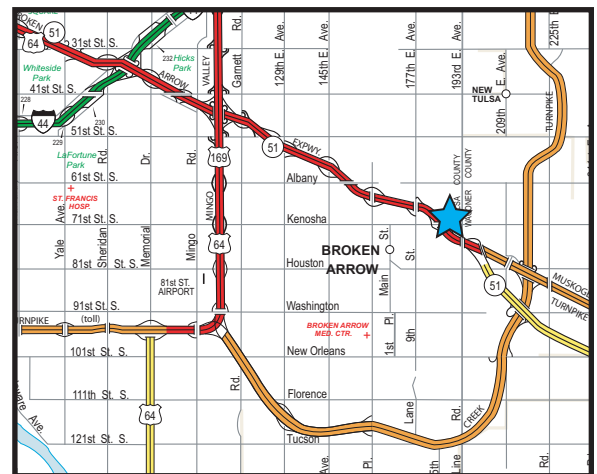


DEVELOPMENT LAND FOR SALE



2339 EAST HILLSIDE DRIVE, BROKEN ARROW, OK 74012

- 1.15-Acres (50,167 Sq. Ft.)± Total Land Size
- (CS) Commercial Shopping Zoning
- 336' to 350' (±) Deep
- 145' (±) Frontage on E Hillside Dr
- City water & sewer to site (platted lot)
- Retailers & businesses on E Hillside Dr, in immediate area:



Tulsa Area Map

The information contained herein is believed to be accurate but is not guaranteed as to accuracy and may change or be updated without notice.

Contacts:

Marco Placencia, CCIM, SIOR

Cell (918) 629-5091

E-mail Marco@EquitasRealty.com

Garrett Dunn, CCIM

Cell (918) 764-5865

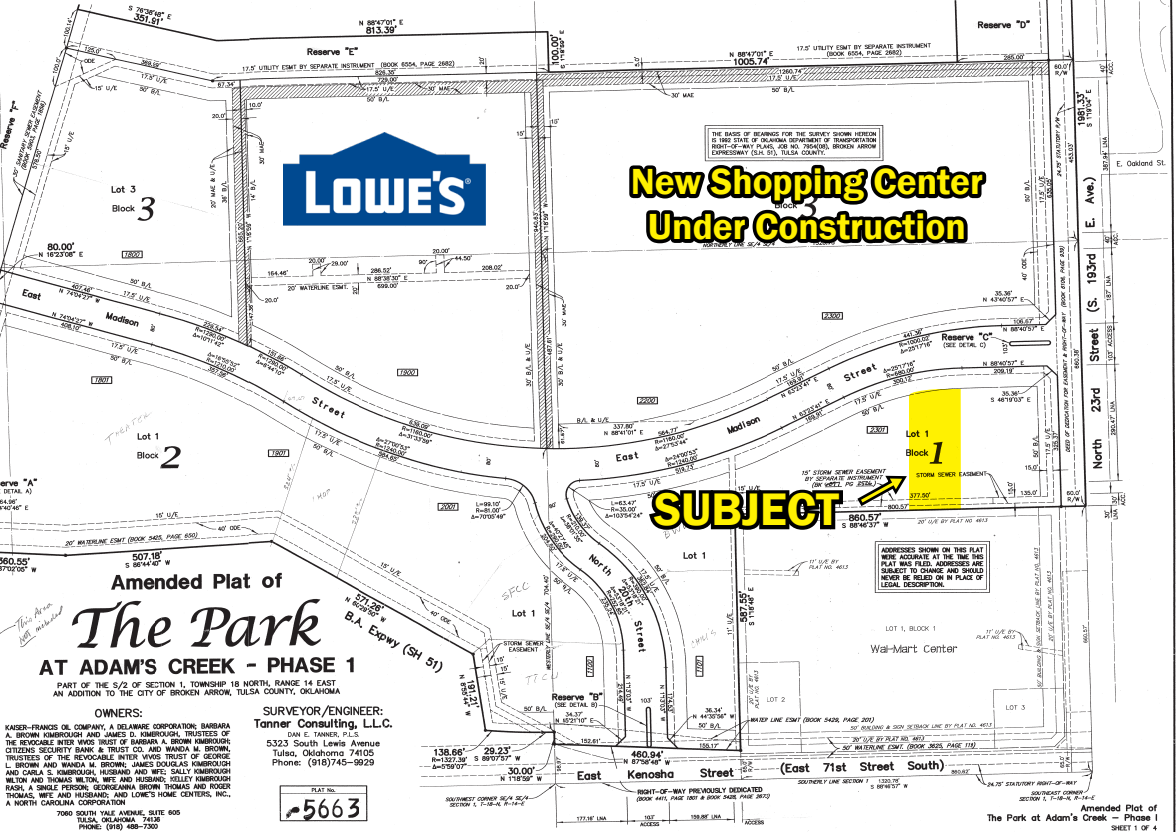
E-mail Garrett@EquitasRealty.com

Plat Lines

Tulsa County Clerk - KARISSA WILSON
 Map 4 0307353 No 1 4916/1774-1774
 Record 4 631037 02/16/03 11:45:01

CERTIFICATE
 I hereby certify that all red lines shown on this plat have been paid as reflected by the current tax rolls. No other taxes or fees have been provided in this amount of \$ 20.00 per acre receipt as of 02/16/03. To be applied to 20.00 acres. This certificate is NOT to be construed as payment of 20.00 acres in full but is only a receipt for the amount of the security funds.

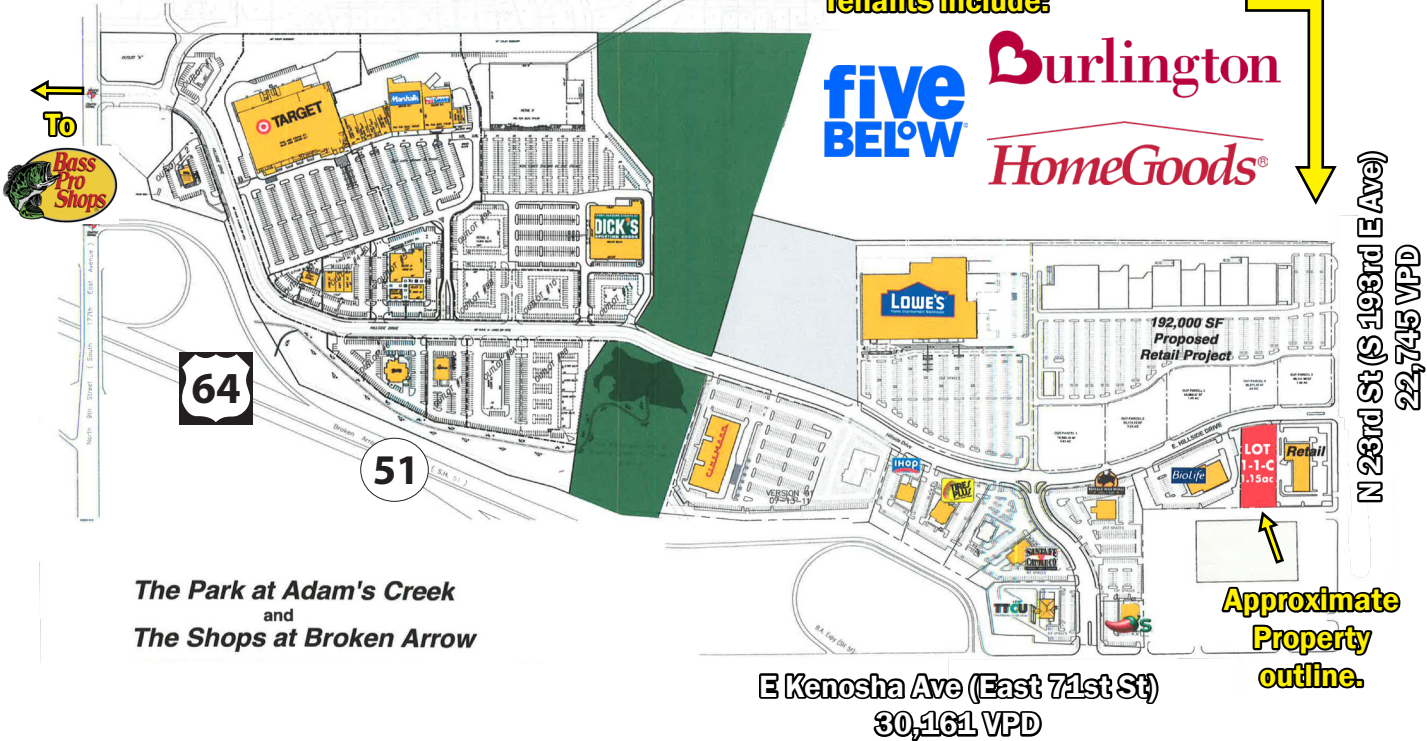
APPROVED BY the City of Broken Arrow, Oklahoma, on 02/16/03
 Mayor, *Richard R. Rouse*
 Attest: City Clerk



Retail Area Map

New retail center under construction

Tenants include:



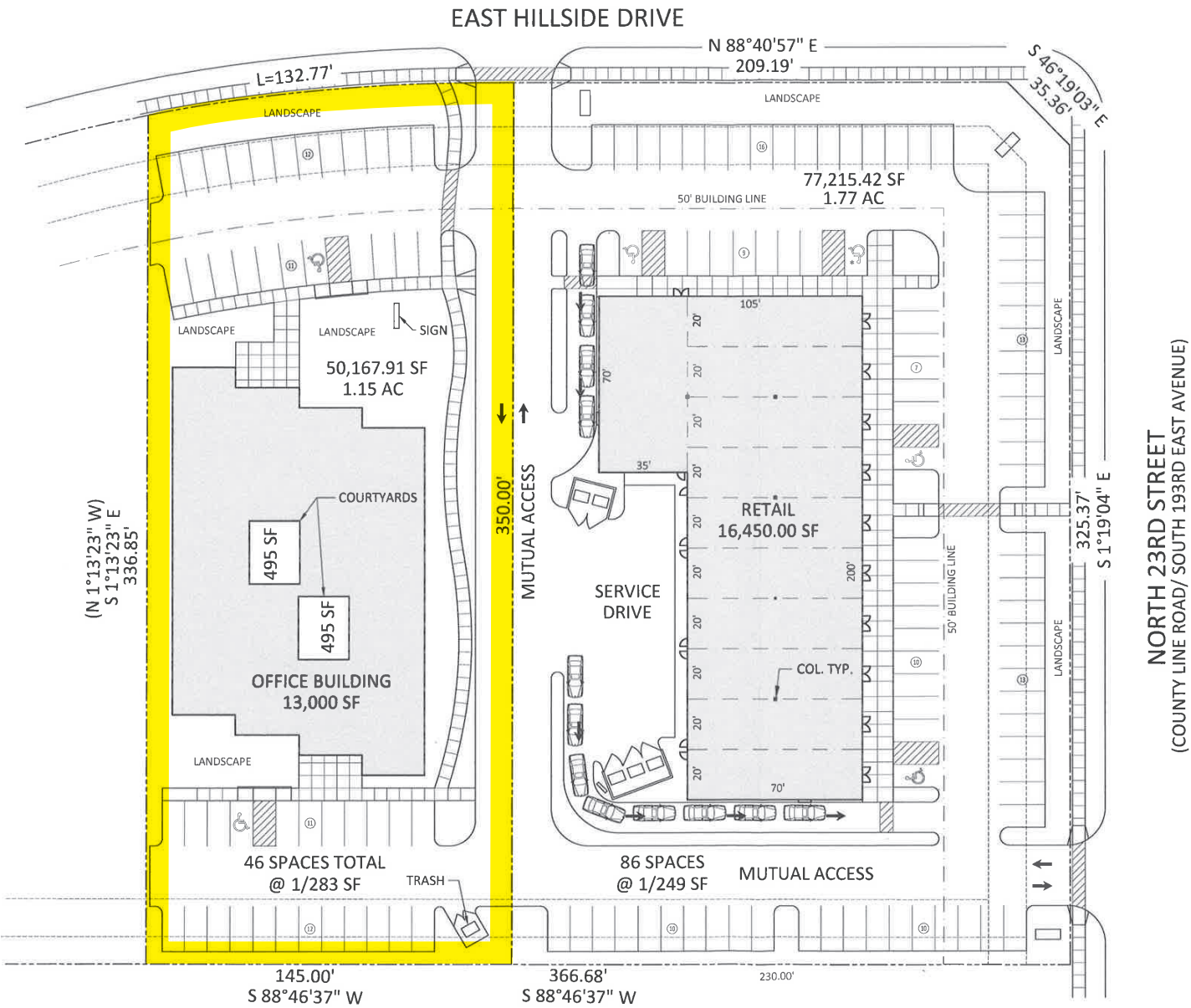
**The Park at Adam's Creek
 and
 The Shops at Broken Arrow**

**E Kenosha Ave (East 71st St)
 30,161 VPD**

**Approximate
 Property
 outline.**

**N 23rd St (S 193rd E Ave)
 22,745 VPD**

Site Plan



① ILLUSTRATIVE SITE PLAN

SCALE: 1/20



Conceptual Layout Only