

PLAT OF SURVEY FOR LOT SPLIT

PARENT TRACT

JOSEPH K. & KIMBERLY WILLIAMS
SITE ADDRESS: 677 E. FLORENCE
EMAIL: LINGOWILLIAMS@ME.COM

PARCEL: 98435-84-35-75170

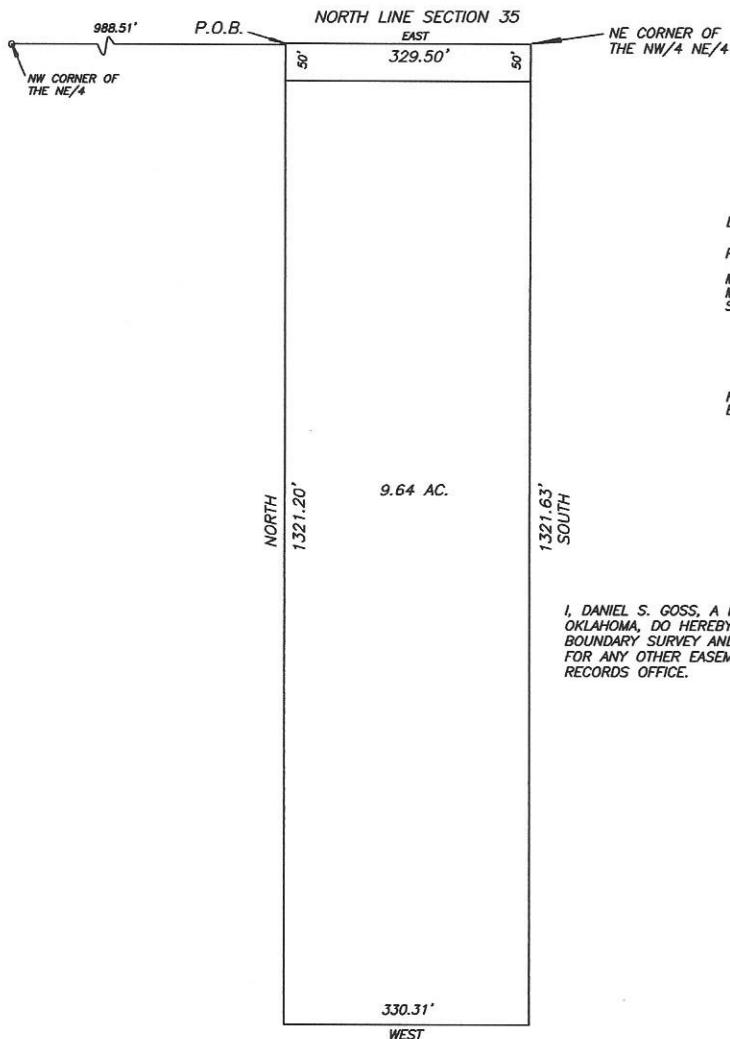
NO SCALE

LEGEND

- - SET IRON PIN
W/ CAP LS1316
- ▲ - SET MAG NAIL
W/ SHINER LS1316
- - FOUND MONUMENT

LEGAL DESCRIPTION, TOTAL PROPERTY:
A PART OF THE NW/4 OF THE NE/4 OF SECTION
35, T-18-N, R-14-E, TULSA COUNTY, STATE OF
OKLAHOMA, BEING MORE PARTICULARLY DESCRIBED AS
FOLLOWS:

BEGINNING 988.51 FEET EAST OF THE NW CORNER OF
THE NE/4; THENCE EAST TO THE NE CORNER OF THE
NW/4 NE/4; THENCE SOUTH APPROXIMATELY 1321.63
FEET; THENCE WESTERLY 330.31 FEET; THENCE NORTH
1321.20 FEET TO THE POINT OF BEGINNING, LESS THE NORTH
50 FEET THEREOF FOR ROAD WAY PURPOSES.



LEVEL 2 - URBAN RESIDENTIAL

PRESENT ZONING: R-3

MIN LOT WIDTH: 60'
MIN LOT SIZE: 7000 SF
SET BACKS:

FRONT 25'
SIDE 10'
REAR 20'

FEMA MAP: 40143c0393M
EFFECTIVE DATE: 9/30/2016

CERTIFICATE

I, DANIEL S. GOSS, A REGISTERED SURVEYOR BY THE STATE OF
OKLAHOMA, DO HEREBY CERTIFY THAT THIS IS NOT A LAND OR
BOUNDARY SURVEY AND THAT NO EFFORT WAS MADE TO RESEARCH
FOR ANY OTHER EASEMENTS AT THE COUNTRY CLERK OR OTHER
RECORDS OFFICE.



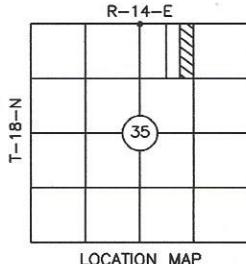
WITNESS MY HAND AND SEAL THIS 24 DAY OF MARCH, 2024

DANIEL S. GOSS P.L.S. NO. 1316, CA NO. 3932



D. GOSS & ASSOCIATES
12347 HEYWOOD HILL ROAD
SAFULPA, OKLAHOMA 74056
PHONE: 918-371-0096
EMAIL: SURVEY@GOSS-SURVEY.COM
C.A. NO. 3932 EXP. DATE: 6/30/24

Scale: NONE	DATE: 3/24/2024
	DRAWN BY: JRD
	REVISED:



COUNTY: TULSA

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TRACT NO. 1

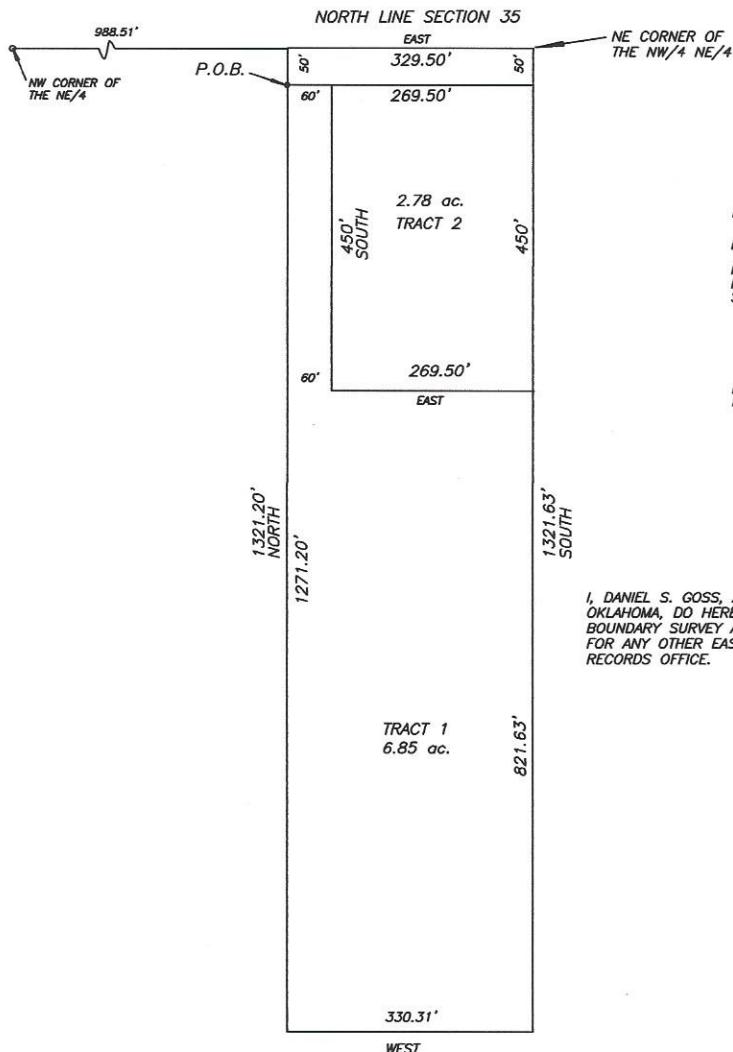


LEGEND

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- = FOUND MONUMENT

LEGAL DESCRIPTION, TRACT NO. 1

THE E/2 OF THE E/2 OF THE NW/4 OF THE NE/4 OF SECTION 36, T-18-N, R-14-E, OF THE 1B&M, TULSA COUNTY, STATE OF OKLAHOMA, LESS THE EAST 269.50 FEET OF THE SOUTH 450 FEET OF THE NORTH 500 FEET THEREOF AND CONTAINING 6.85 ACRES MORE OR LESS.



CERTIFICATE

I, DANIEL S. GOSS, A REGISTERED SURVEYOR BY THE STATE OF OKLAHOMA, DO HEREBY CERTIFY THAT THIS IS NOT A LAND OR BOUNDARY SURVEY AND THAT NO EFFORT WAS MADE TO RESEARCH FOR ANY OTHER EASEMENTS AT THE COUNTRY CLERK OR OTHER RECORDS OFFICE.



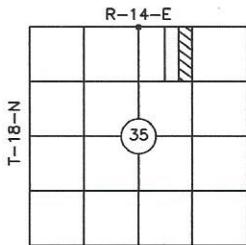
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EMAIL: SURVEY@DGOSSESURVEY.COM
C.A. NO. 3932 EXP. DATE: 6/30/24

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	DRAWN BY: JRD
	REVISED:



LOCATION MAP

COUNTY: TULSA

PLAT OF SURVEY FOR LOT SPLIT

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TRACT NO. 2



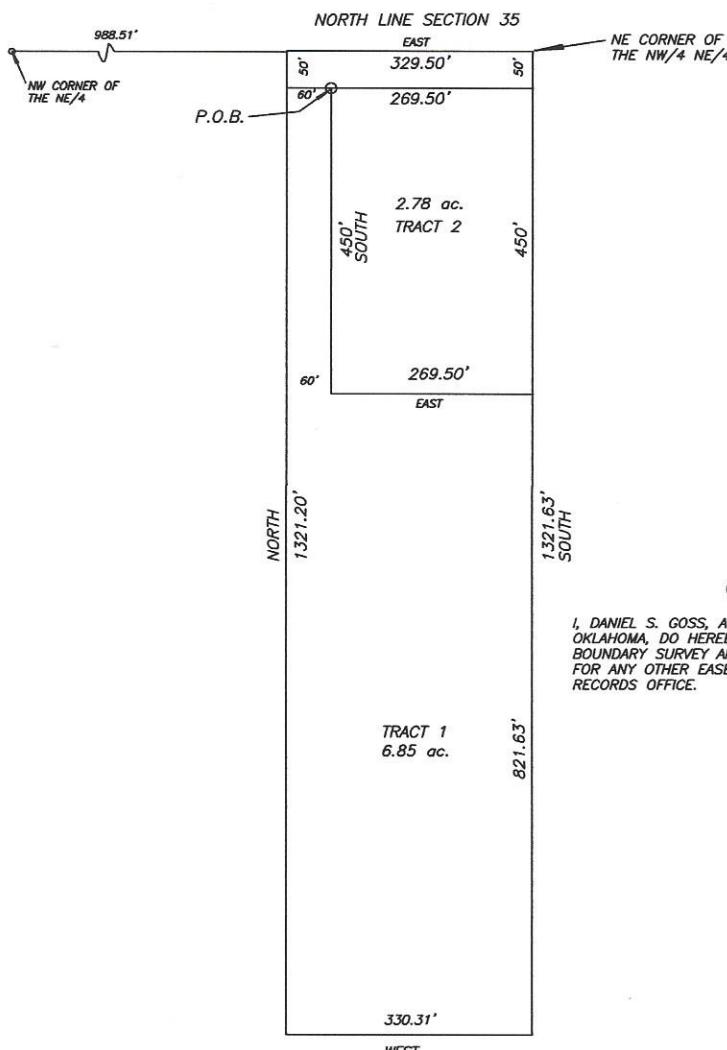
NO SCALE

LEGEND

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W/ SHINER LS1316
- = FOUND MONUMENT

LEGAL DESCRIPTION, TRACT NO. 2

THE EAST 269.50 FEET OF THE SOUTH 450 FEET OF THE
NORTH 500 FEET OF THE E/2 OF THE E/2 OF THE NW/4
OF THE NE/4 OF SECTION 35, T-18-N, R-14-E OF THE
IB&M, TULSA COUNTY, STATE OF OKLAHOMA AND CONTAINING
2.78 ACRES MORE OR LESS.

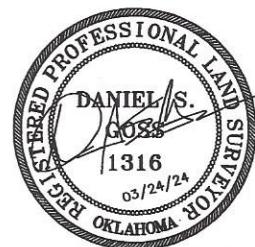


CERTIFICATE

I, DANIEL S. GOSS, A REGISTERED SURVEYOR BY THE STATE OF
OKLAHOMA, DO HEREBY CERTIFY THAT THIS IS NOT A LAND OR
BOUNDARY SURVEY AND THAT NO EFFORT WAS MADE TO RESEARCH
FOR ANY OTHER EASEMENTS AT THE COUNTRY CLERK OR OTHER
RECORDS OFFICE.

WITNESS MY HAND AND SEAL THIS 24 DAY OF MARCH, 2024

DANIEL S. GOSS P.L.S. NO. 1316, CA NO. 3932



NORTH

D. GOSS & ASSOCIATES
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C.A. NO. 3932 EXP. DATE: 6/30/24

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	REVISED:

Williams Property Description

Parent Tract:

A part of the NW/4 of the NE/4 of Section 35, T-18-N, R-14-E, Tulsa County, State of Oklahoma, being more particularly described as follows:

Beginning 988.51 feet east of the NW Corner of the NE/4; thence East to the NE Corner of the NE/4; thence East to the NE Corner of the NW/4 NE/4; thence South approximately 1321.63 feet; thence Westerly 330.31 feet; thence North 1321.20 feet to the point of beginning, less the north 50 feet thereof for road way purposes.

Tract No. 1

The E/2 of the E/2 of the NW/4 of the NE/4 of Section 35, T-18-N, R-14-E of the IB&M, Tulsa County, State of Oklahoma, less the East 269.50 feet of the South 450 feet of the North 500 feet thereof and containing 6.85 acres more or less

Tract No. 2

The East 269.50 feet of the South 450 feet of the North 500 feet of the E/2 of the E/2 of the NW/4 of the NE/4 of Section 35, T-18-N, R-14-E of the IB&M, Tulsa County, State of Oklahoma and containing 2.78 acres more or less.