



Notice of Land Sale

Monday, August 22, 2022

WHEN FILLING BY HAND, PLEASE PRINT CLEARLY & LEGIBLY

oklahoma.gov/odot

Project(s): 05252(11)

Woodward :County

Part of Parcel(s): 15,16,&17

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Pursuant to Title 69 Oklahoma Statutes (2021), 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, Right-of-Way & Utilities Division on **October 13, 2022 until 1:00 PM CST**. Hand Delivered bids will be received at the Oklahoma Department of Transportation Building, Right-of-Way & Utilities Division, 200 N.E. 21st Street, Room 1-B7, Oklahoma City, Oklahoma 73105 on **October 13, 2022 until 1:30 PM CST**. The bids will be opened and immediately read publicly on **October 13, 2022 at 1:30 PM CST** 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 Lots 15 thru 24 inclusive, Block 52, of East Woodward Addition to the City of Woodward, according to recorded plat thereof, in Woodward County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

Commencing at the Southwest corner of said Lot 15, thence N 08°18'23" E along the West line of said Lot 15 a distance of 45.40 feet to the point of beginning, said point being on the present North right-of-way line of U.S. Highway No. 412 (Oklahoma Ave.), thence continuing N 08°18'23" E along said West a distance of 45.29 feet to the Northwest corner of said Lot 15, thence S 81°28'23" E along the North line of said Lots 15 thru 24 inclusive a distance of 250.00 feet to the Northeast corner of said Lot 24, thence S 08°18'42" W along the East line of said Lot 24 a distance of 10.87 feet to a point on the present North right-of-way line of U.S. Highway No. 412 (Oklahoma Ave.), thence N 89°18'57" W along said right-of-way line a distance of 252.23 feet to said point of beginning.

Containing 7,020 sq. ft. or 0.16 acres, more or less.

The Oklahoma Department of Transportation has set the **minimum bid** requirement at **\$3,020.00** 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 made payable to the "Oklahoma Department of Transportation." The balance of the successful high bid will be due in certified funds within thirty (30) calendar days after the approval by the Oklahoma Transportation Commission, and all **deposits submitted by non-successful bidders will be returned after said approval**. 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 Lance Grant, Right-of-Way & Utilities Division, 200 N.E. 21st Street, Room 1-B7, Oklahoma City, Oklahoma 73105, or by calling (405) 522-5659

STATE OF OKLAHOMA, DEPARTMENT OF TRANSPORTATION - by Tim Gatz