

# EXHIBIT A1

## COVER SHEET

### (LOT CONSOLIDATION)

**INDEX:**

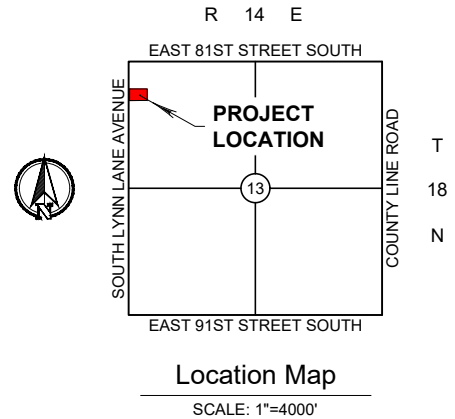
SHEET 1 EXHIBIT A: COVER SHEET  
SHEET 2 EXHIBIT A1: EXHIBIT OF LEGAL DESCRIPTION OF LOT CONSOLIDATION  
SHEET 3 EXHIBIT A2: LEGAL DESCRIPTION OF LOT CONSOLIDATION

**BASIS OF BEARINGS:**

N 88°44'16" E ALONG THE NORTH LINE OF LOT FOUR (4), BLOCK ONE (1), LYNN LANE PLAZA EAST, TULSA COUNTY, STATE OF OKLAHOMA.

**LEGEND:**

D/E - DRAINAGE EASEMENT  
MAE - MUTUAL ACCESS EASEMENT  
U/E - UTILITY EASEMENT



### Surveyor's Statement

I, ALBERT JONES III, CERTIFY THE ATTACHED LEGAL DESCRIPTION CLOSES IN ACCORD WITH EXISTING RECORDS, IS A TRUE REPRESENTATION OF THE LEGAL DESCRIPTION AS DESCRIBED, AND MEETS THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYING OF THE STATE OF OKLAHOMA.



ALBERT JONES III  
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PROFESSIONAL LAND SURVEYOR  
OKLAHOMA NO. 1580



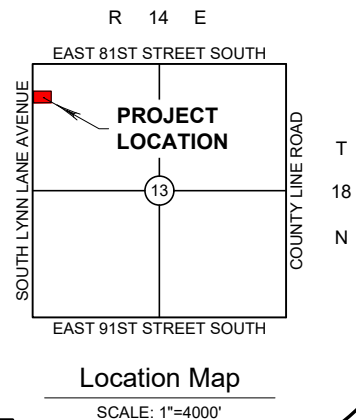
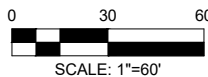
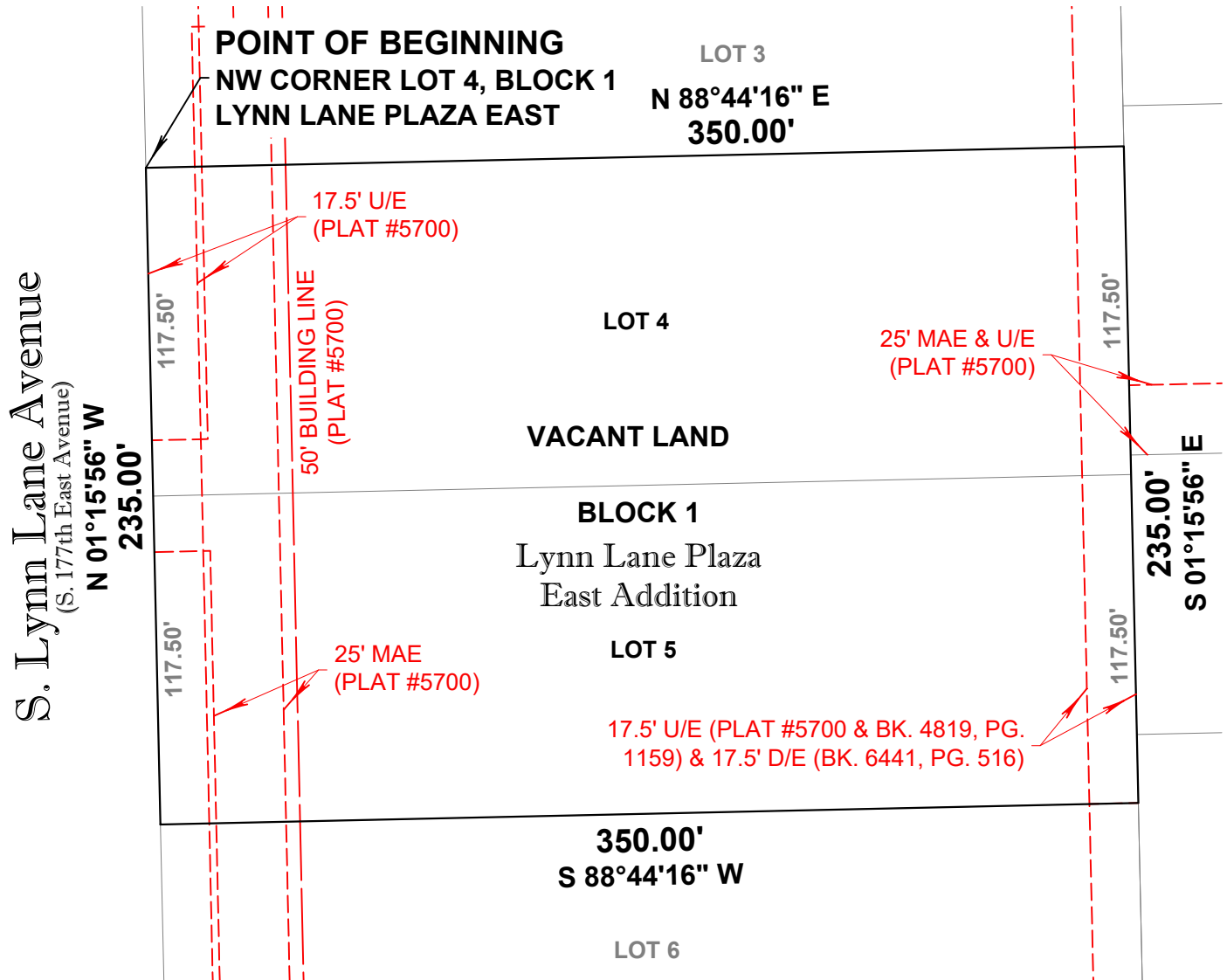
4.21.25

JOB NUMBER:	12958.30	FILE NUMBER:	1814.1344	SHEET:	1 OF 3
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# EXHIBIT A2

## EXHIBIT OF LEGAL DESCRIPTION

### (LOT CONSOLIDATION)



# EXHIBIT A3

## LEGAL DESCRIPTION

### (LOT CONSOLIDATION)

A PART OF BLOCK ONE (1), LYNN LANE PLAZA EAST TO THE CITY OF BROKEN ARROW, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER (NW/4) OF SECTION THIRTEEN (13), 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 FOUR (4) AND FIVE (5), BLOCK ONE (1), LYNN LANE PLAZA EAST TO THE CITY OF BROKEN ARROW, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF.

#### MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHWEST CORNER OF LOT FOUR (4), BLOCK ONE (1); THENCE N 88°44'16" E, ALONG THE NORTH LINE OF SAID LOT FOUR (4), A DISTANCE OF 350.00 FEET, TO A POINT BEING THE NORTHEAST CORNER OF SAID LOT FOUR (4); THENCE S 01°15'56" E, ALONG THE EAST LINE OF LOTS FOUR (4) & FIVE (5), A DISTANCE OF 235.00 FEET, TO A POINT BEING THE SOUTHEAST CORNER OF SAID LOT FIVE (5); THENCE S 88°44'16" W, ALONG THE SOUTH LINE OF SAID LOT FIVE (5), A DISTANCE OF 350.00 FEET, TO A POINT BEING THE SOUTHWEST CORNER OF SAID LOT FIVE (5); THENCE N 01°15'56" W, ALONG THE WEST LINE OF LOTS FOUR (4) & FIVE (5), A DISTANCE OF 235.00 FEET, **TO THE POINT OF BEGINNING.**

SAID TRACT OF LAND CONTAINING 82,250.00 SQUARE FEET / 1.89 ACRES.

THIS LEGAL DESCRIPTION WAS CREATED ON APRIL 21, 2025, BY ALBERT R. JONES III, OK PLS #1580, WITH THE BASIS OF BEARING BEING N 88°44'16" E, ALONG THE NORTH LINE OF LOT FOUR (4), BLOCK ONE (1), OF SAID LYNN LANE PLAZA EAST, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF.





**PARCEL MAPCHECK (CLOSURE) REPORT**

**Prepared by:** Austin Jones

**Date:** 4/21/2025 10:59 AM

**Parcel Name:** Combination Lots

**Description:** Lots 4 & 5, Block 1: Lynn Lane Plaza  
East

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**Point of Beginning:** North: 387875.4100' East: 2624910.6080'

**Segment #1 : Line**

Course: N88° 44' 15.62"E Length: 350.000'

North: 387883.1205' East: 2625260.5231'

**Segment #2 : Line**

Course: S01° 15' 56.17"E Length: 235.000'

North: 387648.1778' East: 2625265.7135'

**Segment #3 : Line**

Course: S88° 44' 15.62"W Length: 350.000'

North: 387640.4673' East: 2624915.7985'

**Segment #4 : Line**

Course: N01° 15' 56.17"W Length: 235.000'

North: 387875.4100' East: 2624910.6080'

**Perimeter:** 1170.0000' **Area:** 82,250.00 Sq. Ft. / 1.888 acres

**Error Closure:** 0.0000 **Course:** N 00° 00' 00.00" E

**Error North:** 0.00000 **East:** 0.00000

**Precision:** 1:1170000000.000