

Exhibit "K.1"
Part of the NE/4, Section 3
Township 18 North, Range 14 East
Sidewalk Easement Description

Description

A TRACT OF LAND THAT IS A PART OF THE NORTHEAST QUARTER (NE/4) OF SECTION THREE (3), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID NE/4; THENCE SOUTH 88°40'54" WEST AND ALONG THE NORTH LINE OF THE NE/4, FOR A DISTANCE OF 1196.89 FEET; THENCE SOUTH 1°19'06" EAST FOR A DISTANCE OF 80.00 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 1°19'06" EAST FOR A DISTANCE OF 73.62 FEET; THENCE SOUTH 13°40'54" WEST FOR A DISTANCE OF 23.18 FEET; THENCE SOUTH 1°19'06" EAST FOR A DISTANCE OF 218.44 FEET; THENCE ALONG A 200.00 FOOT RADIUS CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 68°08'14", A CHORD BEARING AND DISTANCE OF SOUTH 35°23'14" EAST FOR 224.07 FEET, FOR AN ARC DISTANCE OF 237.84 FEET; THENCE SOUTH 69°27'21" EAST FOR A DISTANCE OF 44.33 FEET; THENCE ALONG A 670.00 FOOT RADIUS CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 21°44'01", A CHORD BEARING AND DISTANCE OF SOUTH 80°19'21" EAST FOR 252.62 FEET, FOR AN ARC DISTANCE OF 254.15 FEET; THENCE NORTH 88°48'38" EAST FOR A DISTANCE OF 590.52 FEET; THENCE NORTH 58°48'38" EAST FOR A DISTANCE OF 30.00 FEET; THENCE 88°48'38" EAST FOR A DISTANCE OF 90.28 FEET; THENCE SOUTH 43°48'38" WEST FOR A DISTANCE OF 7.07 FEET; THENCE SOUTH 88°48'38" WEST FOR A DISTANCE OF 83.94 FEET; THENCE SOUTH 58°48'38" WEST FOR A DISTANCE OF 30.00 FEET; THENCE SOUTH 88°48'38" WEST FOR A DISTANCE OF 591.86 FEET; THENCE ALONG A 675.00 FOOT RADIUS CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 21°44'01", A CHORD BEARING AND DISTANCE OF NORTH 80°19'21" WEST FOR 254.51 FEET, FOR AN ARC DISTANCE OF 256.04 FEET; THENCE NORTH 69°27'21" WEST FOR A DISTANCE OF 44.33 FEET; THENCE ALONG A 205.00 FOOT RADIUS CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 68°08'14", A CHORD BEARING AND DISTANCE OF NORTH 35°23'14" WEST FOR 229.68 FEET, FOR AN ARC DISTANCE OF 243.79 FEET; THENCE NORTH 1°19'06" WEST FOR A DISTANCE OF 219.10 FEET; THENCE NORTH 13°40'54" EAST FOR A DISTANCE OF 23.18 FEET; THENCE NORTH 1°19'06" WEST FOR A DISTANCE OF 67.97 FEET; THENCE NORTH 43°40'54" EAST FOR A DISTANCE OF 7.07 FEET TO THE POINT OF BEGINNING;

SAID TRACT CONTAINING 7,806 SQUARE FEET, OR 0.179 ACRES.

Basis of Bearing

THE NON-ASTRONOMIC ASSUMED BEARING OF NORTH 88°40'54" EAST ALONG THE NORTH LINE OF THE NE/4 OF SECTION 3, TOWNSHIP 18 NORTH, RANGE 14 EAST, I.M., TULSA COUNTY, STATE OF OKLAHOMA WAS USED FOR THIS EXHIBIT.

Certification

I, RONALD M. MCGILL, OF TANNER CONSULTING, LLC, CERTIFY THAT THE ATTACHED DESCRIPTION CLOSES IN ACCORD WITH EXISTING RECORDS, IS A TRUE REPRESENTATION OF THE EASEMENT AS DESCRIBED, AND MEETS THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYING OF THE STATE OF OKLAHOMA.

RONALD M. MCGILL, P.L.S.
OKLAHOMA P.L.S. #1897
OKLAHOMA CA #2661
EXPIRATION DATE: 6/30/23

 **Tanner Consulting LLC**
5323 SOUTH LEWIS AVENUE, TULSA OKLAHOMA 74105-6539 | 918.745.9929

R 14 E

WEST ALBANY STREET

NORTH ASPEN AVENUE

03

NORTH ELM PLACE

T 18 N

WEST KENOSHA STREET

Location Map

ROLAND INVESTMENTS, LTD.



NORTH
NOT TO SCALE

Figure 1 is a survey diagram showing a traverse with various bearings and distances. The traverse starts at a point labeled "N 1°19'06" W N 13°40'54" E" and proceeds through several points. Key bearings include N 1°19'06" W, S 1°19'06" E, S 13°40'54" W, and S 69°27'2" N. Distances are given in feet, such as 219.10', 23.18', 67.97', 73.62', 23.18', 218.44', 237.84', 243.79', and 80.00'. A point is labeled "POB" (Point of Beginning). A north arrow is shown at the top. The diagram is labeled "LEGEND" at the bottom.

| | |
|-----|-----------------------|
| Δ | CENTRAL ANGLE |
| CB | CHORD BEARING |
| CD | CHORD DISTANCE |
| L | LENGTH OR ARC LENGTH |
| POB | POINT OF BEGINNING |
| POC | POINT OF COMMENCEMENT |
| R | RADIUS |

256.04'
R=675.00'
 $\Delta=21^{\circ}44'01''$
CB=N80°19'21"W
CD=254.51'

Unplatted
ROLAND INVESTMENTS, LTD.

N 88°48'38" E
590.52'
=====

N 58°48'38" E 30.00'

S 58°48'38" W 30.00'

N 88°48'38" E 90.28'

S 88°48'38" W 83.94'

Traverse Closure

Crandall's Method

Project: **21116 Sidewalk Easement K**

| Leg# | Bearing | Direction | Distance | Radius | Northing | Easting | New Length | Adjusted Northing | Adjusted Easting |
|-----------------------|---------------------|-----------|----------|--------|------------|------------|------------|-------------------|------------------|
| Starting Coordinates: | | | | | 5,000.0000 | 5,000.0000 | | 5,000.0000 0000 | 5,000.0000 0000 |
| 1 | 1. 19 09 | SE | 73.62 | 200.00 | 4,926.3995 | 5,001.6949 | 73.621 | 4,926.3987 0845 | 5,001.6948 8104 |
| 2 | 13. 40 54 | SW | 23.18 | | 4,903.8772 | 4,996.2122 | 23.180 | 4,903.8761 8987 | 4,996.2121 1719 |
| 3 | 1. 19 06 | SE | 218.44 | | 4,685.4951 | 5,001.2379 | 218.442 | 4,685.4916 2711 | 5,001.2378 7074 |
| 4 | | L | 237.84 | | 4,502.8178 | 5,130.9946 | 237.842 | 4,502.8130 7131 | 5,130.9955 3153 |
| 5 | 69. 27 21 | SE | 44.33 | 670.00 | 4,487.2611 | 5,172.5053 | 44.330 | 4,487.2563 5362 | 5,172.5062 8660 |
| 6 | | L | 254.15 | | 4,444.7948 | 5,421.5395 | 254.150 | 4,444.7901 3645 | 5,421.5402 9025 |
| 7 | 88. 48 38 | NE | 590.52 | | 4,457.0530 | 6,011.9323 | 590.518 | 4,457.0482 5146 | 6,011.9313 4241 |
| 8 | 58. 48 38 | NE | 30.00 | | 4,472.5891 | 6,037.5961 | 30.000 | 4,472.5842 1026 | 6,037.5949 2848 |
| 9 | 88. 48 38 | NE | 90.28 | 675.00 | 4,474.4631 | 6,127.8566 | 90.280 | 4,474.4582 5792 | 6,127.8552 1465 |
| 10 | 43. 48 38 | SW | 7.07 | | 4,469.3612 | 6,122.9622 | 7.070 | 4,469.3562 6488 | 6,122.9607 7460 |
| 11 | 88. 48 38 | SW | 83.94 | | 4,467.6187 | 6,039.0403 | 83.940 | 4,467.6138 1396 | 6,039.0386 1918 |
| 12 | 58. 48 38 | SW | 30.00 | | 4,452.0827 | 6,013.3765 | 30.000 | 4,452.0776 0771 | 6,013.3746 2437 |
| 13 | 88. 48 38 | SW | 591.86 | 205.00 | 4,439.7967 | 5,421.6440 | 591.862 | 4,439.7916 0578 | 5,421.6404 4633 |
| 14 | | R | 256.04 | | 4,482.5788 | 5,170.7578 | 256.040 | 4,482.5737 9655 | 5,170.7540 3776 |
| 15 | 69. 27 21 | NW | 44.33 | | 4,498.1355 | 5,129.2471 | 44.330 | 4,498.1304 7187 | 5,129.2433 9575 |
| 16 | | R | 243.79 | | 4,685.3806 | 4,996.2419 | 243.788 | 4,685.3742 2094 | 4,996.2391 1750 |
| 17 | 1. 19 06 | NW | 219.10 | 205.00 | 4,904.4226 | 4,991.2010 | 219.098 | 4,904.4138 3358 | 4,991.1982 8908 |
| 18 | 13. 40 54 | NE | 23.18 | | 4,926.9449 | 4,996.6837 | 23.180 | 4,926.9358 4319 | 4,996.6809 2903 |
| 19 | 1. 19 06 | NW | 67.97 | | 4,994.8969 | 4,995.1199 | 67.969 | 4,994.8871 0960 | 4,995.1171 4488 |
| End | 43. 40 54 | NE | 7.07 | | 5,000.0098 | 5,000.0028 | 7.070 | 5,000.0000 0000 | 5,000.0000 0000 |
| | | | | | 0.0000 | 0.0000 | | | |
| | | | | | 0.0000 | 0.0000 | | | |
| | | | | | 0.0000 | 0.0000 | | | |
| 20 | Ending Coordinates: | | | | 5,000.0098 | 5,000.0028 | | 4,439.7916 0578 | 5,421.6404 4633 |

| | | | | | | |
|------------------------|-----------|-------------|-------------------|---------------|--|--------------|
| Total Traverse Length: | | 3,136.71 | | | | |
| Closure: | 16. 07 41 | NE | 0.010 | Closure Area: | | 7,806.146 SF |
| | 1: | 306,917.454 | Closure Precision | | | 0.179 Acres |

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