

Exhibit "A.3"

Creek 51 Business Park

Utility Easement Description

Description

A TRACT OF LAND THAT IS A PART OF THE EAST HALF OF THE SOUTHEAST QUARTER (E/2 SE/4) OF SECTION EIGHTEEN (18), TOWNSHIP EIGHTEEN (18) NORTH, RANGE FIFTEEN (15) EAST OF THE INDIAN MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 18; THENCE SOUTH 1°25'10" EAST AND ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER FOR A DISTANCE OF 1548.40 FEET; THENCE SOUTH 88°34'50" WEST FOR A DISTANCE OF 619.79 FEET TO THE POINT OF BEGINNING.

THENCE SOUTH 15°57'48" EAST FOR A DISTANCE OF 24.88 FEET; THENCE SOUTH 46°12'46" WEST FOR A DISTANCE OF 243.20 FEET; THENCE SOUTH 43°51'25" WEST FOR A DISTANCE OF 478.76 FEET; THENCE NORTH 71°23'26" WEST FOR A DISTANCE OF 24.32 FEET; THENCE NORTH 43°51'25" EAST FOR A DISTANCE OF 489.58 FEET; THENCE NORTH 46°12'46" EAST FOR A DISTANCE OF 255.26 FEET, TO THE POINT OF BEGINNING.

SAID TRACT CONTAINS 16,134 SQUARE FEET OR 0.370 ACRES.

Basis of Bearing

THE BEARINGS SHOWN HEREON ARE BASED UPON THE OKLAHOMA STATE PLANE COORDINATE SYSTEM, NORTH ZONE (3501), NORTH AMERICAN DATUM 1983 (NAD83); SAID BEARINGS ARE BASED LOCALLY UPON FIELD-OBSERVED TIES TO THE FOLLOWING MONUMENTS:

- (1) BRASS CAP FOUND AT THE CENTER OF THE SECTION 18;
- (2) MAGNETIC NAIL FOUND AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER (SE/4) OF SECTION 18.

THE BEARING BETWEEN SAID MONUMENTS BEING NORTH 88°51'46" EAST



Certification

I, RONALD M. MCGILL, OF TANNER CONSULTING, LLC, CERTIFY THAT THE ATTACHED DESCRIPTION CLOSES IN ACCORD WITH EXISTING RECORDS, IS A TRUE REPRESENTATION OF THE REAL PROPERTY AS DESCRIBED, AND MEETS THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYING OF THE STATE OF OKLAHOMA.

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EXPIRATION DATE: 6/30/21