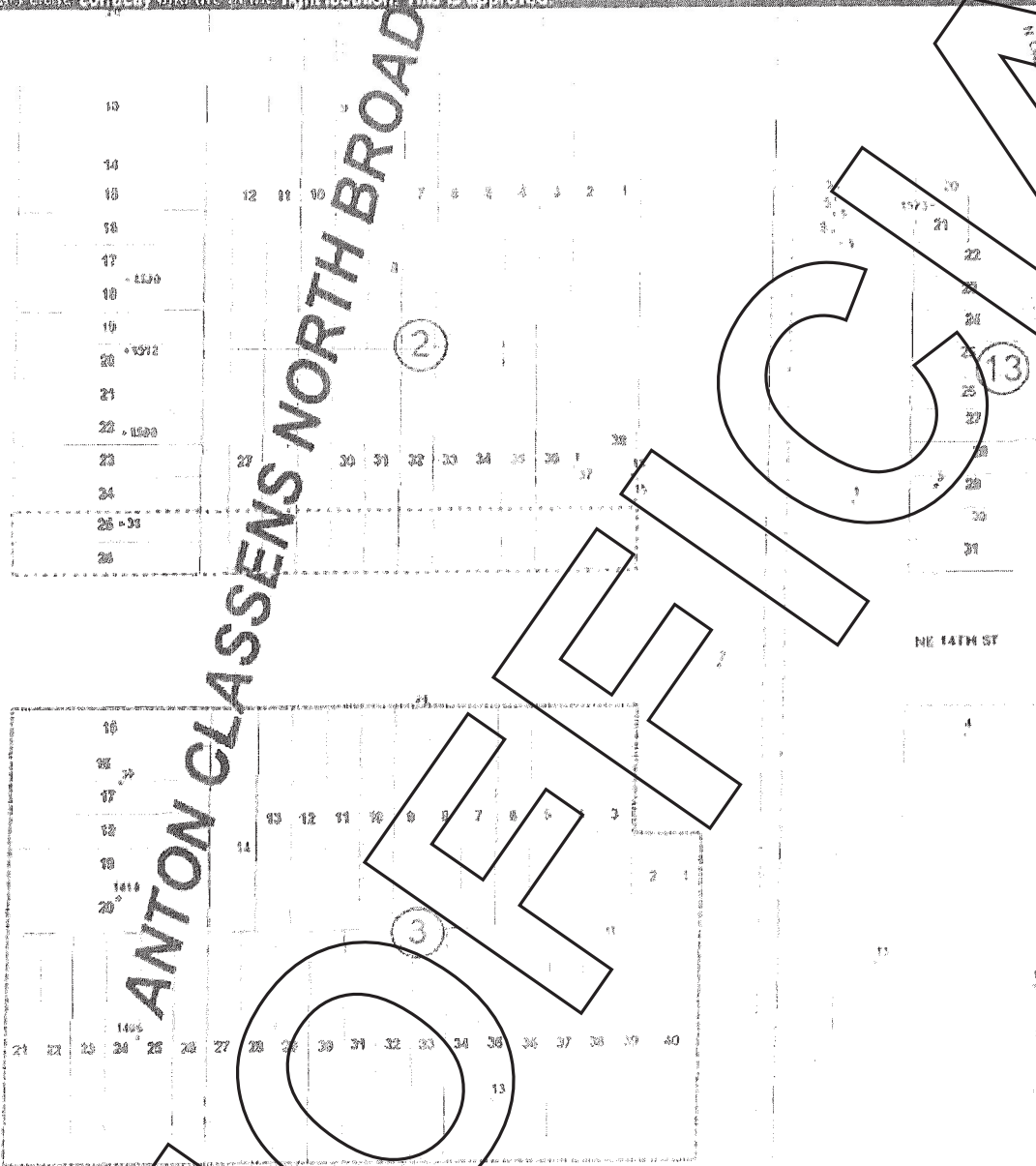


Dossett, Mary Jane  
To: Cunningham, David M  
Cc: Dossett, Mary Jane

Reply Reply All

David,

The legals close correctly and are in the right location. This is approved.



NE 15TH ST



## OAG 2023-3 – BUSINESS/TRUST EXEMPTION

5. No funding source is being used in the sale or transfer of the Property in violation of section 121 or any other state or federal law.

6. I acknowledge and understand that making or causing to be made a false statement in this affidavit may subject me to criminal prosecution for perjury and/or subject me and/or the Entity to being liable for actual damages suffered or incurred by any person or other entity as a result or consequence of the making of or reliance upon such false statement.

FURTHER AFFIANT SAYETH NOT.

William T. George

AFFIANT, individually, and as authorized agent of the Entity

Date

3/27/24

The foregoing instrument was acknowledged before me this 24 day of March, 2024,  
by William T. George

NOTARY PUBLIC

My Commission Expires: \_\_\_\_\_

My Commission Number: \_\_\_\_\_









OAG 2023-3 – BUSINESS/TRUST EXEMPTION

5. No funding source is being used in the sale or transfer of the Property in violation of section 121 or any other state or federal law.

6. I acknowledge and understand that making or causing to be made a false statement in this affidavit may subject me to criminal prosecution for perjury and/or subject me and/or the Entity to being liable for actual damages suffered or incurred by any person or other entity as a result or consequence of the making of or reliance upon such false statement.

FURTHER AFFIANT SAYETH NOT.

[Signature]  
AFFIANT, individually, and as authorized agent of the Entity

3/27/24  
Date

The foregoing instrument was acknowledged before me this 27 day of March, 2024  
by [Signature]

[Signature]  
NOTARY PUBLIC

My Commission Expires: \_\_\_\_\_

My Commission Number: \_\_\_\_\_





OAG 2023-3 – BUSINESS/TRUST EXEMPTION

5. No funding source is being used in the sale or transfer of the Property in violation of section 121 or any other state or federal law.

6. I acknowledge and understand that making or causing to be made a false statement in this affidavit may subject me to criminal prosecution for perjury and/or subject me and/or the Entity to being liable for actual damages suffered or incurred by any person or other entity as a result or consequence of the making of or reliance upon such false statement.

FURTHER AFFIANT SAYETH NOT.

*[Signature]*  
AFFIANT, individually, and as authorized agent of the Entity

Date 3/27/24

The foregoing instrument was acknowledged before me this 27 day of March, 2024,  
by *[Signature]*.

NOTARY PUBLIC

My Commission Expires: \_\_\_\_\_

My Commission Number: \_\_\_\_\_



WHEN RECORDED MAIL TO  
NAME E.H. ADLER  
COUNTY 2800 CITY PLACE  
CITY OKLA. CITY, OK 73102

SPECIAL WARRANTY DEED

BOOK 6365 PAGE 1468

KNOW ALL MEN BY THESE PRESENTS:

That RHODES-CASEY INVESTMENTS, a general partnership, composed of L. D. Rhodes and J. D. Casey, Jr. party of the first part, in consideration of the sum of Ten and No/100 Dollars in hand paid, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, and convey unto DOLESE BROS. CO., an Oklahoma corporation, whose principal office is located at 20 N.W. 13th Street, Oklahoma City, Oklahoma 73103, party of the second part, the following described real property and premises situate in Oklahoma County, State of Oklahoma, to-wit:

Lots 23, 24, 25, and 26, in Block 1 and Lots 13, 14, 15, 16 and the North 4 feet of Lot 17, in Block 2, all in NORTH BROADWAY ADDITION to Oklahoma City, Oklahoma County, Oklahoma, as shown by the recorded plat thereof, together with such other property originally designated as the 15th Street right-of-way between Blocks 1 and 2, extending the complete depth of 140 feet;

DOC NUMBER 00136253

TIME 03:18 PM

FEE

10.00

All of Lots Twenty-four (24), Twenty-five (25), and Twenty-six (26), in Block Two (2), in NORTH BROADWAY ADDITION to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof;

NOV. 20 1992

RALPH NESS

OKLAHOMA COUNTY CLERK

RECORDED AND FILED

All of Lots Fifteen (15), Sixteen (16), Seventeen (17), Eighteen (18), Nineteen (19), and Twenty (20), all being in Block One (1), in NORTH BROADWAY ADDITION to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof.

Subject to easements and restrictions of record, LESS AND EXCEPT all of the oil, gas, and other minerals and mineral rights, not heretofore reserved or conveyed of record;

The South 21 feet of Lot Seventeen (17), and all of Lots Eighteen (18), Nineteen (19), Twenty (20), Twenty-one (21), Twenty-two (22), and Twenty-three (23), all being in Block Two (2), in NORTH BROADWAY ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, as shown by the recorded plat thereof.

Subject to easements, rights-of-way and restrictions of record, and LESS AND EXCEPT all of the oil, gas, and other minerals.

Lots Thirteen (13) and Fourteen (14), in Block One (1), in NORTH BROADWAY ADDITION to Oklahoma City, Oklahoma County, Oklahoma, as shown by the recorded plat thereof.

SUBJECT to easements, rights-of-way and restrictions of record, and LESS AND EXCEPT all oil, gas, and other minerals previously reserved or conveyed of record,

Lots Twenty-one (21) and Twenty-two (22) in Block One (1), in NORTH BROADWAY ADDITION to Oklahoma City, Oklahoma County, Oklahoma, as shown by the recorded plat thereof,

SECTION 3301 PAR



together with all the improvements thereon and the appurtenances thereunto belonging, and warrant the title to the same to be free, clear, and discharged of and from all former grants, charges, taxes, judgments, mortgages, and other liens and encumbrances of any nature made or suffered to be made by party of the first part.

TO HAVE AND TO HOLD said described premises unto the said party of the second part, its successors and assigns forever.

Signed and delivered this 11<sup>th</sup> of November, 1992.

RHODES-CASEY INVESTMENTS, a  
General Partnership,

By: L. D. Rhodes  
L. D. Rhodes  
a General Partner

By: J. D. Casey, Jr.  
J. D. Casey, Jr.  
a General Partner

# ACKNOWLEDGMENT

STATE OF OKLAHOMA )  
 ) ss:  
COUNTY OF OKLAHOMA )

The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of November, 1992, by L. D. RHODES, partner, and by J. D. CASEY, JR., partner, on behalf of RHODES-CASEY INVESTMENTS, a general partnership.

Ray Martin  
Notary Public

My Commission Expires:

10 August 1995  
(SEAL)

(The consideration for this deed is less than \$100.00. No documentary stamps are required.)

## LEGAL DESCRIPTION

N.W. 16<sup>th</sup> & Broadway  
Statutory Right-of-Way  
Vacation

July 3, 2024

Revised September 18, 2024

A tract of land being a part of the Southeast Quarter (SE/4) of Section Twenty-eight (28) and the Southwest Quarter (SW/4) of Section Twenty-seven (27), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being more particularly described as follows:

All of that portion of the 66' statutory right-of-way lying West of the West right-of-way line of the Railroad from the South right-of-way line of N.W. 16<sup>th</sup> Street to the North right-of-way line of N.W. 13<sup>th</sup> Street.



1 EAST SHERIDAN, SUITE  
OKLAHOMA CITY, OK 73102  
(405) 235-8075

September 25, 2024

City of Oklahoma City  
Development Services Department  
420 W. Main Street, 9<sup>th</sup> Floor  
Oklahoma City, OK 73102

Attention: Ms. Sarah Welch

**RE: Alley North Easement Closure: Easement Closure Submittal**

Dear Ms. Welch:

On behalf of our client, OPERATIONREADYMIX, LLC, we are submitting a request for an easement closure application to be reviewed and recommended for approval by the Planning Commission. The proposed closure is located just east of N Broadway Ave between NW 13<sup>th</sup> St. and NW 16<sup>th</sup> St. in northwest Oklahoma City. This application seeks to vacate the existing statutory right-of-way running through the property. The street is not currently constructed.

Please find attached the following submittal documents for the above referenced project:

- Application for Closure
- Letter of Authorization
- Deed
- Legal Description
- Petition
- Exhibit
- Filing Fee of \$1,500.00

Please review the following information for its completeness and place this application on the Planning Commission docket of **November 14, 2024**. Should you have any questions or comments, please feel free to contact this office.

Respectfully submitted,

Timothy W. Johnson, P.E.  
**JOHNSON & ASSOCIATES, INC.**

TWJ/rw

Attachment(s)

cc: Mark W. Zitzow, AICP, Johnson & Associates, Inc.  
[5329 000 / PER]

## Johnson, Thad A

---

**From:** Mark Zitzow <mzitzow@jaokc.com>  
**Sent:** Wednesday, September 25, 2024 3:23 PM  
**To:** Hamon, Jobeth; Irwin, James C  
**Cc:** Welch, Sarah; Johnson, Thad A; jonathan; David M. Box; Jessica Bloye; Erika Silberg  
**Subject:** RE: Alley North Statutory Right of Way Closure  
**Attachments:** Alley North Street Vacation Submittal 9.25.24.pdf

Attached is the application that was submitted this afternoon.



### Mark W. Zitzow, AICP, CNU-A

Principal, Urban Planner  
1 E Sheridan Ave, Suite 200, Oklahoma City, OK 73104  
(405) 235-8075 [jaokc.com](http://jaokc.com)

---

**From:** Hamon, Jobeth <jobeth.hamon@okc.gov>  
**Sent:** Tuesday, September 24, 2024 12:18 PM  
**To:** Irwin, James C <james.irwin@okc.gov>; Mark Zitzow <mzitzow@jaokc.com>  
**Cc:** Welch, Sarah <sarah.welch@okc.gov>; Johnson, Thad A <thad.johnson@okc.gov>; jonathan <jonathan@pivotproject.com>; David M. Box <dmbox@wbflaw.com>  
**Subject:** Re: Alley North Statutory Right of Way Closure

Hello all,

Yes, I am okay with requesting the double notice.

Thank you,  
JoBeth

---

**From:** Irwin, James C <[james.irwin@okc.gov](mailto:james.irwin@okc.gov)>  
**Sent:** Monday, September 23, 2024 10:38 AM  
**To:** Mark Zitzow <[mzitzow@jaokc.com](mailto:mzitzow@jaokc.com)>  
**Cc:** Hamon, Jobeth <[jobeth.hamon@okc.gov](mailto:jobeth.hamon@okc.gov)>; Welch, Sarah <[sarah.welch@okc.gov](mailto:sarah.welch@okc.gov)>; Johnson, Thad A <[thad.johnson@okc.gov](mailto:thad.johnson@okc.gov)>; jonathan <[jonathan@pivotproject.com](mailto:jonathan@pivotproject.com)>; David M. Box <[dmbox@wbflaw.com](mailto:dmbox@wbflaw.com)>  
**Subject:** RE: Alley North Statutory Right of Way Closure

Good Morning Mark,

I will verify with her about this request and have a response as soon as possible.

James

### James Irwin

Special Assistant to the Council  
City Council Office



The City of  
OKLAHOMA CITY

[James.Irwin@okc.gov](mailto:James.Irwin@okc.gov) | 405-297-2404 | 200 N. Walker, 3rd Fl | Oklahoma City, OK 73102 | <http://www.okc.gov/>



---

**From:** Mark Zitzow <[mzitzow@jaokc.com](mailto:mzitzow@jaokc.com)>  
**Sent:** Monday, September 23, 2024 10:29 AM  
**To:** Irwin, James C <[james.irwin@okc.gov](mailto:james.irwin@okc.gov)>  
**Cc:** Hamon, Jobeth <[jobeth.hamon@okc.gov](mailto:jobeth.hamon@okc.gov)>; Welch, Sarah <[sarah.welch@okc.gov](mailto:sarah.welch@okc.gov)>; Johnson, Thad A <[thad.johnson@okc.gov](mailto:thad.johnson@okc.gov)>; jonathan <[jonathan@pivotproject.com](mailto:jonathan@pivotproject.com)>; David M. Box <[dmbox@wbflaw.com](mailto:dmbox@wbflaw.com)>  
**Subject:** Alley North Statutory Right of Way Closure

Good Morning James—

We will be submitting a request to close a statutory right of way between 13<sup>th</sup> and 16<sup>th</sup> along the railroad tracts later this week. Due to time constraints, we are requesting a double notice to occur on this application. My understanding is that Jon Dodson and Councilperson Hamon discussed this, and the Councilperson was supportive of this request. We will follow up with a copy of the application post submittal.

Should you have any questions, please do not hesitate to reach out. Thank you in advance for your assistance on this project.



**Mark W. Zitzow, AICP, CNU-A**

Principal, Urban Planner

1 E Sheridan Ave, Suite 200, Oklahoma City, OK 73104

(405) 235-8075 [jaokc.com](http://jaokc.com)

**CONFIDENTIALITY NOTE:** This e-mail message and any attachments are intended solely for the person to which it is addressed and may contain privileged and confidential information protected by law. If you have received this communication in error, please notify the sender immediately by telephone or e-mail, destroy this message and delete any copies held in your electronic files. Unauthorized use and/or re-disclosure may subject you to penalties under applicable state and federal laws.

**OPERATIONREADYMIX, LLC**  
**301 NW 13<sup>th</sup> Street, Unit 202**  
**Oklahoma City, OK, 73103**  
**PH: (312) 560-5407**

May 8, 2024

City of Oklahoma City  
Planning Department  
420 W. Main Street, 9<sup>th</sup> Floor  
Oklahoma City, OK 73102

Attn: Ms. Sarah Welch

**RE: Letter of Authorization for Submittal to the City**

Dear Ms. Welch:

As owner/representative of the subject property, I hereby authorize Johnson & Associates to act as agents on our behalf in the submittal and processing of this Final Plat application and all subsequent applications to the City of Oklahoma City. If you have any questions or comments, please feel free to contact me at the number listed above.

Respectfully Submitted,



Signature

Candace Baitz, President of Development  
Print Name/Title

cc: Mark W. Zitzow, AICP, Johnson & Associates  
File:5329 001/PA



CONCRETE

SAND & GRAVEL

STONE

BLOCK

MASONRY

August 17, 2022

City of Oklahoma City  
Development Services Department  
420 W. Main Street, 9<sup>th</sup> Floor  
Oklahoma City, OK 73102

Attn: Mr. JJ Chambless

**RE: Letter of Authorization for Submittal to the City**

Dear JJ:

As owner of the subject property, I hereby authorize Johnson & Associates to act as agents on our behalf, but at the sole expense of the prospective buyer, in the submittal and processing of this alley closure application and all subsequent applications to the City of Oklahoma City. If you have any questions or comments, please feel free to contact me at the number listed above.

For the avoidance of doubt, nothing herein shall constitute Dolese Bros. Co.'s consent to the alley closure while they own the adjoining Properties. The intent of this Letter of Authorization is to permit the prospective buyer to seek the alley closure and close on the sale of the adjoining Properties prior to final City Council approval of the alley closure.

Respectfully Submitted,

Pete Simms  
Chief Financial Officer

cc: Mark W. Zitzow, AICP, Johnson & Associates  
*File:5329 000/PER*

**DOLESE BROS. CO.**

8300 N. Oklahoma Ave  
Oklahoma City, OK 73114  
405.235.2311  
*dolese.com*

## Petition for Easement Closure


The undersigned do hereby request that an easement, existing within the City limits of Oklahoma City, be closed.

The easement is located as described by;

Exhibit A – Legal Description Attached

1.) 15 NW 14<sup>th</sup> Street


Dolese Bros Co  
8300 N Oklahoma Ave.  
Oklahoma City, OK, 73114

  
\_\_\_\_\_  
Signature

9/19/24  
Date

2.) 13 NW 13<sup>th</sup> Street

OPERATIONREADYMIX, LLC  
301 NW 13<sup>th</sup> Street, Unit 202  
Oklahoma City, OK, 73103

  
\_\_\_\_\_  
Signature

9/27/24  
Date



## (400 FEET RADIUS REPORT)

STATE OF OKLAHOMA

) §:

Steven Jakowski  
 Abstractor License No. 4192  
 OAB Certificate of Authority # 0049  
 File No. 2895020-OK99

## LEGAL DESCRIPTION

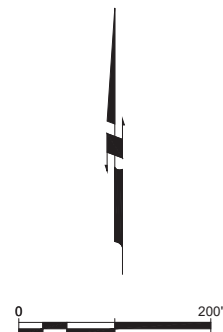
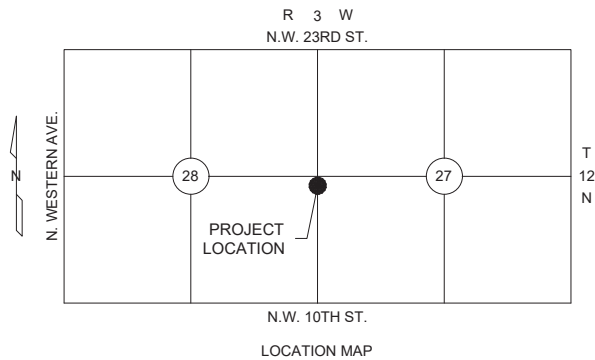
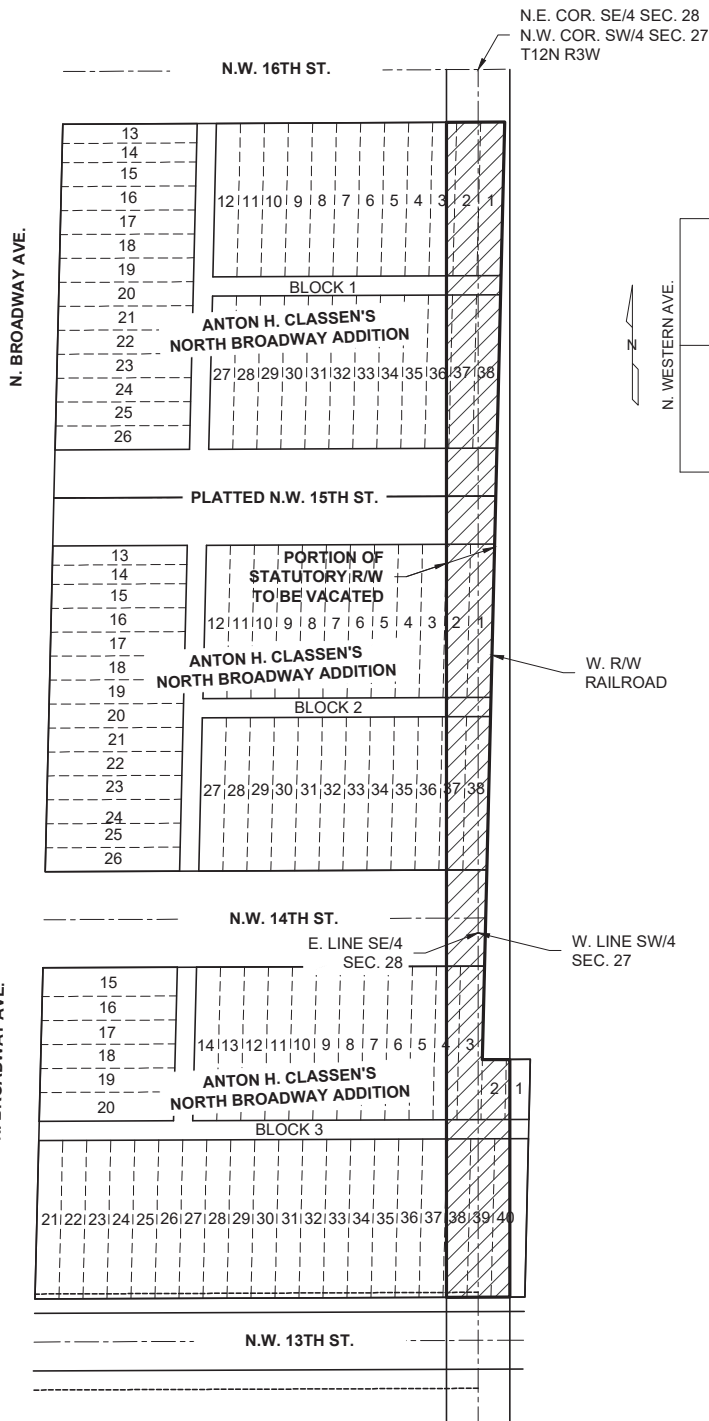
N.W. 16<sup>th</sup> & Broadway  
Statutory Right-of-Way  
Vacation

July 3, 2024

Revised September 18, 2024

A tract of land being a part of the Southeast Quarter (SE/4) of Section Twenty-eight (28) and the Southwest Quarter (SW/4) of Section Twenty-seven (27), Township Twelve (12) North, Range Three (3) West of the Indian Meridian, Oklahoma City, Oklahoma County, Oklahoma, being more particularly described as follows:

All of that portion of the 66' statutory right-of-way lying West of the West right-of-way line of the Railroad from the South right-of-way line of N.W. 16<sup>th</sup> Street to the North right-of-way line of N.W. 13<sup>th</sup> Street.



ACAD FILE: H:\5329\Exhibit\5329-Section Line Closure.dwg, 7/3/2024 3:30 PM, Matt Johnson  
XREFS LOADED: 5329001-bdy.dwg

Copyright © 2024 Johnson & Associates

Proj. No.: 5329  
Date: 7-3-24  
Scale: 1"=200'

# N.W. 16TH & BROADWAY OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA **STATUTORY RIGHT-OF-WAY VACATION**



**Johnson & Associates**  
1 E. Sheridan Ave., Suite 200  
Oklahoma City, OK 73104  
(405) 235-8075 FAX (405) 235-8078 www.jaokc.com  
Certificate of Authorization #1484 Exp. Date: 06-30-2025  
• ENGINEERS • SURVEYORS • PLANNERS •

OWNERSHIP REPORT  
ORDER 2895020-OK99

DATE PREPARED: SEPTEMBER 24, 2024  
EFFECTIVE DATE: SEPTEMBER 17, 2024 AT 7:30 AM

MAP NO	ACCOUNT NO	NAME 1	NAME 2	MAILING ADDRESS	CITY	STATE	ZIP CODE	SUB NAME	BLOCK	LOT	LEGAL	LOCATION
2710	R042604605	OPERATIONREADY MIX LLC		301 NW 13TH ST, Unit 202	OKLAHOMA CITY	OK	73103-3708	NORTH BROADWAY ADD	2	0	NORTH BROADWAY ADD 002 BEG SW/C LOT 26 TH N49.29FT E459.98FT S49.29FT W459.98FT TO BEG CONT .52 AC MORE OR LESS (PART OF SUBJECT PROPERTY WITHIN)	0 UNKNOWN
2710	R042604800	DOLESE BROS CO		8300 N OKLAHOMA AVE	OKLAHOMA CITY	OK	73114	NORTH BROADWAY ADD	2	0	NORTH BROADWAY ADD 002 000 LOTS 1 THRU 12 & 27 THRU 38 BLK 2 PLUS 10X340 VAC ALLEY ON W & 20X300 VAC ALLEY ADJ SD LTS PLUS LOTS 1 THRU 12 & 27 THRU38 BLK 1 PLUS 10X340 VAC ALLEY ON W & 20X300 VAC ALLEY ADJ SD LTS PLUS A TR 100X310 LYING BETWEEN LTS 27 THRU 38 BLK 1 & LTS 1 THRU 12 BLK 2 EX S49.29FT OF TRACT (PART OF SUBJECT PROPERTY WITHIN)	15 NW 14TH ST OKLAHOMA CITY
2710	R042607200	OPERATIONREADY MIX LLC		301 NW 13TH ST, Unit 202	OKLAHOMA CITY	OK	73103	NORTH BROADWAY ADD	3	0	NORTH BROADWAY ADD 003 BEG SW/C LOT 21 TH N345FT E459.98FT S97.50FT E50.02FT S247.50FT W510FT TO BEG CONT 3.92 AC MORE OR LESS (PART OF SUBJECT PROPERTY WITHIN)	13 NW 13TH ST OKLAHOMA CITY
2710	R033799310	CITY OF OKLA CITY		200 N WALKER AVE 2ND FLR	OKLAHOMA CITY	OK	73102	CLASSENS E HIGHLAND PARK	10	0	CLASSENS E HIGHLAND PARK 010 000 N13 6F OF LT 27 ALL 28 S20 7F OF 29	0 UNKNOWN
2707	R033799380	R & F LLC		913 N BROADWAY AVE	OKLAHOMA CITY	OK	73102-5810	CLASSENS E HIGHLAND PARK	10	0	CLASSENS E HIGHLAND PARK 010 000 N4.3FT OF LOT 29 & ALL LOTS 30 THRU 36	5 NE 12TH ST OKLAHOMA CITY
2707	R033799520	MULTA NEGOTIUM LLC		4 NE 10TH ST STE 473	OKLAHOMA CITY	OK	73104-1402	CLASSENS E HIGHLAND PARK	10	0	CLASSENS E HIGHLAND PARK 010 000 LOTS 37 THRU 42	14 NE 13TH ST OKLAHOMA CITY
2707	R033799525	OKLAHOMA CITY URBAN	RENEWAL AUTHORITY	105 N HUSON AVE, Unit 101	OKLAHOMA CITY	OK	73102	CLASSENS E HIGHLAND PARK	0	0	CLASSEN E HIGHLAND PARK BLK 005 BEG NW/C LOT 26 TH S48.93FT SELY ON A CURVE TO THE LEFT 252.13FT SELY82.88FT SELY148.27FT SELY129.56FT N73.14FT NLY29.38FT NLY20.12FT NELY140.87FT N75.01FT NWLY83.49FT NWLY 184.28FT N35.03FT W139.57FT TO BEG CONT 1.57 AC MORE OR LESS	UNKNOWN



OWNERSHIP REPORT  
ORDER 2895020-OK99

DATE PREPARED: SEPTEMBER 24, 2024  
EFFECTIVE DATE: SEPTEMBER 17, 2024 AT 7:30 AM

2707	R034279240	INTELLIGENT SYSTEMS INC		3331 WAKEFIELD LN	CHOCTAW	OK	73020- 6198	CLASSENS N HIGHLAND PARKED	12	0	CLASSENS N HIGHLAND PARKED 012 000 LOTS 17 & 18	113 NE 16TH ST
2707	R034279560	JACKSON MICHAEL D TRS	JACKSON MICHAEL D REV LIV TRUST	5 NE 14TH ST	OKLAHOMA CITY	OK	73104- 1201	CLASSENS N HIGHLAND PARKED	13	0	CLASSENS N HIGHLAND PARKED 013 000 W50FT OF LOTS 20 & 21 & ALL OF LOTS 22 THRU 31 EX PT OF LTS 22 THRU 25 BEG AT NE/C LT 22 TH W16.67FT SELY100.84FT N100FT TO BEG	5 NE 14TH ST OKLAHOMA CITY
2707	R133440850	LAF		PO BOX 18895	OKLAHOMA CITY	OK	73154	UNPLTD PT SEC 27 12N 3W	1	0	UNPLTD PT SEC 27 12N 3W 001 000 BEG 60FT W & 178FT N OF SW/C BLK 1 CLASSEN N HIGHLAND PARKED TH N158FT TO S LINE 14TH THW100FT TO E LINE R/W AT&SF RR S158FT E100FT TO BEG	0 UNKNOWN OKLAHOMA CITY
2707	R133440860	MULTA NEGOTIUM II LLC		14 NE 13TH ST	OKLAHOMA CITY	OK	73104	UNPLTD PT SEC 27 12N 3W	1	0	UNPLTD PT SEC 27 12N 3W 001 000 PT OF SW4 SEC 27 12N 3W BEG 60FT W OF SW/C BLK 1 CLASSEN N HIGHLAND PARKED TH N176.3FT W150FT TO RR R/W TH S176.3FT E150FT TO BEG	13 NE 13TH ST OKLAHOMA CITY
2708	R133442500	FOREST SIDING SUPPLY INC		PO BOX 18895	OKLAHOMA CITY	OK	73154	UNPLTD PT SEC 27 12N 3W	0	0	UNPLTD PT SEC 27 12N 3W 000 000 PT NW4 SEC 27 12N 3W BEG AT A POINT ON W LINE WALNUT AVE 100FT N OF S LINE SD NW4 TH N785FT W505.45FT SWLY 282.80FT S502.60FT E521.53FT TO BEG OR TRS 2 & 3	1825 N WALNUT AVE OKLAHOMA CITY
2709	R044201200	BLACKACRE LLC		3422 NW 135TH ST	OKLAHOMA CITY	OK	73120	WINANS NORTH BDWY	1	0	WINANS NORTH BDWY BLK 001 LOT 000 LOTS 1 THRU 5 PLUS LOTS 11 THRU 15 PLUS VACATED ALLEY LYING BETWEEN LTS 1-5 & 11-15 PLUS E 1/2 VACATED ALLEY ADJ LTS 5 & 11 ON W PLUS A TR BEG SE/C LOT 15 TH N320FT E31FT SLY320FT W33.3FT TO BEG	19 NW 16TH ST OKLAHOMA CITY
2709	R044202400	BLACKACRE LLC		3422 NW 135TH ST	OKLAHOMA CITY	OK	73120	WINANS NORTH BDWY	1	0	WINANS NORTH BDWY 001 000 LOT 6 & N35FT LOT 7 PLUS W 1/2 VACATED ALLEY ADJ SD LTS	0 UNKNOWN OKLAHOMA CITY
2709	R044204800	SERIES 5 1710 N BROADWAY A DESIGNATED SERIES OF	ELBB HOLDINGS CO LLC	2617 EAGLE CV	PARK CITY	UT	84060	WINANS NORTH BDWY	1	0	WINANS NORTH BDWY 001 000 S15FT OF LOT 7 & N35FT OF LOT 8	1710 N BROADWAY OKLAHOMA CITY

OWNERSHIP REPORT  
ORDER 2895020-OK99

DATE PREPARED: SEPTEMBER 24, 2024  
EFFECTIVE DATE: SEPTEMBER 17, 2024 AT 7:30 AM

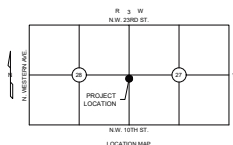
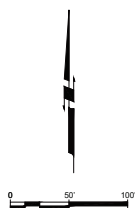
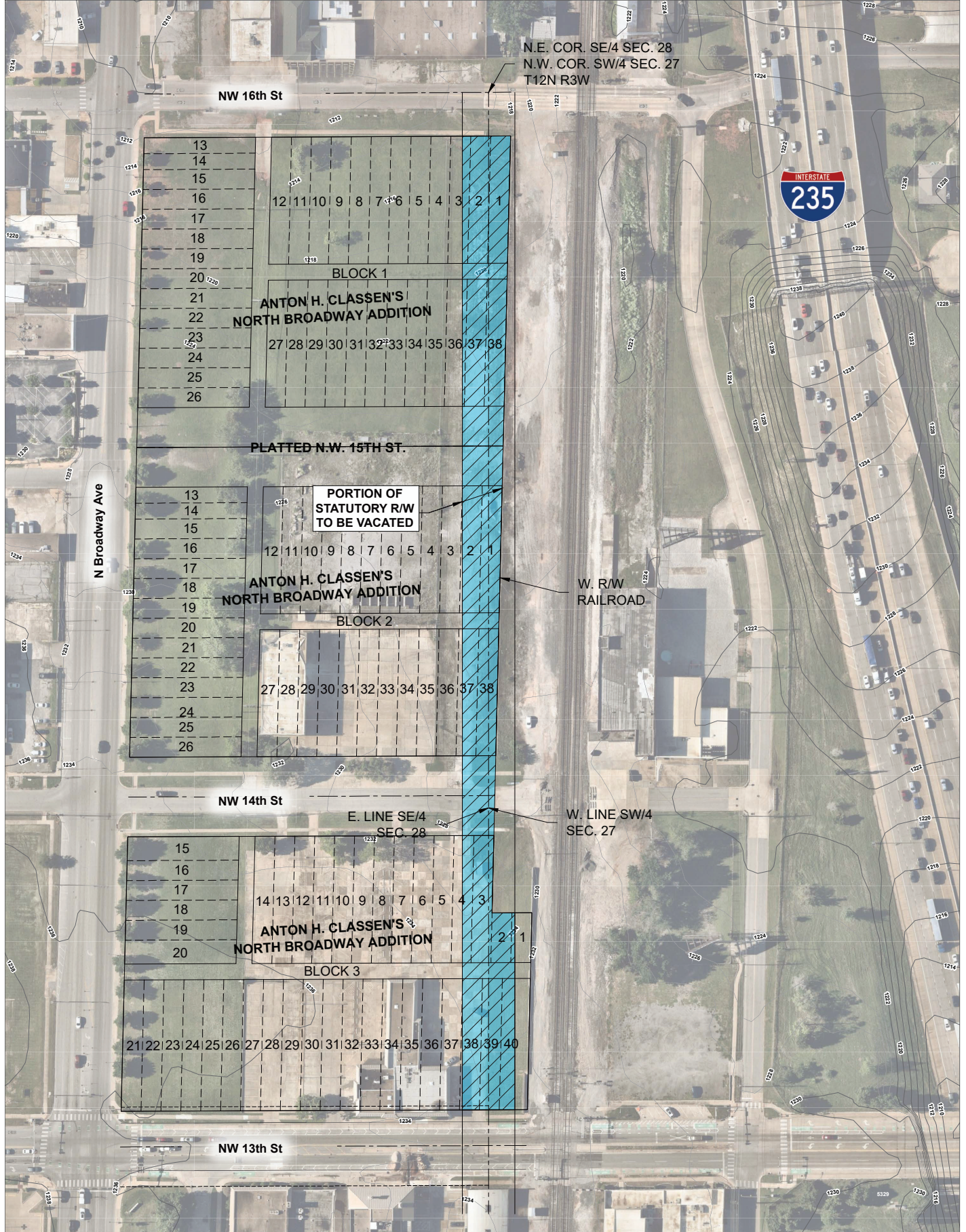
2709	R044206500	W9 LC		1708 N BROADWAY AVE	OKLAHOMA CITY	OK	73103	WINANS NORTH BDWY	1	0	WINANS NORTH BDWY 001 000 S15FT OF LOT 8 & N5FT OF W50F OF LOT 9	1708 N BROADWAY OKLAHOMA CITY
2709	R044207200	BOYINGTON PROPERTIES LLC		25 NW 16TH ST	OKLAHOMA CITY	OK	73103	WINANS NORTH BDWY	1	0	WINANS NORTH BDWY 001 000 E90FT OF LOTS 9 & 10	25 NW 16TH ST OKLAHOMA CITY
2709	R044208400	W9 LC		1708 N BROADWAY AVE	OKLAHOMA CITY	OK	73103	WINANS NORTH BDWY	1	0	WINANS NORTH BDWY 001 000 W50FT OF S45FT OF LOT 9 & W50FT OF LOT 10	1706 N BROADWAY OKLAHOMA CITY
2710	R040048370	KIRKPATRICK FAMILY FUND REAL ESTATE LLC		1001 W WILSHIRE BLVD FLOOR 4TH	OKLAHOMA CITY	OK	73116	DALE ADDITION	10	0	DALE ADDITION 010 000 LOTS 1 THRU 6 PLUS W/2 VACATED NORTH/SOUTH ALLEY ADJ SD LTS	1300 N BROADWAY DR OKLAHOMA CITY
2710	R040048640	COURSEY 1324 HOLDINGS LLC		7210 N LOOP E	HOUSTON	TX	77028	DALE ADDITION	10	0	DALE ADDITION 010 000 ALL LOTS 7 THRU 13 & S5FT LOT 14	1324 N BROADWAY DR OKLAHOMA CITY
2710	R040049000	BROADWAY 12 LLC		1720 N SHARTEL, Unit C	OKLAHOMA CITY	OK	73103	DALE ADDITION	10	0	DALE ADDITION BLK 010 BEG NW/C LOT 15 TH E77FT S202.43FT W91.56FT N182.50FT E10FT N20FT TO BEG	20 NW 13TH ST OKLAHOMA CITY
2710	R040049090	THE GREYHOUND GROUP LLC		PO BOX 2433	OKLAHOMA CITY	OK	73101	DALE ADDITION	10	0	DALE ADDITION BLK 010 BEG NE/C LOT 23 TH S202.50FT W138.44FT N202.43FT E143FT TO BEG	12 NW 13TH ST OKLAHOMA CITY
2710	R040049180	LLOYD GROUP HOLDING LLC	HANIF SAUBAN	2000 S DOUGLAS BLVD	MIDWEST CITY	OK	73130-6252	DALE ADDITION	10	0	DALE ADDITION 010 000 S140FT OF LOTS 24 THRU 32 PLUS E/2 OF N & S VACATED ALLEY ADJ TO W SIDE OF S147.5FT OF LT 32 BLK 10 & S7.5FT OF E & W VACATED ALLEY LYING BETWEEN N10FT OF LTS 24 THRU 32 & S140FT OF LTS 24 THRU 32	1 NW 12TH ST OKLAHOMA CITY
2710	R042601000	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	1	0	NORTH BROADWAY ADD 001 000 LOTS 13 & 14 PLUS W 1/2 OF VAC ALLEY ADJ ON E	0 UNKNOWN OKLAHOMA CITY
2710	R042601200	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	1	0	NORTH BROADWAY ADD 001 000 LOTS 15 THRU 20 PLUS 10X150 ALLEY ADJ ON E	0 UNKNOWN OKLAHOMA CITY
2710	R042602000	DOLESE BROS CO		8300 N OKLAHOMA AVE	OKLAHOMA CITY	OK	73114	NORTH BROADWAY ADD	1	0	NORTH BROADWAY ADD 001 000 LOTS 21 & 22 PLUS W 1/2 OF VAC ALLEY ADJ ON E	0 UNKNOWN OKLAHOMA CITY

OWNERSHIP REPORT  
ORDER 2895020-OK99

DATE PREPARED: SEPTEMBER 24, 2024  
EFFECTIVE DATE: SEPTEMBER 17, 2024 AT 7:30 AM

2710	R042602200	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	1	0	NORTH BROADWAY ADD 001 000 LOTS 23 THRU 26 PLUS W 1/2 OF VAC ALLEY ADJ ON E PLUS N 1/2 OF NW 15TH ST VAC ADJ ON S	0 UNKNOWN OKLAHOMA CITY
2710	R042603800	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	2	0	NORTH BROADWAY ADD 002 000 LOTS 13 14 15 & 16 & N4FT LOT 17 PLUS W 1/2 OF VAC ALLEY ADJ ON E PLUS S 1/2 OF VAC NW 15TH ST ADJ ON N	0 UNKNOWN OKLAHOMA CITY
2710	R042604000	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	2	0	NORTH BROADWAY ADD 002 000 S21FT LOT 17 & ALL LOT 18 PLUS W 1/2 OF VAC ALLEY ADJ ON E	0 UNKNOWN OKLAHOMA CITY
2710	R042604200	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	2	0	NORTH BROADWAY ADD 002 000 LOTS 19 & 20 & N 1/2 OF LOT 21 PLUS W 1/2 OF VAC ALLEY ADJ ON E	0 UNKNOWN OKLAHOMA CITY
2710	R042604400	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	2	0	NORTH BROADWAY ADD 002 000 S 1/2 OF LOT 21 & ALL LOTS 22 & 23 PLUS W 1/2 VAC ALLEY ADJ ON E	0 UNKNOWN OKLAHOMA CITY
2710	R042604600	DOLESE BROS CO		PO BOX 677	OKLAHOMA CITY	OK	73101-0677	NORTH BROADWAY ADD	2	0	NORTH BROADWAY ADD 002 LOTS 24 & APPROX N .71FT LOT 25	0 UNKNOWN OKLAHOMA CITY

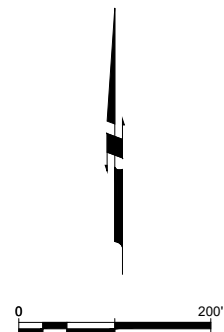
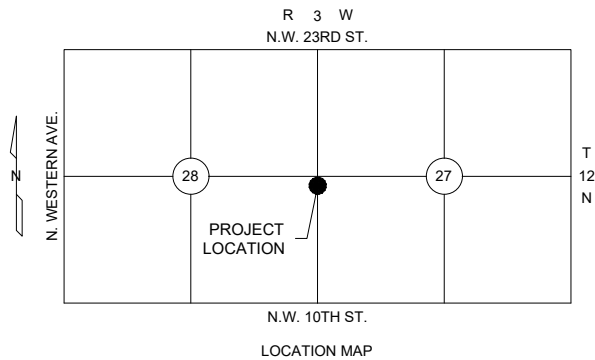
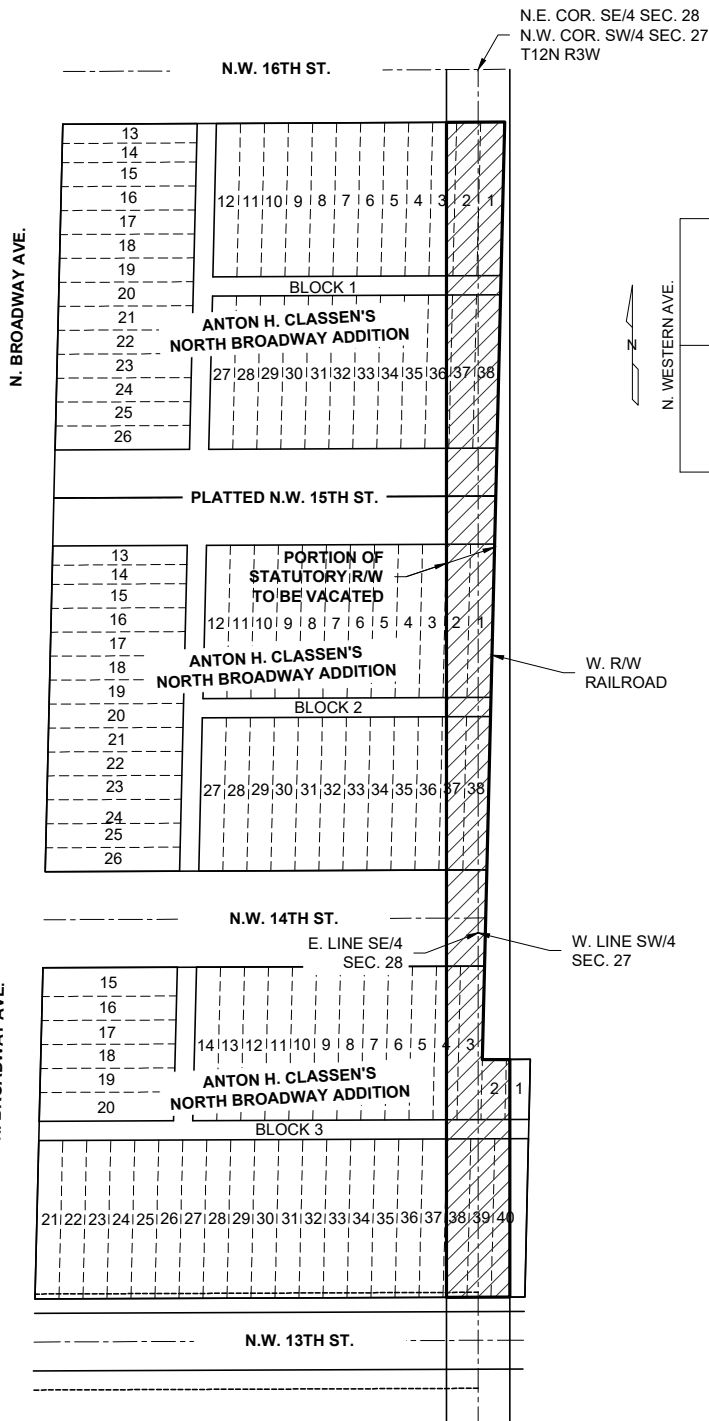




## Alley North

Street Vacation





ACAD FILE: H:\5329\Exhibit\5329-Section Line Closure.dwg, 7/3/2024 3:30 PM, Matt Johnson  
XREFS LOADED: 5329001-bdy.dwg

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Proj. No.: 5329  
Date: 7-3-24  
Scale: 1"=200'

# **N.W. 16TH & BROADWAY** OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA **STATUTORY RIGHT-OF-WAY VACATION**



**Johnson & Associates**  
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Certificate of Authorization #1484 Exp. Date: 06-30-2025  
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