

DRAFT FINAL PLAT

PUD-836

Oakmont Estates

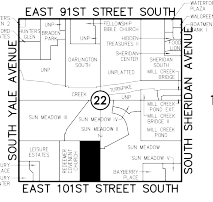
PART OF THE SOUTHWEST QUARTER (SW/4) OF SECTION TWENTY-TWO (22) TOWNSHIP EIGHTEEN (18) NORTH, RANGE THIRTEEN (13) EAST OF THE INDIAN MERIDIAN A SUBDIVISION WITHIN THE CITY OF TULSA, TULSA COUNTY, OKLAHOMA

OWNER:
101st & Hudson, LLC

SURVEYOR/ENGINEER:
Tanner Consulting L.L.C.

DAN E. TANNER, P.L.S. NO. 1435
OK CA NO. 2661, EXPIRES 6/30/2017
Email: det@tannerconsulting.com
5323 South Lewis Avenue
Tulsa, Oklahoma 74105
Phone: (918)745-9929

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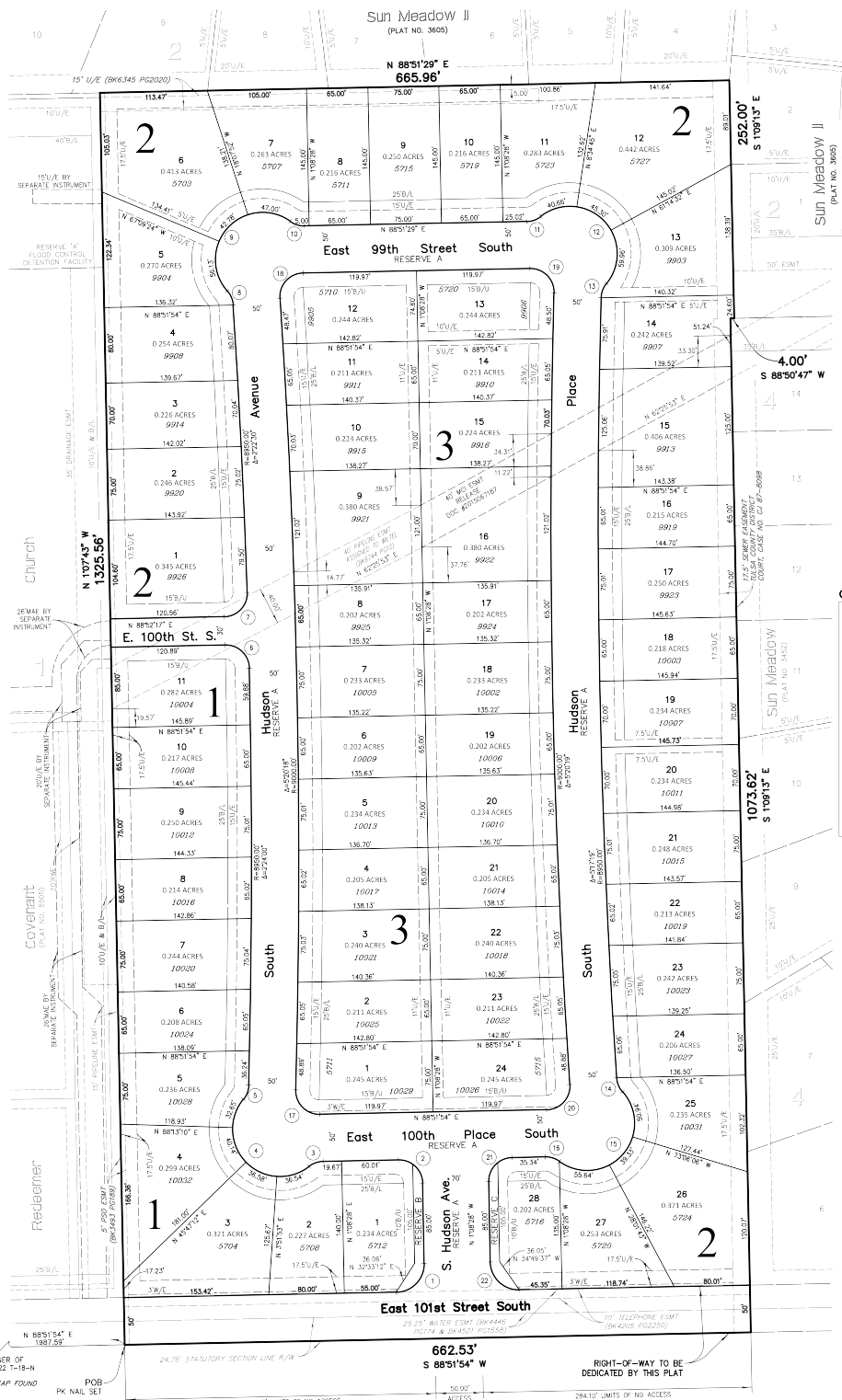
Location Map

SIXTY-THREE (63) LOTS
IN THREE (3) BLOCKS
AND THREE (3) RESERVES
GROSS SUBDIVISION AREA: 20.18 ACRES

FINAL PLAT ENDORSEMENT OF APPROVAL	
Tulsa Metropolitan Area Planning Commission	
Approval Date:	
TANNER/COGO	
CITY ENGINEER	
Council of the City of Tulsa, Oklahoma	
Approval Date:	
CHAIRMAN	
MAYOR	
ATTTEST CITY CLERK	
CITY ATTORNEY	

The approval of this final plat will expire one year from the date of City Council approval if not filed in the Office of the County Clerk before that date.

- LEGEND
- BL BUILDING LINE
 - BU BUILDING LINE & UTILITY EASEMENT
 - F/R FENCE EASEMENT
 - BP/BK PAGE BOOK & PAGE
 - POB POINT OF BEGINNING
 - POC POINT OF COMMENCEMENT
 - CL CENTERLINE
 - DOC DOCUMENT
 - LSM LAKESIDE
 - UNA UNLAWFUL
 - RES RESERVE
 - RES RIGHT-OF-WAY
 - R/W RESTRICTED WATERLINE EASEMENT
 - MSW MEDICAL EASEMENT
 - SEF INSTR SEPARATE INSTRUMENT
 - UTE UTILITY EASEMENT
 - W/E WALL EASEMENT



Curve Table

CURVE	LENGTH	RADIUS	DELTA (Δ)	CHORD BRG	CHORDS
1	47.13	30.00	90°00'21"	N48°51'43"E	42.49
2	39.27	25.00	89°59'38"	N48°51'17"W	35.35
3	16.09	25.00	35°52'11"	N70°25'49"E	15.81
4	145.80	50.00	167°11'40"	N44°12'27"W	99.38
5	16.44	25.00	37°41'11"	N20°20'27"E	16.15
6	39.37	25.00	90°13'54"	N46°09'45"W	35.43
7	39.29	25.00	89°30'31"	N43°23'27"E	35.23
8	148.92	50.00	167°12'00"	N42°07'48"E	99.38
9	148.91	50.00	167°12'04"	N42°07'39"E	99.38
10	16.09	25.00	35°52'12"	N72°42'25"W	15.81
11	16.09	25.00	35°52'12"	N70°25'49"E	15.81
12	148.91	50.00	167°12'12"	N44°12'37"W	99.38
13	16.44	25.00	37°41'17"	N20°20'50"E	16.15
14	16.45	25.00	37°41'21"	N21°37'40"W	16.15
15	148.92	50.00	167°12'00"	N42°07'48"E	99.38
16	16.09	25.00	35°52'11"	N72°42'00"W	15.81
17	40.43	25.00	92°39'47"	N44°48'12"W	36.17
18	40.43	25.00	92°40'06"	N42°21'12"E	36.17
19	40.43	25.00	92°40'13"	N44°48'25"W	36.17
20	40.44	25.00	92°40'32"	N42°31'38"E	36.17
21	39.27	25.00	90°00'21"	N48°51'43"E	35.35
22	47.12	30.00	89°59'38"	N48°08'17"W	42.47

Notes:

- THIS PLAT MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.
- ALL PROPERTY CORNERS ARE SET 30" FROM REBAR WITH YELLOW CAP STAMPED "TANNER 1435" UNLESS OTHERWISE NOTED.
- THE BEARINGS SHOWN HEREON ARE BASED UPON THE OKLAHOMA STATE PLANE COORDINATE SYSTEM, NORTH ZONE (3501), NORTH AMERICAN DATUM (NAD83).
- ADDRESSES SHOWN ON THIS PLAT ARE ACCURATE AT THE TIME THE PLAT WAS FILED. ADDRESSES ARE SUBJECT TO CHANGE AND SHOULD BE RELIED ON IN PLACE OF THE LEGAL DESCRIPTION.
- ACCESS AT THE TIME OF PLAT WAS PROVIDED BY EAST 101ST STREET SOUTH, A PUBLIC STREET.