



The City of Oklahoma City
Office of City Clerk
200 North Walker Ave.
Oklahoma City, Oklahoma 73102
(Streets and Utilities) Project No. PC-0679 and PC-0700

PERMANENT EASEMENT

E # 36,306

KNOW ALL MEN BY THESE PRESENTS THAT Ahadizadeh Family Trust, 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", and "A-1" ("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 "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 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 these Streets and/or Utility Systems, or provide services or functions.
4. 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.

Dated this 8 day of Aug, 2023.

By:

Ahadizadeh Family Trust

[NAME OF PERSON]

SAEED-AHADIZADEH

STATE OF OKLAHOMA, COUNTY OF Oklahoma, SS.

This instrument was acknowledged before me on this 8 day of Aug, 2023 by SAEED AHADIZADEH of Ahadizadeh Family Trust

My Commission Expires: _____

My Commission No. _____

ACCEPTED by The City of Oklahoma City
this 29th day of August, 2023

Amy H. Simpson
City Clerk



RFD
Notary Public

REVIEWED for form and legality

Chris Smith
Assistant Municipal Counselor

25 NW 146th Street • Edmond, OK 73013
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Project No. 19-38
Parcel 17 Sidewalk Easement

Attachment A

A tract of land in the Northwest Quarter (NW/4), Section Sixteen (16), Township Eleven (11) North, Range Three (3) West of the Indian Meridian, Oklahoma County, Oklahoma, being more particularly described as follows:

Commencing at the Northeast corner of said Northwest Quarter (NW/4);

Thence S 89°52'58" W a distance of 1344.99 feet along the North Section Line;

Thence S 00°07'02" E a distance of 33.00 feet to a point on the South ROW line of SW 29th Street to the Point of Beginning.

Thence N 89°52'58" E, a distance of 18.56 feet along the South ROW line of SW 29th Street;

Thence S 73°41'16" W, a distance of 19.33 feet to a point on the East ROW line of S. Shartel Avenue;

Thence N 00°07'02" W, a distance of 5.39 feet along East ROW line of S. Shartel Avenue to the Point of Beginning.

This description has an area of 50.04 Square Feet or 0.001 Acres, more or less.

Basis of Bearings:
Grid North Based on NAD 83 Oklahoma
State Plane Coordinate System North
& N. Line NW 1/4 Sec. 16, T11N, R3W

This description was prepared by:
David E. Woody, PLS #1890
MacArthur Associated Consultants, CA #699

PRELIMINARY

David E. Woody II, PLS 1890 Date



PRINT DATE: 5/12/2023 R:\1938S SW 29th Street\Title-Easements\Proposed Easements\Exhibit 1938-Parcel 17 Exhibit 1.dgn