

LANDSCAPE, FENCE & ACCESS EASEMENT

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EASE 11/20/2018
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Filing Fee:\$15.00
Doc. Tax:\$0.00
State of Oklahoma
County of Oklahoma
Oklahoma County Clerk
David B. Hooten

KNOW ALL MEN BY THESE PRESENTS:

That ADDINGTON FARMS DEVELOPMENT, LLC, an Oklahoma limited liability company, grantor(s) for and in consideration of One Dollar (\$1.00) in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant and convey to ADDINGTON FARMS HOMEOWNERS ASSOCIATION, INC., an Oklahoma not-for-profit corporation, grantee(s), a permanent landscape, fence and access easement, over and across the surface of the following described property situated in OKLAHOMA County, State of Oklahoma to wit:

SEE ATTACHED EXHIBIT 'A'

TO HAVE AND TO HOLD the same unto the grantees their successors and assigns for the sole and only purpose of constructing and maintaining landscaping, fencing and irrigation and access to the same. The use of such easement shall be unlimited as to frequency.

Said easement shall belong to and is conveyed to the grantees herein, their successors, assigns, or invitees, and shall be deemed to run with the land.

PROVIDED, HOWEVER, that nothing herein contained shall be construed as a prohibition or a limitation against the grantor, its successors, and assigns, from selling, conveying, mortgaging, or otherwise encumbering the fee to all or any portion of the real property first above described.

DATED this 19th day of November, 2018.

ADDINGTON FARMS DEVELOPMENT, LLC

CHICAGO TITLE OKLAHOMA
3600 N.W. 138TH STREET, SUITE 100
OKLAHOMA CITY, OK 73134

By: Jonathan Horn
Title: Manager

STATE OF OKLAHOMA)
COUNTY OF Cleveland)

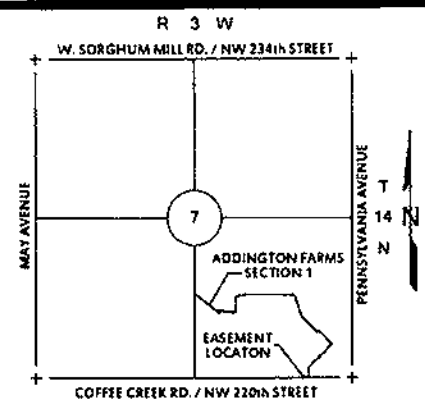
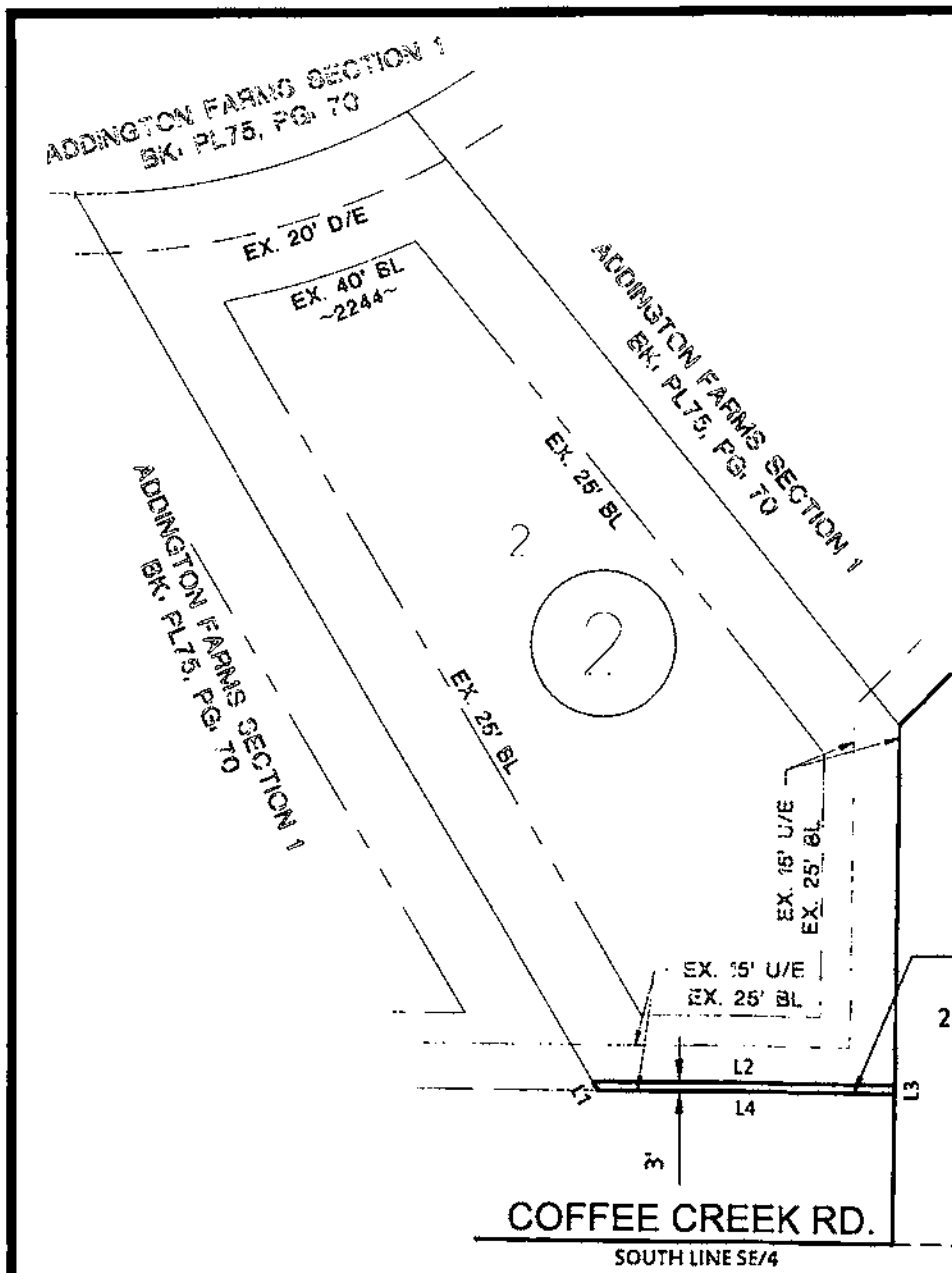
SS:

Before me, the undersigned, a Notary Public in and for said County and State, on this 19th day of November 2018 personally appeared Jonathan Horn to me known to be the identical person(s) who signed the name of the maker thereof to the within and foregoing instrument as Manager of ADDINGTON FARMS DEVELOPMENT, LLC, and acknowledged to me that said person(s) executed the same as a free and voluntary act and deed and as the free and voluntary act and deed of same, for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.



My Commission Expires: 12-08-20
Commission No. 16011403

Lucinda L. Capp
Notary Public



LOCATION MAP
SCALE: 1" = 3000'

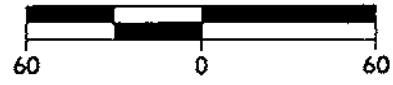
Line Table		
Line #	Direction	Length
L1	N30° 19' 53"W	3.50'
L2	S89° 14' 44"E	100.63'
L3	S00° 45' 16"W	3.00'
L4	N89° 14' 44"W	98.82'

LANDSCAPE EASEMENT
299 SQ FT OR 0.007 ACRES



SCALE: 1" = 60'

GRAPHIC SCALE IN FEET



BASIS OF BEARING = PLAT
ADDINGTON FARMS SECTION 1
BK. PL75, PG. 70

ATTACHMENT A

LEGAL DESCRIPTION

A tract of land situate within the Southeast Quarter (SE/4) of Section Seven (7), Township Fourteen North (T14N), Range Three West (R3W), of the Indian Meridian (I.M.), Oklahoma County, Oklahoma, also being a part of Lot 2, Block 2, ADDINGTON FARMS SECTION 1; being more particularly described as follows:

The South 3.00 feet of said Lot 2.

Said tract contains 299 Sq Ft or 0.007 Acres, more or less.

LANDSCAPE EASEMENT	
<p>Crafton Tull architect engineering surveying 405.787.4270 405.787.4274 f www.craftontull.com</p>	<p>SHEET NO.: 1 of 1 DATE: 10/04/18 PROJECT NO.: 14606000</p>
<p>300 Fazio Parkway Blvd Tulsa, Oklahoma 74399</p> <p>COPYRIGHT OF AUTHORITY NOTICE GA 077-PC2011-017863-01-2012-0028</p>	