

**Project(s):** 09482(05)

Rogers :County

**Part of Parcel(s):** 56 & 57

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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 **November 04, 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 **November 04, 2021 until 1:30 PM CST**. The bids will be opened and immediately read publicly on **November 04, 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 Lot 1, Block 2 of Ranch Acres Estates V in Rogers County, Oklahoma. Said parcel of land being described by metes and bounds as follows:*

**BEGINNING** at the NW corner of said Lot 1, thence N 88°38'55" E along the North line of said Lot 1 a distance of 182.00 feet to the NE corner of said Lot 1, thence S 01°24'16" E along the East line of said Lot 1 a distance of 102.48 feet, thence S 89°20'43' W a distance of 23.26 feet, thence S 88°12'46" W a distance of 158.74 feet to a point on the West line of said Lot 1, thence N 01°24'16" W along said West line a distance of 103.41 feet to said **POINT OF BEGINNING**.

**ALSO**

*A strip, piece or parcel of land lying in part of Lot 17, Block 3 of Looking Glass Estates in Rogers County, Oklahoma. Said parcel of land being described by metes and bounds as follows:*

**BEGINNING** at the NW corner of said Lot 17, thence N 88°37'38" E along the North line of said Lot 17 a distance of 126.36 feet to the NE corner of said Lot 17, thence S 01°21'35" E along the East line of said Lot 17 a distance of 51.88, thence S 89°20'43' W a distance of 126.33 feet to a point on the West line of said Lot 17, thence N 01°24'16" W along said West line a distance of 50.30 feet to said **POINT OF BEGINNING**.

*Containing 25,154 sq. ft. or 0.58 acres, more or less, in both parcels.*

The Oklahoma Department of Transportation has set the **minimum bid** requirement at **\$31,350.00** 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 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 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, Facilities Management Division, 200 N.E. 21st Street, Oklahoma City, Oklahoma 73105, or by calling (405) 522-5659