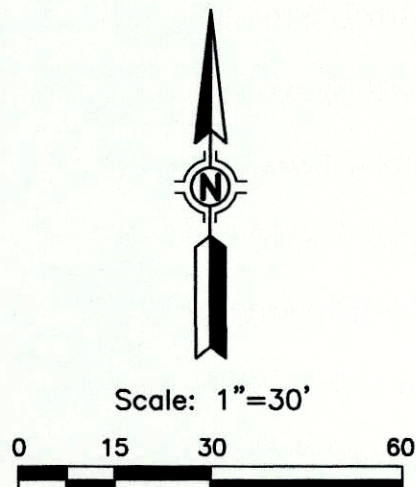
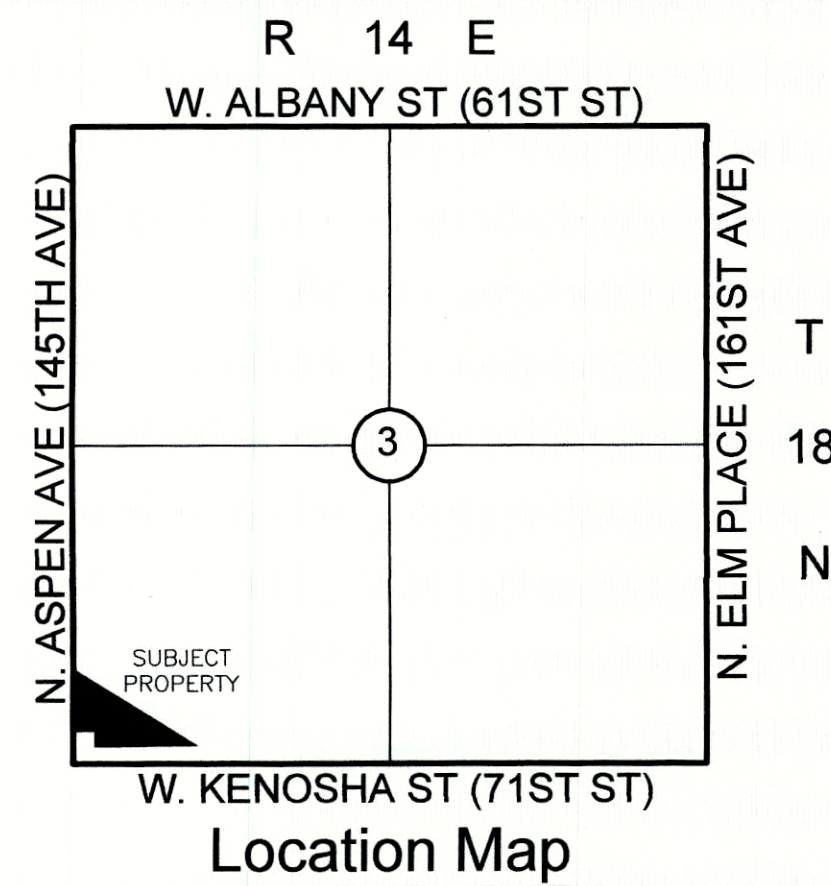


Lot Split Exhibit
of
Lot 2, Block 1 of Dental Depot Broken Arrow
Township 18 N, Range 14 E, Section 3
Tulsa County, State of Oklahoma



Legend
AC ACRE
COR. CORNER
P.O.B. POINT OF BEGINNING
P.O.C. POINT OF COMMENCEMENT
PROP. PROPERTY
SEC. SECTION
N NORTH
E EAST
S SOUTH
W WEST
○ FOUND SURVEY MONUMENT
● SET SURVEY MONUMENT



Legal Descriptions

LEGAL DESCRIPTION OF: PARENT TRACT

A TRACT OF LAND BEING LOT TWO (2), BLOCK ONE (1) OF DENTAL DEPOT BROKEN ARROW, AN ADDITION TO THE CITY OF BROKEN ARROW, TULSA COUNTY, OKLAHOMA, LOCATED IN THE WEST HALF OF THE SOUTHWEST QUARTER (W/2 SW/4) OF SECTION THREE (3), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14), EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA.

LEGAL DESCRIPTION OF: TRACT A

A TRACT OF LAND BEING A PART OF LOT TWO (2), BLOCK ONE (1) OF DENTAL DEPOT BROKEN ARROW, AN ADDITION TO THE CITY OF BROKEN ARROW, TULSA COUNTY, OKLAHOMA, LOCATED IN THE WEST HALF OF THE SOUTHWEST QUARTER (W/2 SW/4) OF SECTION THREE (3), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14), EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

COMMENCING AT THE SOUTHWEST CORNER (SW/C) OF LOT 2, BLOCK 1 OF SAID DENTAL DEPOT BROKEN ARROW; THENCE N01°13'01"W ALONG THE WEST LINE OF SAID LOT 2, BLOCK 1, FOR A DISTANCE OF 102.52 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG THE WEST LINE OF SAID LOT 2, BLOCK 1, N01°13'01"W FOR A DISTANCE OF 231.96 FEET TO THE NORTH CORNER OF SAID LOT 2, BLOCK 1; THENCE S54°04'48"E ALONG THE EAST LINE OF SAID LOT 2, BLOCK 1, FOR A DISTANCE OF 384.22 FEET; THENCE S88°47'00"W FOR A DISTANCE OF 306.30 FEET TO THE POINT OF BEGINNING; CONTAINING 35,525 SQUARE FEET, OR 0.82 ACRES, MORE OR LESS.

LEGAL DESCRIPTION OF: TRACT B

A TRACT OF LAND BEING A PART OF LOT TWO (2), BLOCK ONE (1) OF DENTAL DEPOT BROKEN ARROW, AN ADDITION TO THE CITY OF BROKEN ARROW, TULSA COUNTY, OKLAHOMA, LOCATED IN THE WEST HALF OF THE SOUTHWEST QUARTER (W/2 SW/4) OF SECTION THREE (3), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FOURTEEN (14), EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT THE SOUTHWEST CORNER (SW/C) OF LOT 2, BLOCK 1 OF SAID DENTAL DEPOT BROKEN ARROW; THENCE N01°13'01"W ALONG THE WEST LINE OF SAID LOT 2, BLOCK 1, FOR A DISTANCE OF 102.52 FEET; THENCE N88°47'00"E FOR A DISTANCE OF 306.30 FEET TO A POINT ON THE EAST LINE OF SAID LOT 2, BLOCK 1; THENCE S54°04'48"E ALONG THE EAST LINE OF SAID LOT 2, BLOCK 1, FOR A DISTANCE OF 280.94 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2, BLOCK 1; THENCE S88°27'02"W ALONG THE SOUTH LINE OF SAID LOT 2, BLOCK 1, FOR A DISTANCE OF 290.21 FEET; THENCE N01°16'03"W ALONG THE SOUTH LINE OF SAID LOT 2, BLOCK 1, FOR A DISTANCE OF 69.23 FEET; THENCE S88°40'32"W ALONG THE SOUTH LINE OF SAID LOT 2, BLOCK 1, FOR A DISTANCE OF 240.00 FEET TO THE POINT OF BEGINNING; CONTAINING 55,030 SQUARE FEET, OR 1.26 ACRES, MORE OR LESS.

Surveyor's Certification

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, THE FIELDWORK WAS COMPLETED ON SEPTEMBER 11, 2018.

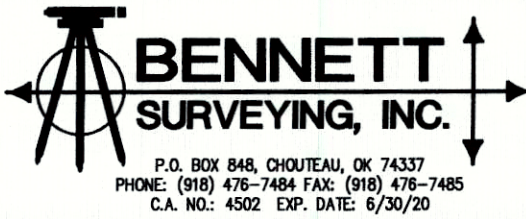
WITNESS MY HAND AND SEAL THIS 12TH DAY OF SEPTEMBER, 2018.



BENNETT SURVEYING, INC.
BY: *Cliff Bennett*
CLIFF BENNETT
REGISTERED PROFESSIONAL LAND SURVEYOR
OKLAHOMA NO. 1815

No.	REVISION	DATE	BY
1	BLDG	9-12-18	GCI

SURVEY BY:	PAGE:
BOOK:	
SURVEY DATE:	



SCALE:	1"=30'
DRAWN BY:	CAH
DRAWING:	182191PS.dwg
JOB:	182191 FILE: 1814.03
PREPARED FOR:	Hyde Park Ventures, LLC