

CITY OF ARDMORE
PUBLIC UTILITIES

Council Letter No. 5244
Meeting Date November 15, 2021

Mayor and City Commission
City of Ardmore, Oklahoma

Re: Request to accept a signed temporary construction
easement from Coby Wells and Bobbie Wells

Dear Commission Members:

Staff requests the acceptance of the attached signed temporary construction easement from Coby Wells and Bobbie Wells. This easement will be utilized for the Cool Creek Crossing Raw Water Line Repair Project.

Staff recommends the acceptance of the signed temporary construction easement from Coby Wells and Bobbie Wells.

Sincerely,



Shawn Geurin, Utilities Director

Reviewed by: _____


City Manager

TEMPORARY CONSTRUCTION EASEMENT

KNOW ALL PERSONS BY THESE PRESENTS, that Coby and Bobbie Wells, her heirs, successors and assigns, hereinafter referred to as Grantor(s), does hereby grant to the City of Ardmore, hereinafter referred to as Grantee, its successors and assigns, a Temporary Construction Easement over, under, and through the following described real estate, for the sum of One Dollar (\$1.00) and/or other valuable consideration, the receipt of which is hereby acknowledged.

TO WIT: A 0.74 of an acre temporary construction easement located in Section 6 T3S R3E

SEE EXHIBIT -ATTACHED TEMPORARY CONSTRUCTION EASEMENT SKETCH:

The above described temporary construction easement is to be used for locating, constructing, improving, grading, landscaping and other necessary work, including the operation of equipment, and the movement of a work force, over, upon and across the described temporary easement, together with the right of ingress and egress.

The Grantee agrees to surrender possession of the premises upon the expiration of the temporary easement or any extension thereof, and to leave the premises in substantially the same or better condition than it was on the date the easement was executed. However, it is understood that grading changes may exist upon completion of the project.

This Temporary Easement shall commence upon the date it was executed and shall expire upon completion of the City of Ardmore Cool Creek Raw Waterline Repairs.

This Agreement is binding upon the heirs, executors, administrators, successors and assigns of both parties and it is understood that this Agreement cannot be changed or altered in any way except by writing, legally signed by both parties concerned herewith.

TO THESE COVENANTS, the Grantor(s) does hereby consent and agree.

IN WITNESS WHEREOF, the parties above named have hereunto set their hands this 4th day of Nov., 2021

GRANTOR

By: [Signature] Coby Wells
By: [Signature] Bobbie Wells

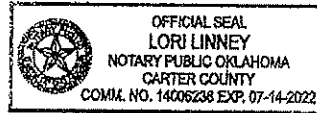
ACKNOWLEDGMENT

State of Oklahoma,

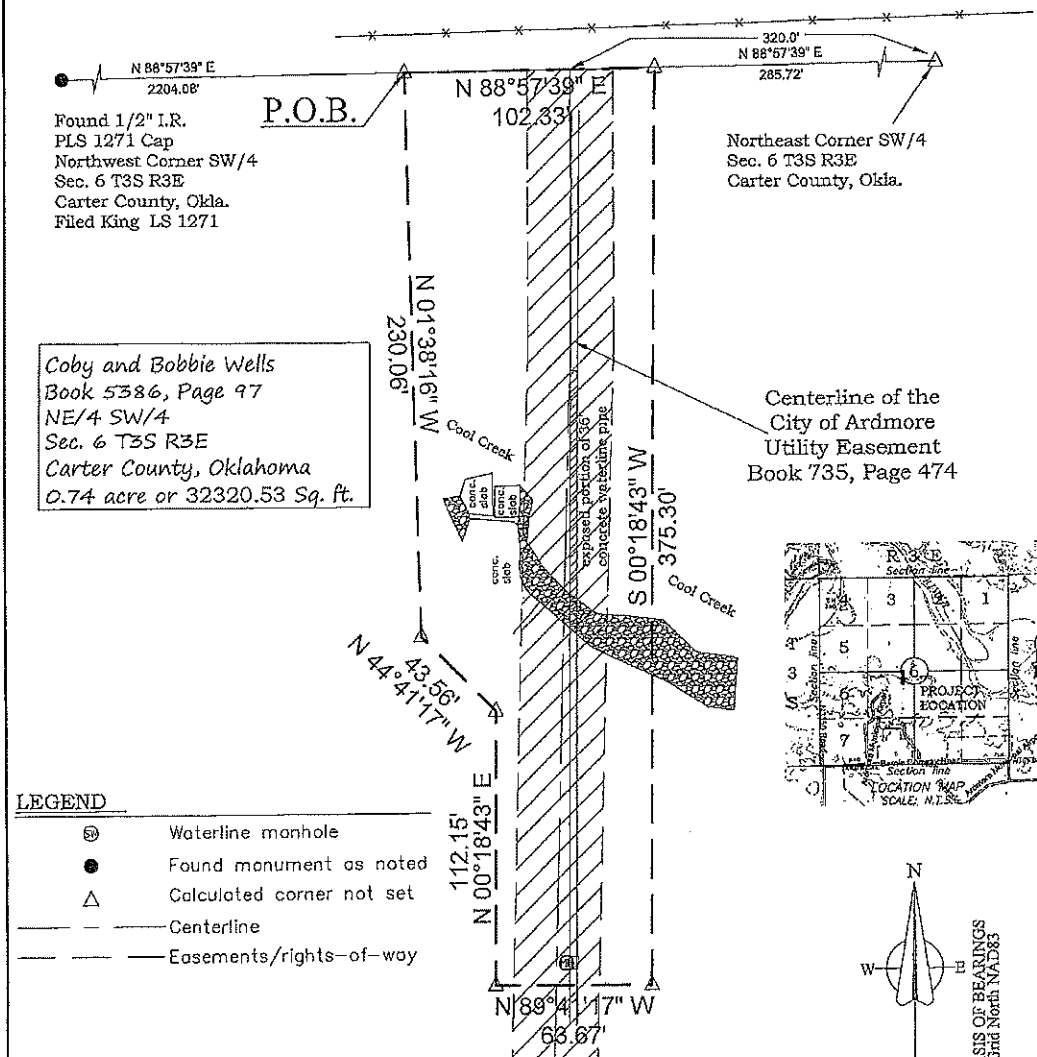
County of Carter, to-wit:

I, Lori Linney, a Notary Public in and for the jurisdiction aforesaid, certify that the foregoing instrument was acknowledged before me this 4th day of November, 2021.

My commission expires 08-14-2022



EASEMENT SKETCH

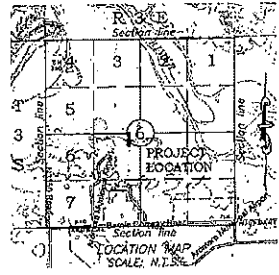


Found 1/2" I.R.
 PLS 1271 Cap
 Northwest Corner SW/4
 Sec. 6 T3S R3E
 Carter County, Okla.
 Filed King LS 1271

Northeast Corner SW/4
 Sec. 6 T3S R3E
 Carter County, Okla.

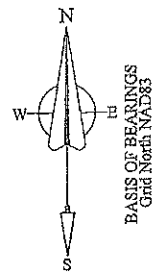
Coby and Bobbie Wells
 Book 5386, Page 97
 NE/4 SW/4
 Sec. 6 T3S R3E
 Carter County, Oklahoma
 0.74 acre or 32320.53 Sq. ft.

Centerline of the
 City of Ardmore
 Utility Easement
 Book 735, Page 474



LEGEND

- ⊙ Waterline manhole
- Found monument as noted
- △ Calculated corner not set
- Centerline
- - - Easements/rights-of-way



Drawing Scale 1" = 60'

EASEMENT DESCRIPTION:

A utility easement located in the Northeast Quarter (NE/4) of the Southwest Quarter (SW/4) of Section Six (6), Township Three (3) South, Range Three (3) East of the Indian Meridian and Base line, Carter County, Oklahoma and being more particularly described as follows:

Commencing at the Northwest Corner of the SW/4 said Section 6 thence N88°57'39"E along the North line of the SW/4 a distance of 2204.08 feet to the POINT OF BEGINNING; thence continuing N88°57'39"E along said North line a distance of 102.33 feet; thence S00°18'43"W a distance of 375.30 feet; thence N89°41'17"W a distance of 63.67 feet; thence N00°18'43"E a distance of 112.15 feet; thence N44°41'17"W a distance of 43.56 feet; thence N01°38'16"W a distance of 230.06 feet back to the point of beginning, containing 0.74 acre more or less, Said be described by Brian S. Krohn, LPLS 1796 using grid bearings Oklahoma South NAD83 on July 29, 2021.

I, Brian S. Krohn, Professional Land Surveyor, hereby state that this plat of survey meets the Oklahoma Minimum Standards for the practice of land surveying as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors.

Bisk
 Brian S. Krohn, LPLS 1796
 CA 8716
 7/29/2021
 Date



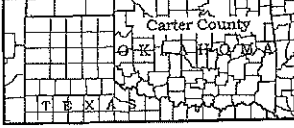
This Plat of Survey is prepared solely for the individuals listed hereon. Said plat may not be used for any subsequent loan closing, refinancing, or other transaction.

Basis of bearings control point information
 NW corner of Sec. 6 T3S R3E
 Lot: 34°19'56.22" Lon: 97°02'16.83"

Survey for: City of Ardmore
 Part of SW/4 of Sec. 6 T3S R3E
 Carter County, Oklahoma

Revision	Reason	Date
1		
2		

KROHN SURVEYING, INC
 P.O. Box 146 Lone Grove, Ok 73443
 (800) 410-2422 brian@krohnsurveying.com



Sheet Sheet 1 of 1	Corrd. File 2021042	Drawing Scale 1" = 60'
Field Book Folder	Date of Survey July 29, 2021	Measurement method U.S. Survey Feet
Job Number 2021067 Eose6	Date of last site visit July 29, 2021	Basis of bearings Grid North NAD83