

# Deed

Version 2.2 released on 8/3/21



## 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: 03.23.2022

☐ Posted

Item #: 2203.00567

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

## Primary Details

### Board Approval

Department  
Engineering Services

Contact Name  
Courtney Jones 3.8.22

### Other Board Name

Email  
courtneyjones@cityoftulsa.org

### City Council Approval

☒ Yes ☐ No

Phone  
918-596-9549

Deed Type  
Deed of Dedication

Owner-Grantor  
Independent School District Number 1 of Tulsa County, Oklahoma

Section  
29

Township  
20

Range  
13

Addition  
Unplatted

Lot

Block

Address  
3110 E. Seminole Street

Parcel  
238-2020

Council District  
3

Bid/Project  
IDP 59100-2020

Related Contract No.

Date Filed Cnty Clerk

County Document Number

## Budget

### Contract Type

☒ No Payments Involved

☐ Revenue Contract

☐ Expense Contract

### Funding Source(s)

DONATION: \$0.00

TOTAL: \$0.00

## Approvals

Department:

Legal:

Board:

Mayor:

Other:

Date: 03.10.22

Date: 3-21-22

Date: MAR 23 2022

Date:

Date:

## Policy Statement

### Background Information

This Deed of Dedication is being donated by Independent School District Number 1 of Tulsa County, Oklahoma, as a requirement of IDP 59100-2020. The scope of the IDP for this project is a public street and sidewalks that were originally designed as private under IDP 9156-2018.

### Summary of Requested Actions

Engineering Services recommends approval of the Deed of Dedication. MSL:swb

### 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 and Processing Details

Engineering Services recommends acceptance by Council and approval by Mayor. Original to be picked up by Courtney Jones for further processing. (6-9549)

**DEED OF DEDICATION**

STATE OF OKLAHOMA     )  
  ) ss.  
COUNTY OF TULSA         )

**INDEPENDENT SCHOOL DISTRICT NO. 1, TULSA COUNTY, OKLAHOMA**, the undersigned, being the owners of the following described property,

FOR AND IN CONSIDERATION OF the special benefits to the remainder of the property of the above named owners, accruing thereto upon this dedication,

DO HEREBY DEDICATE to the PUBLIC, as public street right-of-way, for the use and enjoyment of the public, the following described real estate and premises, to-wit:


See Exhibit "A"

**EXEMPT FROM DOCUMENTARY STAMPS PURSUANT 68 O.S. 3202 (11).**

TO HAVE AND TO HOLD the above described premises unto the public forever.

SIGNED AND DELIVERED this 15 day of November, 2021.

**INDEPENDENT SCHOOL DISTRICT NO. 1,  
TULSA COUNTY, OKLAHOMA**

  
\_\_\_\_\_  
Name: Stacey Woolley  
Title: President Board of Education

**CITY OF TULSA  
OFFICE OF CITY CLERK  
175 E. 2<sup>ND</sup> ST. – STE 260  
TULSA, OKLAHOMA 74103**

ATTEST:

Sarah Byrne  
Clerk-Board of Education

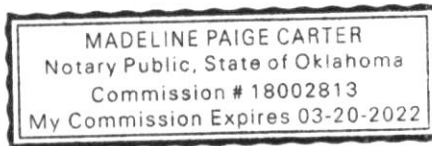
STATE OF OKLAHOMA     )  
  )     ss  
COUNTY OF TULSA     )

Acknowledged before me this 15 day of November, 2021, by Stacey Woolley, as President of the Board of Education, of Independent School District No. 1 of Tulsa County, Oklahoma, on behalf of Independent School District No. 1 of Tulsa County, Oklahoma.

Madeline Paige Carter  
Notary Public

My Commission Expires:

03-20-2022



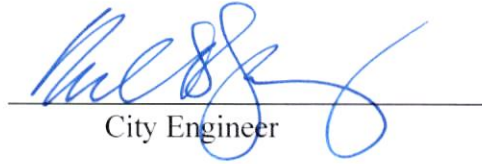
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**APPROVED AS TO FORM:**



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

[illegible]

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:

[illegible]

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:

**LEGAL DESCRIPTION**  
**(RIGHT OF WAY)**

A STRIP OF LAND THAT IS A PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (NW/4 SE/4 SE/4) OF SECTION TWENTY-NINE (29), TOWNSHIP TWENTY (20) NORTH, RANGE THIRTEEN (13) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE UNITED STATES GOVERNMENT SURVEY THEREOF, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID NW/4 SE/4 SE/4; THENCE SOUTH 01°12'48" EAST ALONG THE EASTERLY LINE OF SAID NW/4 SE/4 SE/4 FOR 25.00 FEET TO THE POINT OF BEGINNING OF SAID STRIP OF LAND; THENCE CONTINUING SOUTH 01°12'48" EAST ALONG SAID EASTERLY LINE OF THE NW/4 SE/4 SE/4 FOR 608.76 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF EAST QUEEN STREET, SAID POINT BEING 25 FEET NORTHERLY OF THE SOUTHEAST CORNER OF SAID NW/4 SE/4 SE/4; THENCE SOUTH 88°51'37" WEST, PARALLEL WITH AND 25 FEET NORTHERLY OF THE SOUTHERLY LINE OF SAID NW/4 SE/4 SE/4 AND ALONG SAID NORTHERLY RIGHT OF WAY LINE OF EAST QUEEN STREET FOR 100.03 FEET TO A POINT OF NON-TANGENT CURVE; THENCE ALONG A CURVE TO THE LEFT WITH A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°04'23", A CHORD BEARING OF NORTH 43°49'24" EAST, A CHORD DISTANCE OF 35.38 FEET FOR AN ARC LENGTH OF 39.30 FEET TO A POINT OF TANGENCY, SAID POINT BEING 75.00 FEET WESTERLY OF THE EASTERLY LINE OF SAID NW/4 SE/4 SE/4; THENCE NORTH 01°12'48" WEST, PARALLEL WITH AND 75 FEET WESTERLY OF THE EASTERLY LINE OF SAID NW/4 SE/4 SE/4 FOR 558.78 FEET TO A POINT OF CURVE; THENCE ALONG A CURVE TO THE LEFT WITH A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 89°54'59", A CHORD BEARING OF NORTH 46°10'18" WEST, A CHORD DISTANCE OF 35.33 FEET FOR AN ARC LENGTH OF 39.23 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF EAST SEMINOLE STREET, SAID POINT BEING 25 FEET SOUTHERLY OF THE NORTHERLY LINE OF SAID NW/4 SE/4 SE/4; THENCE NORTH 88°52'13" EAST, PARALLEL WITH AND 25 FEET SOUTHERLY OF THE NORTHERLY LINE OF SAID NW/4 SE/4 SE/4 FOR 99.96 FEET TO THE POINT OF BEGINNING OF SAID STRIP OF LAND.

SAID STRIP OF LAND CONTAINING 45,926 SQUARE FEET OR 1.054 ACRES, MORE OR LESS.

BASIS OF BEARINGS: OKLAHOMA STATE PLANE COORDINATE SYSTEM

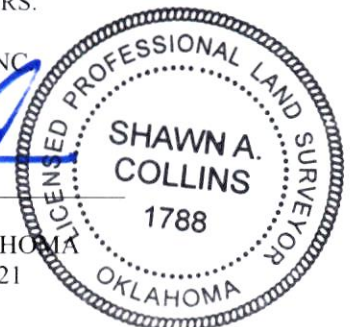
**CERTIFICATION**

I, SHAWN A. COLLINS, OF SISEMORE & ASSOCIATES, CERTIFY THAT THE ATTACHED LEGAL DESCRIPTION CLOSES IN ACCORD WITH EXISTING RECORDS. THIS LEGAL DESCRIPTION MEETS THE MINIMUM STANDARDS FOR LEGAL DESCRIPTIONS AS ADOPTED BY THE OKLAHOMA STATE BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

09.25.2020  
DATE

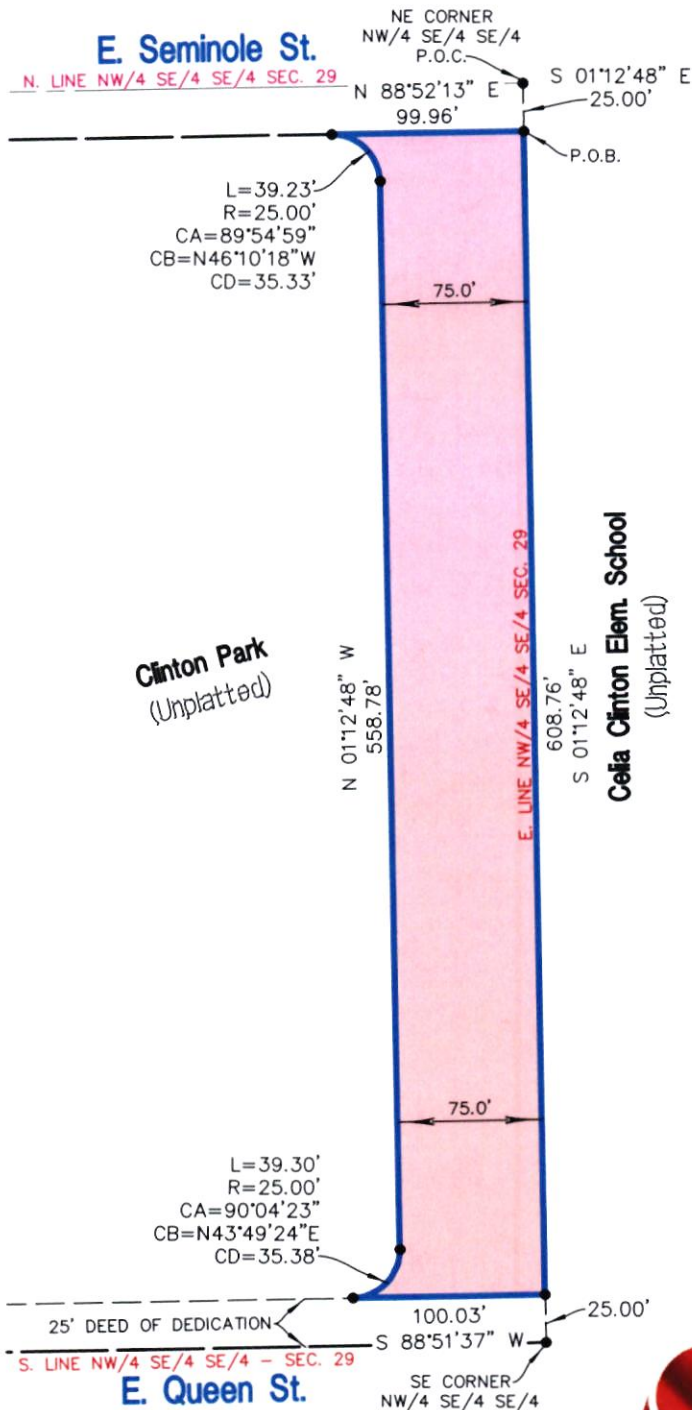
SISEMORE & ASSOCIATES, INC.  
BY SHAWN A. COLLINS

  
SHAWN A. COLLINS  
LS No. 1788, STATE OF OKLAHOMA  
C. A. NO. 2421 EXPIRES: 6/30/21



# Right of Way Exhibit

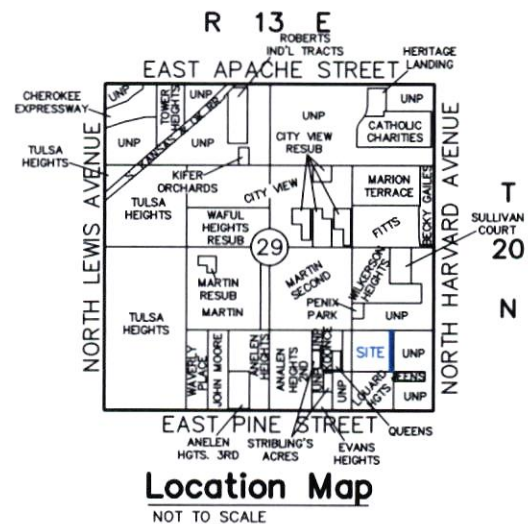
Part of the NW/4 SE/4 SE/4 of  
Section 29, T-20-N, R-13-E



Legend	
CA	CENTRAL ANGLE
CB	CHORD BEARING
CD	CHORD DISTANCE
L	LENGTH
P.O.C.	POINT OF COMMENCEMENT
P.O.B.	POINT OF BEGINNING
R	RADIUS



Scale 1"=100'



**EXHIBIT "A"**  
Page 2 of 2



**SISEMORE  
& ASSOCIATES**  
Surveying ~ Civil Engineering ~ Land Planning

6111 EAST 32nd PLACE  
TULSA, OKLAHOMA 74135  
C.A. NO. 2421

PHONE: (918) 665-3600  
FAX: (918) 665-8668  
EXP. DATE 6/30/21

(www.sw-assoc.com)