

# Easement

Version 3.0 released on 8/3/21



END 19334

**CITY COUNCIL USE ONLY**

Date Received: \_\_\_\_\_

Committee Date: \_\_\_\_\_

1<sup>st</sup> Agenda Date: \_\_\_\_\_

Tracking #: \_\_\_\_\_

Committee: \_\_\_\_\_

Hearing Date: \_\_\_\_\_

2<sup>nd</sup> Agenda Date: \_\_\_\_\_**CITY CLERK USE ONLY**☐ Scanned

Date: 10.05.2022

☐ Posted

Item #: 2210.02203

*All department items requiring Council approval must be submitted through the Mayor's Office.***Primary Details****Board Approval**

Other Board Name \_\_\_\_\_

City Council Approval

☒ Yes ☐ NoDepartment  
Engineering ServicesContact Name  
Michelle L. LesterEmail  
mlester@cityoftulsa.orgPhone  
918-596-7266Easement Type  
Sanitary SewerOwner-Grantor  
Craig D. KenneyBid/Project Number  
ES 2018-03Project Title  
Southridge Estates Unsewered AreaCouncil District  
8Section  
09Township  
18Range  
13Addition  
SOUTHRIDGE ESTATES 4th  
ADDITIONLot  
11Block  
2Address  
7214 S. Urbana Ave.Parcel Number  
18A

Additional Information/Tracking Number \_\_\_\_\_

**Budget**

Contract Types

☒ No Payments Involved☐ Revenue Contracts☐ Expense Contracts

Funding Source(s)

162016.SewerLines.5455603.75153122.541101: \$28.00

TOTAL: \$28.00

**Approvals**

Department: \_\_\_\_\_

Legal: \_\_\_\_\_

Board: \_\_\_\_\_

Mayor: \_\_\_\_\_

Other: \_\_\_\_\_

Cassia Carr  
Mayor Pro Tem

Date: 09.08.22

Date: 09/22/2022

Date: \_\_\_\_\_

Date: OCT 05 2022

Date: \_\_\_\_\_

**Policy Statement****Background Information**

Southridge Estates Unsewered Area; Project No. ES 2018-03

The City of Tulsa plans a sanitary sewer project in the general area of E. 72nd Street and S. Pittsburg Avenue. The attached Sanitary Sewer Easement is required and is being donated for the construction of the project.

Owner: Craig D. Kenney

Parcel #: 18A

A payment request to the Tulsa County Clerk for the filing fee of \$28.00 is attached. MSL:CJ: swb

**Summation of the Requested Action**

Approval of the easement by Mayor and acceptance by City Council.

**Other Pertinent Details**

## Processing Information for City Clerk's Office

### Post Execution Processing

- ☐ Mail vendor copy (add'l signature copies attached)
- ☒ **Must be filed with other governmental entity**
- ☐ Add'l governmental entity approval(s) required

### Additional Routing, Processing or Contact Details

Original to be picked up by Courtney Jones for further processing.  
(6-9549)

---

## SANITARY SEWER EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, CRAIG D. KENNEY, a single person, (Grantor) the owner of the legal and equitable title to the following real estate, for and in consideration of the sum of ONE AND NO/100 DOLLARS (\$1.00) cash in hand paid by the CITY OF TULSA, OKLAHOMA, a municipal corporation, (CITY) and other good and valuable considerations, receipt of which is hereby acknowledged, does hereby grant and convey unto the said City, a perpetual easement, through, over, under and across the following described property:

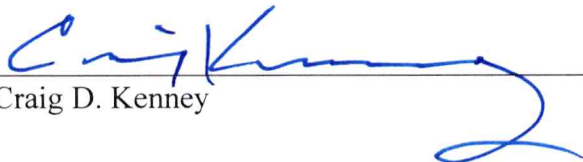
See Exhibit "A"

for the purpose of permitting the City, to construct a sanitary sewer thereon through, over, under, and across said property, together with all necessary and convenient appurtenances thereto; and to use and maintain the same and of affording the City, its officers, agents, employees, and/or all persons under contract with it, the right to enter upon said premises and strip of land for the purpose of surveying, excavating for, constructing, operating, repairing, and maintaining of such construction.

The City is hereby given and granted the exclusive possession of said above premises for the purposes aforesaid and Grantor, heirs, administrators, successors and assigns, covenants and agrees that no building, structure, fence, wall or other above ground obstruction will be placed, erected, installed or permitted upon the above described land; and further covenants and agrees that in the event the terms of this paragraph are violated by the Grantor, or any person in privity with them, such violation will be promptly corrected and eliminated immediately upon receipt of notice from City, or City shall have the right to remove or otherwise eliminate such violation, and Grantor, heirs, administrators, successors and assigns, shall promptly pay the actual cost thereof.

TO HAVE AND TO HOLD such easement and right-of-way unto the City, its successors or assigns, forever.

Dated this 6<sup>th</sup> day of JUNE, 2022.

  
\_\_\_\_\_  
Craig D. Kenney

CITY OF TULSA  
OFFICE OF CITY CLERK  
175 E 2ND ST - STE 260  
TULSA, OKLAHOMA 74103

STATE OF OKLAHOMA )

) SS:

COUNTY OF TULSA )


Before me, the undersigned, a Notary Public, in and for said County and State on this 6th day of June, 2022, personally appeared Craig D. Kenney, a single person, to me known to be the identical person who subscribed his name to the foregoing and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

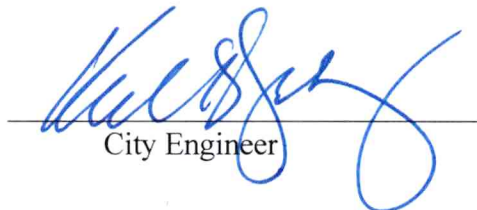
My Commission Expires: **SCOTT BYRD**  
  
 Notary Public  
 State of Oklahoma  
**Commission #19000645 Exp: 01/17/23**

Notary Public

**APPROVED AS TO FORM:**

  
\_\_\_\_\_  
Asst. City Attorney

**APPROVED AS TO SUBSTANCE:**

  
\_\_\_\_\_  
City Engineer

**ACCEPTED BY CITY COUNCIL:**

Date: \_\_\_\_\_

BY: \_\_\_\_\_  
Name: Lori Decter Wright  
Title: Chair

**APPROVED BY MAYOR:**

CITY OF TULSA, OKLAHOMA,  
a municipal corporation

Date: \_\_\_\_\_

BY: \_\_\_\_\_  
Name: G. T. Bynum  
Title: Mayor

**ATTEST:**

\_\_\_\_\_  
City Clerk

STATE OF OKLAHOMA     )  
  ) ss.  
COUNTY OF TULSA        )

Before me, a Notary Public in and for said County and State, on the \_\_\_\_\_ day of \_\_\_\_\_, 2022, personally appeared Lori Decter Wright to me known to be the identical person who accepted the within and foregoing instrument as Chair of the City Council of the City of Tulsa, Oklahoma, and acknowledged to me that she accepted the within and foregoing instrument as her free and voluntary act and deed and as the free and voluntary act and deed of the City Council of the City of Tulsa, Oklahoma, for the uses and purposes therein set forth.

\_\_\_\_\_  
Notary Public

My commission expires:

\_\_\_\_\_

STATE OF OKLAHOMA     )  
  ) ss.  
COUNTY OF TULSA        )

Before me, a Notary Public in and for said County and State, on the \_\_\_\_\_ day of \_\_\_\_\_, 2022, personally appeared G. T. Bynum, to me known to be the identical person who approved the within and foregoing instrument as Mayor of the City of Tulsa, Oklahoma, and acknowledged to me that he approved the within and foregoing instrument as his free and voluntary act and deed and as the free and voluntary act and deed of the City of Tulsa, Oklahoma, for the uses and purposes therein set forth.

\_\_\_\_\_  
Notary Public

My commission expires:

\_\_\_\_\_





**PARCEL 18.A EXHIBIT "A"**

**LEGAL DESCRIPTION**

A TRACT OF LAND LYING IN LOT ELEVEN (11), BLOCK TWO (2), SOUTHRIDGE ESTATES 4<sup>TH</sup> ADDITION; ACCORDING TO THE RECORDED PLAT THEREOF; AND BEING PART OF THE NE/4 OF SECTION NINE (9), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THIRTEEN (13) EAST OF THE INDIAN BASE AND MERIDIAN, CITY OF TULSA, TULSA COUNTY, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF; AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT ELEVEN (11); THENCE N15°28'45"W AND ALONG THE WEST LINE OF SAID LOT ELEVEN (11) FOR A DISTANCE OF 10.13 FEET TO THE POINT OF BEGINNING; THENCE N15°28'45"W FOR A DISTANCE OF 5.06 FEET; THENCE N83°33'49"E FOR A DISTANCE OF 115.06 FEET TO THE BEGINNING OF A NON-TANGENTIAL CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH AN ANGLE OF 01°03'17", HAVING A RADIUS OF 274.99 FEET, A LENGTH OF 5.06 FEET AND WHOSE LONG CHORD BEARS S02°35'24"W FOR A DISTANCE OF 5.06 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENTIAL LINE. THENCE S83°33'49"W A DISTANCE OF 113.47 FEET TO THE POINT OF BEGINNING; SAID TRACT OF LAND CONTAINING 571 SQUARE FEET OR 0.01 ACRES MORE OR LESS.

LEGAL DESCRIPTION WAS PREPARED ON MARCH 16, 2020 BY CLIFF BENNETT, PLS #1815 WITH THE BEARINGS BASED ON THE WEST LINE OF LOT 11, BLOCK 2, SOUTHRIDGE ESTATES 4TH ADDITION AS BEING N15°28'45"W.

**SURVEYOR'S CERTIFICATE**

I, CLIFF BENNETT OF BENNETT SURVEYING, INC., CERTIFY THAT THE LEGAL DESCRIPTION HEREON CLOSES IN ACCORDANCE WITH CURRENT TOLERANCES AND IS A TRUE REPRESENTATION OF THE LEGAL DESCRIPTION DESCRIBED, AND THAT THE SURVEY OF THE LEGAL DESCRIPTION MEETS THE MINIMUM TECHNICAL STANDARDS AS ADOPTED BY THE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS FOR THE STATE OF OKLAHOMA.

WITNESS MY HAND AND SEAL THIS 16<sup>TH</sup> DAY OF MARCH, 2020.



*Cliff Bennett*

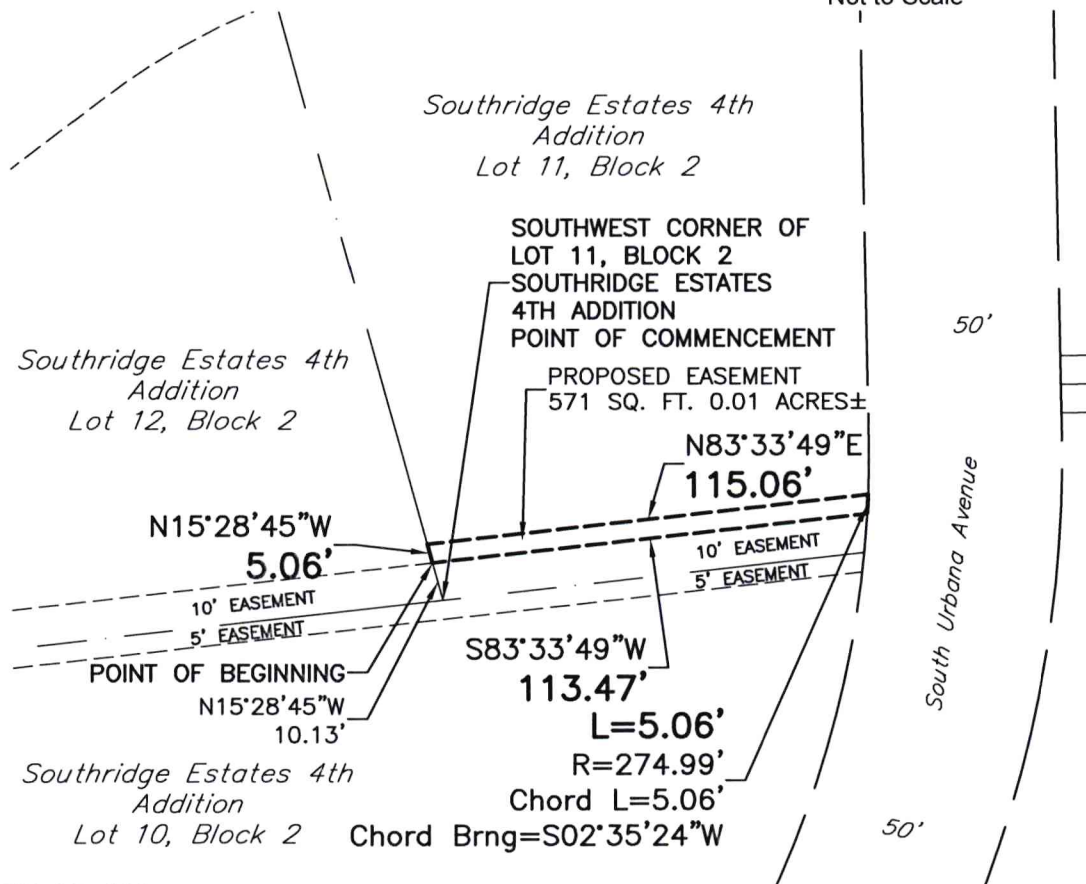
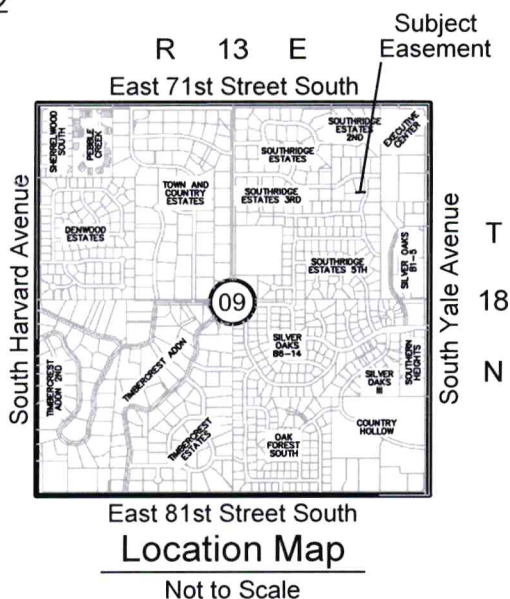
CLIFF BENNETT, PLS  
OKLAHOMA NO. 1815  
CERT. OF AUTH. NO. 4502  
EXP. DATE JUNE 30, 2020

# PARCEL 18.A EXHIBIT "A"

Page 2 of 2



Scale: 1"=50'



FILE: 184211 LG-16A

## Notes

1. THE BEARING BASE FOR THIS EXHIBIT IS BASED ON THE WEST LINE OF LOT 11, BLOCK 2, SOUTHRIDGE ESTATES 4TH ADDITION AS BEING N15°28'45"W.
2. SEE EXHIBIT "A" PAGE 1 FOR LEGAL DESCRIPTION AND SURVEYOR'S CERTIFICATE.



P.O. BOX 848, CHOUTEAU, OK 74337  
PHONE: (918) 476-7484 FAX: (918) 476-7485  
C.A. NO.: 4502 EXP. DATE: 6/30/20

JMS  
m

3/16/2020




## DONATION CERTIFICATE

I, the undersigned, hereby certify that I have been fully informed of my right to receive just compensation for the right-of-way upon my property but have elected to donate the right-of-way to the City of Tulsa for the construction of TMUA ES-2018-03 SOUTHRIDGE ESTATES UNSEWERED AREA.

\_\_\_\_\_  
AGENT

\_\_\_\_\_  
DATE

  
Owner 6/6/2022 DATE

\_\_\_\_\_  
Owner

\_\_\_\_\_  
DATE





## Project Expense Inquiry [City of Tulsa]

[Back](#)[Search](#)[Browse](#)[Output](#)[Print](#)[Display](#)[PDF](#)[Excel](#)[Email](#)[Schedule](#)

### Project string

▲ Project *	162016	...	Unsewered Areas Areawide
▲ Phase *	SewerLines	...	Sewer lines
▲ Task *	5455603	...	Main sewer lines & appurt
Sub-Task *		...	

Name *	Unsewered Areas Areawide		
Short Name *	Unsewered		
Status	Active ▼		
Projected date range	07/01/2016	to	06/30/2017
Actual date range		to	

### PROJECT STRING BALANCES

### GL ACCOUNTS

	Project Year 2023		Project Year 2022	
Original Budget	.00		.00	
Transfers - In	.00		.00	
Transfers - Out	.00		.00	
Revised Budget	1,966,500.00		1,966,500.00	
Actual (Memo)	.00		1,848,714.66	
Encumbrances	.00		.00	
SOY Encumbrances	.00		.00	
Requisitions	.00		.00	
Inception to SOY	1,852,966.16		4,251.50	
Available	113,533.84		113,533.84	
Percent Used	94.23		94.23	



## Project Expense Inquiry [City of Tulsa]

[Back](#)[Search](#)[Browse](#)[Output](#)[Print](#)[Display](#)[PDF](#)[Excel](#)[Email](#)[S](#)

### Project string

▲ Project *	162016	...	Unsewered Areas Areawide
▲ Phase *	SewerLines	...	Sewer lines
▲ Task *	5455603	...	Main sewer lines & appurt
Sub-Task *		...	

Name *	Unsewered Areas Areawide		
Short Name *	Unsewered		
Status	Active ▼		
Projected date range	07/01/2016	to	06/30/2017
Actual date range		to	

### PROJECT STRING BALANCES

### GL ACCOUNTS

#### Default GL account

Fund	SubFund	Function	Department	Division
Org	Object	Project		
75153122	541101		<input type="checkbox"/>	Allow GL Override

#### Budget GL account

Fund	SubFund	Function	Department	Division
Org	Object	Project		
75153122	541101			

MUNIS  
INVOICE COVER SHEET

Department: Engineering  
Date 9/2/2022

ACCOUNTS PAYABLE USE

Vendor Name and Address

Tulsa County Clerk

Special Handling

☐ Wire Transfer  
☒ Will Pick up  
Email: elewis@cityoftulsa.org  
cthompson@cityoftulsa.org

Allocation code: \_\_\_\_\_

MUNIS VENDOR NUMBER

1222-6

MUNIS CONTRACT #

PROJECT STRING (if applicable)	ORG	OBJECT	AMOUNT
162016.SewerLines.5455603	75153122	541101	\$28.00
			\$0.00
			\$0.00

INVOICE NUMBER/DESCRIPTION

Recording Fee  
Project TMUA ES 2018-03 Parcel 18A

REMARKS

Purchase Authority ☐ Special Approval ☐ Exception ☐ Contract

Invoice ☐ Original Attached ☐ Prepay (Attach form ☐ Refund

Affidavit ☒ Affidavit attached (form TUL-373 For invoices over \$25,00 ☐ Not applicable

Prepared by: Scott Byrd

*Munis Workflow approval*

Date 9/2/2022