

## NOTICE OF LAND SALE

DP-404(41)  
Part of Parcel 17  
Muskogee 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 September 20, 2018 until 1:30 PM. Hand Delivered bids will be received at the Oklahoma Department of Transportation Building, Facilities Management Division, 200 NE 21<sup>st</sup> Street, Room B-7, Oklahoma City, Oklahoma 73105 on September 20, 2018 until 1:30 PM. Bids will be opened and publicly read at 1:30 PM.

### Description of Property:

A strip, piece or parcel of land lying in part of the SE $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 14, T15N, R19E in Muskogee, County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

Commencing at the SE corner of said SE $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$ , thence S 88°23'25" W along the South line of said SE $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  a distance of 40.00 feet to the point of beginning, thence continuing S 88°23'25" W along said South line a distance of 339.65 feet to a point on the present Southeasterly right-of-way line of U.S. Highway No. 62, said point being a distance of 150.00 feet perpendicular to the centerline of U.S. Highway No. 62, thence Northwesterly along said right-of-way line on a curve to the right having a chord bearing of N 47°24'01" E and having a radius of 9,399.30 feet an arc distance of 345.86, thence N 88°18'52" E along said right-of-way a distance of 78.32 feet a point 40.00 feet West of the East line of the SE $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$ , thence S 01°41'00" E and 40.00 feet parallel to said East line a distance of 226.95 feet to said point of beginning.

Containing 1.10 acres, more or less.

The Oklahoma Department of Transportation has set the **minimum bid** requirement at **\$27,500.00** for this sale. The parcel is being sold "**as 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: ENCLOSE BID IN ENVELOPE AS PROVIDED.

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 David Winfree, Transportation Manager, Facilities Management Division, 200 N.E. 21<sup>st</sup> Street, Oklahoma City, Oklahoma 73105, or by calling (405) 522-3772.

STATE OF OKLAHOMA, DEPARTMENT OF TRANSPORTATION - by Mike Patterson