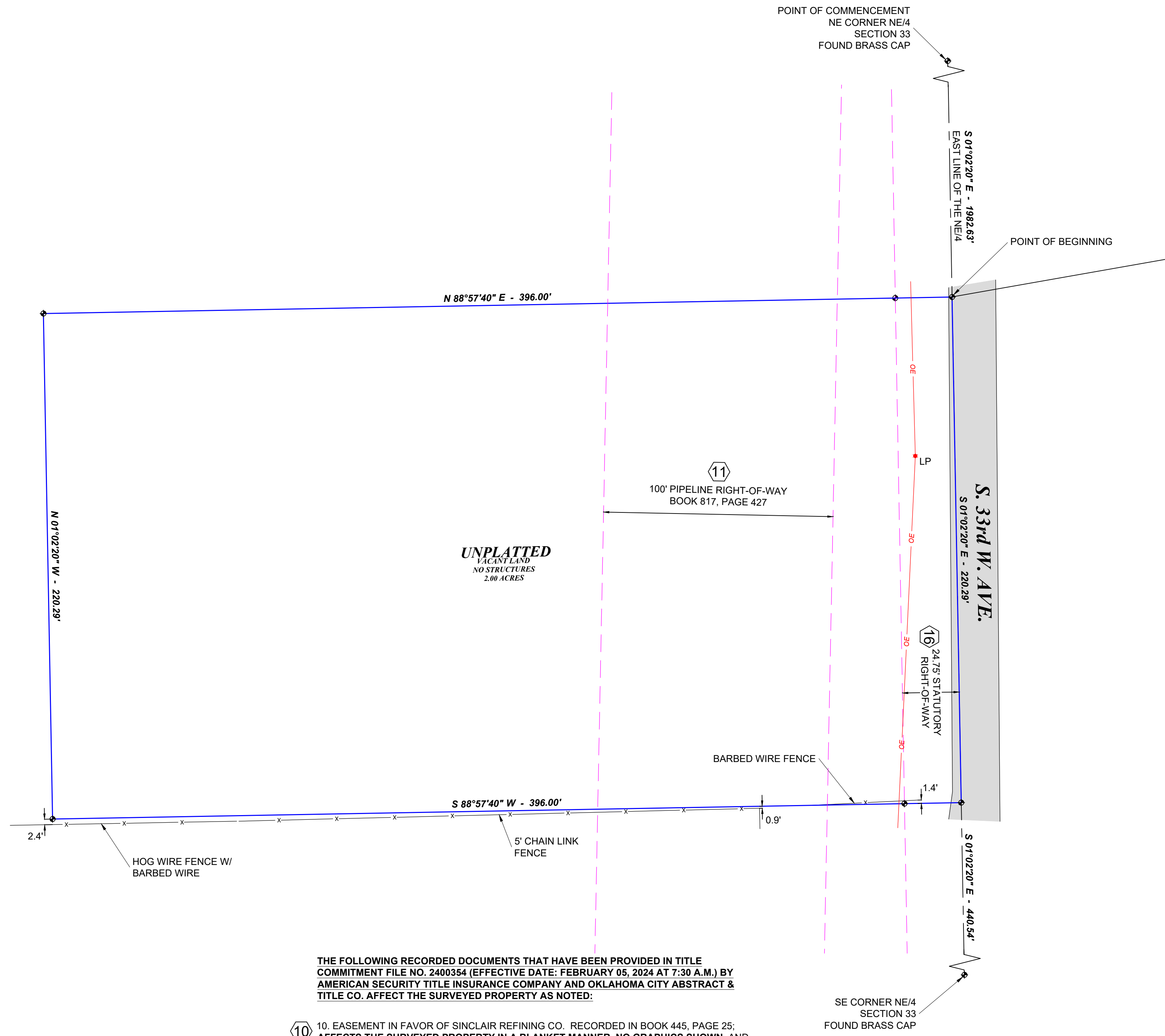
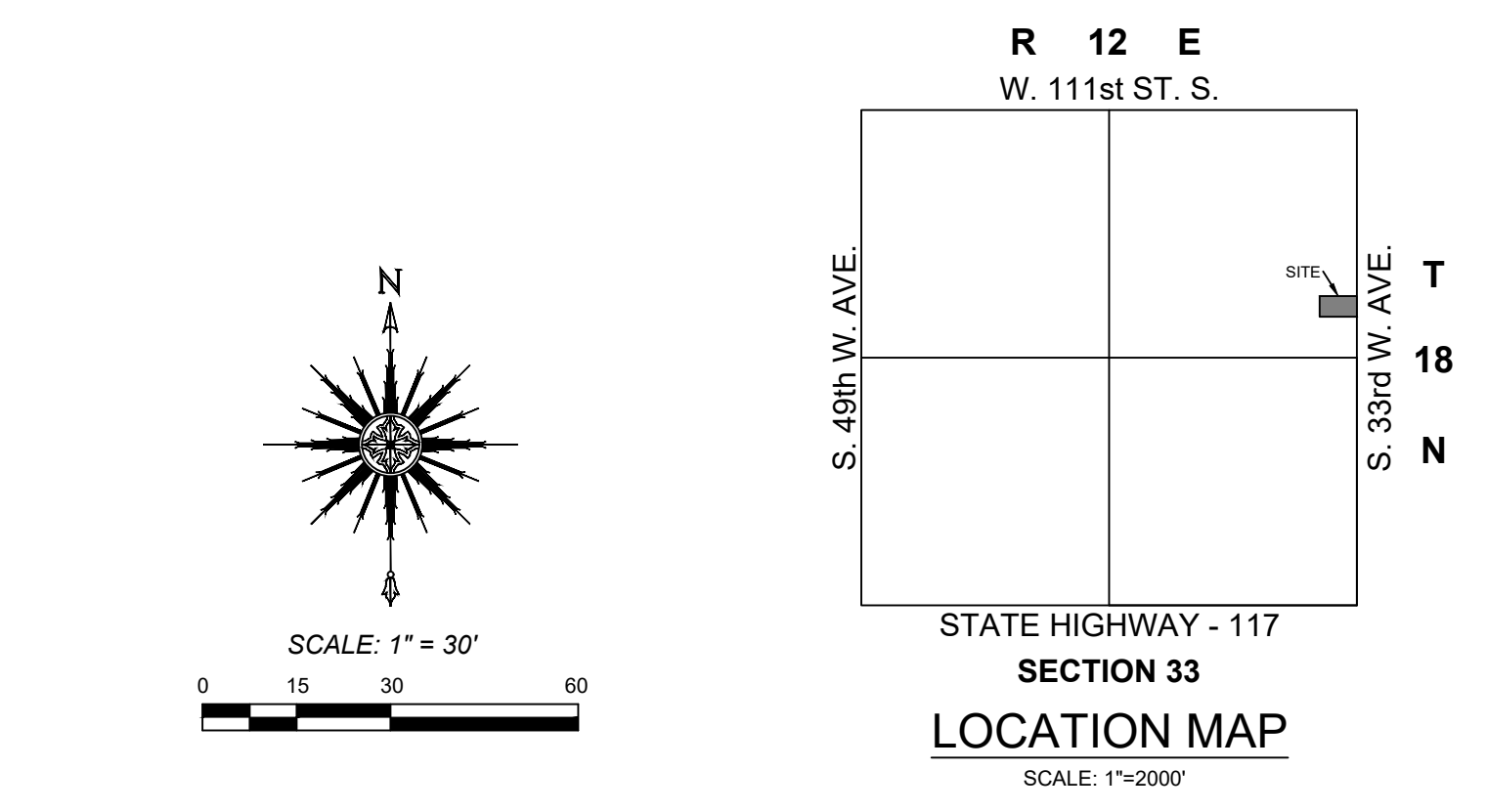


LEGEND

- AC = AIR CONDITIONER
- AD = AREA INLET
- ASP = AUTO SPRINKLER
- BC = BOTTOM OF CURB
- B/L = BUILDING LINE
- BM = BENCHMARK
- BWF = BARBED WIRE FENCE
- CATV = CABLE TV PEDESTAL
- CL = CENTERLINE
- CLB = CLIMB BARRIER
- CLF = CHAIN LINK FENCE
- CO = CLEAN OUT
- CPS = COX POWER SUPPLY
- CMP = CORRUGATED METAL PIPE
- CPP = CORRUGATED PLASTIC PIPE
- DGDI = DOUBLE GRATE DROP INLET
- DIP = DUCTILE IRON PIPE
- EM = ELECTRIC METER
- EO = ELECTRIC OUTLET
- EPED = ELECTRIC PEDESTAL
- ET = ELECTRIC TRANSFORMER
- FF = FINISH FLOOR
- FG = FINISH GRADE
- FH = FIRE HYDRANT
- FP = FLAG POLE
- FL = FLOWLINE
- GM = GAS METER
- GR = GAS REGULATOR
- GV = GAS VALVE
- GL = GROUND LIGHT
- GP = GUARD POST
- GUY = GUY ANCHOR
- HDWL = HEADWALL
- HPP = HIGH POWER POLE
- HPS = HANDICAP PARKING SIGN
- HWF = HOG WIRE FENCE
- ICV = IRRIGATION CONTROL VALVE
- I.P. = IRON PIN
- (L) = PER LEGAL DESCRIPTION
- LP = LIGHT POLE
- (M) = MEASURED DATA
- MB = MAILBOX
- MRK = UTILITY MARKER
- MW = MONITORING WELL
- (P) = PER PLAT
- P/E = PIPELINE EASEMENT
- PLF = PLASTIC FENCE
- PM = PARKING METER
- PP = POWER POLE
- PPD = POWER POLE W/ DROP SERVICE
- PPDT = POWER POLE W/ DROP & TRANSFORMER
- PPLT = POWER POLE W/ LIGHT & TRANSFORMER
- PPM = POWER POLE W/ ELECTRIC METER
- PPNS = POWER POLE / NO SERVICE
- PPT = POWER POLE W/ TRANSFORMER
- RCB = REINFORCED CONCRETE BOX
- RCP = REINFORCED CONCRETE PIPE
- RD = ROOF DRAIN
- ROW = RIGHT-OF-WAY
- SSLH = SANITARY SEWER LAMP HOLE
- SSMH = SANITARY SEWER MANHOLE
- S/B = SETBACK
- SGDI = SINGLE GRATE DROP INLET
- SH = SPRINKLER HEAD
- SP = SIGN POST
- STMH = STORM SEWER MANHOLE
- STJB = STORM SEWER JUNCTION BOX
- TM = TELEPHONE MANHOLE
- TPED = TELEPHONE PEDESTAL
- TC = TOP OF CURB
- TD = TOP OF DECK
- TG = TOP OF GRATE
- TH = THRESHOLD
- TR = TOP OF RIM
- TS = TRAFFIC SIGN
- TSLP = TRAFFIC SIGNAL LIGHT POLE
- TSPB = TRAFFIC SIGNAL PULL BOX
- TSMH = TRAFFIC SIGNAL MANHOLE
- TVLT = TELEPHONE VAULT
- TW = TOP OF WALL
- U/E = UTILITY EASEMENT
- UM = UTILITY MARKER
- VP = VENT PIPE
- WF = WATER FAUCET
- WM = WATER METER
- WSE = WATER SURFACE ELEVATION
- WV = WATER VALVE
- WDF = WOOD FENCE
- (Z) = ZONING
- |—|—| = CENTERLINE
- x—x—x = FENCE LINE
- OC— = OVERHEAD COMMUNICATION
- OE— = OVERHEAD ELECTRIC
- SS— = SANITARY SEWER
- ST— = STORM SEWER
- TOP/TOE— = TOP/TOE OF GROUND SLOPE
- UC— = UNDERGROUND COMMUNICATION
- UE— = UNDERGROUND ELECTRIC
- UG— = UNDERGROUND GAS
- UT— = UNDERGROUND TELEPHONE
- WL— = WATERLINE



- THE FOLLOWING RECORDED DOCUMENTS THAT HAVE BEEN PROVIDED IN TITLE COMMITMENT FILE NO. 2400354 (EFFECTIVE DATE: FEBRUARY 05, 2024 AT 7:30 A.M.) BY AMERICAN SECURITY TITLE INSURANCE COMPANY AND OKLAHOMA CITY ABSTRACT & TITLE CO. AFFECT THE SURVEYED PROPERTY AS NOTED:
- 10. EASEMENT IN FAVOR OF SINCLAIR REFINING CO. RECORDED IN BOOK 445, PAGE 25; AFFECTS THE SURVEYED PROPERTY IN A BLANKET MANNER, NO GRAPHICS SHOWN. AND BOOK 446, PAGE 294. PARTIAL RELEASE RECORDED IN BOOK 228, PAGE 558. DOES NOT AFFECT.
 - 11. EASEMENT IN FAVOR OF GULF OIL CORPORATION RECORDED IN BOOK 817, PAGE 427. 100' WIDE RIGHT-OF-WAY AFFECTS THE SURVEYED PROPERTY AS SHOWN HEREON. NO PIPELINE MARKERS OR RIGHT OF WAY CLEARING OBSERVED ON SITE.
 - 12. EASEMENT IN FAVOR OF EXPLORER PIPELINE CO. RECORDED IN BOOK 1095, PAGE 430. DOES NOT AFFECT, LIES NORTHWEST OF THE SURVEYED PROPERTY.
 - 13. EASEMENT IN FAVOR OF CREEK COUNTY RURAL WATER DISTRICT NO. 2 RECORDED IN BOOK 37, PAGE 584. NO DOCUMENT PROVIDED OR OBTAINABLE VIA COUNTY CLERK ON-LINE PORTAL.
 - 14. CONVEYANCE OF RIGHT OF WAYS RECORDED IN BOOK 12, PAGE 315. NO DOCUMENT PROVIDED OR OBTAINABLE VIA COUNTY CLERK ON-LINE PORTAL.
 - 15. ASSIGNMENT OF EASEMENTS RECORDED IN BOOK 381, PAGE 320. DOES NOT AFFECT, LIES NORTHWEST OF THE SURVEYED PROPERTY.
 - 16. STATUTORY RIGHT OF WAY IN FAVOR OF THE STATE OF OKLAHOMA, ALONG ALL SECTION LINES. AFFECTS THE EASTERLY 24.75' OF THE SURVEYED PROPERTY AS SHOWN HEREON.



LEGAL DESCRIPTION - AS PROVIDED - WD BK. 1483, PG. 49
 A TRACT OF LAND IN THE SOUTHEAST QUARTER (SE/4) OF THE NORTHEAST QUARTER (NE/4) OF SECTION 33, TOWNSHIP 18 NORTH, RANGE 12 EAST OF THE INDIAN BASE AND MERIDIAN, CREEK COUNTY, STATE OF OKLAHOMA ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, DESCRIBED AS: BEGINNING AT A POINT 1962.83 FEET SOUTH OF THE NORTHEAST CORNER OF SAID SECTION 33; THENCE WEST 396 FEET; THENCE SOUTH 220.29 FEET; THENCE EAST 396 FEET; THENCE NORTH ALONG THE SECTION LINE 220.29 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S NOTES
 PREPARED FOR: STEPHEN HALL
 PARCEL ID: 190016284, SAPULPA, CREEK COUNTY, OK 74066
 BEARINGS ARE BASED UPON THE OKLAHOMA STATE PLANE COORDINATE SYSTEM, (3501 OK N), NORTH AMERICAN DATUM 1983 (NAD83).
 EASEMENTS PROVIDED IN TITLE COMMITMENT BY AMERICAN SECURITY TITLE INSURANCE COMPANY AND OKLAHOMA CITY ABSTRACT & TITLE CO. ARE SHOWN OR NOTED HEREON. EASEMENTS MAY EXIST THAT ARE NOT SHOWN.
 REFER TO CURRENT ZONING FOR NEW CONSTRUCTION GUIDELINES.
 = SET 3/8" IRON PIN W/ GREEN "FRITZ CA5848" CAP OR MAG NAIL W/ "FRITZ CA5848" WASHER AT ALL CORNERS UNLESS OTHERWISE NOTED OR SHOWN HEREON.
 GROSS LAND AREA: 87,234.8 SQ. FEET OR 2.00 ACRES
 WE HAVE EXAMINED A MAP BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP, CREEK COUNTY, OKLAHOMA, UNINCORPORATED AREAS, COMMUNITY PANEL NO. 40037C0310D - MAY 17, 2009, WHICH INDICATES THE SUBJECT PROPERTY TO BE WITHIN UNSHADED ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).
 LAST SITE VISIT: MAY 10, 2024.
 UNDERGROUND UTILITIES SHOWN HEREON WERE DERIVED FROM OBSERVABLE FIELD EVIDENCE. ALL UTILITIES MAY NOT BE SHOWN - CALL OKIE 1-800-522-6543!
 ADJOINING PROPERTIES HAVE EVIDENCE OF A GAS SERVICE LINE, TELEPHONE/CABLE LINES AND POSSIBLY A WATER LINE RUNNING ALONG THE ROAD. SUBJECT PROPERTY IS NOT CURRENTLY BEING MAINTAINED, INFRASTRUCTURE FEATURES MAY NOT HAVE BEEN VISIBLE.

CERTIFICATE OF SURVEY
 FRITZ LAND SURVEYING, LLC AND THE UNDERSIGNED PROFESSIONAL LAND SURVEYOR, UNDER CERTIFICATE OF AUTHORIZATION CA #5848, DO HEREBY STATE THAT THIS PLAT OF SURVEY IS A TRUE AND ACCURATE REPRESENTATION OF THE SURVEY MADE ON THE GROUND AND OF THE FACTS AS FOUND AT THE TIME OF THE SURVEY AND THAT THIS PLAT MEETS OR EXCEEDS THE MINIMUM TECHNICAL STANDARDS ADOPTED BY THE OKLAHOMA STATE BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.
 WITNESS MY HAND AND SEAL THIS 16th DAY OF MAY, 2024.
 ANDY FRITZ, PLS
 OK LIC. 1694
 CA #5848



PLAT OF SURVEY		
PART OF THE NE/4 OF SEC.33, T18N, R12E		
PARCEL ID: 190016284, SAPULPA, CREEK COUNTY, OK 74066		
SURVEY: DCH	DATE: 05.10.2024	PREPARED BY: FRITZ LAND SURVEYING, LLC
DRAFT: RLL	DATE: 05.13.2024	524 E. MAIN ST., JENKS, OK 74037
APPROVED: PLS	DATE: 05.16.2024	PH: 918-528-5121
REV:	PROJECT NO.: 24178	FRITZLANDSURVEYING@GMAIL.COM
		C.A. # 5848 EXPIRES: 6-30-2024

