



The City of Oklahoma City
Office of City Clerk
200 North Walker Ave.
Oklahoma City, Oklahoma 73102
Project No. MS-0096/TC-0508, Parcels 6, 7

PERMANENT EASEMENT

E # 361295

KNOW ALL MEN BY THESE PRESENTS THAT INTEGRIS Realty, LLC f/k/a Oklahoma Health Care Realty Corporation, an Oklahoma non-profit 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"), a Permanent Easement over, under, across, through and to the following described property situated in Oklahoma County, Oklahoma, shown on **Attachments "A" and "B" ("Subject Property")** for the use of the Grantees for the purpose of constructing, operating, maintaining, repairing, expanding, and replacing public sidewalks, bus pads and associated facilities, connections, utilities, and appurtenances thereto (collectively "Sidewalks") 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, under, across, or through 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, and parking areas whenever it becomes necessary to move or remove improvements, due to any operation, maintenance, repair, expansion, or replacement of the Sidewalks and bus pads.
3. This Permanent Easement does not create an obligation upon the Grantees to construct the Sidewalks and bus pads or provide services or functions. Once the Sidewalks and bus pads are constructed the Grantees agree to operate, maintain, repair, expand, or replace the Sidewalks and bus pads in accordance with Grantees' standards and policies.
4. Grantee will backfill holes and re-sod excavated, and re-graded land disturbed by Grantee or its contractor.

This Permanent Easement shall be perpetual and exclusive to Grantees and shall run together with and be appurtenant to the Subject Property and shall be binding upon the parties, hereto, their successors and assigns.

INTEGRIS Realty, LLC f/k/a Oklahoma Health Care Realty Corporation, an Oklahoma non-profit corporation

Dated this 31st day of July, 2023.

By: Michael R. Hatch
Michael R. Hatch, Sr. Vice President & Chief Strategy Officer

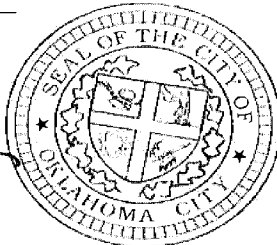
STATE OF OKLAHOMA, COUNTY OF OKLAHOMA, SS.

This instrument was acknowledged before me on this 31st day of July, 2023 by Michael R. Hatch, as SVP/CSO of INTEGRIS Realty, LLC f/k/a Oklahoma Health Care Realty Corporation, an Oklahoma non-profit corporation.

My Commission Expires: 7/10/25
My Commission No. 01011933

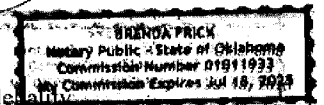
Notary Public

ACCEPTED by The City of Oklahoma City
This 15th day of August, 2023.
Emily K. Simpson
City Clerk



REVIEWED for form and legality
Clara Keth
Assistant Municipal Counselor

5/26



ATTACHMENT "A"

PAGE 1 OF 2

**PARCEL NO. 6-ROW
PROJECT NO. MS-0096****MS-0096**

Parcel No. 6-ROW

Permanent Right of Way Easement

A Permanent Right of Way Easement located in the West Half of the Northwest Quarter of the Southwest Quarter of the Southeast Quarter (W/2 NW/4 SW/4 SE/4) of Section 12, Township 12 North, Range 4 West, I.M. Oklahoma County, Oklahoma. Said Easement being more particularly described as follows:

Commencing at the Southwest Corner of the Southeast Quarter (SE/4) of Section 12, Township 12 North, Range 4 West;

Thence N 00°05'24" W on the West line of said Southeast Quarter (SE/4) a distance of 661.10 feet to the Southwest corner of the West Half of the Northwest Quarter of the Southwest Quarter of said Southeast Quarter (W/2 NW/4 SW/4 SE/4);

Thence S 89°21'06" E on the South line of the West Half of the Northwest Quarter of the Southwest Quarter of said Southeast Quarter (W/2 NW/4 SW/4 SE/4) a distance of 10.00 feet to a point on the East existing right of way line of North Independence Avenue, said point being the point of beginning;

Thence N 00°05'24" W on said existing right of way line a distance of 335.03 feet;

Thence S 89°21'06" E and continuing on said existing right of way line a distance of 8.00 feet;

Thence S 00°05'24" E a distance of 276.29 feet;

Thence S 45°14'49" E a distance of 14.10 feet;

Thence S 00°05'24" E a distance of 48.92 feet to a point on the South line of the West Half of the Northwest Quarter of the Southwest Quarter of said Southeast Quarter (W/2 NW/4 SW/4 SE/4);

Thence N 89°21'06" W on the South line of the West Half of the Northwest Quarter of the Southwest Quarter of said Southeast Quarter (W/2 NW/4 SW/4 SE/4) a distance of 18.00 feet to the point of beginning.

Containing 0.07 Acre (3,218.47 Sq. Ft.), more or less.

Basis of Bearing:

Grid North as established by Oklahoma State Plane System,
NAD 83 (2011), North zone

This Description was prepared by:

Darren M. Smith, PLS #1552

CEC Corporation, CA #32

09-01-2022

**CEC**

4555 W. MEMORIAL ROAD
OKLAHOMA CITY, OK 73142
(405) 753.4200
CA #32 EXP. 06-30-24

DATE: 08/01/2022
CEC PROJECT #: 210296
INDEPENDENCE AVE
PARCEL 6-ROW

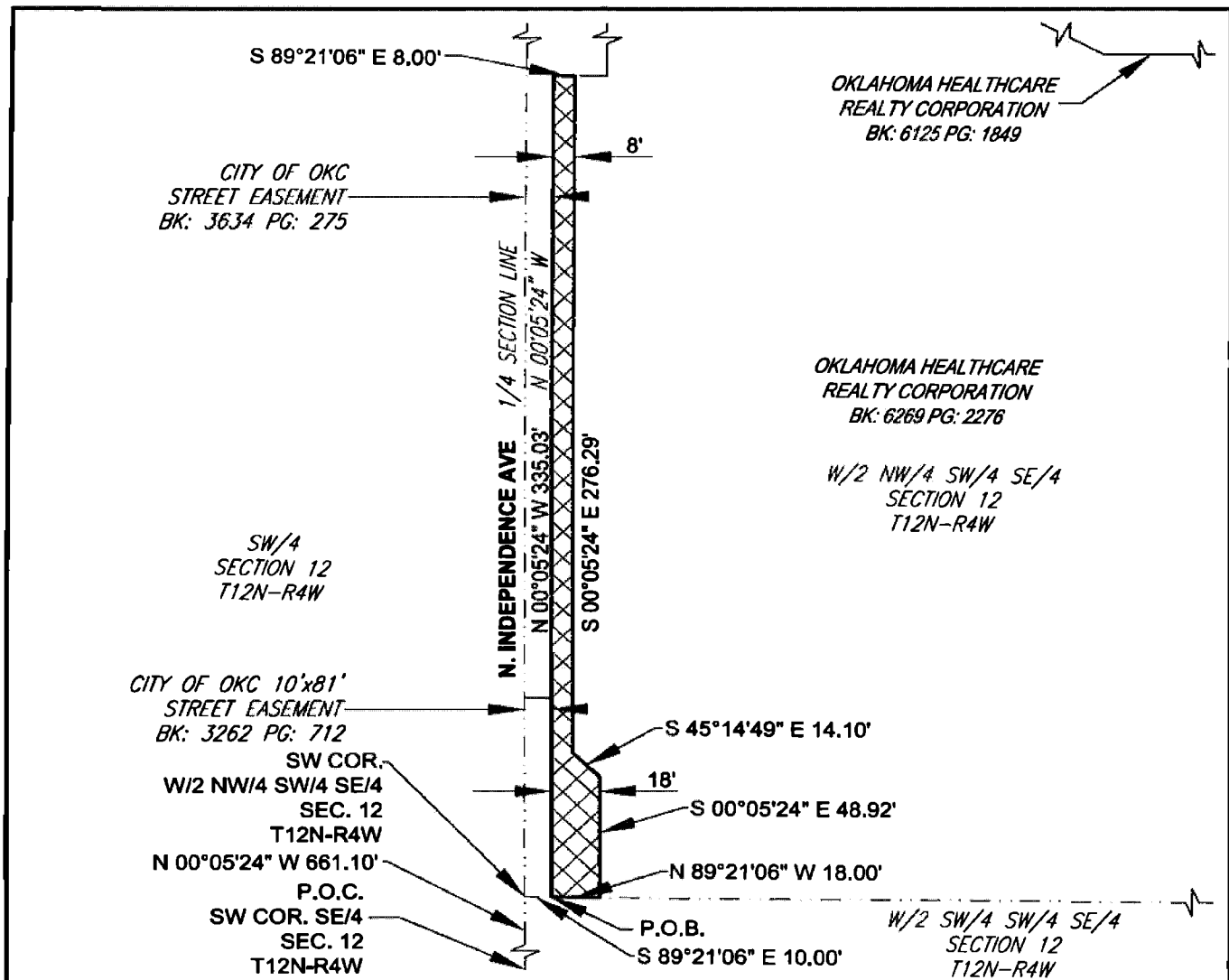
**PERMANENT RIGHT OF WAY
EASEMENT**

ATTACHMENT "A"

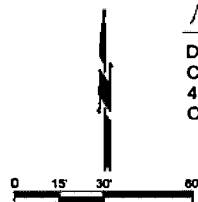
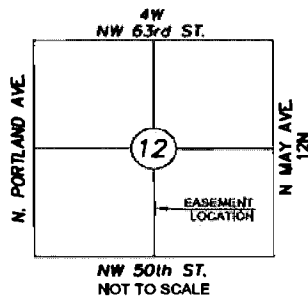
PROJECT NO. MS-0096

ATTACHMENT "A"

PAGE 2 of 2

**PARCEL NO. 6-ROW
PROJECT NO. MS-0096****SURVEYOR'S CERTIFICATE**

I, Darren M. Smith, Registered Professional Land Surveyor, on behalf of CEC Corporation, hereby state that the attached drawing is a true and accurate representation of the easement description, as shown hereon, it is not a Land or Boundary Survey.

**BASIS OF BEARING**

Note: Bearings Are Based On Oklahoma State Plane System, NAD83/2011, North Zone.

Darren M. Smith

Darren M. Smith, PLS No. 1552
CEC Corporation
4555 W. Memorial Rd.
Oklahoma City, OK 73142



4555 W. MEMORIAL ROAD
OKLAHOMA CITY, OK 73142
(405) 753.4200
CA #32 EXP. 06-30-24

DATE: 08/01/2022
CEC PROJECT #: 210296
INDEPENDENCE AVE
PARCEL 6-ROW
PERMANENT RIGHT OF WAY EASEMENT ATTACHMENT A
PROJECT NO. MS-0096

ATTACHMENT "B"
PAGE 1 OF 2

PARCEL NO. 7-ROW
PROJECT NO. MS-0096

MS-0096

Parcel No. 7-ROW

Permanent Right of Way Easement

A Permanent Right of Way Easement located in the Southeast Quarter (SE/4) of Section 12, Township 12 North, Range 4 West, I.M. Oklahoma County, Oklahoma. Said Easement being more particularly described as follows:

Commencing at the Southwest Corner of the Southeast Quarter (SE/4) of Section 12, Township 12 North, Range 4 West;
Thence N 00°05'24" W on the West line of said Southeast Quarter (SE/4) a distance of 1042.21 feet to the Northwest corner of a property described in Book 6269 Page 2276 filed for record at the Oklahoma County Clerk's office;
Thence N 89°54'36" E on the North line of said property a distance of 10.00 feet to a point on the East existing right of way line of North Independence Avenue, said point being the point of beginning;
Thence continuing N 89°54'36" E on the North line of said property a distance of 8.00 feet;
Thence S 00°05'24" E a distance of 6.30 feet to a point on said East existing right of way line of North Independence Avenue;
Thence N 89°21'06" W on said East existing right of way line of North Independence Avenue a distance of 8.00 feet;
Thence N 00°05'24" W and continuing on said East existing right of way line of North Independence Avenue a distance of 6.20 feet to the point of beginning.


Containing 0.001 Acre (50.23 Sq. Ft.), more or less.

Basis of Bearing:

Grid North as established by Oklahoma State Plane System,
NAD 83 (2011), North zone

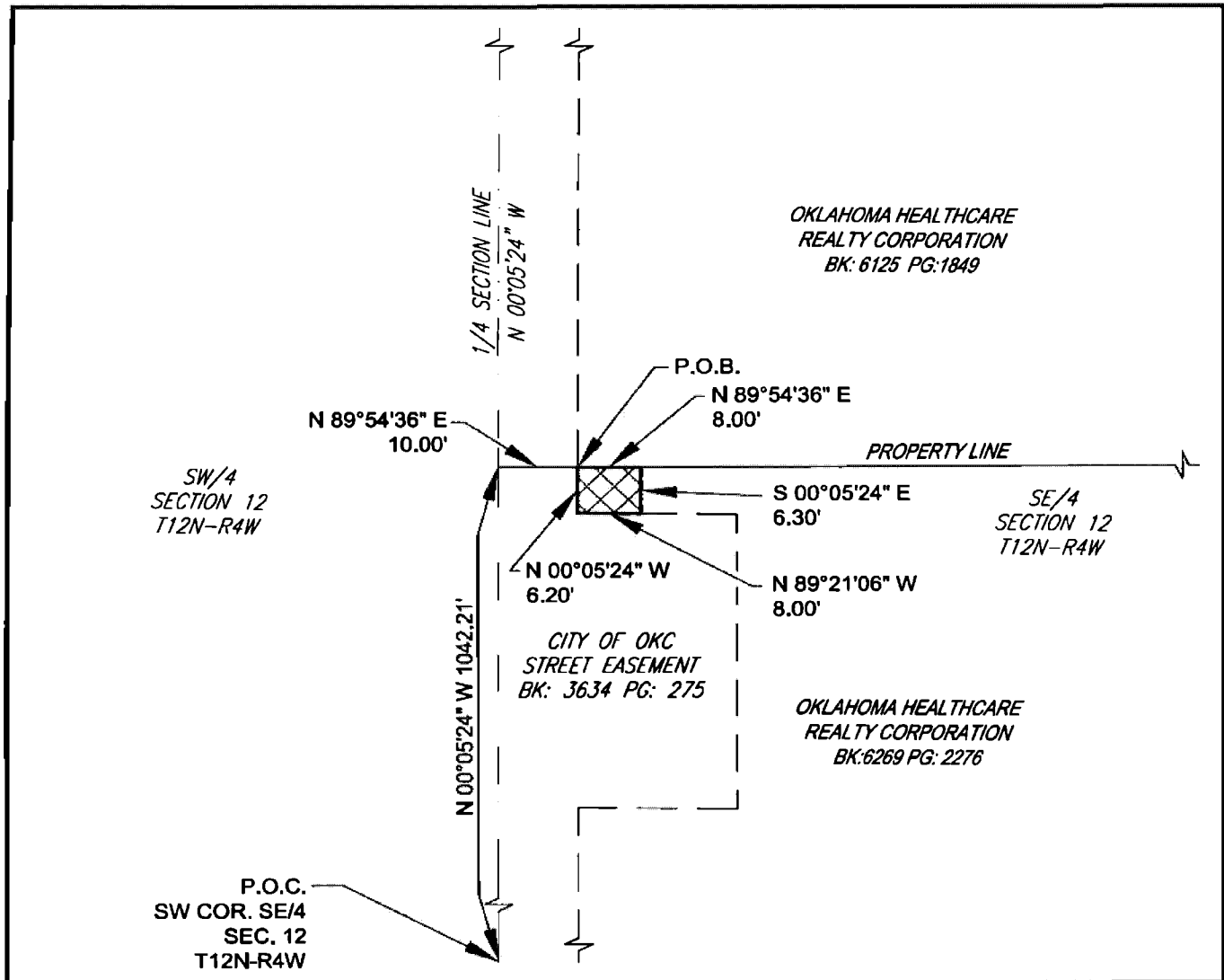
This Description was prepared by:

Darren M. Smith, PLS #1552
CEC Corporation, CA #32
09-01-2022

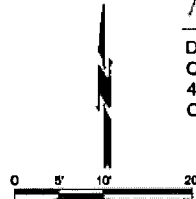
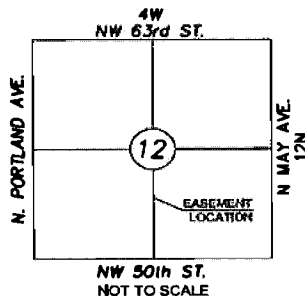
 CEC 4555 W. MEMORIAL ROAD OKLAHOMA CITY, OK 73142 (405) 753.4200 CA #32 EXP. 06-30-24	DATE: 08/01/2022
	CEC PROJECT #: 210296
	INDEPENDENCE AVE
	PARCEL 7-ROW
	PERMANENT RIGHT OF WAY EASEMENT ATTACHMENT B PROJECT NO. MS-0096

ATTACHMENT "B"

PAGE 2 OF 2

PARCEL NO. 7-ROW
PROJECT NO. MS-0096**SURVEYOR'S CERTIFICATE**

I, Darren M. Smith, Registered Professional Land Surveyor, on behalf of CEC Corporation, hereby state that the attached drawing is a true and accurate representation of the easement description, as shown hereon, It is not a Land or Boundary Survey.

**BASIS OF BEARING**

Note: Bearings Are Based On Oklahoma State Plane System, NAD83/2011, North Zone.

Darren M. Smith

Darren M. Smith, PLS No. 1552
CEC Corporation
4555 W. Memorial Rd.
Oklahoma City, OK 73142



4555 W. MEMORIAL ROAD
OKLAHOMA CITY, OK 73142
(405) 753.4200
CA #32 EXP. 06-30-24

DATE: 08-01-2022
CEC PROJECT #: 210296
INDEPENDENCE AVE
PARCEL 7-ROW
**PERMANENT RIGHT OF WAY
EASEMENT
ATTACHMENT "B"**
PROJECT NO. MS-0096