

NOTICE OF LAND SALE

09248(02)
Part of Parcel 27
Tulsa County

Pursuant to Title 69 Oklahoma Statutes (2011), Section 1001, the Oklahoma Department of Transportation offers the following property for sale by sealed bid to the highest bidder. Bid proposals sent by REGISTERED MAIL will be received through the Oklahoma Department of Transportation, Facilities Management Division on **June 14, 2018 until 1:00 p.m.** Hand Delivered bids will be received at the Oklahoma Department of Transportation Building, Facilities Management Division, 200 N.E. 21st Street, Room 1-B7, Oklahoma City, Oklahoma 73105 on **June 14, 2018 until 1:30 p.m.** The bids will be opened and immediately read publicly on **June 14, 2018 at 1:30 p.m.** in the ODOT Project Management Conference Room located at the address above.

Description of Property:

A strip, piece or parcel of land lying in part of the NW¹/₄ NW¹/₄ of Section 23, T17N, R12E in Tulsa County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

Commencing at the SW corner of said NW¹/₄ NW¹/₄, thence N 88°47'57" E along the South line of said NW¹/₄ NW¹/₄ a distance of 124.26 feet to the point of beginning, said point being on the present East right-of-way line of U.S. Highway No. 75, thence N 11°44'38" E along said right-of-way line a distance of 225.74 feet, thence N 88°47'57" E a distance of 533.28 feet, thence S 01°05'53" E a distance of 220.00 feet to a point on the South line of said NW¹/₄ NW¹/₄, thence S 88°47'57" W along said South line a distance of 583.45 feet to said point of beginning.

Containing 2.82 acres, more or less.

*Grantor, reserves and excepts unto itself, its successors and assigns **ALL PREVIOUSLY ACQUIRED RIGHTS OF ACCESS** from said 2.82 acres, more or less to the lands or rights-of-way covered by the abutting U.S. Highway No. 75 Limited Access Highway facility along the West sides of the above described property.*

The Oklahoma Department of Transportation has set the **minimum bid** requirement at **\$442,350.00** for this sale. The parcel is being sold "**as is-where is**", with the buyer being responsible for their own due diligence in regards to zoning, licenses, permits, environmental, land uses, etc.

Terms of the sale are ten percent (10%) of the bid price in **non-refundable certified funds** and must accompany each bid in the form of a bid deposit. The balance of the bid will be due in certified funds within thirty (30) calendar days after the approval by the Oklahoma Transportation Commission. **Deposits submitted by non-successful bidders will be returned.** The successful high bidder will also be required to pay for any and all advertising costs associated with the sale of this land. After approval of the sale, an executed and recorded Quitclaim Deed will be mailed to the highest bidder. IMPORTANT: LABEL THE OUTSIDE OF THE ENVELOPE WITH "SEALED BID".

All sales of surplus lands, or interests therein, is subject to the confirmation of the Oklahoma Transportation Commission. The Oklahoma Transportation Commission reserves the right to reject any and all bids.

All inquiries should be made to Frank Roesler III, Transportation Manager, Facilities Management Division, 200 N.E. 21st Street, Oklahoma City, Oklahoma 73105, or by calling (405) 522-5659