

Preliminary Plat
Washington Lane IV

A PART OF THE NW/4 OF SECTION 24, T-18-N, R-14-E
AN ADDITION TO THE CITY OF BROKEN ARROW, TULSA COUNTY, OKLAHOMA

P.U.D. No. 135A

ENGINEER

Independent Design
Consultants, LLC

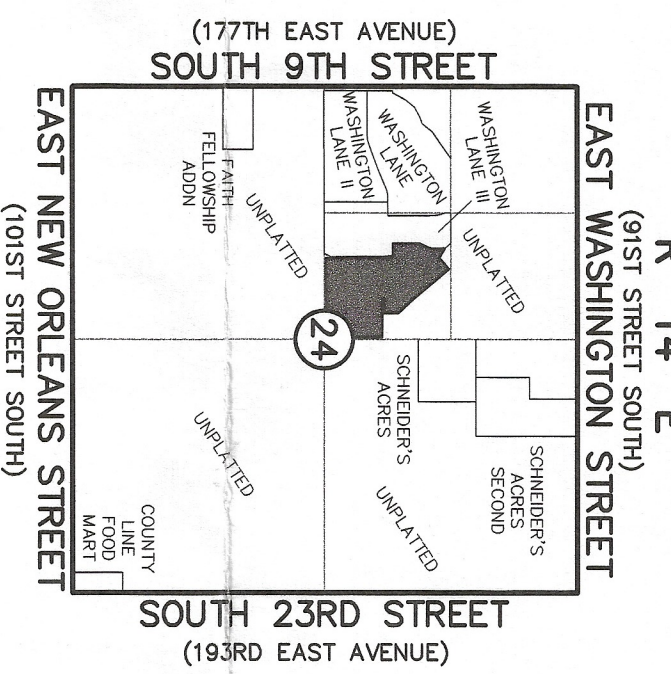
1520 West Dogwood Street
Rogers, Arkansas 72756
Phone: (479) 621-7837

Armory, LLC
4500 South Garnett Road
Suite 600
Tulsa, Oklahoma 74146
Phone: (918) 665-1900

SURVEYOR:
Benchmark Surveying &
Land Services, Inc.
P.O. Box 1078
Owasso, Oklahoma 74055
Phone: (918) 274-9081

Scale: 1"=50'

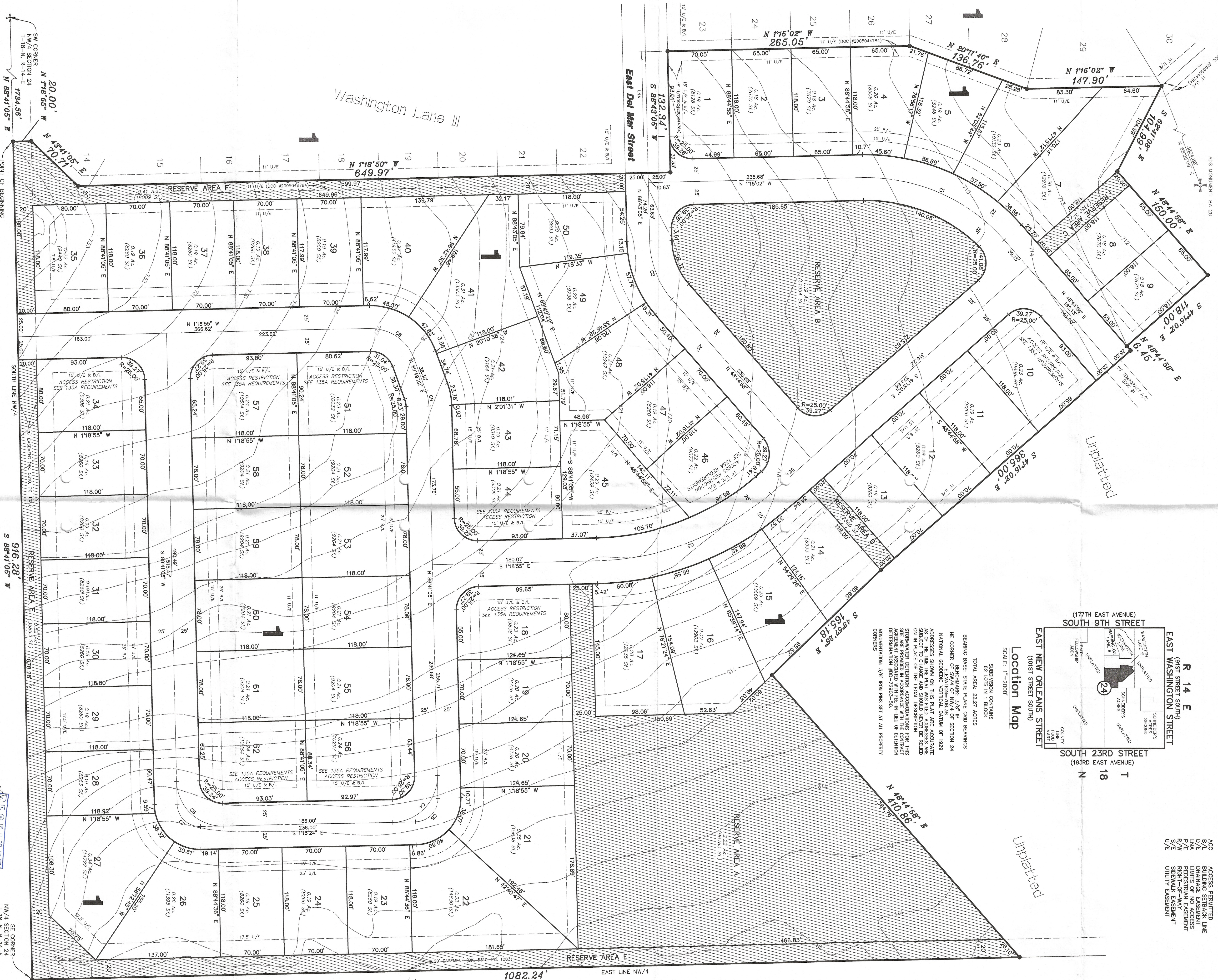
ACC	ACCESS PERMITTED
B/L	BUILDING SETBACK LINE
D/E	DRAINAGE EASEMENT
LNA	LIMITS OF NO ACCESS
P/E	PEDESTRIAN EASEMENT
R/W	RIGHT-OF-WAY
S/E	SIDEWALK EASEMENT
U/E	UTILITY EASEMENT



Location Map

SCALE: 1"=2000'

CONCRETE/PAVEMENT: 3/8" IRON PINS SET AT ALL PROPER
SPACINGS
SUBDIVISION CONTAINS
62 LOTS IN 1 BLOCK
TOTAL AREA: 22.27 ACRES
BEARING BASE: STATE PLANE GRID BEARINGS
NE CORNER OF SW1/4 OF NW1/4 OF SECTION 24
ELEVATION: 706.38
NATIONAL GEOGRAPHIC GRID DATUM OF 1929
ADDRESSES SHOWN ON THIS PLAT ARE ACCORD-
ING TO THE DATA SUBMITTED BY THE APPLICANT
AND ARE NOT TO BE CONSIDERED AS A GUARANTEE
OR IN PLACE OF THE LEGAL DESCRIPTION.
STORMWATER DETENTION ACCOMMODATIONS FOR THE
SITE ARE PROVIDED IN ACCORDANCE WITH THE CONTRA-
RY TO THE CITY OF DENVER, COLORADO, DEPARTMENT
OF PUBLIC WORKS, DIVISION OF DETENTION
DESIGNATION NO. 2007-22003-1501



Legal Description

A TRACT OF LAND THAT IS PART OF THE NORTHWEST QUARTER (NW ¼) OF SECTION 24, TOWNSHIP 18 NORTH, RANGE 14 EAST OF THE 18TH M., TULSA COUNTY, OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FROM THE SOUTHWEST CORNER OF SAID NW ¼ OF SECTION 24, THENCE N 89°11'05" E ALONG THE SOUTH LINE OF SAID NW ¼ A DISTANCE OF 1734.95 FEET TO THE POINT OF BEGINNING BEING THE SOUTHWEST CORNER OF WASHINGTON LANE, ADDITION TO THE CITY OF BROKEN ARROW, TULSA COUNTY, OKLAHOMA; ACCORDING TO THE RECORDED PLAT THEREOF (MCHS FILED); THENCE N 17°55' E ALONG THE EASTELY BOUNDARY OF SAID WASHINGTON LANE, ADDITION TO THE CITY OF BROKEN ARROW, TULSA COUNTY, OKLAHOMA, A DISTANCE OF 132.64 FEET TO A DISTANCE OF 265.05 FEET; THENCE N 20°40' E A DISTANCE OF 156.76 FEET; THENCE N 15°02' W A DISTANCE OF 147.80 FEET; THENCE S 62°14'05" E (NO LONGER ALONG SAID EASTELY BOUNDARY OF WASHINGTON LANE) A DISTANCE OF 104.99 FEET; THENCE N 48°44'35" E A DISTANCE OF 150.00 FEET; THENCE S 41°10'02" E A DISTANCE OF 118.00 FEET; THENCE N 48°44'58" E A DISTANCE OF 104.99 FEET TO THE POINT OF BEGINNING.

OR, COMMENCING FROM THE WEST LINE OF SAID NW ¼ OF SECTION 24, THENCE S 15°24' E A DISTANCE OF 1082.24 FEET TO THE SOUTHEAST CORNER OF A1036 FEET TO THE EAST LINE OF SAID NW ¼ OF SECTION 24, THENCE S 15°24' E A DISTANCE OF 916.28 FEET TO THE POINT OF BEGINNING.

Curve Information

CURVE #	LENGTH	DELTA	RADIUS	CHORD	BEARING
C1	174.557	50.000 007	200.007	66.835	N 25.944 395° E
C2	69.795	39.958 077	100.007	60.650	N 69.844 071° E
C3	208.107	39.958 087	300.007	200.889	S 17.168 585° E
C4	78.849	39.958 087	50.007	70.735	S 46.117 017° E
C5	38.400	80.003 507	25.007	35.327	S 46.117 017° E
C6	79.895	80.003 507	50.007	70.637	S 42.924 507° W
C7	39.247	89.956 307	26.507	35.342	S 42.924 507° W
C8	62.046	77.081 477	50.007	58.137	N 59.715 144° E
C9	16.466	18.915 437	50.007	16.339	N 79.515 144° E

APPROVED _____ by the City
Council of the City of Broken Arrow,
Oklahoma.

Mayer

Attest: City Clerk

CASE # _____
 INCIDENT # _____
 Washington Lane IV
 June 14, 2005

SHEET 1 of 1