

GRANT OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

THAT, Club Car Wash Norman 36th, LLC, a Delaware limited liability company, in consideration of the sum of One Dollar (\$1.00), receipt of which is hereby acknowledged, and for and upon other good and valuable considerations, do hereby grant, bargain, sell, and convey unto the City of Norman, a municipal corporation, a trail easement and right-of-way over, across, and under the following described real estate and premises situated in the City of Norman, Cleveland County, Oklahoma, to wit:

SEE ATTACHED EXHIBITS A AND B

Alley #1

with the right of ingress and egress to and from the same, for the purpose of surveying, laying out, constructing, maintaining, and operating a public alley as indicated below:

Alley Easement

To have and to hold the same unto the said City, its successors, and assigns forever.

SIGNED and delivered this 18 day of JAN, 2024.

BY: [Signature]
AS: MANAGER/MEMBER

REPRESENTATIVE ACKNOWLEDGMENT

STATE OF MISSOURI, COUNTY OF BOONE, SS:

Before me, the undersigned, a Notary Public in and for said County and State, on this 18th day of JANUARY, 2024, personally appeared Roland S. Bartsch, as Manager/Member of Club Car Wash Norman 36th, LLC, a Delaware limited liability company, to me known to be the identical person(s) who executed the foregoing grant of easement and acknowledged to me that executed the same as free and voluntary act and deed for the uses and purposes therein set forth.

WITNESS my hand and seal the day and year last above written.

[Signature]
Notary Public

Tiffany Boyd
Notary Public-Notary Seal
STATE OF MISSOURI
Commissioned for Boone County
My Commission Expires: 12/12/2026
ID. #22587451

My Commission Expires: 12-12-2026

Approved as to form and legality this 19 day of January, 2024.
[Signature]
City Attorney

Approved and accepted by the Council of the City of Norman, this \_\_\_ day of \_\_\_, 20\_\_.

Mayor

ATTEST:

City Clerk

SEAL:

On this \_\_\_ day of \_\_\_, 20\_\_\_, before me personally appeared \_\_\_ and \_\_\_ to me known to be the identical persons who executed the same as their free and voluntary act and deed of such municipal corporation, for the uses and purposes therein set forth.

Witness my hand and official seal the day and year last above written.

Notary Public

# Exhibit "A"

## LEGAL DESCRIPTION

Alley #1

2281 36<sup>th</sup> Avenue NW  
Norman, Cleveland County, Oklahoma

January 16, 2024

A tract of land being a part of Lot 3, Block 1 of the PRAIRIE CREEK ADDITION SECTION 5, an addition to the City of Norman, according to the recorded plat filed at Book 15 Plats, Page 30, filed in the offices of the County Clerk of Cleveland County, Oklahoma, being more particularly described as follows:

**COMMENCING** at the Southeast corner of Lot 3 of said Block 1;

THENCE North 89°28'35" West, along the South line of said Lot 3, a distance of 60.00 feet to the West line of the 30-foot Alley and Utility Easement set forth on said PRAIRIE CREEK ADDITION SECTION 5, said point being the **POINT OF BEGINNING**;

THENCE continuing North 89°28'35" West along said South line, a distance of 26.83 feet;

THENCE North 00°31'25" East, a distance of 20.00 feet;

THENCE South 89°28'35" East, parallel with said South line, a distance of 26.83 feet to the West line of said 30-foot Alley and Utility Easement;

THENCE South 00°31'25" West, along said West line, a distance of 20.00 feet to the **POINT OF BEGINNING**.

Said tract of land containing 537 square feet or 0.0123 acres, more or less.

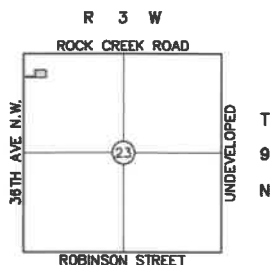
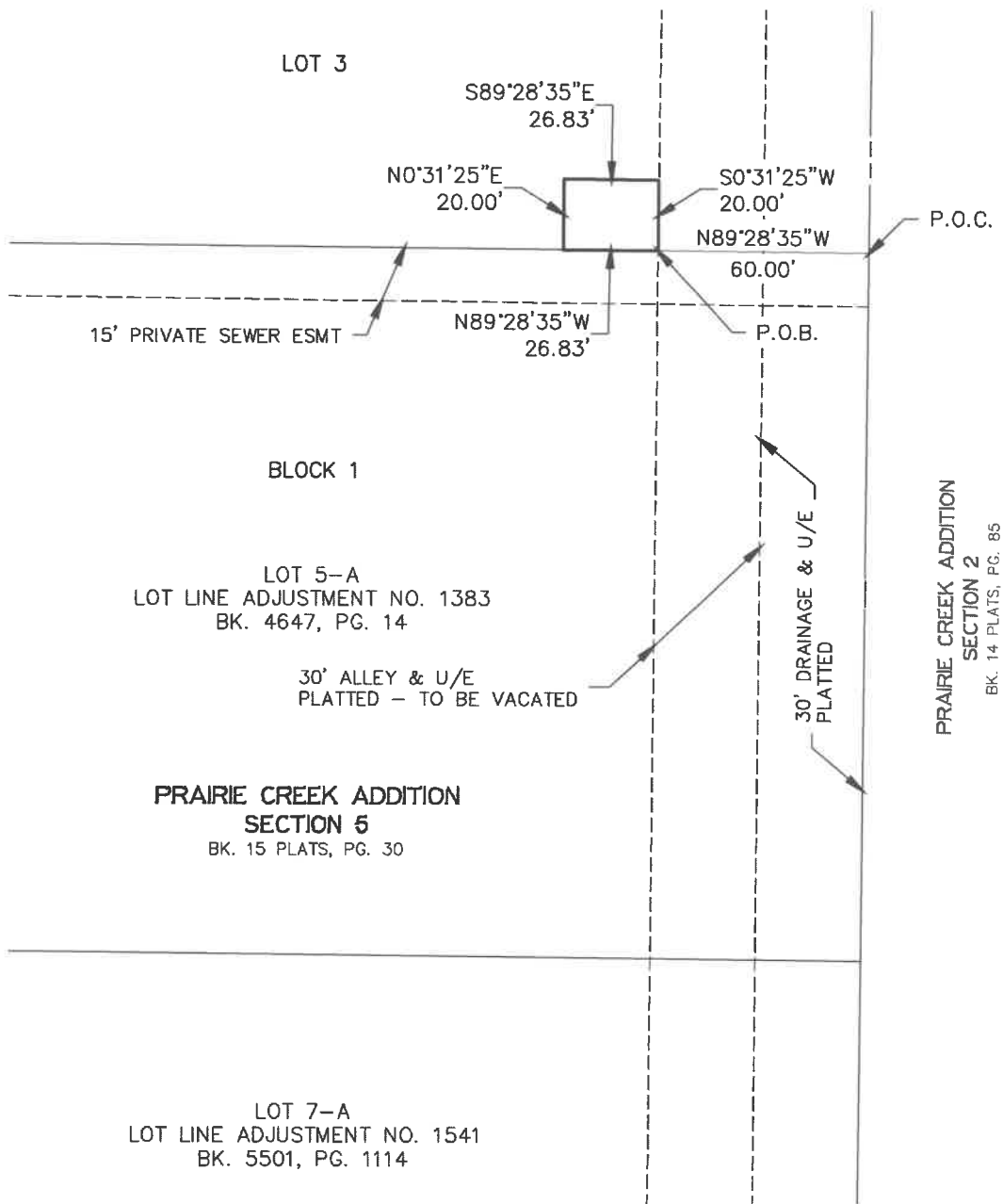
The basis of bearing for the above-described tract of land is the West line of said PRAIRIE CREEK ADDITION SECTION 5 having a platted bearing of North 00°31'25" East.

Prepared by Durham Surveying, Inc.  
Damon K. Durham, PLS No. 1521

# Exhibit 'B'

## ALLEY 1

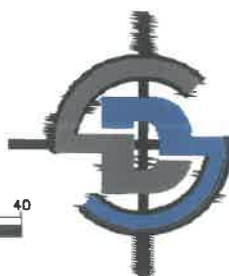
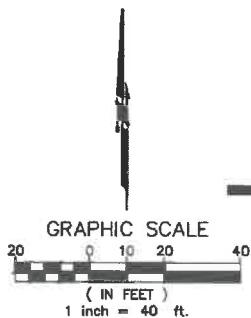
2281 36TH AVENUE N.W.  
CITY OF NORMAN, CLEVELAND CO., OKLAHOMA



**Location Map**  
SCALE: 1"=4000'

1/16/2024

FIRST REVISED: 01-16-2024



### DURHAM SURVEYING, INC.

1800 SOUTH SARA ROAD, YUKON, OK 73099  
 Phone (405) 265-3404 Fax (405) 265-0649  
 CERTIFICATE OF AUTHORIZATION NO. 5313  
 EXPIRATION DATE: JUNE 30, 2024