

BOOK 7061 PAGE 114

REC. \_\_\_\_\_  
COMP. \_\_\_\_\_  
MISC. \_\_\_\_\_  
MISC. \_\_\_\_\_

**SIDEWALK/BICYCLE ROUTE EASEMENT**  
(Corporate Form)

KNOW ALL MEN BY THESE PRESENTS:

THAT **Board of Education of the Independent School District #8** of Comanche County, State of Oklahoma, hereinafter called the Grantor, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good, valuable and sufficient considerations, do hereby grant, bargain, sell, convey to the **CITY OF LAWTON, A MUNICIPAL CORPORATION, of 212 SW 9<sup>TH</sup> STREET, LAWTON, OKLAHOMA 73501,**

Comanche County, State of Oklahoma, a perpetual easement to the surfaces of the following described lots or parcels of land for the purpose of establishing thereon a public sidewalk/bicycle route or facilities necessary and incidental thereto, and including all right and interest in and to the airspace, light and view above the surface of the lands described herein, for the term of this agreement to-wit:

A strip, piece, or parcel of land lying in the NW 1/4 of Section 30, Township Two North (T-2-N), Range Eleven West (R-11-W) of the Indian Meridian, Comanche County, Oklahoma. Said parcel of land being more particularly described as follows:

COMMENCING at the NW Corner of the NW 1/4 of Section 30, THENCE S00°17'51"W a distance of 1170.72 Feet along the Section Line to a point, THENCE N89°57'31"E a distance of 132.77 Feet to a point on the existing Right-of-Way, said Right-of-Way also being the Southwest Corner of the West Boundary of a Deed Recorded in Book 3497 Page 3 to the Board of Education Independent School District Number 8 (Central Middle School) the POINT OF BEGINNING.

THENCE, along a curve to the right with a radius of 2814.79 Feet, an arc length of 25.71 Feet, along the existing Right-of-Way Recorded in Book 411 Page 24 and West Boundary of the Deed Recorded in Book 3497 Page 3 to a Point; with a Delta angle of 00°31'24", a chord direction of N13°26'01"E, and a chord distance of 25.71 Feet to a Point;

THENCE, N89°57'31"E a distance of 436.07 Feet Parallel with the South Boundary of said Deed Recorded in Book 3497 Page 3 to a Point;

THENCE, N00°02'29"W a distance of 25.00 Feet to a Point;

THENCE, N89°57'31"E a distance of 600.00 Feet Parallel with the South Boundary of said Deed Recorded in Book 3497 Page 3 to a Point on the East Boundary of said Deed;

THENCE, S00°17'59"W a distance of 50.00 Feet along the East Boundary to the Southeast corner of said Deed Recorded in Book 3497 Page 3 to a Point on the South Boundary of said Deed; said corner also being the Northeast Corner of a Deed Recorded in Book 381 Page 390;

THENCE, S89°57'31"W a distance of 1041.76 Feet along the common Boundary of the South Boundary of said Deed Recorded in Book 3497 Page 3 to the Board of Education Independent School District Number 8 (Central Middle School) and the Deed Recorded in Book 381 Page 390 to the Board of Education Independent School District Number 8 (Lawton High School) to the POINT OF BEGINNING.

Doc # I-2013-016786  
Bk 007061  
Pg 0114-0116  
Date 10-10-2013 2:11 pm  
Filing fee \$17.00  
Documentary Tax \$0.00  
State of Oklahoma  
County of Comanche  
Comanche County Clerk  
Carrie Tubbs

City of Lawton  
Office of the City Clerk  
212 SW 9th St.  
Lawton, OK 73501



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Containing 0.94 Acres More or Less.

For the same consideration hereinbefore recited, said Grantor grants and conveys to the **City of Lawton**, the right to use and remove any and all dirt, rock, gravel, sand and other sidewalk/bicycle route building materials from the realty described, but excepting unto said Grantors the mineral rights therein; provided , however, that any explorations or development of said reserved mineral rights shall not directly or indirectly interfere with the use of said land for the purpose herein granted;

To have and to hold said above described premises unto the said **City of Lawton**, free, clear and discharged from any and all claims of damages or injury that may be sustained directly or indirectly to the remaining lands of the Grantor by reason of the construction and maintenance of a public sidewalk/bicycle route, and all sidewalk/bicycle route excavations, embankments, structures, bridges, drains, sight distance or safety areas and other facilities that may now or hereafter be, in the discretion of the grantee, necessary for the construction and maintenance of a public sidewalk/bicycle route and incidental facilities over, across or along the above described real estate; the supervision and control of said public sidewalk/bicycle route to be in such municipality, county or other agency of the **City of Lawton**, as has or may have jurisdiction thereof by the laws of the **City of Lawton**, its officers, agents, contractors and employees are hereby granted free access to said property for the purpose of entering upon, constructing, maintaining or regulating the use of said public sidewalk/bicycle route and incidental facilities.

Said Grantor hereby covenants and warrants that at the time of delivery of these presents they are the owners of the above described premises and that same are free and clear of all liens and claims whatsoever, except, \_\_\_\_\_.

IN WITNESS WHEREOF, the Grantor herein named has hereunto set his hand and seals this the 19th day of September, 2013.

**Board of Education of the Independent  
School District #8**

  
\_\_\_\_\_  
(Kent Jester, President)



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**CORPORATE ACKNOWLEDGMENT**

STATE OF OKLAHOMA )  
 ) §  
COUNTY OF COMANCHE)

Before me, Rosemarie A. Hill in and for said County and State on this 19<sup>th</sup> day of Sept, 2013, personally appeared **Kent Jester**, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its **President**, and acknowledged to me that he executed the same as his free and voluntary act and deed, and as the free and voluntary act and deed of the **Board of Education of the Independent School District #8**, for the uses and purposes therein set forth.

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

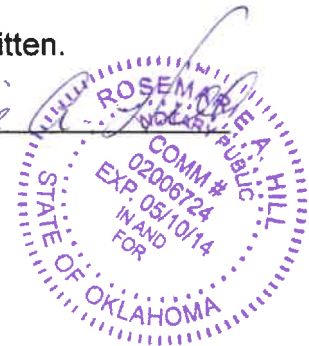
Rosemarie A. Hill  
Notary Public

My commission expires:

May 10, 2014

My commission number:

02006724



**ACCEPTANCE**

Accepted by the Lawton City Council for and on behalf of the City of Lawton, Oklahoma, this 8<sup>th</sup> day of October, 2013.

**CITY OF LAWTON, OKLAHOMA**  
a Municipal Corporation

Fred L. Fitch  
Fred L. Fitch, Mayor



Traci L. Hushbeck  
Traci L. Hushbeck, City Clerk

APPROVED as to form and legality on behalf of the City of Lawton this 24 day of Sept, 2013.

Frank V. Jensen  
Frank V. Jensen, City Attorney