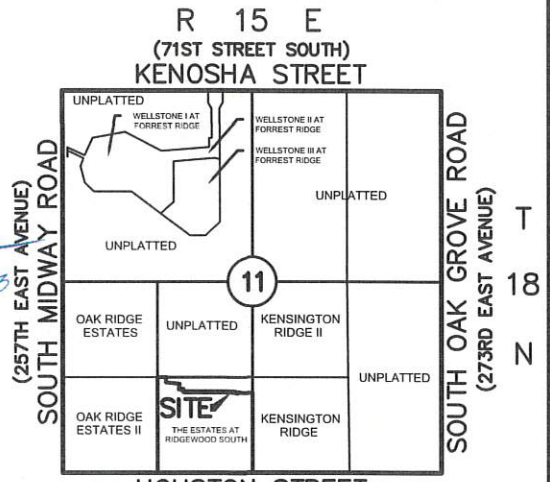


CURVE TABLE

CURVE ID	RADIUS (FT)	DELTA	LENGTH (FT)	CHORD BEARING	CHORD LENGTH (FT)
C1	475.00	007°26'33"	61.70	S05°00'41"W	61.66
C2	107.50	014°59'52"	28.14	S83°41'23"E	28.06
C3	192.40	022°19'46"	74.98	S80°01'36"E	74.51
C4	25.00	075°44'51"	33.05	S73°17'48"W	30.70
C5	175.00	022°21'32"	68.29	N80°00'32"W	67.86
C6	125.00	014°59'52"	32.72	N83°41'23"W	32.63
C7	25.00	086°45'49"	37.86	N32°48'33"W	34.34
C8	475.00	001°50'24"	15.25	N09°39'10"E	15.25



PROJECT NO: 019-34460
DRAWN BY: MAV
DATE: 08/29/2023

17.5' UTILITY EASEMENT

olsson
1717 South Boulder Ave
Suite 600
Tulsa, OK 74119
TEL 918.376.4294

EXHIBIT
1-1

EXHIBIT 'A'
17.5' Utility Easement
Legal Description

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE/4 SW/4) OF SECTION ELEVEN (11) IN TOWNSHIP EIGHTEEN (18) NORTH AND RANGE FIFTEEN (15) EAST OF THE INDIAN BASE AND MERIDIAN (I.B.&M.), ACCORDING TO THE U.S. GOVERNMENT SURVEY, THEREOF, WAGONER COUNTY, STATE OF OKLAHOMA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:


COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE/4) OF THE SOUTHWEST QUARTER (SW/4) OF SECTION 11, T-18-N, R-15-E, I.B.&M.;

THENCE ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER NORTH 01°25'11" WEST A DISTANCE OF 1357.74 FEET; THENCE LEAVING SAID WEST LINE SOUTH 89°48'50" EAST A DISTANCE OF 118.77 FEET; THENCE SOUTH 00°48'23" WEST A DISTANCE OF 67.32 FEET; THENCE SOUTH 84°56'55" EAST A DISTANCE OF 186.21 FEET TO A NON-TANGENT CURVE TO THE RIGHT; THENCE ALONG SAID CURVE TO THE RIGHT HAVING A RADIUS OF 475.00 FEET, AN ARC DISTANCE OF 61.70 FEET, A CHORD DISTANCE OF 61.66 FEET, AND A CHORD BEARING OF SOUTH 05°00'41" WEST TO THE **POINT OF BEGINNING**; THENCE SOUTH 78°59'12" EAST A DISTANCE OF 67.86 FEET; THENCE SOUTH 11°00'48" WEST A DISTANCE OF 22.00 FEET; THENCE SOUTH 77°42'09" EAST A DISTANCE OF 7.14 FEET TO A NON-TANGENT CURVE TO THE LEFT; THENCE ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 107.50 FEET, AN ARC DISTANCE OF 28.14 FEET, A CHORD DISTANCE OF 28.06 FEET, AND A CHORD BEARING OF SOUTH 83°41'23" EAST; THENCE NORTH 88°48'41" EAST A DISTANCE OF 640.94 FEET TO A TANGENT CURVE TO THE RIGHT; THENCE ALONG SAID CURVE TO THE RIGHT HAVING A RADIUS OF 192.40 FEET, AN ARC DISTANCE OF 74.98 FEET, A CHORD DISTANCE OF 74.51 FEET, AND A CHORD BEARING OF SOUTH 80°01'36" EAST; THENCE SOUTH 71°59'52" EAST A DISTANCE OF 24.41 FEET TO A NON-TANGENT CURVE TO THE RIGHT; THENCE ALONG SAID CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, AN ARC DISTANCE OF 33.05 FEET, A CHORD DISTANCE OF 30.70 FEET, AND A CHORD BEARING OF SOUTH 73°17'48" WEST TO A REVERSE CURVE TO THE LEFT; THENCE ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 175.00 FEET, AN ARC DISTANCE OF 68.29 FEET, A CHORD DISTANCE OF 67.86 FEET, AND A CHORD BEARING OF NORTH 80°00'32" WEST; THENCE SOUTH 88°48'41" WEST A DISTANCE OF 640.94 FEET TO A TANGENT CURVE TO THE RIGHT; THENCE ALONG SAID CURVE TO THE RIGHT HAVING A RADIUS OF 125.00 FEET, AN ARC DISTANCE OF 32.72 FEET, A CHORD DISTANCE OF 32.63 FEET, AND A CHORD BEARING OF NORTH 83°41'23" WEST TO A COMPOUND CURVE; THENCE ALONG SAID CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, AN ARC DISTANCE OF 37.86 FEET, A CHORD DISTANCE OF 34.34 FEET, AND A CHORD BEARING OF NORTH 32°48'33" WEST; THENCE NORTH 79°25'38" WEST A DISTANCE OF 50.00 FEET TO A NON-TANGENT CURVE TO THE LEFT; THENCE ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 475.00 FEET, AN ARC DISTANCE OF 15.25 FEET, A CHORD DISTANCE OF 15.25 FEET, AND A CHORD BEARING OF NORTH 09°39'10" EAST TO THE **POINT OF BEGINNING**, AND CONTAINING 14,760 SQUARE FEET OR 0.338 ACRES, MORE OR LESS.

Basis of Bearings:

BASIS OF BEARING IS THE OKLAHOMA STATE PLANE COORDINATE SYSTEM NAD 83 NORTH ZONE 3501 WITH THE WEST LINE OF THE SOUTHEAST QUARTER OF SOUTHWEST QUARTER SECTION 11 BEARING NORTH 01°25'11" WEST

I, Nicholas S. Schrader, a Professional Land Surveyor registered in the State of Oklahoma, hereby certify that the foregoing legal description closes in accordance with existing records and is a true representation of the real property as described and meets or exceeds the "Minimum Standards for Property Descriptions" as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors



 Nicholas S. Schrader Date 9/14/2023



OK PLS NO. 1898 - Expires January 31, 2025
 OK CA NO. 2483 - Expires June 30, 2025

PROJECT NO: 019-34460	17.5' UTILITY EASEMENT		EXHIBIT
DRAWN BY: MAV			1-2
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