



## *Agenda Commentary*

**Item Title/ Subject:** Transfer of City of Clinton 9 acres to the Industrial Authority

**Staff Source:** City Manager, Steve Hewitt

**Date:** Feb. 7, 2012

**History/Background Information:**

City has 9.02 acres (Section 22, Township 12 N, Range R17 W) which resides in the current TIF District. The new Holiday Inn and Water Park development makes this attractive for future development.

**Item/Subject Summary:**

For future development it would be in the best interest of the City to transfer this to the Industrial Authority. A Quit Deed transferring the property is required. This gives the Industrial Authority more flexibility working with potential developers in the future.

**Price/Cost:** N/A

**Recommendation:**

Staff recommends the transfer of the property to the Industrial Authority. Staff believes this will become a prime location with future development opportunities.

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Basic Information

**0000-22-012-017-D-000-10**

Addition : Rural (No Addition)

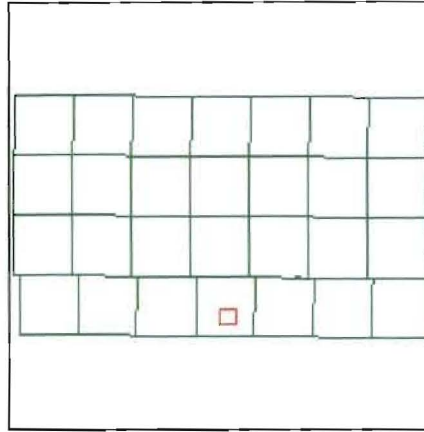
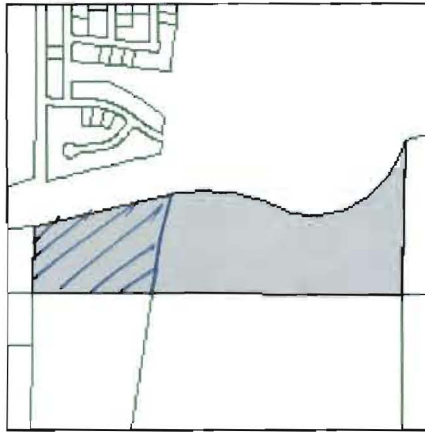
Township : T12N

Range : R17W

Section : 22

Quarter : D

**9.02 Acres**



Map Parcel

TOWNSHIP PLAT MAP *new*

Owner(s)

**CITY OF CLINTON  
P O BOX 1177  
CLINTON, OK 73601**

Parcel Location

**RURAL CLINTON  
Clinton School District**

Legal Description

**22-12-17 TR IN SW/4-S OF I-40 420-437**

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT, CITY OF CLINTON, an Oklahoma municipality, (AGrantor), for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby quitclaim, grant, bargain, sell and convey unto, CLINTON INDUSTRIAL AUTHORITY, a public trust, (AGrantee), all their right, title, interest, estate and every claim and demand, both at law and in equity, in and to all the following property situated in Custer County, State of Oklahoma, to-wit:

The surface and surface rights only in and to a tract of land lying in the Southwest Quarter (SW1/4) of Section 22, Township 12 North, Range 17 W.I.M., Custer County, Oklahoma. Also said tract formerly being part of Blocks 15 and 16 of Sights Acres Subdivision dated 1946. Said Tract being more particularly described by metes and bounds as follows: Beginning at a point 50 feet East of the Southwest corner of said Southwest Quarter of Section 22; thence North and along the East right-of-way line of Interstate Highway No. 40 Section line relocation a distance of 146 feet; thence Northwesterly on a curve to the left having a radius of 766.2 feet, a distance of 161.7 feet to a point 33 feet East of the West boundary line of said Southwest Quarter of Section 22; thence North and parallel to said West boundary line a distance of 168.5 feet to the South right-of-way line of Interstate Highway No. 40; thence Northeasterly and along said right-of-way line on a curve to the right, having a radius of 9399.3 feet, a distance of 347.7 feet; thence North 76°42' East a distance of 443.6 feet to the Westerly right-of-way line of the AT & SF railroad; thence Southwesterly and along said right-of-way line a distance of 664.3 feet to a point on the South boundary line of said Southwest Quarter of Section 22; thence West and along said South boundary line a distance of 671.8 feet to the point of beginning, containing 9.02 acres, more or less,

together with all and singular the hereditaments and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the above described premises unto Grantee and to their successors and assigns forever, so that Grantor, nor any person in their name and behalf, shall or will hereafter claim or demand any right or title to the said premises or any part thereof; but they and everyone of them shall by these presents be excluded and forever barred.

Dated this \_\_\_\_ day of \_\_\_\_\_, 2012.

CITY OF CLINTON

By: \_\_\_\_\_

ITS \_\_\_\_\_

State of Oklahoma )

) :ss

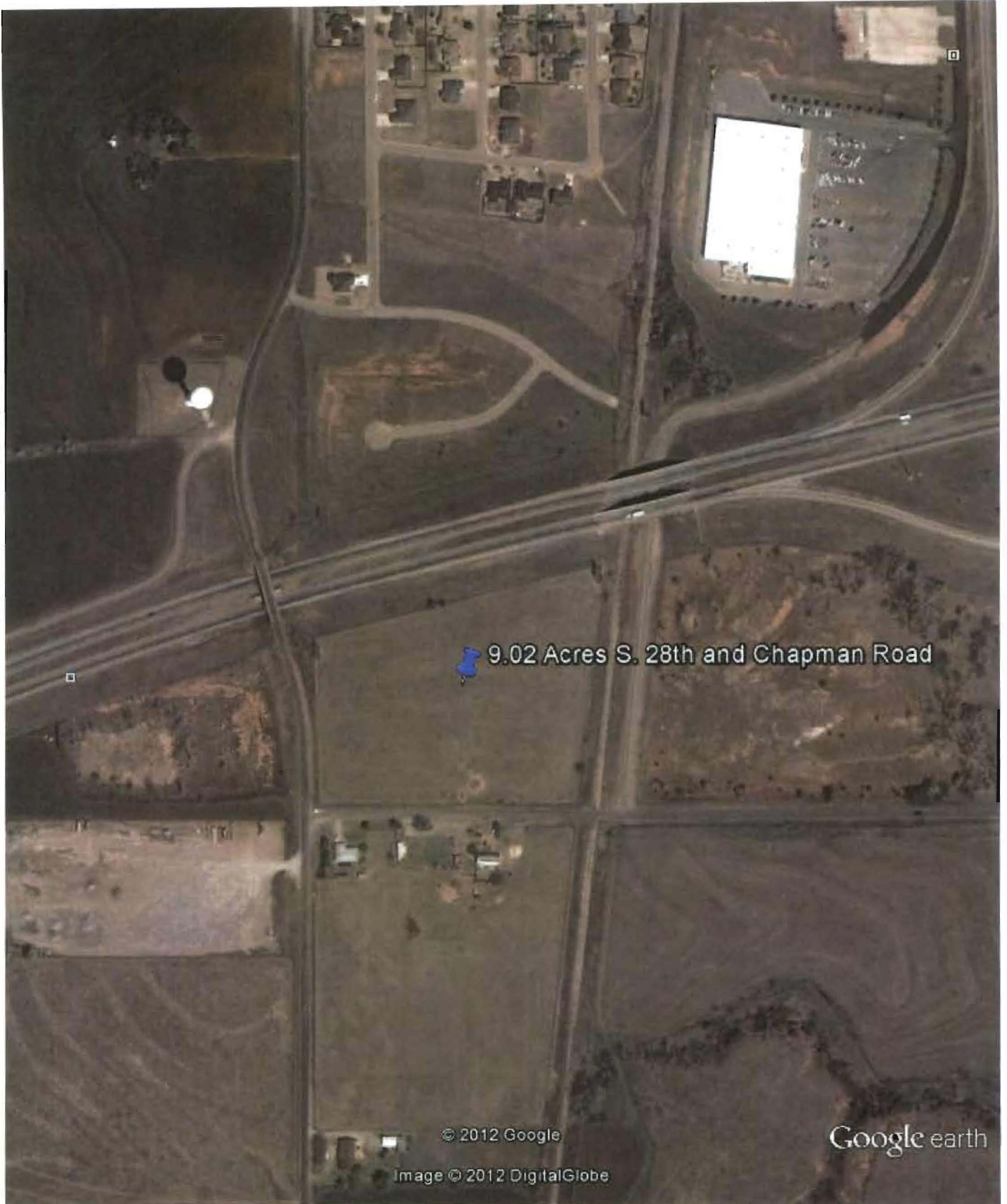
County of Custer )

Before me, the undersigned, a Notary Public in and for said County and State on this \_\_\_\_ day of \_\_\_\_\_, 2012, personally appeared \_\_\_\_\_ to me known to be the identical person who executed the within and foregoing instrument 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.

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

My commission number: \_\_\_\_\_



9.02 Acres S. 28th and Chapman Road

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