

AFTER RECORDING RETURN TO:
OGE ELECTRIC SERVICES
TIMOTHY J. BAILEY-M/C WNM-12
PO BOX 321
OKLAHOMA CITY OK 73101-0321

EASEMENT

Work Order #7704805

KNOW ALL MEN BY THESE PRESENTS: THAT THE **CITY OF NORMAN, a Municipal Corporation**, Grantor, in consideration of Ten or more dollars in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, does hereby grant and warrant unto **OKLAHOMA GAS AND ELECTRIC COMPANY**, an Oklahoma corporation, Grantee, its successors and assigns, the right, privilege and authority to enter upon and install, erect, operate, maintain, and reconstruct underground and/or above ground a system of conduits, wires, cables, vaults, junction boxes, switches, fuses, transformers, service connection boxes and other fixtures for the transmission and distribution of electrical current and communication messages, including the right of ingress and egress to and from said system across adjoining lands of Grantor, upon and across the following real property and premises, situated in Cleveland County, State of Oklahoma, to wit:

A part of **LOTS 9 AND 10, BLOCK 1, GRIFFIN HEIGHTS ADDITION**, an addition to Norman, Oklahoma, being part of tract of land recorded in a deed in Book 370, Pages 368-369, as described in Exhibit "A" and shown on Exhibit "B", attached hereto and hereby made a part of this easement.

Grantor further covenants and agrees that no building or other structure shall ever be erected nor shall any excavation or other removal of soil, so as to change the grade of terrain, be accomplished by Grantor, its heirs or assigns, within the above described easement area unless the written consent of the Grantee is first obtained. Grantor further acknowledges the requirements of 63 Oklahoma Statutes (2011) Section 142.1, et. seq. (One-call statute).

The rights and privileges above granted to continue so long as same are used or needed for the transmission and distribution of electric current or communication messages; but should the Grantee remove its property from the premises and abandon the right of way herein granted, then the rights granted in this easement shall terminate.

Approved this _____ day of _____, 2022, by the City of Norman.

City Seal

CITY OF NORMAN, a Municipal Corporation

By: _____
Breea Clark, Mayor

CITY ACKNOWLEDGMENT

STATE OF OKLAHOMA, COUNTY OF CLEVELAND, SS;

Before me, the undersigned, a Notary Public, in and for said County and State, on this _____ day of _____, 2022, personally appeared Breea Clark, of the City of Norman, a Municipal Corporation, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its Mayor, and acknowledged to me that she executed the same as her free and voluntary act and deed of such city, for the uses and purposes therein set forth.

My Commission Expires: _____

Commission # _____

Notary Public

EXHIBIT "A"

To that certain easement from the City of Norman, a Municipal Corporation, to Oklahoma Gas and Electric Company.

An easement in part of **LOTS NINE (9) AND TEN (10) BLOCK ONE (1) OF GRIFFIN HEIGHTS**, Cleveland County, Oklahoma, according to the recorded plat thereof. Written by Timothy G. Pollard, PLS 1474, on February 01, 2022, using Plat bearings of Griffin Heights, as Basis of Bearing, and as shown on attached Easement Sketch, said easement further described as being Five (5) feet in width, Two and one half (2.50) feet each side of a centerline described as follows:

COMMENCING at the Southeast corner of said Lot 9; as shown herein.

Thence N00°00'00"E, on the East line of said lot 9, for a distance of 20.89 feet, to the **POINT OF BEGINNING**;

Thence N79°59'40"W, on said centerline for a distance of 38.96 feet;

Thence S89°30'10"W, on said centerline for a distance of 62.79 feet;

Thence N67°30'43"W, on said centerline for a distance of 17.39 feet;

Thence S88°06'42"W, on said centerline for a distance of 22.80 feet, to the **POINT OF TERMINATION**.

AND

An easement in part of **LOTS NINE (9) AND TEN (10) BLOCK ONE (1) OF GRIFFIN HEIGHTS**, Cleveland County, Oklahoma, according to the recorded plat thereof. Written by Timothy G. Pollard, PLS 1474, on February 01, 2022, using Plat bearings of Griffin Heights, as Basis of Bearing, and as shown on attached Easement Sketch, said easement further described as being Five (5) feet in width, Two and one half (2.50) feet each side of a centerline described as follows:

COMMENCING at the Southeast corner of said Lot 9; as shown herein.

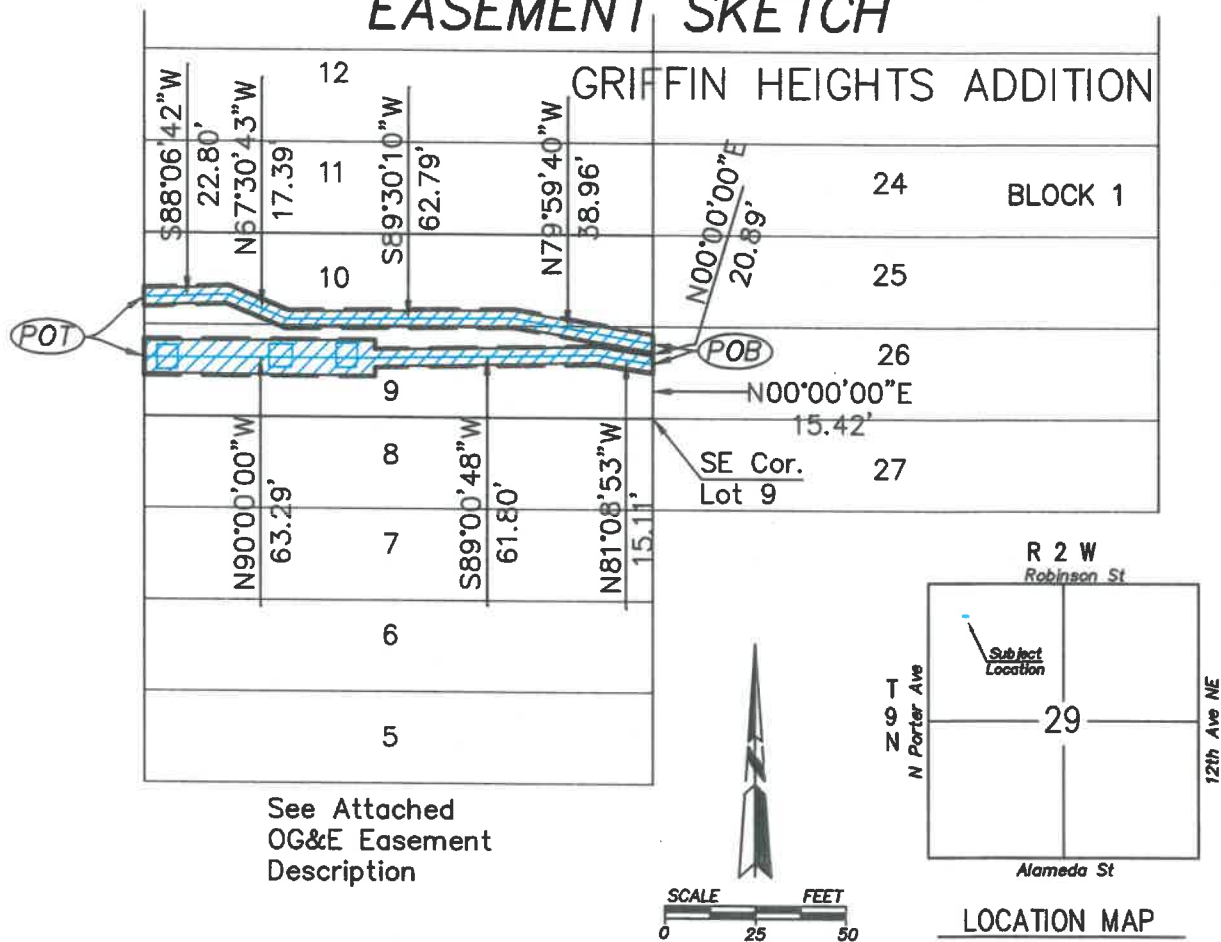
Thence N00°00'00"E, on the East line of said lot 9, for a distance of 15.42 feet, to the **POINT OF BEGINNING**;

Thence N81°08'53"W, on said centerline for a distance of 15.11 feet;

Thence S89°00'48"W, on said centerline for a distance of 61.80 feet to a point where said easement becomes Ten (10) feet in width, Five (5) feet each side of a centerline continuing;

Thence N90°00'00"W, on said centerline for a distance of 63.29 feet, to the **POINT OF TERMINATION**.

EXHIBIT "B" EASEMENT SKETCH



FINDLAY AVENUE

Note: Bearings Are Based On Plat Bearings Of Griffin Heights Addition. Recorded In The Cleveland County Clerk's Records March 28, 1939. Cleveland County, Oklahoma.

(•) – Indicates Existing 1/2" Iron Pin Or Monument as Noted.

I, Timothy G. Pollard, a Professional Land Surveyor, hereby certify that the attached drawing is a true and accurate representation of the attached easement description and is subject to all notes and qualifying statements.



Timothy G. Pollard
Timothy G. Pollard, PLS 1474
Dated: February 01, 2022

OKLAHOMA GAS AND ELECTRIC COMPANY

POLLARD & WHITED SURVEYING INC. 2514 TEE DRIVE, NORMAN, OKLAHOMA 73069 CA#2380 EXP 06-30-23 405-366-0001	OG&E EASEMENT SKETCH WO# 7704805 PART OF LOTS 9 AND 10 OF GRIFFIN HEIGHTS ADDITION CLEVELAND COUNTY, OKLAHOMA	REVISIONS:
DRAWN BY: J. THOMAS	DATE: Feb 01, 2022	FILE #: GRIFFINHEIGHTS.ASC DATE: Dec 22, 2021
APPROVED BY: D. MEEKS	DATE: Feb 01, 2022	DRWG #: GRIFFINHEIGHTS.DGN DATE: Feb 01, 2022
		SCALE: 1" = 50'
		SHEET 1 OF 1