



Doc#: R 2024 19322  
Bk&Pg: RB 5887 72-73  
Filed: 08-15-2024 TMH  
08:44:09 AM EA  
Canadian County, OK 2E

Ret to:

The City of Oklahoma City  
Office of City Clerk  
Municipal Building  
200 North Walker Ave.  
Oklahoma City, Oklahoma 73102  
(Drainage, Streets and Utilities) Project No. PD-3096

E# 36,523

PERMANENT EASEMENT

KNOW ALL MEN BY THESE PRESENTS THAT SURREY HILLS DEVELOPMENT, 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 CANADIAN 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 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. The Grantee only maintains 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. The Grantees do not own the creek, river, lake, detention pond, drainage canal, if any, on or adjacent to the Subject Property by virtue of this Permanent Easement. The 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.

SURREY HILLS DEVELOPMENT LLC

Dated this 18 day of July, 2024.

By: [Signature]  
Tony Meek, Manager

STATE OF OKLAHOMA, COUNTY OF Cleveland, SS.

This instrument was acknowledged before me on this 18<sup>th</sup> day of July, 2024 by Tony Meek as Manager of SURREY HILLS DEVELOPMENT LLC.

My Commission Expires: \_\_\_\_\_  
My Commission No. \_\_\_\_\_



[Signature]  
Notary Public

ACCEPTED by The City of Oklahoma City  
this 15<sup>th</sup> day of August, 2024  
[Signature]  
City Clerk

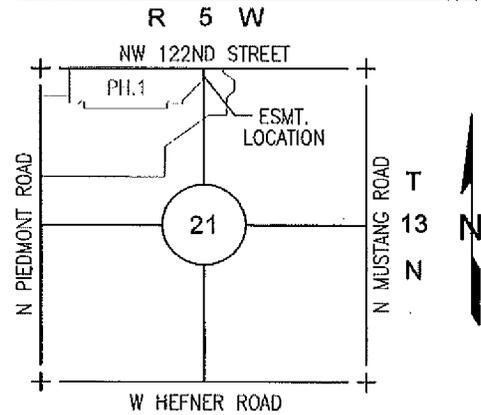


REVIEWED for form and legality  
[Signature]  
Assistant Municipal Counselor

2/20

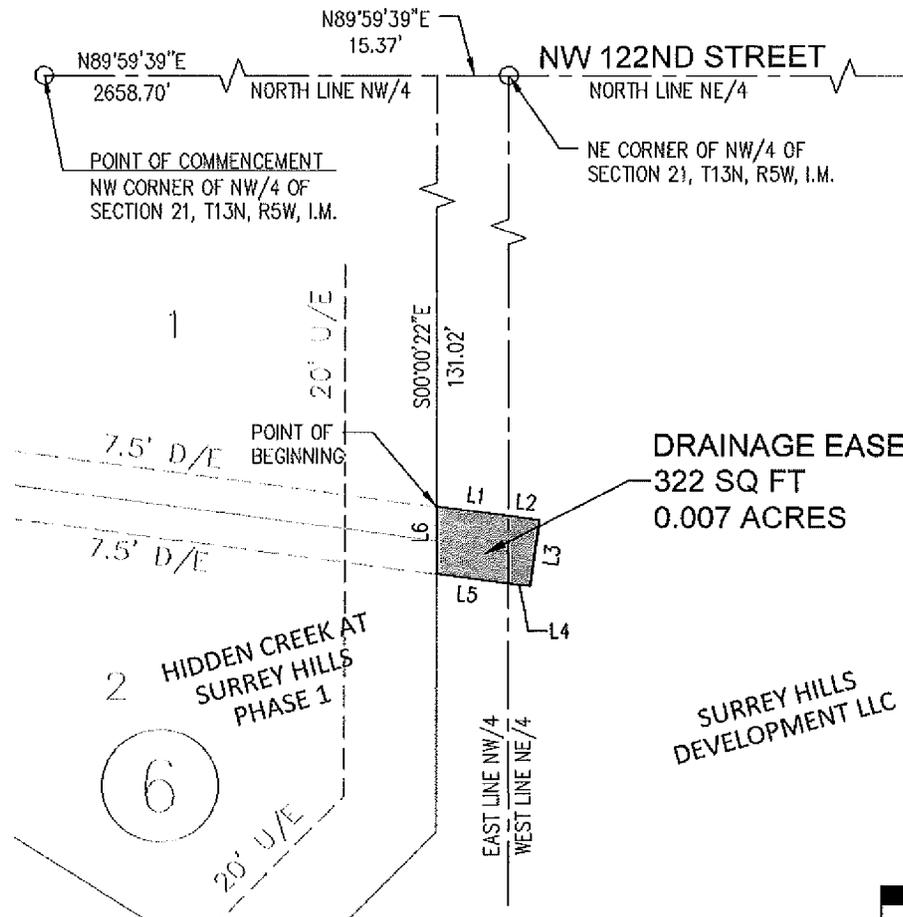
**LEGAL DESCRIPTION**

A tract of land located in the North Half (N/2) of Section Twenty-One (21), Township Thirteen (13) North, Range Five (5) West of the Indian Meridian, Oklahoma City, Canadian County, Oklahoma, being more particularly described as follows:  
 Commencing at the Northwest corner of the NW/4 of said Section 21;  
 Thence N89°59'39"E along the North line of said NW/4 a distance of 2658.70 feet;  
 Thence S00°00'22"E a distance of 131.02 feet to the Point of Beginning;  
 Thence S82°19'54"E a distance of 15.65 feet to a point on the East line of said NW/4;  
 Thence continuing S82°19'54"E within the NE/4 of said Section 21 a distance of 6.84 feet;  
 Thence S07°40'06"W a distance of 15.00 feet;  
 Thence N82°19'54"W a distance of 4.80 feet to a point on the West line of said NE/4;  
 Thence continuing N82°19'54"W within the NW/4 of said Section 21 a distance of 15.67 feet;  
 Thence N00°00'22"W a distance of 15.14 feet to the Point of Beginning.  
 Containing 322 Square Feet or 0.007 Acres, more or less.



**LOCATION MAP**

SCALE: 1" = 3000'



Line Table		
Line #	Length	Direction
L1	15.65'	S82°19'54"E
L2	6.84'	S82°19'54"E
L3	15.00'	S07°40'06"W
L4	4.80'	N82°19'54"W
L5	15.67'	N82°19'54"W
L6	15.14'	N00°00'22"W

**DRAINAGE EASEMENT**  
 322 SQ FT  
 0.007 ACRES

SCALE: 1" = 40'

GRAPHIC SCALE IN FEET



**LTS ENGINEERING SERVICES, LLC**

PO Box 31685, Edmond, OK 73003

**DRAINAGE EASEMENT - ATTACHMENT A**

CERTIFICATE OF AUTHORIZATION:  
 CA 6710 EXPIRES 06/30/2025

SHEET NO.: 1 OF 1

DATE: 06/14/2023