

Project(s): 18853(05)

McCurtain :County

Part of Parcel(s): 4

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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 **July 08, 2021 until 1:00 PM CST**. 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 **July 08, 2021 until 1:30 PM CST**. The bids will be opened and immediately read publicly on **July 08, 2021 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 Government Lot 4 of Section 19, T6S, R21E in McCurtain County Oklahoma. Said parcel of land being described by metes and bounds as follows:

BEGINNING at the NW corner of Government Lot 4 of Section 19, T6S, R21E; thence $S01^{\circ}37'34"E$ along the West line of said Government Lot 4 a distance of 28.84 feet; thence $S75^{\circ}47'00"E$ a distance of 1318.10 feet to a point on the East line of Government Lot 4; thence $N01^{\circ}33'19"W$ along the East line of Government Lot 4 a distance of 387.48 feet to the NE corner of Government Lot 4; thence $S88^{\circ}25'40"W$ along the North line of Government Lot 4 a distance of 1268.51 feet to said **POINT OF BEGINNING**.

Also:

Commencing at the NW corner of Government Lot 4 of Section 19, T6S, R21E; thence $N88^{\circ}25'40"E$ a distance of 1,268.51 feet to the **POINT OF BEGINNING**; thence continuing $N88^{\circ}25'40"E$ a distance of 31.48 feet; thence $S00^{\circ}35'28"E$ a distance of 397.74 feet; thence $N69^{\circ}11'51"W$ a distance of 26.80 feet; thence $N01^{\circ}33'19"W$ a distance of 387.48 feet to said **POINT OF BEGINNING**.

Containing 6.38 acres (275,109.00 sq. ft.), more or less, in both parcels

The Oklahoma Department of Transportation has set the **minimum bid** requirement at **\$15,900.00** 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 Lance Grant, Facilities Management Division, 200 N.E. 21st Street, Oklahoma City, Oklahoma 73105, or by calling (405) 522-5659

STATE OF OKLAHOMA, DEPARTMENT OF TRANSPORTATION - by Tim Gatz