

# Final Plat NEW BEDFORD III

A TRACT OF LAND IN E/2 OF SECTION 30, T-19-N, R-15-E  
WAGONER COUNTY, OKLAHOMA

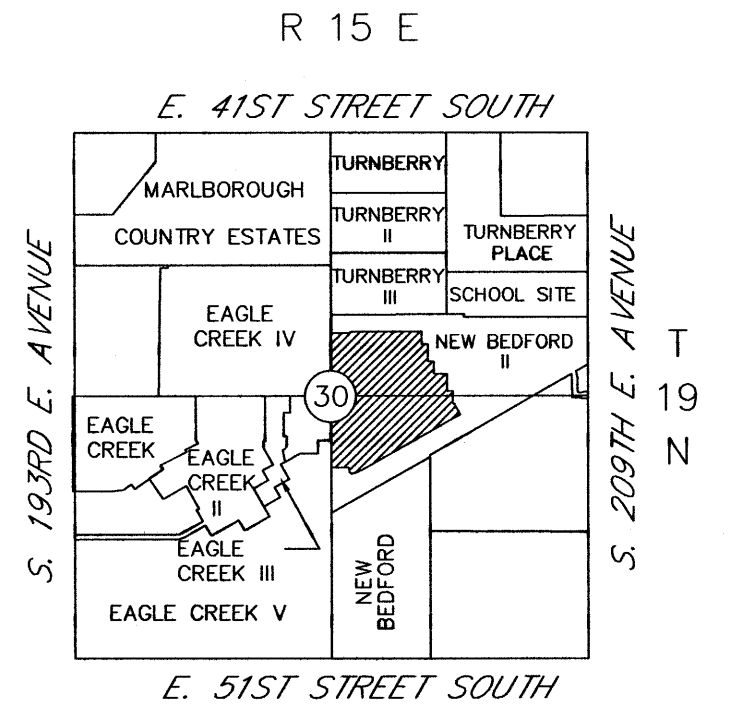
Plat No.  
[ ]

**FINAL PLAT**  
CERTIFICATE OF APPROVAL  
I hereby certify that this plat was approved by the Board of County Commissioners, Wagoner County, Oklahoma.

WMAPC OFFICIAL

APPROVED \_\_\_\_\_ by the Board of County Commissioners, Wagoner County, Oklahoma.

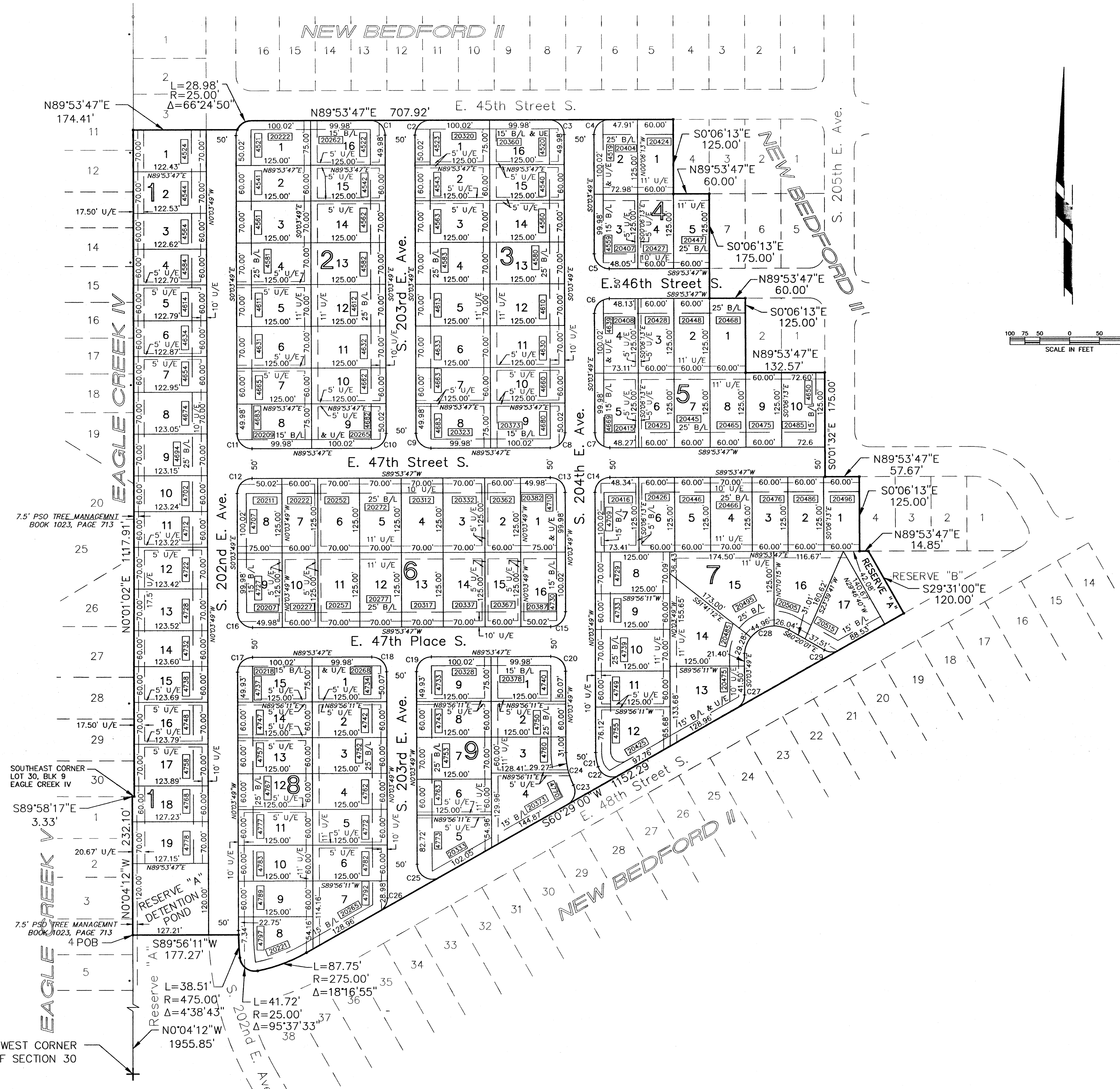
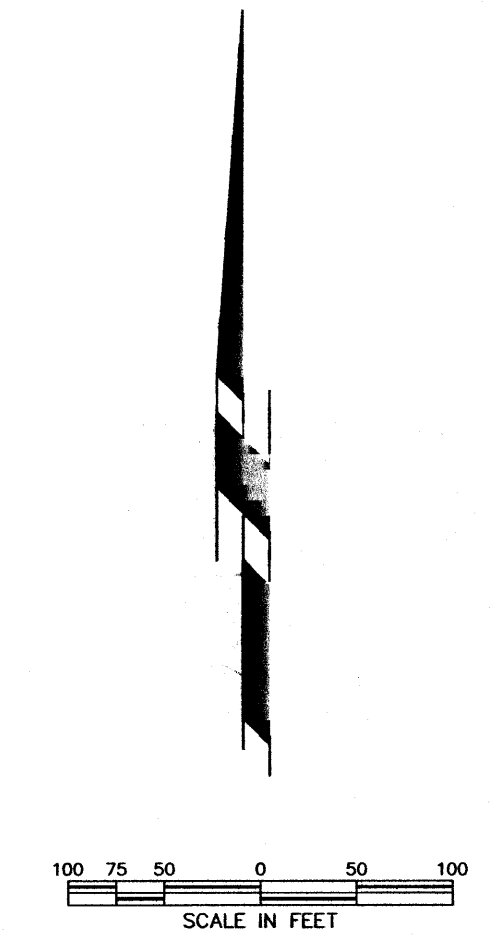
Chairman \_\_\_\_\_  
Commissioner \_\_\_\_\_  
Commissioner \_\_\_\_\_



**LOCATION MAP**  
1338789 SF/30.73 Ac.  
123 Lots

**OWNER**  
RAR DEVELOPMENT III, L.L.C.  
1621 S. Eucalyptus Ave. Suite 211  
Broken Arrow, OK 74012  
918/294-1190

**ENGINEER/SURVEYOR**  
COOK & ASSOCIATES ENGINEERING, INC.  
106 S. Ash Ave.  
Broken Arrow, Oklahoma 74012  
CA #4479 Exp. 06-30-06



**CURVE-TABLE**

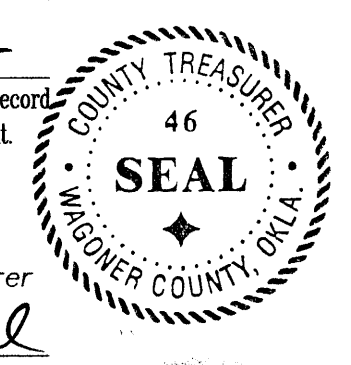
CURVE NO.	LENGTH	RADIUS	DELTA
C1	39.29'	25.00'	90°2'25"
C2	39.25'	25.00'	89°5'7"35"
C3	39.29'	25.00'	90°2'25"
C4	39.25'	25.00'	89°5'7"35"
C5	39.29'	25.00'	90°2'25"
C6	39.25'	25.00'	89°5'7"35"
C7	39.29'	25.00'	90°2'25"
C8	39.25'	25.00'	89°5'7"35"
C9	39.29'	25.00'	90°2'25"
C10	39.25'	25.00'	89°5'7"35"
C11	39.29'	25.00'	90°2'25"
C12	39.25'	25.00'	89°5'7"35"
C13	39.29'	25.00'	90°2'25"
C14	39.25'	25.00'	89°5'7"35"
C15	39.25'	25.00'	89°5'7"35"
C16	39.29'	25.00'	90°2'25"
C17	39.25'	25.00'	89°5'7"35"
C18	39.29'	25.00'	90°2'25"
C19	39.25'	25.00'	89°5'7"35"
C20	39.29'	25.00'	90°2'25"
C21	24.20'	75.00'	182°9'16"
C22	44.05'	25.00'	100°5'7"56"
C23	37.68'	25.00'	86°21'53"
C24	56.33'	125.00'	25°49'4"
C25	52.12'	25.00'	119°27'11"
C26	26.42'	25.00'	60°32'49"
C27	26.42'	25.00'	60°32'49"
C28	100.28'	50.00'	114°54'38"
C29	25.82'	25.00'	59°10'59"

**CERTIFICATE**  
As provided in Title 11, Chapter 13, Section 514 of the Oklahoma Statutes, I hereby certify that as to all real estate taxes involved in this plat, all such taxes have been paid as reflected by the current tax rolls and security as required by said Section 514, has been provided in the amount of \$155.68 per trust receipt no. 81177 to applied to 2004 taxes not as yet certified to me.

This certificate is NOT to be construed as payment of 20 05 taxes in full but is given in order that this plat may be filed on record 20 04 taxes exceed the amount of the security deposit.

Dated 9-9-2005

Gloria Marshall  
Wagoner County Treasurer  
by Gloria Marshall  
Deputy



**Monument Notes**

A 5/8" x 18" deformed bar with an orange plastic cap stamped "CA 4479" to be set at all plat boundary corners, prior to recordation unless noted otherwise.

A 3/8" x 18" deformed bar with an orange plastic cap stamped "CA 4479" to be set at all lot corners after completion of improvements, unless noted otherwise.

A 3/8" x 18" deformed bar with an orange plastic cap stamped "CA 4479" to be set at all street centerline intersections, points of curve, points of tangent, points of compound curve, points of reverse curve, center of cul-de-sacs and center of eyebrows, after completion of improvements, unless noted otherwise.

**Lot Addresses**

Addresses shown on this Plat provided by Wagoner County and are accurate at the time the plat was filed and the addresses are subject to change and should not be relied on in place of the legal description.

**Benchmark**

Top of 3/4" Iron Pin at the East Quarter Corner of Section 30, T-19-N, R-15-E of the Indian Base & Meridian, Wagoner County, State of Oklahoma.  
ELEVATION = 715.04 (N.G.V.D. 1929)

**Basis of Bearings**

The non-astronomic bearings for this plat are based on an assumed bearing of S00°13'32"E along the East line of the SE/4 of Section 30, T-19-N, R-15-E of the Indian Base & Meridian, Tulsa County, State of Oklahoma, according to the official U.S. Government Survey thereof.

**Legend**

B/L = Building Line  
LNA = Limits of No Access  
ESMT = Easement  
U/E = Utility Easement

STATE OF OKLAHOMA  
APPROVED

CERTIFICATE OF SEP 09 2005  
I hereby certify that this plat was reviewed by the following:  
Carolyn M. Kusler  
Wagoner County Clerk



Certified True Copy  
CAROLYN KUSLER, COUNTY CLERK  
Wagoner County, Okla.  
By Sharon K. Stevan  
DEPUTY

**NEW BEDFORD III**