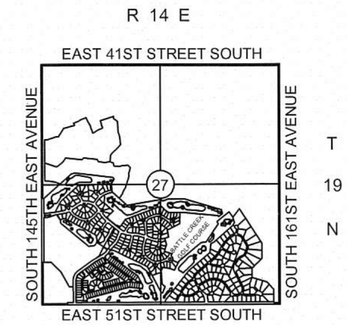
LOT SPLIT EXHIBIT



REGISTERED PROFESSIONAL SURVEYOR
SALVADOR TITONE
1460
OKLAHOMA

CITY OF BROKEN ARROW
APR 3 2017
RECEIVED

PAGE 1 OF 2

PATH: A:\19-14-27\WO -RIAD HABIB\Preliminary Drawings\
FILE: 12525-NEW-LOT-SPLIT-EXHIBITS.dwg
DATE: Feb 28, 2017 - 9:47AM

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1-800-522-6543

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1-800-522-6543

EXISTING UNDERGROUND LINES HAVE BEEN SHOWN TO THE EXTENT KNOWN

W S N E

0 10 20 40
SCALE: 1"=20'

PREPARED FOR: RIAD & SAJA HABIB /JAN & ALYSON GARRISON			
CHECKED BY:	ST	SCALE:	1"=20'
SURVEY BY:	N/A	DRAFTED BY:	DWM
SURVEY DATE:	N/A	JOB NUMBER:	12525
BOOK / PAGE:	FILE	FILE NUMBER:	1914.27

SALVADOR TITONE, LLC
HRAOK
ENGINEERS · SURVEYORS · PLANNERS
1913 WEST TACOMA - SUITE A
BROKEN ARROW, OKLAHOMA 74012
CA# 7505 EXPIRATION DATE: 06-30-2017
VOICE: (918) 258-3737
FAX: (918) 258-2554

LOT SPLIT EXHIBIT

LOT 10 DESCRIPTION

LOT TEN (10), BLOCK THREE (3), THE ESTATES AT SHENANDOAH, A SUBDIVISION IN THE CITY OF BROKEN ARROW, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF,

AND:

A TRACT OF LAND CONTAINED WITHIN LOT ELEVEN (11), BLOCK THREE (3), THE ESTATES AT SHENANDOAH, A SUBDIVISION IN THE CITY OF BROKEN ARROW, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT TEN (10), ALSO BEING THE SOUTHWEST CORNER OF SAID LOT ELEVEN (11); THENCE NORTH 5°25'30" EAST, ALONG THE WESTERLY LINE OF SAID LOT ELEVEN (11), A DISTANCE OF 44.00 FEET; THENCE SOUTH 84°34'30" EAST A DISTANCE OF 31.22 FEET; THENCE SOUTH 2°07'43" WEST A DISTANCE OF 43.60 FEET TO A POINT ON THE NORTH LINE OF SAID LOT TEN (10) AND THE SOUTH LINE OF SAID LOT ELEVEN (11); THENCE NORTH 85°22'21" WEST, ALONG THE COMMON LINE OF SAID LOTS TEN (10) AND ELEVEN (11), A DISTANCE OF 33.73 FEET TO THE POINT OF BEGINNING. CONTAINING 1421.22 SQUARE FEET, OR 0.03 OF AN ACRE,

LESS AND EXCEPT:

A TRACT OF LAND CONTAINED WITHIN LOT TEN (10), BLOCK THREE (3), THE ESTATES AT SHENANDOAH, A SUBDIVISION IN THE CITY OF BROKEN ARROW, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT TEN (10); THENCE SOUTH 85°22'21" EAST, ALONG THE NORTH LINE OF SAID LOT TEN (10) AND THE SOUTH LINE OF LOT ELEVEN (11), BLOCK THREE (3) OF SAID SUBDIVISION, A DISTANCE OF 57.51 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 85°22'21" EAST, CONTINUING ALONG THE

COMMON LINE OF SAID LOTS TEN (10) AND ELEVEN (11), A DISTANCE OF 23.61 FEET TO THE NORTHEAST CORNER OF SAID LOT TEN (10); THENCE SOUTH 22°16'07" EAST, ALONG THE NORTHEASTERLY LINE OF SAID LOT TEN (10) AND THE SOUTHWESTERLY LINE OF SAID LOT ELEVEN (11), A DISTANCE OF 53.88 FEET; THENCE SOUTH 83°39'14" WEST A DISTANCE OF 30.72 FEET; THENCE NORTH 8°29'27" WEST A DISTANCE OF 30.52 FEET; THENCE SOUTH 81°30'33" WEST A DISTANCE OF 5.13 FEET; THENCE NORTH 8°29'27" WEST A DISTANCE OF 26.02 FEET TO THE POINT OF BEGINNING. CONTAINING 1420.71 SQUARE FEET, OR 0.03 OF AN ACRE.

[redacted]

R 14 E

Legal Description

LOT TEN (10) BLOCK THREE (3), ADAMS ESTATES, AN ADDITION IN THE CITY OF TULSA, TULSA COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF (PLAT NO. 1237)

Surveyor's Statement

HRAOK AND I, SALVADOR TITONE, 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.

WITNESS MY HAND AND SEAL THIS XXND DAY OF XXXX 2017.

HRAOK

02/28/17

SALVADOR TITONE
PROFESSIONAL LAND SURVEYOR
OKLAHOMA NO. 1460

REGISTERED PROFESSIONAL SURVEYOR
SALVADOR TITONE
1460
OKLAHOMA

CITY OF BROKEN ARROW
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