

PLAT OF SURVEY

LEGAL DESCRIPTION OF PARENT TRACT:

THE EAST HALF (E 1/2) OF LOT THREE (3), BLOCK ONE (1), KENWOOD ACRES, AN ADDITION IN TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF LESS AND EXCEPT THE EAST 25 FEET THEREOF.

LEGAL DESCRIPTION OF TRACT A:

THE NORTH HALF (N 1/2) OF THE EAST HALF (E 1/2) OF LOT THREE (3), BLOCK ONE (1), KENWOOD ACRES, AN ADDITION IN TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF LESS AND EXCEPT THE EAST 25 FEET THEREOF.

LEGAL DESCRIPTION OF TRACT B:

THE SOUTH HALF (S 1/2) OF THE EAST HALF (E 1/2) OF LOT THREE (3), BLOCK ONE (1), KENWOOD ACRES, AN ADDITION IN TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF LESS AND EXCEPT THE EAST 25 FEET THEREOF.

ITEMS CORRESPONDING TO SCHEDULE B-II:

- 3
- Terms, conditions, provisions, covenants, restrictions, easements, limitations, and set back lines as shown on title in Plat No. 1417 of KENWOOD ACRES, recorded July 12, 1948, but deleting any covenant, condition or restriction indicating a preference, limitation, or discrimination based on race, color, religion, sex, handicap, familial status, or nationality which violate 42 U.S.C. §3604(c).
- 12
- Right of Way Easement Book 3873 Page 818
- 13
- Deed of Dedication Book 4142 Page 33

NOTES:

BASIS OF BEARING FOR THIS SURVEY IS ASSUMED. THE NORTH LINE OF LOT 3 BLOCK 1 IS ASSUMED TO HAVE A BEARING OF S 88°46'12" W

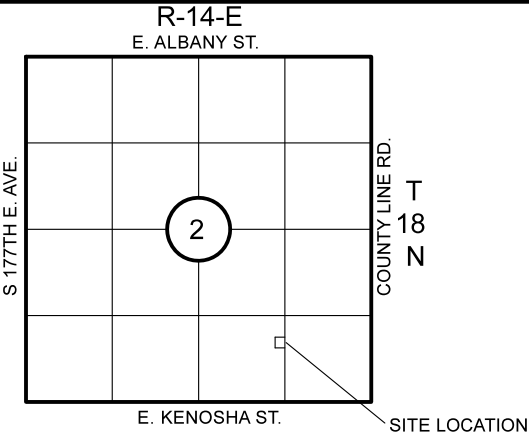
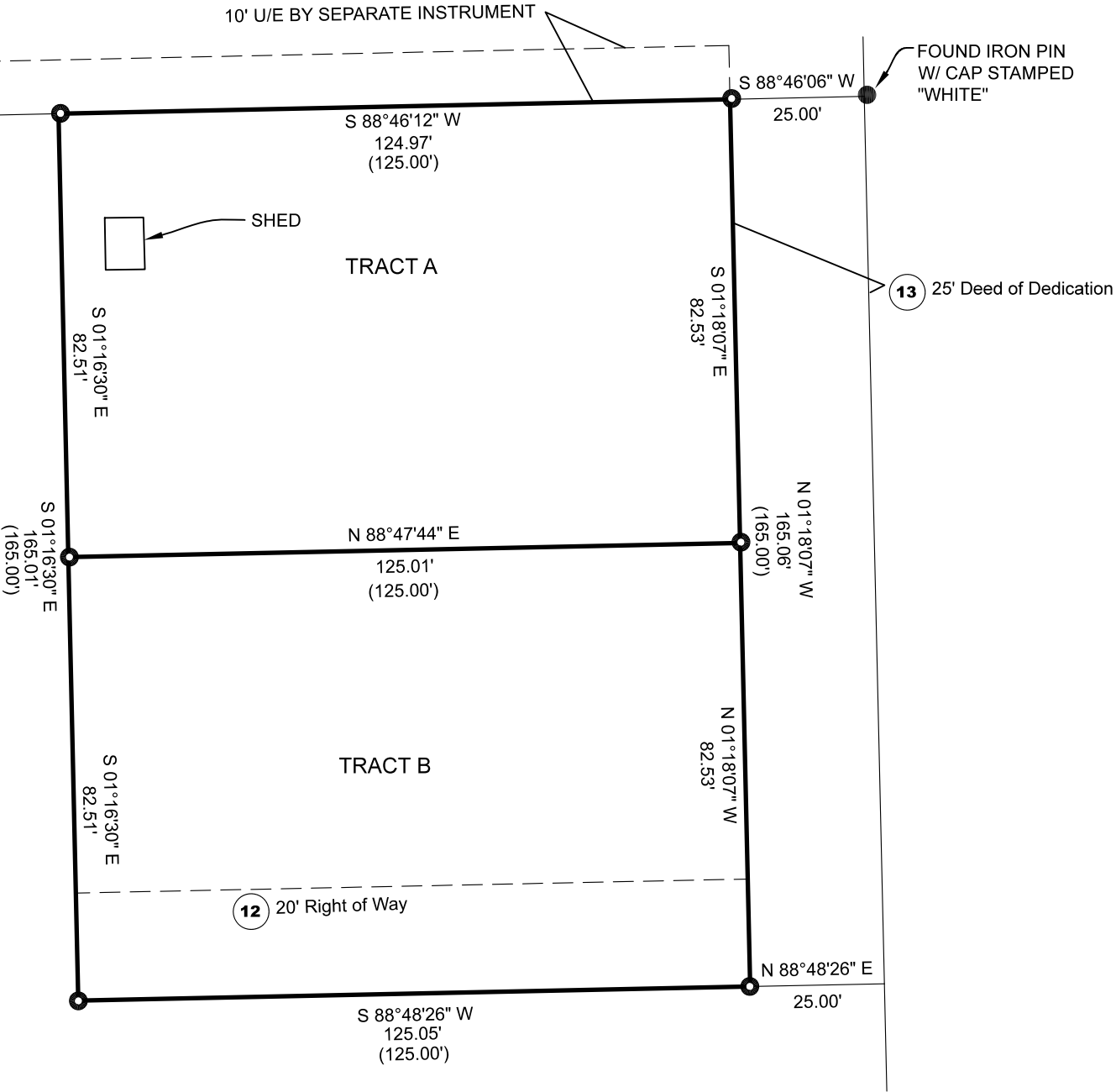
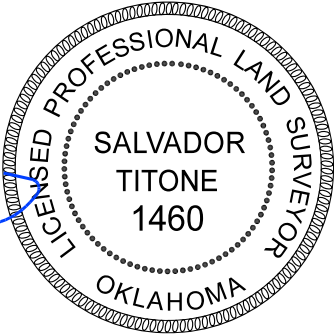
ALL UNITS ARE U.S. SURVEY FEET

CERTIFICATION:

I SALVADOR TITONE, PLS #1460, CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2020 MINIMUM STANDARD REQUIREMENTS AS SET FORTH BY THE OKLAHOMA BOARD OF LICENSURE FOR PROFESSIONAL SURVEYORS. ALL FIELD WORK WAS COMPLETED ON 06/30/2025.

BAKER SURVEYING, LLC
4677 SOUTH 83RD EAST AVENUE
TULSA, OKLAHOMA 74145
OKLAHOMA CA #5816 EXPIRES 6/30/2026
WWW.BAKER-SURVEYING.COM
(918) 271-5793

SIGNED: 06/30/2025



LEGEND

-
- MAG NAIL & WASHER SET
-
- FOUND MONUMENT
-



BOUNDARY SURVEY

THE EAST HALF (E 1/2) OF LOT THREE (3), BLOCK ONE (1), KENWOOD ACRES, AN ADDITION IN TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF LESS AND EXCEPT THE EAST 25 FEET THEREOF.

DATE: June 30, 2025
SCALE: 1"=30'
DWG BY: GB
CHECKED BY: ST
MAPPING PROJECTION: OK-NORTH
DRAWING #: 001
JOB #:

BAKER
SURVEYING, LLC
4677 SOUTH 83RD EAST AVE.
Tulsa, OK 74145
CA #5816 Expires 6/30/26

