WAGONER COUNTY, OKLAHOMA
CAROLYN M KUSLER, COUNTY CLERK PLC1 - 448
06/27/2006 #2006-963A
10:07:01AM B-1591 P-872

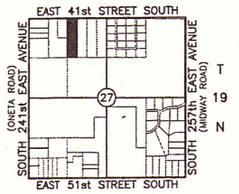
Final Plat

OAK GROVE ESTATES

AN ADDITION TO WAGONER COUNTY, OKLAHOMA

BEING A SUBDIVISION OF THE WEST HALF OF THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 19 NORTH, RANGE 15 EAST, WAGONER COUNTY, OKLAHOMA

R 15 E



Location Map

Subdivision Contains Fourteen (14) Lots in One (1) Blocks

PROJECT DATA

OWNER

JIM HAYWARD
7320 EAST 62nd PLACE
TULSA, OKLAHOMA 74133
918.388.0160

ENGINEER / SURVEYOR

COOK & ASSOCIATES ENGINEERING, INC.
121 EAST COLLEGE
BROKEN ARROW, OK 74012
918.258.9442 (VOICE) 918.258.9488 (FAX)
CA#4479 EXPIRES JUNE 30, 2006

MUNICIPAL AUTHORITY

WAGONER AREA METRO PLANNING COMMISSION
306 EAST CHEROKEE
WAGONER, OK 74467
918.485.8123
ATTN: BRENDA ROBERTSON

KELLY ENGINEERING & ASSOCIATES INC.
P.O. BOX 715
TAHLEQUAH, OK 74465
918.686.3831 (VOICE) 918.456.0034 (FAX)
ATTN: RONALD CAGLE, P.E.

SITE DATA

LOCATION

THE WEST HALF OF THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 19 NORTH, RANGE 15 EAST, WAGONER COUNTY, OKLAHOMA

BENCHMARK

TOP OF 1" ROD, LOCATED AT THE NORTHWEST CORNER OF SECTION 27, TOWNSHIP 19 NORTH, RANGE 15 EAST, WAGONER COUNTY, OKLAHOMA
ELEVATION 612.20 (NAVD 1988)

BASIS OF BEARINGS

ASSUMED BEARING OF N 88°54'38" E ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 27, T-19-N, R-15-E OF THE INDIAN BASE AND MERIDIAN, WAGONER COUNTY, STATE OF OKLAHOMA

LAND AREA

412838.16 SF±
9.48 AC±

MONUMENTATION

A 3/8" X 18" DEFORMED BAR WITH A ORANGE PLASTIC CAP STAMPED "CA4479" TO BE SET AT ALL PLAT BOUNDARY CORNERS, PRIOR TO RECORDATION UNLESS NOTED OTHERWISE.

A 3/8" X 18" DEFORMED BAR WITH A ORANGE PLASTIC CAP STAMPED "CA4479" TO BE SET AT ALL LOT CORNERS AFTER COMPLETION OF IMPROVEMENTS, UNLESS NOTED OTHERWISE.

A 3/8" X 18" DEFORMED BAR WITH A ORANGE PLASTIC CAP STAMPED "CA4479" 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.

ADDRESSES

ADDRESSES SHOWN ON THIS PLAT WERE ACCURATE AT THE TIME THIS PLAT WAS FILED. ADDRESSES ARE SUBJECT TO CHANGE AND SHOULD NEVER BE RELIED ON IN PLACE OF LEGAL DESCRIPTION.

ROADS WILL BE MAINTAINED BY WAGONER COUNTY

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 play, 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 $ 225.33 per trust receipt no. 16 to be applied to 2006 taxes not as yet certified to me.

This certificate in NOT to be construed as payment of 2006 taxes in full but is given in order that this plat may be filed of record 2006 taxes could exceed the amount of the security deposit.

Dated 6/26/ 2006

GLORIA MARSHALL
WAGONER COUNTY TREASURER
By: Gloria Marshall
Deputy

COUNTY TREASURER 46 SEAL WAGONER COUNTY, OKLA.

FINAL PLAT

CERTIFICATE OF APPROVAL

I hereby certify that this plat was approved by the Wagoner Metropolitan Area Planning Commission on 6/26/06

Brenda Robertson
WMAPC OFFICIAL

APPROVED 6/26/06 by the Board of County Commissioners, Wagoner County, Oklahoma.

Chairman
Commissioner
Commissioner

CERTIFICATE OF WAGONER COUNTY CLERK

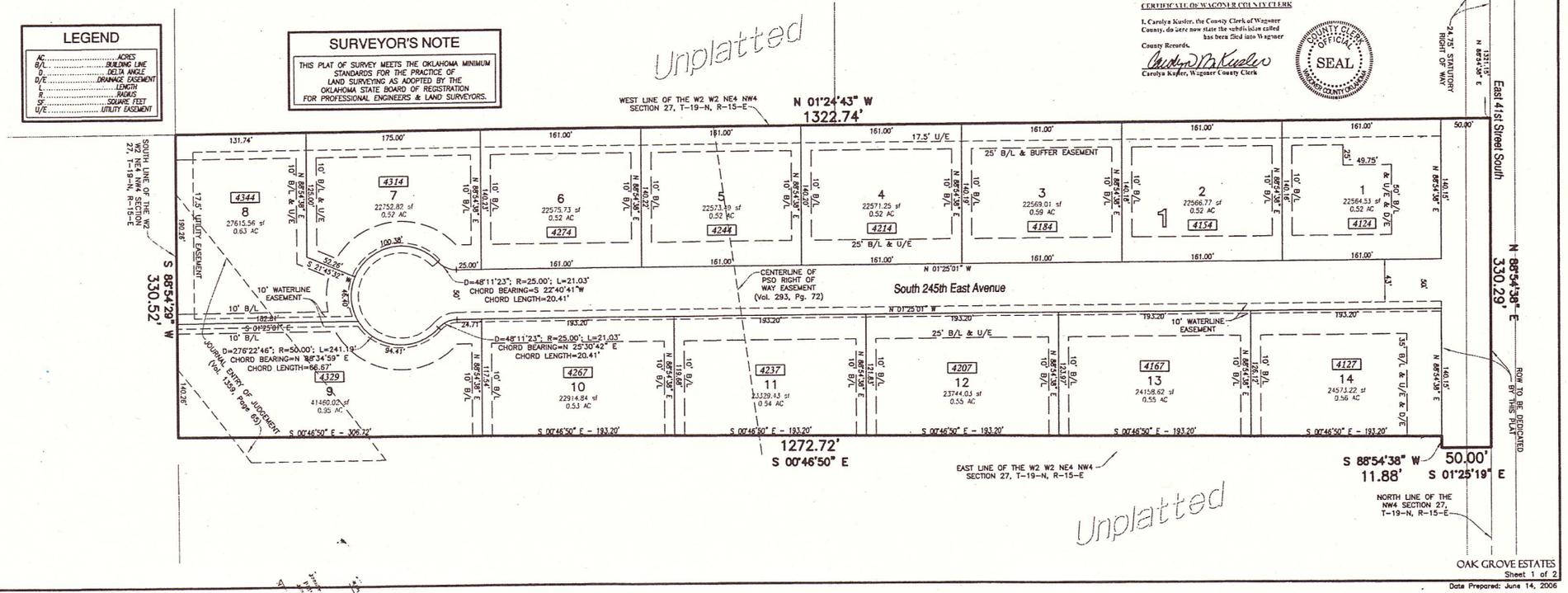
I, Carolyn Kusler, the County Clerk of Wagoner County, do here now state the subdivision called has been filed into Wagoner County Records.

Carolyn Kusler, Wagoner County Clerk

COUNTY CLERK OFFICIAL SEAL WAGONER COUNTY, OKLAHOMA

LEGEND

AC.	ACRES
B/L	BUILDING LINE
D	DELTA ANGLE
D/E	DRAINAGE EASEMENT
L	LENGTH
R	RADIUS
SF	SQUARE FEET
U/E	UTILITY EASEMENT

SURVEYOR'S NOTE

THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS & LAND SURVEYORS.