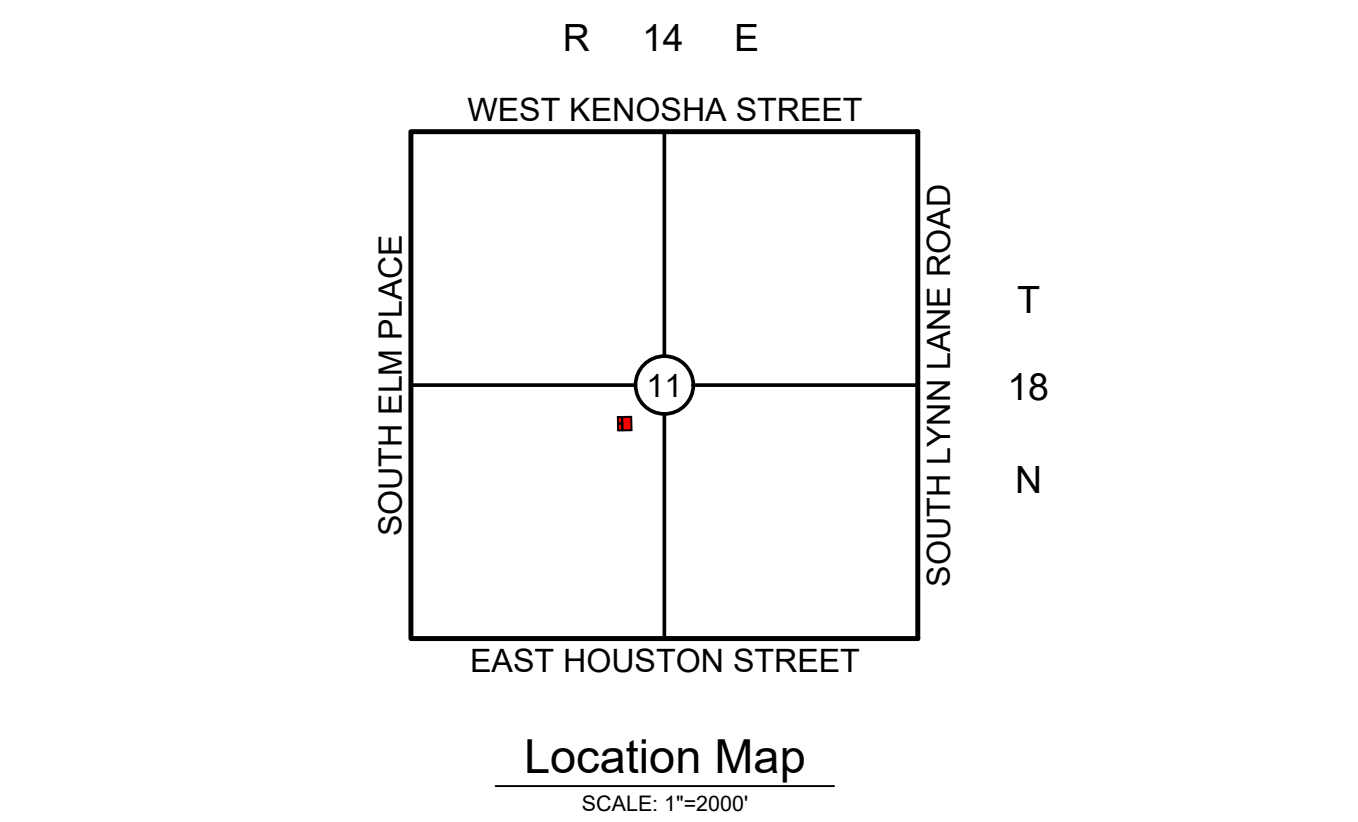
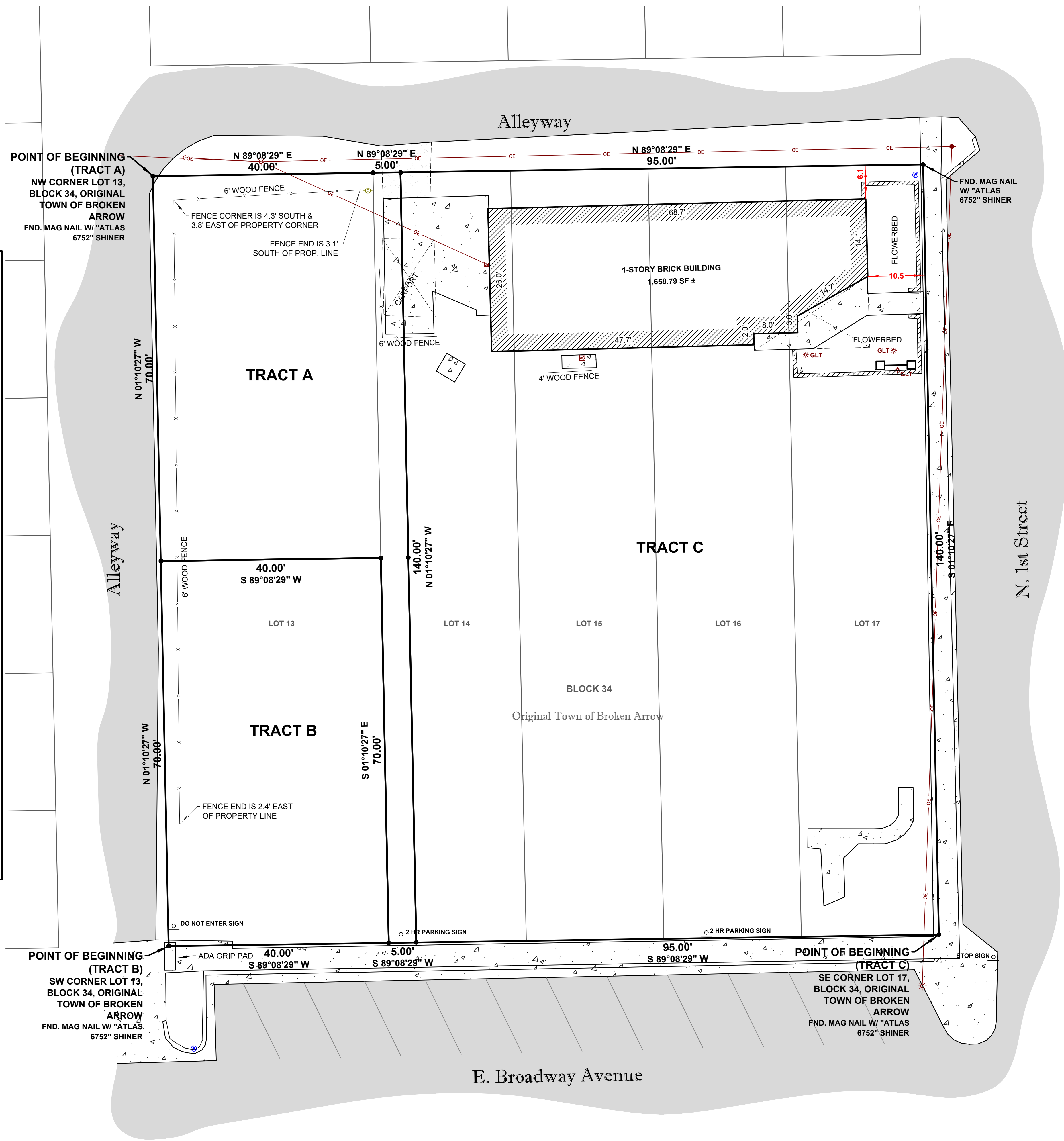


Legend	
	3/8" IRON PIN FOUND (UNLESS OTHERWISE NOTED)
	3/8" IPS W/ PINK "ATLAS 8060" CAP (UNLESS OTHERWISE NOTED)
	AIR CONDITIONER UNIT
	BENCHMARK
	CABLE/TV PEDESTAL
	DOWN SPOUT
	DOWN GUY
	ELECTRIC METER
	ELECTRIC PEDESTAL-RISER
	FIRE HYDRANT
	FLAG POLE
	GAS METER
	GAS RISER
	GAS VALVE
	GROUND LIGHT
	GUARD POST
	IRRIGATION CONTROL VALVE
	LIGHT POLE
	MAILBOX
	POWER POLE
	SANITARY SEWER CLEANOUT
	SANITARY SEWER LAMPHOLE
	SANITARY SEWER MANHOLE
	SPRINKLER HEAD
	STORM DRAIN INLET
	STORM DRAIN MANHOLE
	TELEPHONE PEDESTAL
	TRAFFIC SIGNAL LIGHT POLE
	TRAFFIC SIGNAL MANHOLE
	TRANSFORMER
	WATER METER
	WATER VALVE
	CGMP CORRUGATED METAL PIPE
	CGPP CORRUGATED PLASTIC PIPE
	CHXF CHISELED 'X' FOUND
	CHXS CHISELED 'X' SET
	IPF IRON PIN FOUND
	IPS IRON PIN SET
	PKF PK NAIL FOUND
	PKS PK NAIL SET
	BUILDING SETBACK LINE
	EASEMENT
	OC OVERHEAD CABLE
	OE OVERHEAD ELECTRIC
	OT OVERHEAD TELEPHONE
	SS SANITARY SEWER
	SD STORM DRAIN
	UC UNDERGROUND CABLE
	UE UNDERGROUND ELECTRIC
	UG UNDERGROUND GAS LINE
	UT UNDERGROUND TELEPHONE
	WL WATERLINE



**Lot Split Survey**  
OF A PART OF  
**Original Town of Broken Arrow**  
TULSA COUNTY, OKLAHOMA

**Legal Description**  
PROVIDED ON SHEET 2.

**Table A Notes**  
ITEM 3:  
WE HAVE EXAMINED A MAP BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP, TULSA COUNTY, OKLAHOMA AND INCORPORATED AREAS, COMMUNITY PANEL NO. 40143C0391L - 09/30/2016, WHICH INDICATES ALL OF THE SUBJECT PROPERTY TO BE WITHIN UNSHADED ZONE X.

- Notes**
- ABSTRACT OF TITLE OR ATTORNEY'S TITLE OPINION NOT AVAILABLE TO SURVEYOR AT DATE OF SURVEY.
  - THIS FIRM WAS NOT CONTRACTED TO RESEARCH EASEMENTS OR ENCUMBRANCES OF RECORD. NO ATTEMPT TO RESEARCH THE COUNTY RECORDS OR OTHER RECORD OFFICES WAS PERFORMED BY THIS FIRM, THEREFORE EASEMENTS MAY AFFECT THE SUBJECT TRACT THAT ARE NOT REFLECTED BY THIS PLAT.
  - THE BASIS OF BEARING IS BASED ON THE NON-ASTRONOMICAL GRID BEARINGS OF THE OKLAHOMA STATE PLANE COORDINATE SYSTEM NAD83 - ZONE NORTH 3501.

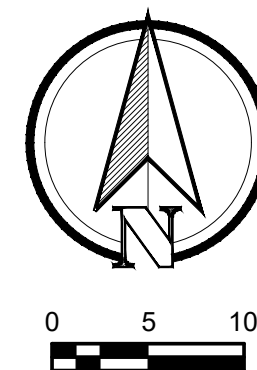
**Surveyor's Statement**

I, ALBERT JONES III, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OKLAHOMA, DO HEREBY STATE THAT THE ABOVE MAP REPRESENTS A SURVEY PERFORMED IN THE FIELD UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS OF THIS DATE. THIS SURVEY MEETS OR EXCEEDS THE MINIMUM STANDARDS FOR SURVEYING IN THE STATE OF OKLAHOMA AS SET FORTH BY THE OKLAHOMA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYOR'S AS OF THIS DATE.

ALBERT JONES III  
A.J@ATLASLANDOFFICE.COM  
PROFESSIONAL LAND SURVEYOR  
OKLAHOMA NO. 1580

9-11-19

PROFESSIONAL LAND SURVEYOR  
ALBERT JONES III  
1580  
OKLAHOMA



PREPARED FOR: LARRY PENNINGTON	1"=10'
CHECKED BY: ARJ	SCALE:
SURVEY BY: ATJ	DRAFTED BY: JMH
SURVEY DATE: 08/13/2019	JOB NUMBER: 11227.20
BOOK/PAGE:	FILE NUMBER: 1814-1100



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Legal Description (Parent Tract)

LOTS THIRTEEN (13), FOURTEEN (14), FIFTEEN (15), SIXTEEN (16), AND SEVENTEEN (17), BLOCK THIRTY-FOUR (34), ORIGINAL TOWN OF BROKEN ARROW, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT NO. B2.

Legal Description (Tract A)

A PART OF BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.

DESCRIBED AS FOLLOWS:

THE NORTH HALF (N/2) OF LOT 13, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, TOGETHER WITH THE WEST 5.00 FEET OF LOT 14 OF SAID BLOCK 34.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHWEST CORNER OF LOT 13, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF; THENCE N 89° 08' 29" E, ALONG THE NORTH LINE OF SAID LOT 13, A DISTANCE OF 40.00 FEET, TO THE NORTHEAST CORNER OF SAID LOT 13 AND THE NORTHWEST CORNER OF LOT 14 OF SAID BLOCK 34; THENCE CONTINUING N 89° 08' 29" E, CONTINUING ALONG THE NORTH LINE OF SAID LOT 14, A DISTANCE OF 5.00 FEET; THENCE S 01° 10' 27" E, PARALLEL WITH AND 5.00 FEET EAST OF THE WEST LINE OF SAID LOT 14, A DISTANCE OF 140.00 FEET, TO A POINT ON THE SOUTH LINE OF SAID LOT 14; THENCE S 89° 08' 29" W, ALONG THE SOUTH LINE OF SAID LOT 14, A DISTANCE OF 5.00 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 13; THENCE N 01° 10' 27" W, ALONG THE EAST LINE OF SAID LOT 13, A DISTANCE OF 70.00 FEET, TO THE SOUTHEAST CORNER OF THE NORTH HALF (N/2) OF SAID LOT 13; THENCE S 89° 08' 29" W, ALONG THE SOUTH LINE OF THE NORTH HALF (N/2) OF SAID LOT 13, A DISTANCE OF 40.00 FEET, TO THE SOUTHWEST CORNER OF THE NORTH HALF (N/2) OF SAID LOT 13; THENCE N 01° 10' 27" W, ALONG THE WEST LINE OF SAID LOT 13, A DISTANCE OF 70.00 FEET, **TO THE POINT OF BEGINNING.**

SAID TRACT OF LAND CONTAINING 0.08 ACRES / 3,500.05 SQUARE FEET.

THIS LEGAL DESCRIPTION WAS CREATED ON SEPTEMBER 4, 2019 BY ALBERT R. JONES, III, OK PLS #1580, WITH THE BASIS OF BEARING BEING N 89° 08' 29" E, ALONG THE NORTH LINE OF LOT 13, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.

Legal Description (Tract C)

A PART OF BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.

DESCRIBED AS FOLLOWS:

LOTS 14 THROUGH 17, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, LESS AND EXCEPT THE WEST 5.00 FEET OF SAID LOT 14.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE SOUTHEAST CORNER OF LOT 17, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF; THENCE S 89° 08' 29" W, ALONG THE SOUTH LINE OF SAID LOT 17, AND CONTINUING ALONG THE SOUTH LINE OF LOTS 16, 15 AND 14, ALL OF SAID BLOCK 34, A DISTANCE OF 95.00 FEET, TO A POINT THAT IS 5.00 FEET FROM THE SOUTHWEST CORNER OF SAID LOT 14; THENCE N 01° 10' 27" W, PARALLEL WITH AND 5.00 FEET EAST OF THE WEST LINE OF SAID LOT 14, A DISTANCE OF 140.00 FEET, TO A POINT ON THE NORTH LINE OF SAID LOT 14; THENCE N 89° 08' 29" E, ALONG THE NORTH LINE OF SAID LOT 14, AND CONTINUING ALONG THE NORTH LINE OF LOTS 15, 16 AND 17, A DISTANCE OF 95.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 17; THENCE S 01° 10' 27" E, ALONG THE WEST LINE OF SAID LOT 17, A DISTANCE OF 140.00 FEET, **TO THE POINT OF BEGINNING.**

SAID TRACT OF LAND CONTAINING 0.31 ACRES / 13,300.20 SQUARE FEET.

THIS LEGAL DESCRIPTION WAS CREATED ON AUGUST 15, 2019 BY ALBERT R. JONES, III, OK PLS #1580, WITH THE BASIS OF BEARING BEING S 89° 08' 29" W, ALONG THE SOUTH LINE OF LOT 17, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.

Legal Description (Tract B)

A PART OF BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.

DESCRIBED AS FOLLOWS:

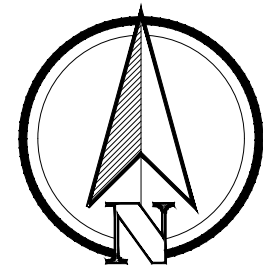
THE SOUTH HALF (S/2) OF LOT 13, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE SOUTHWEST CORNER OF LOT 13, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF; THENCE N 01° 10' 27" W, ALONG THE WEST LINE OF SAID LOT 13, A DISTANCE OF 70.00 FEET, TO THE NORTHWEST CORNER OF THE SOUTH HALF (S/2) OF SAID LOT 13; THENCE N 89° 08' 29" E, ALONG THE NORTH LINE OF THE SOUTH HALF (S/2) OF SAID LOT 13, A DISTANCE OF 40.00 FEET, TO THE NORTHEAST CORNER OF THE SOUTH HALF (S/2) OF SAID LOT 13; THENCE S 01° 10' 27" E, ALONG THE EAST LINE OF SAID LOT 13, A DISTANCE OF 70.00 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 13; THENCE S 89° 08' 29" W, ALONG THE SOUTH LINE OF SAID LOT 13, A DISTANCE OF 40.00 FEET, **TO THE POINT OF BEGINNING.**

SAID TRACT OF LAND CONTAINING 0.06 ACRES / 2,800.04 SQUARE FEET.

THIS LEGAL DESCRIPTION WAS CREATED ON SEPTEMBER 4, 2019 BY ALBERT R. JONES, III, OK PLS #1580, WITH THE BASIS OF BEARING BEING S 89° 08' 29" W, ALONG THE SOUTH LINE OF LOT 13, BLOCK 34, ORIGINAL TOWN OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE WEST HALF (W/2) OF SECTION ELEVEN (11), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.



PREPARED FOR: LARRY PENNINGTON

CHECKED BY:	ARJ	SCALE:	1"=10'
SURVEY BY:	ATJ	DRAFTED BY:	JMH
SURVEY DATE:	08/13/2019	JOB NUMBER:	11227.20
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