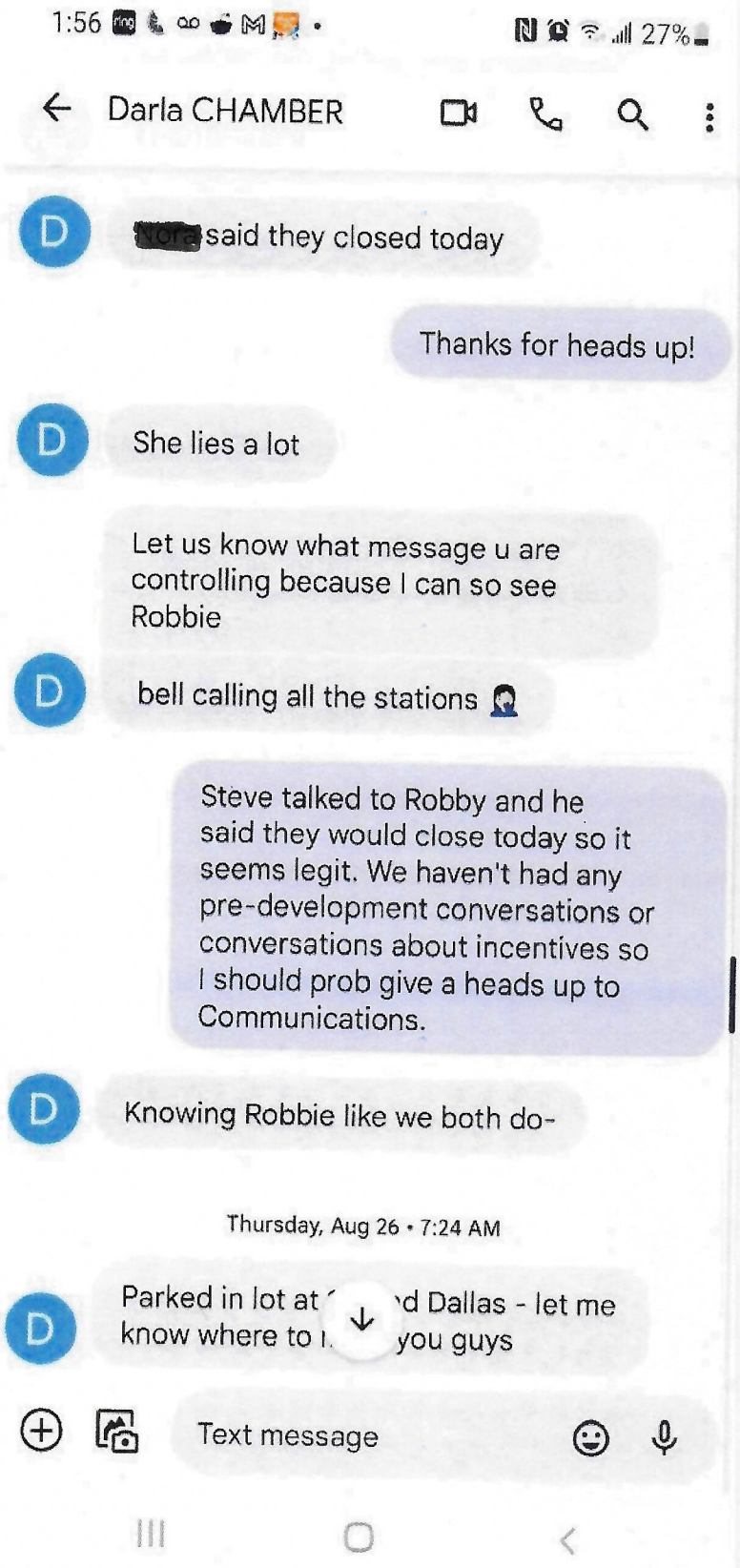

1:56
27%
Darla CHAMBER
D
[redacted] said they closed today
Thanks for heads up!
D
She lies a lot
Let us know what message u are controlling because I can so see Robbie
D
bell calling all the stations
Steve talked to Robby and he said they would close today so it seems legit. We haven't had any pre-development conversations or conversations about incentives so I should prob give a heads up to Communications.
D
Knowing Robbie like we both do-
Thursday, Aug 26 • 7:24 AM
D
Parked in lot at ' d Dallas - let me know where to I you guys
Text message

Littlefield, Danny

From: Robby Bell <bellsamusementpark@gmail.com>
Sent: Tuesday, August 24, 2021 10:09 AM
To: Ferenc, Jill
Subject: Heads up

CAUTION! This email originated from outside of the City of Broken Arrow network. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hey Jill

Wanted to give you an update we closed on all of the property yesterday. I'll be in touch near future about how we're going to proceed.

Thanks

2021-16000 B: 2726 P: 0185
08/25/2021 01:31:37 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

TREASURER'S CERTIFICATION
Real Estate Mfr. Tax $ 221.00
PAID 8-25-21 Receipt No. 838
CHASITY LEVI
Wagoner County Treasurer
By: LC
Deputy Treasurer

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

THAT COAST 1031 EXCHANGE, INC., ("**Mortgagor**") have mortgaged and hereby mortgage to **BROKEN ARROW INVESTMENTS, LLC** ("**Mortgagee**"), the following described real estate and premises situated in Wagoner County, State of Oklahoma, to-wit:

E/2 of NE/4 of NW/4 of Section 8, Township 18 North, Range 15 East of the Indian Base and Meridian, Wagoner County, State of Oklahoma, LESS the North 50 feet thereof and LESS a tract described as: Commencing at the NE Corner of the NW/4; Thence S 01°24'32" E along the East line 50 feet to the Point of Beginning, said point being on the South right-of-way line of East 71st Street South; Thence S 01°24'32" E along said East line a distance of 30 feet; Thence S 88°40'25" W a distance of 48.43 feet; Thence N 10°51'47" W a distance of 30.42 feet to said South right-of-way line; Thence N 88°40'25" E along South right-of-way line a distance of 53.43 feet to the Point of Beginning (the "**Premises**").

with all improvements thereon and appurtenances thereto belonging, and warrants the title to the same.

THIS MORTGAGE is given to secure the principal sum of **$1,104,684.88**, according to the terms of the Promissory Note ("**Note**"), described as follows, to-wit:

Promissory Note by and between Coast 1031 Exchange, Inc., as Maker, and Broken Arrow Investments, LLC, as Holder, dated August 23, 2021, in the original principal amount of $1,104,684.88, with interest thereon at the rate of 10% per annum, with all principal and interest due on or before February 19, 2022.

PROVIDED ALWAYS, That this instrument is made, executed and delivered upon the following conditions, to-wit: that Mortgagor hereby covenants and agrees to keep all improvements in good repair and not to commit or allow waste to be committed on the Premises, and to insure, and keep insured in favor of Mortgagee, buildings on the Premises. Said insurance shall be with a company acceptable to Mortgagee, in an amount equal to at least the replacement value of the improvements, and shall contain a standard mortgagee endorsement making a loss payable to Mortgagee or its assigns.

Mortgagors, within ten (10) days of a request in writing from Mortgagee addressed to Mortgagors at the property address, will provide Mortgagee with proof of payment of all current taxes and assessments and the existence of a fully enforceable insurance policy which complies with the terms of this Mortgage.

UNOFFICIAL

2021-16000 B: 2726 P: 0186
08/25/2021 01:31:37 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

It is further expressly agreed by and between the parties hereto that Mortgagor hereby confer upon Mortgagee a power of sale under which the Premises may be sold in the manner provided for in Sections 4 through 9 of the "Oklahoma Power of Sale Mortgage Foreclosure Act" after a breach or default in performance of the Instruments, this Mortgage, or any other instrument given as security for the debt evidenced by the Instruments.

It is further expressly agreed, by and between the parties hereto that if any default be made in the payment of sums due under any of the Note or a breach of any covenant of this Mortgage, the whole of the sums due under the Note, shall be due and payable, and this Mortgage may be judicially foreclosed or sold pursuant to the power of sale granted herein. Mortgagee may apply to a court of competent jurisdiction for the appointment of a receiver of the Premises and Mortgagee shall be entitled to the immediate possession of the Premises and all rents and profits thereof.

Mortgagor hereby agrees that in the event the Note is placed in the hands of an attorney for collection, it will pay a reasonable attorney's fee.

In the event of a judicial foreclosure of this Mortgage, the Premises may be sold with or without appraisement at the option of Mortgagee, that option to be exercised at the time judgment for the foreclosure of this Mortgage is entered.

The Mortgagor shall, so long as it is the owner of the Premises, do all things necessary to preserve and keep in full force and effect its existence and privileges under the laws of the state of its creation and shall comply with all regulations, rules, ordinances, statutes, orders and decrees of any governmental authority or court applicable to the Mortgagor or to the Premises.

Mortgagor shall promptly notify Mortgagee of any loss whether covered by insurance or not. In case of loss covered by insurance, Mortgagee is authorized to adjust, collect, receive and compromise, in its discretion, all claims thereunder. Mortgagors shall assign to Mortgagee all proceeds of insurance. Mortgagee shall pay over and deliver to Mortgagor the insurance proceeds upon the rebuilding, restoration or replacement of the property damaged by the casualty at such time and in such installments as Mortgagee, in its sole discretion, deems advisable. However, if Mortgagor defaults in any covenant of this Mortgage or the Note, then Mortgagee may apply the proceeds, or any part thereof, to the reduction of payments of the indebtedness secured hereby.

Mortgagor shall not, without Mortgagee's express written consent, permit the creation of any lien or encumbrance on the Premises which would be superior to the lien of this Mortgage and shall pay when due all obligations, lawful claims or demands of any person or entity which,

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2021-16000 B: 2726 P: 0187
08/25/2021 01:31:37 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

if unpaid, might result in or permit a superior lien or encumbrance on the Premises.

In order to induce Mortgagee to make this loan secured hereby, Mortgagor agrees that if the Premises or any part thereof or interest therein is sold, assigned, transferred, conveyed or otherwise alienated by Mortgagor, whether involuntarily or by operation of law, without the prior written consent of Mortgagee, the Mortgagee at its option, may declare the Note and all other obligations hereunder to be forthwith due and payable.

The provisions of this Mortgage shall be construed and be governed by the laws of the State of Oklahoma.

This Mortgage applies to, inures to the benefit of, and is binding not only on the parties hereto, but also on their heirs, administrators, executions, successors and assigns.

The obligations evidenced by the Note and Mortgage shall be NON-RECOURSE, and the Mortgagor shall not be personally liable for the payment thereof. Accordingly, Mortgagee agrees to look solely to the Premises for the payment of all obligations to pay money and indebtedness evidenced by the Note and the Mortgage. If default occurs in the payment of all or any part of the indebtedness, any judicial proceedings brought by Mortgagee against Mortgagor shall be limited to the preservation, enforcement and foreclosure of the liens, mortgages, assignments, rights and security interests now or at any time hereafter securing the payment of the Note. If there is a foreclosure of the liens, mortgages, assignments, rights, or security interests securing the payment of the Note by power of sale, judicial foreclosure or otherwise, no judgment for any deficiency upon the indebtedness shall be sought or obtained by Mortgagee against Mortgagor.

A POWER OF SALE HAS BEEN GRANTED IN THIS REAL ESTATE MORTGAGE. A POWER OF SALE MAY ALLOW THE MORTGAGEE TO TAKE THE PREMISES AND SELL IT WITHOUT GOING TO COURT IN A FORECLOSURE ACTION UPON DEFAULT BY THE MORTGAGORS UNDER THIS MORTGAGE.

Dated this 23 of August, 2021.

Coast 1031 Exchange, Inc.

By: _____
its ___ President

UNOFFICIAL

2021-16000 B: 2726 P: 0188
08/25/2021 01:31:37 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

COUNTY CLERK OFFICIAL SEAL WAGONER COUNTY OKLAHOMA

ACKNOWLEDGMENT

STATE OF Oklahoma }
COUNTY OF Tulsa } ss.

This instrument was acknowledged before me on this 23 day of August, 2021, by Thomas Foster, as ____ President of Coast 1031 Exchange, Inc.

My Commission expires:

_____

MEAGAN ARNOLD NOTARY #08004390 EXP. 4/21/25 PUBLIC STATE OF OKLAHOMA

Notary Public

UNOFFICIAL

TREASURER'S CERTIFICATION
Real Estate Mfr. Tax $ 405.40
Receipt
PAID 8.25.21 No. 839
CHASITY LEVI
Wagoner County Treasurer
By: LC
Deputy Treasurer

2021-15968 B: 2726 P: 0007
08/25/2021 11:32:05 AM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

COUNTY CLERK OFFICIAL SEAL WAGONER COUNTY OKLAHOMA

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

THAT COAST 1031 EXCHANGE, INC., ("**Mortgagor**") have mortgaged and hereby mortgage to **BROKEN ARROW INVESTMENTS, LLC** ("**Mortgagee**"), the following described real estate and premises situated in Wagoner County, State of Oklahoma, to-wit:

A strip, piece or parcel of land lying in part of the W/2 of NE/4 of NW/4 of Section 8, Township 18 North, Range 15 East of the Indian Base and Meridian, Wagoner County, State of Oklahoma. Said parcel of land being described as follows: Beginning at the Southeast corner of W/2 of NE/4 of NW/4 of said Section 8; Thence S 88°42'48" W a distance of 512.23 feet; Thence Northeasterly along a curve to the right having a radius of 5554.58 feet and an arc length of 884.91 feet (said curve being sub-tended by a chord with a chord bearing of N 06°02'40" E and a chord distance of 883.97 feet); Thence N 10°36'30" E a distance of 403.15 feet; Thence N 88°41'40" E a distance of 314.71 feet; Thence S 01°21'36" E a distance of 1271.51 feet to the Point of Beginning.

AND

The SE/4 of NW/4 of said Section 8, LESS the following described tract: Beginning at the Northwest corner of said SE/4 of NW/4; Thence N 88°42'48" E a distance of 148.5 feet; Thence Southwesterly on the arc of a curve to the left, said curve having a radius of 5554.58 feet (said curve being sub-tended by a chord bearing S 00°01'54" W, and a chord distance of 280.90 feet), and an arc length of 280.93 feet; Thence S 01°25'02" E a distance of 1040.23 feet to a point located on the South line of NW/4; Thence S 88°45'46" W a distance of 141.4 feet; Thence N 01°25'02" W a distance of 1320.48 feet to the Point of Beginning (the "**Premises**").

with all improvements thereon and appurtenances thereto belonging, and warrants the title to the same.

THIS MORTGAGE is given to secure the principal sum of **$2,026,982.55**, according to the terms of the Promissory Note ("**Note**"), described as follows, to-wit:

Promissory Note by and between Coast 1031 Exchange, Inc., as Maker, and Broken Arrow Investments, LLC, as Holder, dated August 23, 2021, in the original principal amount of $2,026,982.55, with interest thereon at the rate of 10% per annum, with all principal and interest due on or before February 19, 2022.

PROVIDED ALWAYS, That this instrument is made, executed and delivered upon the following conditions, to-wit: that Mortgagor hereby covenants and agrees to keep all improvements in good repair and not to commit or allow waste to be committed on the Premises, and to insure, and keep insured in favor of Mortgagee, buildings on the Premises. Said insurance shall be with a company acceptable to Mortgagee, in an amount equal to at least the replacement value of the

UNOFFICIAL

2021-15968 B: 2726 P: 0008
08/25/2021 11:32:05 AM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

improvements, and shall contain a standard mortgagee endorsement making a loss payable to Mortgagee or its assigns.

Mortgagors, within ten (10) days of a request in writing from Mortgagee addressed to Mortgagors at the property address, will provide Mortgagee with proof of payment of all current taxes and assessments and the existence of a fully enforceable insurance policy which complies with the terms of this Mortgage.

It is further expressly agreed by and between the parties hereto that Mortgagor hereby confer upon Mortgagee a power of sale under which the Premises may be sold in the manner provided for in Sections 4 through 9 of the "Oklahoma Power of Sale Mortgage Foreclosure Act" after a breach or default in performance of the Instruments, this Mortgage, or any other instrument given as security for the debt evidenced by the Instruments.

It is further expressly agreed, by and between the parties hereto that if any default be made in the payment of sums due under any of the Note or a breach of any covenant of this Mortgage, the whole of the sums due under the Note, shall be due and payable, and this Mortgage may be judicially foreclosed or sold pursuant to the power of sale granted herein. Mortgagee may apply to a court of competent jurisdiction for the appointment of a receiver of the Premises and Mortgagee shall be entitled to the immediate possession of the Premises and all rents and profits thereof.

Mortgagor hereby agrees that in the event the Note is placed in the hands of an attorney for collection, it will pay a reasonable attorney's fee.

In the event of a judicial foreclosure of this Mortgage, the Premises may be sold with or without appraisement at the option of Mortgagee, that option to be exercised at the time judgment for the foreclosure of this Mortgage is entered.

The Mortgagor shall, so long as it is the owner of the Premises, do all things necessary to preserve and keep in full force and effect its existence and privileges under the laws of the state of its creation and shall comply with all regulations, rules, ordinances, statutes, orders and decrees of any governmental authority or court applicable to the Mortgagor or to the Premises.

Mortgagor shall promptly notify Mortgagee of any loss whether covered by insurance or not. In case of loss covered by insurance, Mortgagee is authorized to adjust, collect, receive and compromise, in its discretion, all claims thereunder. Mortgagors shall assign to Mortgagee all proceeds of insurance. Mortgagee shall pay over and deliver to Mortgagor the insurance proceeds upon the rebuilding, restoration or replacement of the property damaged by the casualty at such time and in such installments as Mortgagee, in its sole discretion, deems advisable. However, if Mortgagor defaults in any covenant of this Mortgage or the Note, then Mortgagee may apply the proceeds, or any part thereof, to the reduction of payments of the indebtedness secured hereby.

UNOFFICIAL

2021-15968 B: 2726 P: 0009
08/25/2021 11:32:05 AM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

Mortgagor shall not, without Mortgagee's express written consent, permit the creation of any lien or encumbrance on the Premises which would be superior to the lien of this Mortgage and shall pay when due all obligations, lawful claims or demands of any person or entity which, if unpaid, might result in or permit a superior lien or encumbrance on the Premises.

In order to induce Mortgagee to make this loan secured hereby, Mortgagor agrees that if the Premises or any part thereof or interest therein is sold, assigned, transferred, conveyed or otherwise alienated by Mortgagor, whether involuntarily or by operation of law, without the prior written consent of Mortgagee, the Mortgagee at its option, may declare the Note and all other obligations hereunder to be forthwith due and payable.

The provisions of this Mortgage shall be construed and be governed by the laws of the State of Oklahoma.

This Mortgage applies to, inures to the benefit of, and is binding not only on the parties hereto, but also on their heirs, administrators, executions, successors and assigns.

The obligations evidenced by the Note and Mortgage shall be NON-RECOURSE, and the Mortgagor shall not be personally liable for the payment thereof. Accordingly, Mortgagee agrees to look solely to the Premises for the payment of all obligations to pay money and indebtedness evidenced by the Note and the Mortgage. If default occurs in the payment of all or any part of the indebtedness, any judicial proceedings brought by Mortgagee against Mortgagor shall be limited to the preservation, enforcement and foreclosure of the liens, mortgages, assignments, rights and security interests now or at any time hereafter securing the payment of the Note. If there is a foreclosure of the liens, mortgages, assignments, rights, or security interests securing the payment of the Note by power of sale, judicial foreclosure or otherwise, no judgment for any deficiency upon the indebtedness shall be sought or obtained by Mortgagee against Mortgagor.

A POWER OF SALE HAS BEEN GRANTED IN THIS REAL ESTATE MORTGAGE. A POWER OF SALE MAY ALLOW THE MORTGAGEE TO TAKE THE PREMISES AND SELL IT WITHOUT GOING TO COURT IN A FORECLOSURE ACTION UPON DEFAULT BY THE MORTGAGORS UNDER THIS MORTGAGE.

Dated this 23 of August, 2021.

Coast 1031 Exchange, Inc.

By: _____
its ____ President

UNOFFICIAL

2021-15968 B: 2726 P: 0010
08/25/2021 11:32:05 AM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

ACKNOWLEDGMENT

STATE OF Oklahoma)
) ss.
COUNTY OF Tulsa)

This instrument was acknowledged before me on this 23 day of August, 2021, by Thomas Foster, as ____ President of Coast 1031 Exchange, Inc.

My Commission expires:

_____

MEAGAN ARNOLD NOTARY #08004390 EXP. 4/2/24 PUBLIC STATE OF OKLAHOMA

Notary Public

UNOFFICIAL

2021-16002 B: 2726 P: 0192
08/25/2021 01:36:00 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

COUNTY CLERK OFFICIAL SEAL WAGONER COUNTY OKLAHOMA

TREASURER'S CERTIFICATION
Real Estate Mfr. Tax $ 217.66
8/25/21 Receipt
PAID No. 836
CHASITY LEVI
Wagoner County Treasurer
By: Deputy Treasurer

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

THAT COAST 1031 EXCHANGE, INC., ("**Mortgagor**") have mortgaged and hereby mortgage to **BROKEN ARROW INVESTMENTS, LLC** ("**Mortgagee**"), the following described real estate and premises situated in Wagoner County, State of Oklahoma, to-wit:

A tract of land that is part of the SW/4 of Section 8, Township 18 North, Range 15 East of the Indian Base and Meridian, Wagoner County, State of Oklahoma, more particularly described as follows: Commencing at the Southeast Corner of said SW/4; Thence N 00°00'00" E for a distance of 618.39 feet to the Point of Beginning; Thence N 37°58'09" W for a distance of 897.28 feet; Thence N 00°05'39" W for a distance of 100.00 feet; Thence N 45°05'39" W for a distance of 707.11 feet; Thence S 89°54'21" W for a distance of 125.00 feet; Thence N 00°05'39" W for a distance of 715.77 feet to the North line of the SW/4 of said Section 8; Thence S 89°56'20" E along the North line of the SW/4 for a distance of 1179.20 feet to the Northeast Corner of said SW/4; Thence S 00°00'00" W along the East line of the SW/4 for a distance of 2020.85 feet to the Point of Beginning (the "**Premises**").

with all improvements thereon and appurtenances thereto belonging, and warrants the title to the same.

THIS MORTGAGE is given to secure the principal sum of **$1,088,284.38**, according to the terms of the Promissory Note ("**Note**"), described as follows, to-wit:

Promissory Note by and between Coast 1031 Exchange, Inc., as Maker, and Broken Arrow Investments, LLC, as Holder, dated August 23, 2021, in the original principal amount of $1,088,284.38, with interest thereon at the rate of 10% per annum, with all principal and interest due on or before February 19, 2022.

PROVIDED ALWAYS, That this instrument is made, executed and delivered upon the following conditions, to-wit: that Mortgagor hereby covenants and agrees to keep all improvements in good repair and not to commit or allow waste to be committed on the Premises, and to insure, and keep insured in favor of Mortgagee, buildings on the Premises. Said insurance shall be with a company acceptable to Mortgagee, in an amount equal to at least the replacement value of the improvements, and shall contain a standard mortgagee endorsement making a loss payable to Mortgagee or its assigns.

Mortgagors, within ten (10) days of a request in writing from Mortgagee addressed to Mortgagors at the property address, will provide Mortgagee with proof of payment of all current

UNOFFICIAL

2021-16002 B: 2726 P: 0193
08/25/2021 01:36:00 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

taxes and assessments and the existence of a fully enforceable insurance policy which complies with the terms of this Mortgage.

It is further expressly agreed by and between the parties hereto that Mortgagor hereby confer upon Mortgagee a power of sale under which the Premises may be sold in the manner provided for in Sections 4 through 9 of the "Oklahoma Power of Sale Mortgage Foreclosure Act" after a breach or default in performance of the Instruments, this Mortgage, or any other instrument given as security for the debt evidenced by the Instruments.

It is further expressly agreed, by and between the parties hereto that if any default be made in the payment of sums due under any of the Note or a breach of any covenant of this Mortgage, the whole of the sums due under the Note, shall be due and payable, and this Mortgage may be judicially foreclosed or sold pursuant to the power of sale granted herein. Mortgagee may apply to a court of competent jurisdiction for the appointment of a receiver of the Premises and Mortgagee shall be entitled to the immediate possession of the Premises and all rents and profits thereof.

Mortgagor hereby agrees that in the event the Note is placed in the hands of an attorney for collection, it will pay a reasonable attorney's fee.

In the event of a judicial foreclosure of this Mortgage, the Premises may be sold with or without appraisement at the option of Mortgagee, that option to be exercised at the time judgment for the foreclosure of this Mortgage is entered.

The Mortgagor shall, so long as it is the owner of the Premises, do all things necessary to preserve and keep in full force and effect its existence and privileges under the laws of the state of its creation and shall comply with all regulations, rules, ordinances, statutes, orders and decrees of any governmental authority or court applicable to the Mortgagor or to the Premises.

Mortgagor shall promptly notify Mortgagee of any loss whether covered by insurance or not. In case of loss covered by insurance, Mortgagee is authorized to adjust, collect, receive and compromise, in its discretion, all claims thereunder. Mortgagors shall assign to Mortgagee all proceeds of insurance. Mortgagee shall pay over and deliver to Mortgagor the insurance proceeds upon the rebuilding, restoration or replacement of the property damaged by the casualty at such time and in such installments as Mortgagee, in its sole discretion, deems advisable. However, if Mortgagor defaults in any covenant of this Mortgage or the Note, then Mortgagee may apply the proceeds, or any part thereof, to the reduction of payments of the indebtedness secured hereby.

UNOFFICIAL

2021-16002 B: 2726 P: 0194
08/25/2021 01:36:00 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

Mortgagor shall not, without Mortgagee's express written consent, permit the creation of any lien or encumbrance on the Premises which would be superior to the lien of this Mortgage and shall pay when due all obligations, lawful claims or demands of any person or entity which, if unpaid, might result in or permit a superior lien or encumbrance on the Premises.

In order to induce Mortgagee to make this loan secured hereby, Mortgagor agrees that if the Premises or any part thereof or interest therein is sold, assigned, transferred, conveyed or otherwise alienated by Mortgagor, whether involuntarily or by operation of law, without the prior written consent of Mortgagee, the Mortgagee at its option, may declare the Note and all other obligations hereunder to be forthwith due and payable.

The provisions of this Mortgage shall be construed and be governed by the laws of the State of Oklahoma.

This Mortgage applies to, inures to the benefit of, and is binding not only on the parties hereto, but also on their heirs, administrators, executions, successors and assigns.

The obligations evidenced by the Note and Mortgage shall be NON-RECOURSE, and the Mortgagor shall not be personally liable for the payment thereof. Accordingly, Mortgagee agrees to look solely to the Premises for the payment of all obligations to pay money and indebtedness evidenced by the Note and the Mortgage. If default occurs in the payment of all or any part of the indebtedness, any judicial proceedings brought by Mortgagee against Mortgagor shall be limited to the preservation, enforcement and foreclosure of the liens, mortgages, assignments, rights and security interests now or at any time hereafter securing the payment of the Note. If there is a foreclosure of the liens, mortgages, assignments, rights, or security interests securing the payment of the Note by power of sale, judicial foreclosure or otherwise, no judgment for any deficiency upon the indebtedness shall be sought or obtained by Mortgagee against Mortgagor.

A POWER OF SALE HAS BEEN GRANTED IN THIS REAL ESTATE MORTGAGE. A POWER OF SALE MAY ALLOW THE MORTGAGEE TO TAKE THE PREMISES AND SELL IT WITHOUT GOING TO COURT IN A FORECLOSURE ACTION UPON DEFAULT BY THE MORTGAGORS UNDER THIS MORTGAGE.

UNOFFICIAL

2021-16002 B: 2726 P: 0195
08/25/2021 01:36:00 PM Pgs: 4
Fee: $24.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

Dated this 23 of August, 2021.

Coast 1031 Exchange, Inc.

By: _____
its ___ President

ACKNOWLEDGMENT

STATE OF)
) ss.
COUNTY OF

This instrument was acknowledged before me on this 23 day of August, 2021, by Thomas Foster, as ___ President of Coast 1031 Exchange, Inc.

My Commission expires:

_____

MEAGAN ARNOLD NOTARY PUBLIC #08004390 EXP. 9/21/24 STATE OF OKLAHOMA

Notary Public

UNOFFICIAL

2021-15967 B: 2726 P: 0004
08/25/2021 11:32:05 AM Pgs: 3
Fee: $22.00 Doc Stamp: $3030.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma



Mailing Address: 331 Soquel Avenue, Suite 100
Santa Cruz, CA 95062

GENERAL WARRANTY DEED

(OKLAHOMA STATUTORY LLC Form)

THIS INDENTURE, Made this August 20, 2021 by and between B-Z Properties, L.L.C., a Oklahoma Limited Liability Company, party of the first part, hereinafter called party grantor, and Coast 1031 Exchange, Inc., a California corporation party of the second part, party grantee.

WITNESSETH: That in consideration of the sum of Ten and no/100 --- ($10.00) dollars receipt of which is hereby acknowledged, said party grantor does, by these presents grant, bargain, sell and convey unto said party grantee, its heirs and assigns, all of the following described real estate situated in the County of Wagoner, State of Oklahoma, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

TO HAVE AND TO HOLD THE SAME, together with, all and singular, the tenements, hereditaments and appurtenances thereunto belonging, or in any wise appertaining, forever.

And said party grantor, its successors, assigns, executors and administrators does hereby covenant, promise and agree to and with said party grantee, at the delivery of these presents that it is lawfully seized in its own right of an absolute and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted and described premises, with the appurtenances; that the same is free, clear, and discharged and unencumbered of and from all former and other grants, titles, charges, estates, judgments, taxes, assessments and encumbrances, of whatsoever nature and kind, EXCEPT: Easements and building restrictions of record and special assessments not yet due;

and that party grantor will WARRANT AND FOREVER DEFEND the same unto the said party grantee, its successors and assigns, against said party grantor, its successors or assigns and all and every person or persons whomsoever lawfully claiming or to claim the same.

UNOFFICIAL

Deed presented for filing by: Oklahoma Title & Escrow
File No.: 5000-042
Old Republic National Title Insurance Company

2021-15967 B: 2726 P: 0005
08/25/2021 11:32:05 AM Pgs: 3
Fee: $22.00 Doc Stamp: $3030.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

IN WITNESS WHEREOF, the said party grantor has hereunto set its hand the day and year above written.

B-Z Properties, L.L.C., an
Oklahoma limited liability company

By: _____
Roger C. Broach, Manager

State of Oklahoma

ss. *(Acknowledgment)*

County of Tulsa

Before me, the undersigned, a Notary Public in and for said County and State on this 20 day of August, 2021, personally appeared, Roger C. Broach, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its Manager and acknowledged to me that he executed the same as his free and voluntary act and deed of such limited liability company, for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

_____
Notary Public Meagan Arnold
Commission Expires: _____
No.:

MEAGAN ARNOLD NOTARY #08004390 EXP: 4/27/24 PUBLIC STATE OF OKLAHOMA

Deed presented for filing by: Oklahoma Title & Escrow
File No.: 5000-042
Old Republic National Title Insurance Company

UNOFFICIAL

2021-15967 B: 2726 P: 0006
08/25/2021 11:32:05 AM Pgs: 3
Fee: $22.00 Doc Stamp: $3030.00
Lori Hendricks, County Clerk
Wagoner County - State of Oklahoma

EXHIBIT "A"
LEGAL DESCRIPTION

A strip, piece or parcel of land lying in part of the W/2 of NE/4 of NW/4 of Section 8, Township 18 North, Range 15 East of the Indian Base and Meridian, Wagoner County, State of Oklahoma. Said parcel of land being described as follows: Beginning at the Southeast corner of W/2 of NE/4 of NW/4 of said Section 8; Thence S 88°42'48" W a distance of 512.23 feet; Thence Northeasterly along a curve to the right having a radius of 5554.58 feet and an arc length of 884.91 feet (said curve being sub-tended by a chord with a chord bearing of N 06°02'40" E and a chord distance of 883.97 feet); Thence N 10°36'30" E a distance of 403.15 feet; Thence N 88°41'40" E a distance of 314.71 feet; Thence S 01°21'36" E a distance of 1271.51 feet to the Point of Beginning.

AND

The SE/4 of NW/4 of said Section 8, LESS the following described tract: Beginning at the Northwest corner of said SE/4 of NW/4; Thence N 88°42'48" E a distance of 148.5 feet; Thence Southwesterly on the arc of a curve to the left, said curve having a radius of 5554.58 feet (said curve being sub-tended by a chord bearing S 00°01'54" W, and a chord distance of 280.90 feet), and an arc length of 280.93 feet; Thence S 01°25'02" E a distance of 1040.23 feet to a point located on the South line of NW/4; Thence S 88°45'46" W a distance of 141.4 feet; Thence N 01°25'02" W a distance of 1320.48 feet to the Point of Beginning.

UNOFFICIAL

Deed presented for filing by: Oklahoma Title & Escrow
File No.: 5000-042
Old Republic National Title Insurance Company

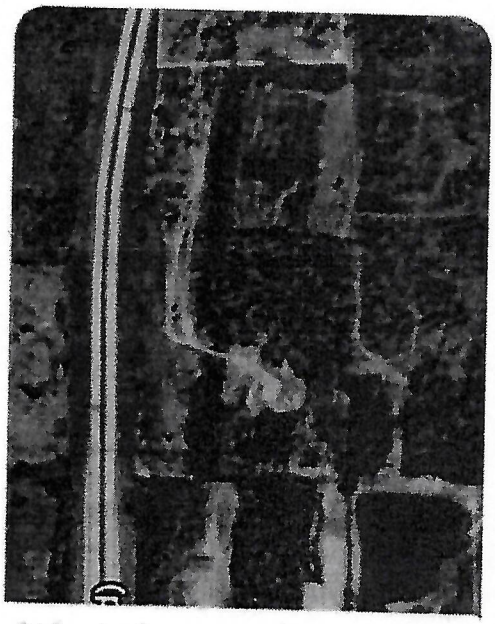

3:01
5G
New iMessage
Cancel
To: Robby Bell
Sure I will wait for your call
Thu, Sep 9, 8:45 AM
Good morning. We have some options for lunch today. Goldies. Fat guys. Five guys. The garage. We could even do tasty treat takeout and then just come eat it at my office. What do you think?
I like the sound of the Garage... what time I am open
How about 11:45?
801 east hillside drive.
See you there
Thu, Sep 9, 12:24 PM
iMessage

3:02 5G

New iMessage Cancel

To: Robby Bell

Thu, Sep 9, 12:24 PM



Perimeter



iMessage

3:02 5G

New iMessage Cancel

To: Robby Bell



Perimeter



Perimeter

Fri, Sep 10, 8:34 AM

Call me when you have a minute
no rush

Tue, Sep 14, 5:20 PM

iMessage

Littlefield, Danny

From: Rush, Jennifer
Sent: Tuesday, September 14, 2021 5:00 PM
To: Darla Heller
Subject: RE: Follow Up

He was planning on it but Steve just talked to him and he said it will be a few weeks. Will keep you updated when he announces.

Jennifer Rush | Economic Development Manager
City of Broken Arrow
P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov
City of BROKEN ARROW
Where opportunity lives

From: Darla Heller <Darla.Heller@bachamber.com>
Sent: Tuesday, September 14, 2021 4:57 PM
To: Rush, Jennifer <JRush@brokenarrowok.gov>
Subject: RE: Follow Up

CAUTION! This email originated from outside of the City of Broken Arrow network. Do not click links or open attachments unless you recognize the sender and know the content is safe.

I think hotels have used this one in the past. I don't understand if we (COB) gets to keep their sales tax and the state sales tax is the incentive. I will ask. Side note, did you tell me RB is doing an announcement (I have forgotten). Have a good evening.

From: Rush, Jennifer <JRush@brokenarrowok.gov>
Sent: Tuesday, September 14, 2021 4:52 PM
To: Darla Heller <Darla.Heller@bachamber.com>
Subject: RE: Follow Up

Thank you for the enterprise info.

I have not ever used the Tourism incentive because I have never come across a project that had 25% of out of state tourism or operated year round. I did send this to Robby Bell and Davis. Interesting to see if they apply.

Jennifer Rush | Economic Development Manager
City of Broken Arrow
P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Littlefield, Danny

From: Yoder, Steve
Sent: Wednesday, September 15, 2021 11:50 AM
To: Curtis, Larry;Rush, Jennifer
Subject: East BA Development

Larry,
I recently spoke with Robby Bell regarding his potential development in East BA.

There is a creek that runs through his property.
He would like to turn that into a show piece with perhaps fountains and generally make it more functional.
He even asked about putting a dam in the area for more control over storm water.

I'd like to get more educated on this and prepare in providing him some answers.
I am assuming we would need to go to stormwater, engineering, corps of engineers??

Who /where do we start with this type of request.

Please advise.

Thanks!

Steve Yoder | Business Retention and Development Coordinator
City of Broken Arrow
P.O. Box 610, Broken Arrow, OK 74013
Office: 918.259.2400 ext. 5457 | Toll-Free: 866.503.7081
Email: sjyoder@brokenarrowok.gov





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Littlefield, Danny

From: Curtis, Larry
Sent: Wednesday, September 15, 2021 2:14 PM
To: Yoder, Steve;Rush, Jennifer
Subject: Re: East BA Development

Hey Steve,

I think it would best for a pre-development to happen to assist him. Really, this should be something his consultant to handle and not the city.

Best-

Larry R. Curtis, CFM | Community Development Director
220 S. First Street, Broken Arrow, OK 74012
Office: 918.259.2400 ext.5427
Fax: 918.259.4998
Email: lcurtis@Brokenarrowok.gov
facebook | twitter | youtube

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IMAGINATION IS MORE IMPORTANT THAN KNOWLEDGE – ALBERT EINSTEIN

From: Yoder, Steve <SJYoder@brokenarrowok.gov>
Sent: Wednesday, September 15, 2021 11:50 AM
To: Curtis, Larry <LCurtis@brokenarrowok.gov>; Rush, Jennifer <JRush@brokenarrowok.gov>
Subject: East BA Development

Larry,
I recently spoke with Robby Bell regarding his potential development in East BA.

There is a creek that runs through his property.
He would like to turn that into a show piece with perhaps fountains and generally make it more functional.
He even asked about putting a dam in the area for more control over storm water.

I'd like to get more educated on this and prepare in providing him some answers.
I am assuming we would need to go to stormwater, engineering, corps of engineers??

Who /where do we start with this type of request.

Please advise.

Thanks!

Littlefield, Danny

From: Hackett, Mackenzie
Sent: Friday, September 17, 2021 4:08 PM
To: Robby Bell
Subject: Pre-Development Meeting

Good afternoon,

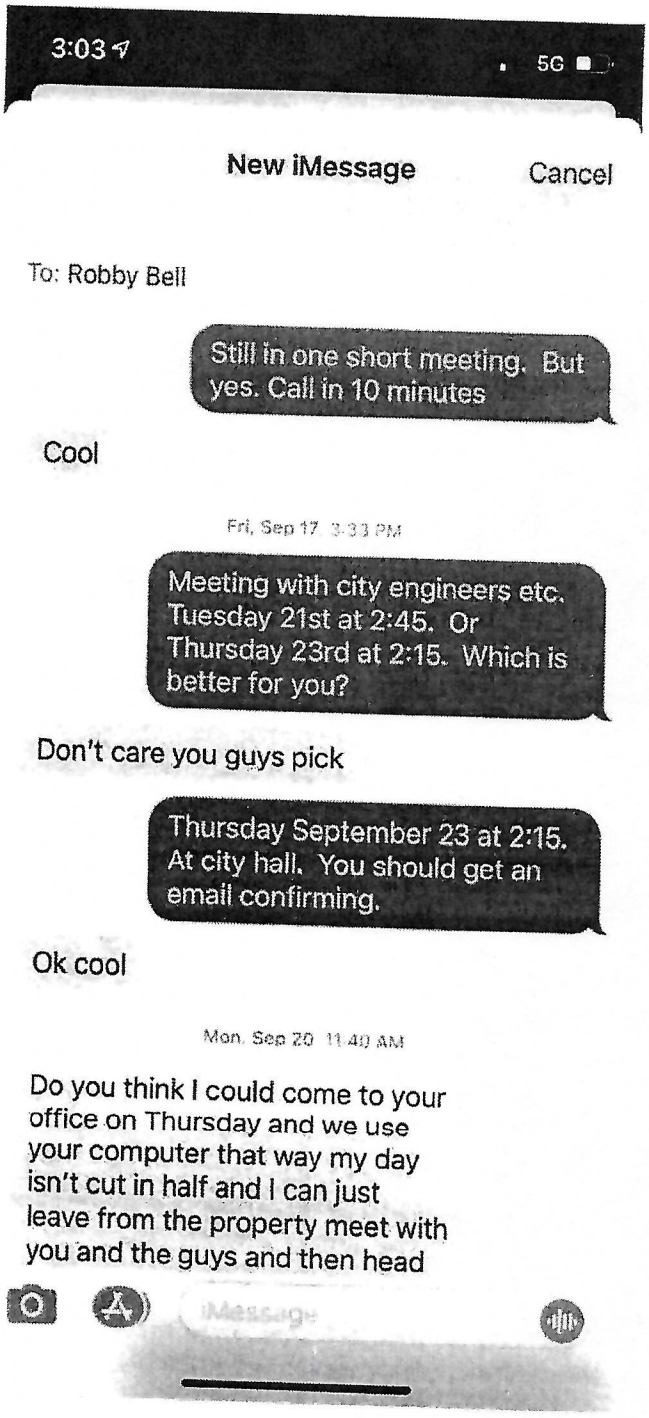
I have received your request for a pre-development meeting on Thursday September 23, 2021 at 2:30 PM. Do you have any conceptual drawings for this project that can be reviewed by staff prior to the meeting?

Thank you,

Mackenzie Hackett | Administrative Clerk
Community Development | Office: 918.259.7000 ext. 5404
220 South First Street, Broken Arrow, OK 74012
Email: MHackett@brokenarrowok.gov

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3:03
5G
New iMessage
Cancel
To: Robby Bell
Still in one short meeting. But yes. Call in 10 minutes
Cool
Fri, Sep 17 3:33 PM
Meeting with city engineers etc. Tuesday 21st at 2:45. Or Thursday 23rd at 2:15. Which is better for you?
Don't care you guys pick
Thursday September 23 at 2:15. At city hall. You should get an email confirming.
Ok cool
Mon, Sep 20 11:40 AM
Do you think I could come to your office on Thursday and we use your computer that way my day isn't cut in half and I can just leave from the property meet with you and the guys and then head
iMessage

Littlefield, Danny

From: Yoder, Steve
Sent: Wednesday, September 22, 2021 3:23 PM
To: Hackett, Mackenzie
Subject: RE: Pre-Development Meeting

He is going to be with me, so you can just send me the link and that will cover him.

From: Hackett, Mackenzie <MHackett@brokenarrowok.gov>
Sent: Wednesday, September 22, 2021 3:16 PM
To: Yoder, Steve <SJYoder@brokenarrowok.gov>
Subject: RE: Pre-Development Meeting

I can certainly do that! I will just let Mr. Bell know to use the new link.

Mackenzie Hackett | Administrative Clerk
Community Development | Office: 918.259.7000 ext. 5404
220 South First Street, Broken Arrow, OK 74012
Email: MHackett@brokenarrowok.gov

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From: Yoder, Steve <SJYoder@brokenarrowok.gov>
Sent: Wednesday, September 22, 2021 3:12 PM
To: Hackett, Mackenzie <MHackett@brokenarrowok.gov>
Subject: RE: Pre-Development Meeting

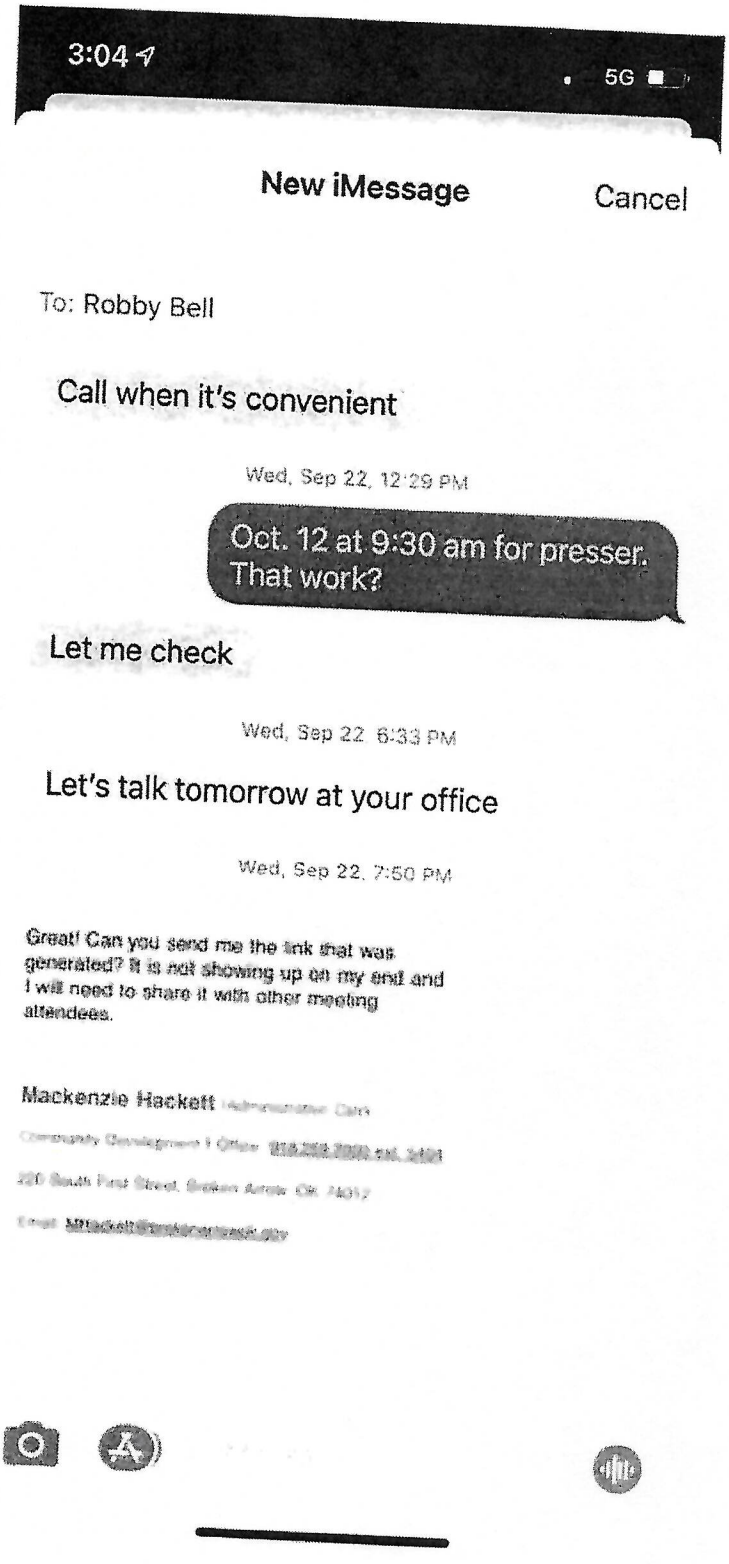
Hi Mackenzie.
I did not get a link for that. It was set up using that online tool you have, and I don't recall ever getting a meeting planner for it.

Would it make sense for you to just send all of us another meeting planner?
I don't know who on your team is on the list, so if you would send it out and include me then we would have it covered.
Or if you have another idea, I am up for it!

Thanks!

Steve

From: Hackett, Mackenzie <MHackett@brokenarrowok.gov>
Sent: Wednesday, September 22, 2021 1:31 PM


3:04
5G
New iMessage
Cancel
To: Robby Bell
Call when it's convenient
Wed, Sep 22, 12:29 PM
Oct. 12 at 9:30 am for presser. That work?
Let me check
Wed, Sep 22, 6:33 PM
Let's talk tomorrow at your office
Wed, Sep 22, 7:50 PM
Great! Can you send me the link that was generated? It is not showing up on my end and I will need to share it with other meeting attendees.
Mackenzie Hackett

2:07 • 25%

← Michael SPURGEON



Wednesday, Sep 22 • 12:12 PM

Hey. When you have a chance, Please update me on what's going on with bells amusement park announcement? I'm getting questions from Councilmembers and we're trying to schedule a date. I wanna make sure that I only share with him what I could share, but have all the specifics about what's being planned or what we know about the project. Thanks!

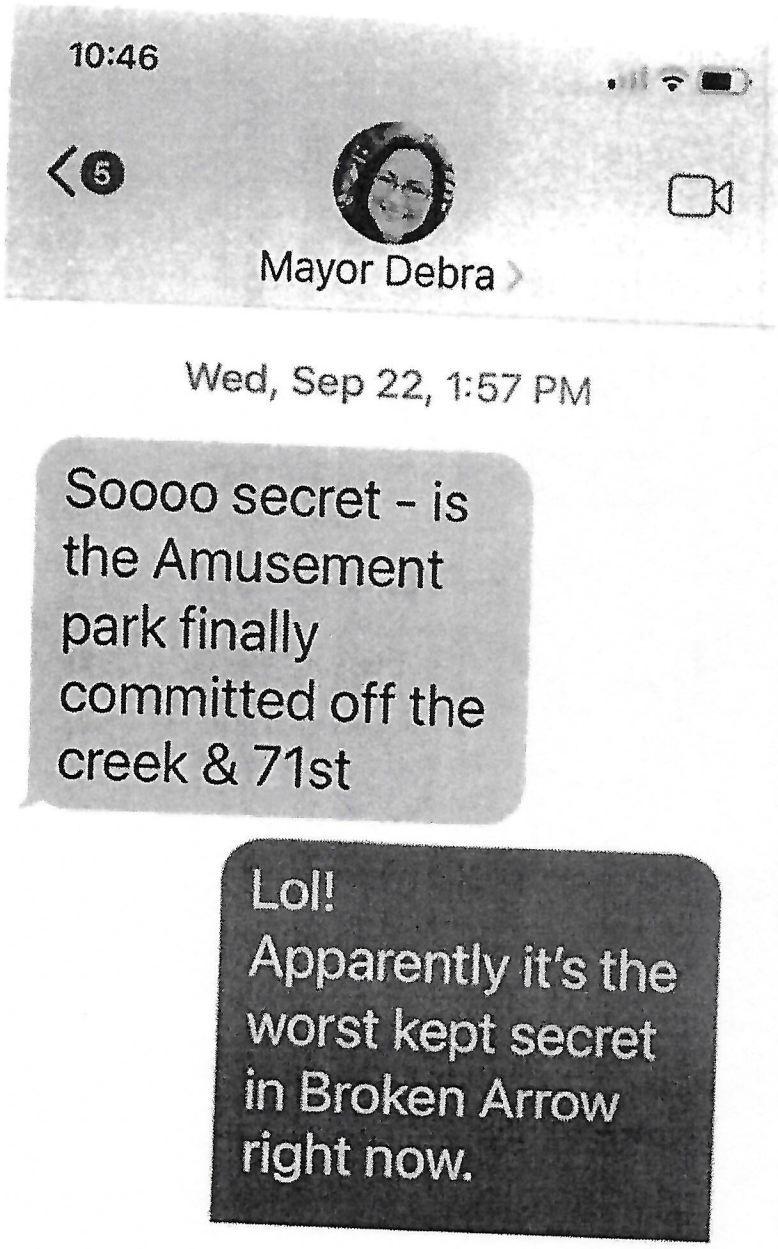
M

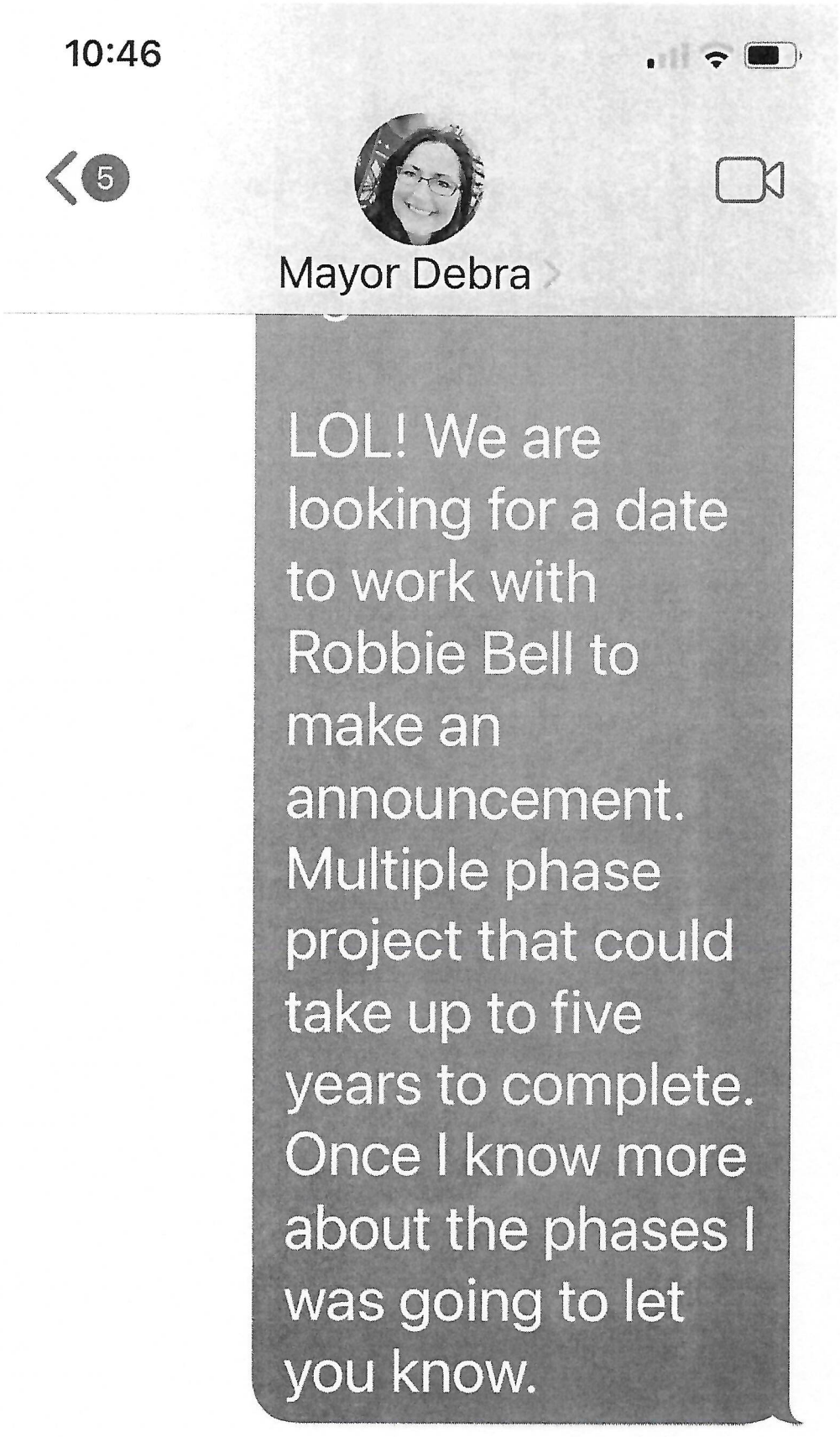
Robby wants to have a press conference announcing that he has purchased the land for a future Bells amusement park in BA. He is working with Aaron on getting it scheduled. Let me get his plan details confirmed and I'll send them over.

OK. Thank you. How was it in your office this morn fter last nights council meeting

M

Text message


10:46
5
Mayor Debra
Wed, Sep 22, 1:57 PM
Soooo secret - is the Amusement park finally committed off the creek & 71st
Lol!
Apparently it's the worst kept secret in Broken Arrow right now.


10:46
5
Mayor Debra
LOL! We are looking for a date to work with Robbie Bell to make an announcement. Multiple phase project that could take up to five years to complete. Once I know more about the phases I was going to let you know.

When: Thursday, September 23, 2021 2:15 PM-3:15 PM (UTC-06:00) Central Time (US & Canada).
Where: Microsoft Teams Meeting

Please plan to attend a pre-development meeting on Thursday September 23, 2021 at 2:15 PM. This meeting will be held virtually and the information to join is included below.

Microsoft Teams meeting

Join on your computer or mobile app
Click here to join the meeting

Or call in (audio only)
+1 580-686-0940,,108830106# United States, Lawton
Phone Conference ID: 108 830 106#
Find a local number | Reset PIN

Learn More | Meeting options

Please plan to attend this meeting to discuss a proposed commercial development, located south of Kenosha Street and east of the Creek Turnpike.

This meeting was requested by:
Robby Bell
bellsamusementpark@gmail.com

Littlefield, Danny

Subject:	Pre-Development Meeting - Turnpike Commercial Development
Location:	Microsoft Teams Meeting
Start:	Thu 9/23/2021 2:15 PM
End:	Thu 9/23/2021 3:15 PM
Show Time As:	Tentative
Recurrence:	(none)
Meeting Status:	Not yet responded
Organizer:	Hackett, Mackenzie

AFM Wendlandt,

Please attend the scheduled meeting in my absence. The developer has requested that the meetings and proposed development remain confidential at this time.

Please let me know if you have any questions or concerns.

Thank you,

Stan Spradlin | Fire Marshal
1101 N. 6th Street, Broken Arrow, OK 74012
Office: 918.259.8360 ext.6213
Fax: 918.259.8219
Email: sspradlin@Brokenarrowok.gov
facebook | twitter | youtube



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-----Original Appointment-----
From: Hackett, Mackenzie <MHackett@brokenarrowok.gov>
Sent: Wednesday, September 22, 2021 3:35 PM
To: Hackett, Mackenzie; Ferenc, Jill; Yamaguchi, Amanda; Dickeson, Jason; McElhenney, John; Spradlin, Stanley; Yoder, Steve; Reid, Philip
Cc: Curtis, Larry; DeBruin, Justin; Hanewinkel, Jerry; Hawver, Kelly; Lewis, Martha; Pax, Karen; Poole, Curt; Rush, Jennifer; Whitley, Ray; Williford, Joe; Wilson, Patrick
Subject: Pre-Development Meeting - Turnpike Commercial Development

Littlefield, Danny

From: Yoder, Steve
Sent: Monday, October 4, 2021 11:39 AM
To: Robby Bell
Subject: T Shirts

Good morning sir.
Here is the count for T-Shirts

Medium- 3
Large- 4
XL- 4
XXL-1

We expect 12 to be able to come.
These are actual numbers, so I did not pad any numbers in case you were going to do that.

Hope this helps!
Still getting dates between November 1-15.

Let me know if there is anything else we need to discuss.

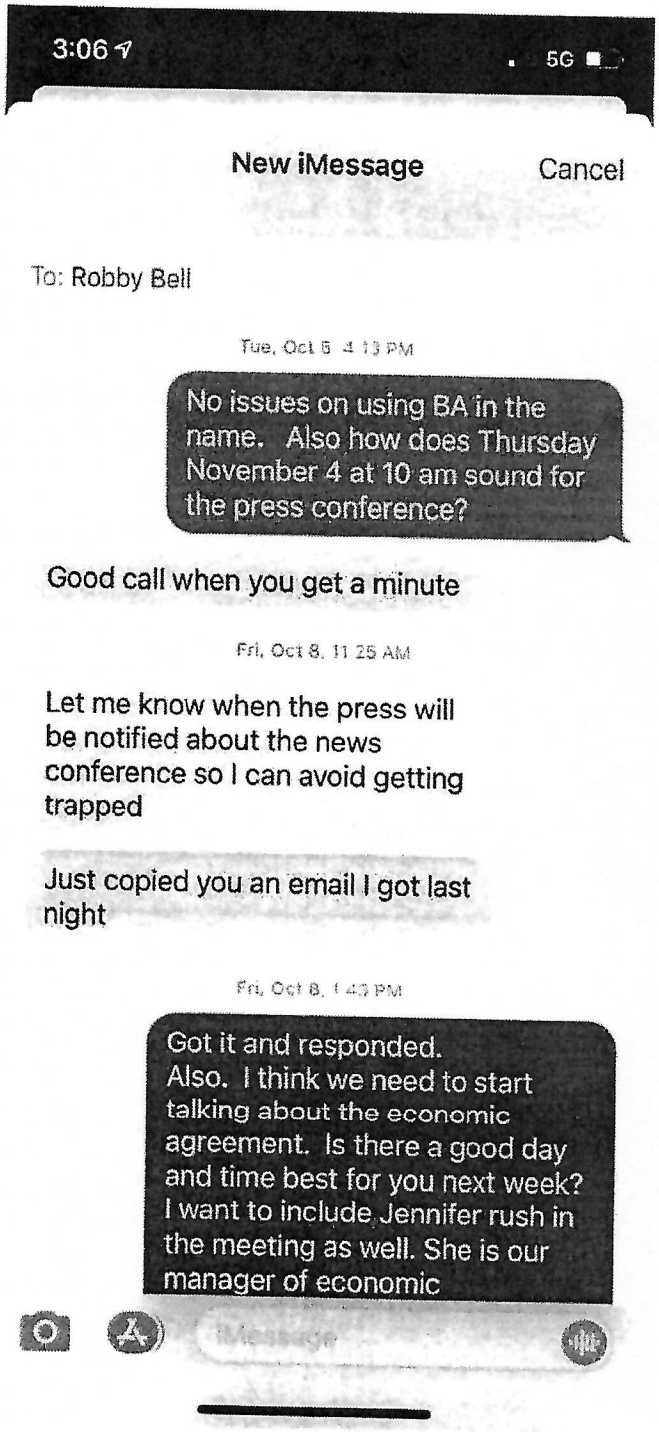
Thanks!

Steve Yoder | Business Retention and Development Coordinator
City of Broken Arrow
P.O. Box 610, Broken Arrow, OK 74013
Office: 918.259.2400 ext. 5457 | Toll-Free: 866.503.7081
Email: sjyoder@brokenarrowok.gov

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3:06
5G
New iMessage
Cancel
To: Robby Bell
Tue, Oct 6, 4:13 PM
No issues on using BA in the name. Also how does Thursday November 4 at 10 am sound for the press conference?
Good call when you get a minute
Fri, Oct 8, 11:25 AM
Let me know when the press will be notified about the news conference so I can avoid getting trapped
Just copied you an email I got last night
Fri, Oct 8, 1:43 PM
Got it and responded.
Also. I think we need to start talking about the economic agreement. Is there a good day and time best for you next week? I want to include Jennifer rush in the meeting as well. She is our manager of economic
iMessage

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

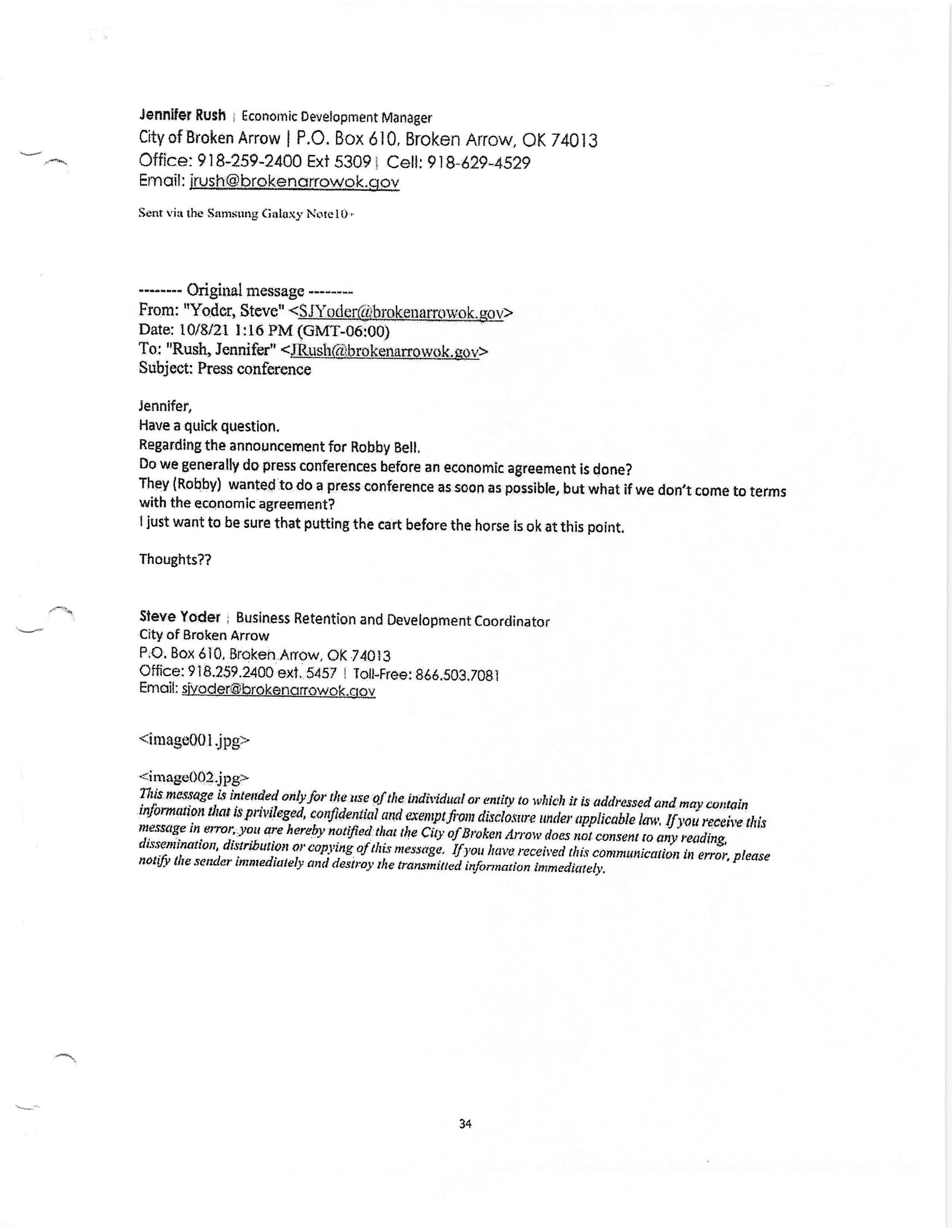
Sent via the Samsung Galaxy Note10+

-------- Original message --------
From: "Yoder, Steve" <SJYoder@brokenarrowok.gov>
Date: 10/8/21 1:16 PM (GMT-06:00)
To: "Rush, Jennifer" <JRush@brokenarrowok.gov>
Subject: Press conference

Jennifer,
Have a quick question.
Regarding the announcement for Robby Bell.
Do we generally do press conferences before an economic agreement is done?
They (Robby) wanted to do a press conference as soon as possible, but what if we don't come to terms with the economic agreement?
I just want to be sure that putting the cart before the horse is ok at this point.

Thoughts??

Steve Yoder | Business Retention and Development Coordinator
City of Broken Arrow
P.O. Box 610, Broken Arrow, OK 74013
Office: 918.259.2400 ext. 5457 | Toll-Free: 866.503.7081
Email: sjyoder@brokenarrowok.gov



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-------- Original message --------
From: "Rush, Jennifer" <JRush@brokenarrowok.gov>
Date: 10/8/21 1:46 PM (GMT-06:00)
To: "Yoder, Steve" <SJYoder@brokenarrowok.gov>
Subject: RE: Press conference

Steve,

He needs to request a meeting. We should not be requesting that he give us numbers. The CM does not like doing agreements this way. If he isn't asking for incentives, we shouldn't try to get him to.

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Sent via the Samsung Galaxy Note10+

-------- Original message --------
From: "Yoder, Steve" <SJYoder@brokenarrowok.gov>
Date: 10/8/21 1:39 PM (GMT-06:00)
To: "Rush, Jennifer" <JRush@brokenarrowok.gov>
Subject: RE: Press conference

Well...we are not really doing any work on an agreement....it has just been mentioned by him numerous times. I told him to get costs, etc. which he has yet to do.
Yes, I would certainly have him meet with you on the agreement, but not until he gets some numbers.
I think I will get a meeting set up with the 3 of us anyway so we can get that kicked off. I will look at your calendar and get it rolling.
Thanks!

From: Rush, Jennifer <JRush@brokenarrowok.gov>
Sent: Friday, October 8, 2021 1:21 PM
To: Yoder, Steve <SJYoder@brokenarrowok.gov>
Subject: RE: Press conference

Steve,

I wasn't aware that we were working on an agreement. If Robby wants to discuss an agreement he needs to schedule a meeting with me.

Littlefield, Danny

From: Yoder, Steve
Sent: Friday, October 8, 2021 1:42 PM
To: Robby Bell
Subject: RE: Any update

We would typically invite the press around 1 week prior to the event.

Also....I am going to send you a calendar invite to start talking about the economic agreement. I want to include Jennifer Rush, the Manager of Economic Development.
Is there any time and day next week that is best for you?

From: Robby Bell <bellsamusementpark@gmail.com>
Sent: Friday, October 8, 2021 11:26 AM
To: Yoder, Steve <SJYoder@brokenarrowok.gov>
Subject: Fwd: Any update

CAUTION! This email originated from outside of the City of Broken Arrow network. Do not click links or open attachments unless you recognize the sender and know the content is safe.

---------- Forwarded message ---------
From: **Neile Jones** <najones@sbgtv.com>
Date: Thu, Oct 7, 2021 at 8:02 PM
Subject: Any update
To: bellsamusementpark@gmail.com <bellsamusementpark@gmail.com>

Just over a year ago we were seeing post on Facebook and we wanted to check in and see if there's any update on Bell's ?

NEWS CHANNEL 8 abc TULSA

Neile Jones
Evening News Anchor and report

w: **918.445.9368**

COMET

Littlefield, Danny

From: Stephens, Norman
Sent: Friday, October 8, 2021 3:00 PM
To: Rush, Jennifer
Subject: Re: Press conference

I agree with your approach

Sent from my iPhone

On Oct 8, 2021, at 1:51 PM, Rush, Jennifer <JRush@brokenarrowok.gov> wrote:

Just a heads up and I'll have more conversations with Steve but he keeps getting out of his lane with trying to do EDAs with businesses. Not sure if he did this with you but he often wants to give people incentives before

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Sent via the Samsung Galaxy Note10 -

-------- Original message --------
From: "Rush, Jennifer" <JRush@brokenarrowok.gov>
Date: 10/8/21 1:49 PM (GMT-06:00)
To: "Yoder, Steve" <SJYoder@brokenarrowok.gov>
Subject: RE: Press conference

Love that you want to help Robby but be very careful because you shouldn't try to work an EDA. The CM doesn't want any one besides Norm or I doing them. It can get muddy with too many people involved.

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Sent via the Samsung Galaxy Note10 -

Littlefield, Danny

From: Yoder, Steve
Sent: Friday, October 8, 2021 2:02 PM
To: Rush, Jennifer
Subject: RE: Press conference

Totally understand. I would not do anything regarding an agreement without you being involved.

From: Rush, Jennifer <JRush@brokenarrowok.gov>
Sent: Friday, October 8, 2021 1:50 PM
To: Yoder, Steve <SJYoder@brokenarrowok.gov>
Subject: RE: Press conference

Love that you want to help Robby but be very careful because you shouldn't try to work an EDA. The CM doesn't want any one besides Norm or I doing them. It can get muddy with too many people involved.

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Sent via the Samsung Galaxy Note10+

-------- Original message --------
From: "Rush, Jennifer" <JRush@brokenarrowok.gov>
Date: 10/8/21 1:46 PM (GMT-06:00)
To: "Yoder, Steve" <SJYoder@brokenarrowok.gov>
Subject: RE: Press conference

Steve,

He needs to request a meeting. We should not be requesting that he give us numbers. The CM does not like doing agreements this way. If he isn't asking for incentives, we shouldn't try to get him to.

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Sent via the Samsung Galaxy Note10+

Littlefield, Danny

From: nstephens@brokenarrowok.gov
Sent: Friday, October 8, 2021 3:00 PM
To: Rush, Jennifer
Subject: Re: Press conference

I agree with your approach

Sent from my iPhone

On Oct 8, 2021, at 1:51 PM, Rush, Jennifer <JRush@brokenarrowok.gov> wrote:

Just a heads up and I'll have more conversations with Steve but he keeps getting out of his lane with trying to do EDAs with businesses. Not sure if he did this with you but he often wants to give people incentives before

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Sent via the Samsung Galaxy Note10+

-------- Original message --------
From: "Rush, Jennifer" <JRush@brokenarrowok.gov>
Date: 10/8/21 1:49 PM (GMT-06:00)
To: "Yoder, Steve" <SJYoder@brokenarrowok.gov>
Subject: RE: Press conference

Love that you want to help Robby but be very careful because you shouldn't try to work an EDA. The CM doesn't want any one besides Norm or I doing them. It can get muddy with too many people involved.

Jennifer Rush | Economic Development Manager
City of Broken Arrow | P.O. Box 610, Broken Arrow, OK 74013
Office: 918-259-2400 Ext 5309 | Cell: 918-629-4529
Email: jrush@brokenarrowok.gov

Sent via the Samsung Galaxy Note10+