

NOTES

- A. 20TH STREET (ASPHALT).
B. MERRIT ROAD (ASPHALT).
C. METAL ADMINISTRATION BUILDING WITH CONCRETE SIDEWALKS.
D. METAL BUILDING WITH CONCRETE LANDINGS.
E. CONCRETE.
F. APPARENT WELL HEAD ON CONCRETE.
G. AIR TANKS ON CONCRETE.
H. MONUMENT NOT SET. THERE IS A PILE OF OLD TIRES IN THE LOCUS OF THIS CORNER.
I. MONUMENT LIES 50.00' WEST OF PROPERTY CORNER.
J. MONUMENT LIES ON STATUTORY RIGHT OF WAY LINE.

CM = CONTROL MONUMENT USED FOR THIS SURVEY.
POC = POINT OF COMMENCEMENT IN DESCRIPTION.
POB = POINT OF BEGINNING IN DESCRIPTION.

SECTION LINES, SHOWN HEREON, ARE SUBJECT TO A 66' WIDE STATUTORY RIGHT OF WAY, 33' EITHER SIDE OF SECTION LINE. OKLAHOMA TERRITORY: FEDERAL STATUTE TITLE 42 SS. 1095.

SECTION CORNER AND QUARTER SECTION CORNER MONUMENTS DEPICTED HEREON WERE EITHER ACCEPTED OR SET IN HARMONY WITH THE BUREAU OF LAND MANAGEMENT, MANUAL OF INSTRUCTIONS FOR THE SURVEY OF THE PUBLIC LANDS OF THE UNITED STATES, 2009 EDITION AND THE OKLAHOMA CORNER PERPETUATION AND FILING ACT TITLE 65 O.S. 3.116-3.123.

UNDERGROUND UTILITIES NOT LOCATED ON SITE BY INDEPENDENT SOURCE.

NOT ALL INTERIOR IMPROVEMENTS ARE DEPICTED HEREON.

THE WORD CERTIFY OR CERTIFICATE AS SHOWN AND USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING FACTS OF THE SURVEY AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED.

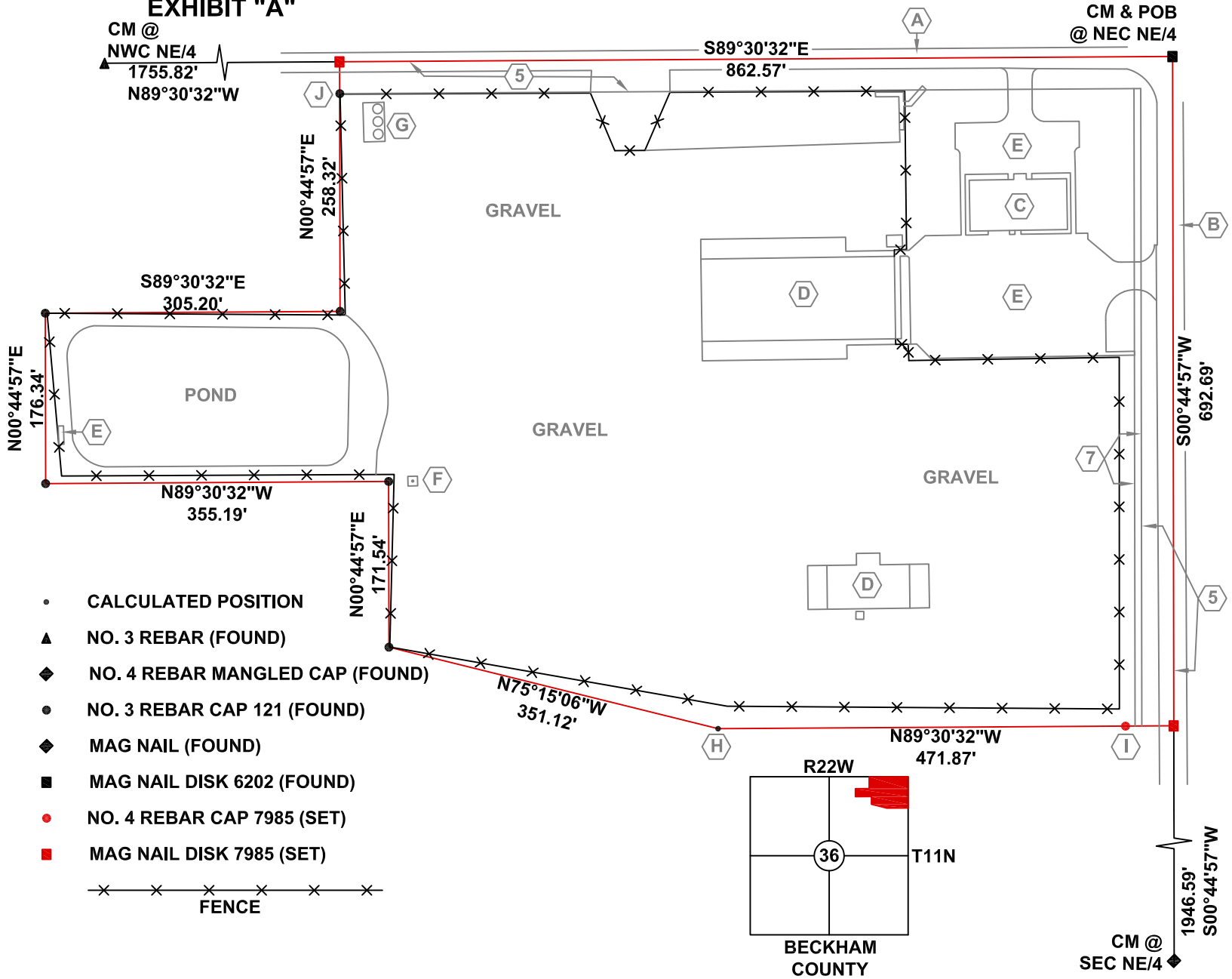
DATE OF LAST SITE VISIT: OCTOBER 30, 2018

SCHEDULE B - II
NOTES

ALL EASEMENTS AND RIGHTS OF WAY CONTAINED IN FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT FOR TITLE INSURANCE, COMMITMENT NO. 2347000-OK11, WITH EFFECTIVE DATE OF AUGUST 14, 2018 ARE DEPICTED OR NOTED HEREON

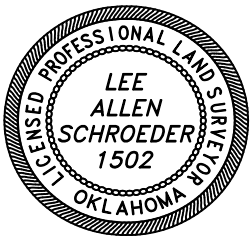
5. 33' WIDE STATUTORY RIGHT OF WAY ALONG ALL SECTION LINES.
6. EASEMENT IN FAVOR OF SOUTHWESTERN BELL TELEPHONE COMPANY RECORDED IN BOOK 179, PAGE 421. SAID EASEMENT "BLANKETS" THE E/2 OF SECTION 36 EXCEPT FOR A 11 ACRE PARCEL FOR MERRIT SCHOOL. SAID MERRIT SCHOOL PARCEL LIES SOUTH OF SUBJECT PROPERTY ON THE SOUTH SIDE OF INTERSTATE 40. NO SPECIFIC LOCATION IS PROVIDED FOR SAID EASEMENT.
7. EASEMENT IN FAVOR OF THE STATE OF OKLAHOMA (OKLAHOMA DEPARTMENT OF TRANSPORTATION, ODOT) RECORDED IN BOOK 207, PAGE 176.
8. WARRANTY DEED IN FAVOR OF THE STATE OF OKLAHOMA, ACTING BY AND THROUGH THE DEPARTMENT OF HIGHWAYS OF THE STATE OF OKLAHOMA (OKLAHOMA DEPARTMENT OF TRANSPORTATION, ODOT) RECORDED IN BOOK 127, PAGE 9. THE DESCRIPTION CONTAINED IN SAID WARRANTY DEED DESCRIBES THE RIGHT OF WAY FOR U.S. INTERSTATE 40. SAID RIGHT OF WAY LIES SOUTHERLY OF SUBJECT PROPERTY AND IS NOT COINCIDENT WITH THE SOUTH LINE OF SAID SUBJECT PROPERTY.
9. RIGHT OF WAY EASEMENT DEED IN FAVOR OF NORTHFORK ELECTRIC COOPERATIVE, INC., RECORDED IN BOOK 474, PAGE 291. SAID DEED DEPICTS SAID EASEMENT TO BE ON OR NEAR THE WEST LINE OF THE E/2 OF SECTION 36.
10. RIGHT OF WAY AGREEMENT IN FAVOR OF DELHI GAS PIPELINE CORPORATION, RECORDED IN BOOK 559, PAGE 331. SAID AGREEMENT "BLANKETS" THE NE/4 OF SECTION 36 WITH NO SPECIFIC LOCATION PROVIDED.

PARCEL IN THE NE/4 SECTION 36
T11N R22W I.M.
BECKHAM COUNTY
OKLAHOMA
EXHIBIT "A"



SURVEYORS CERTIFICATE

SEE EXHIBIT "B", EVEN DATE, ATTACHED HEREON



This plat of survey meets the minimum standards for the practice of land surveying as defined by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors.

I the undersigned, a Professional Land Surveyor, do hereby certify that this survey plat prepared and supervised by undersigned is a careful depiction of (a) the survey of subject tract described hereon, (b) the location of all buildings, structures and improvements, (c) the location and dimension of all easements, rights-of-way and other matters of record (of which undersigned has knowledge of) affecting subject tract, (d) that, except as shown hereon, there are no easements or rights-of-way (of which undersigned has knowledge of) affecting subject tract, (e) except as shown hereon, there are no encroachments or protrusions on adjoining tracts, streets or alleys by any buildings or improvements onto subject tract, (f) except as shown hereon, there are no encroachments or protrusions on subject tract, streets or alleys by any buildings or improvements onto adjoining tracts, (f) this plat of survey meets the minimum standards for the practice of land surveying as defined by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors.

LEE ALLEN SCHROEDER DATE
PLS 1502



GPS
REALTY, LLC

1705 Venture Road
Elk City, OK 73644
Off: 580-225-9960
Fax: 580-225-9961
CA: 7985
Exp: June 30, 2020

DWG. No.: 18-384	DRAWN BY: LAS
SCALE: 1"=150'	SURVEYED BY: LAS
DATE: 8/30/2018	CH: LAS



PARCEL IN THE NE/4 SECTION 36
T11N R22W I.M.
BECKHAM COUNTY
OKLAHOMA
EXHIBIT "B"

BASIS OF BEARINGS:
QUIT CLAIM DEED
BOOK 1913 PAGE 57

SCALE
NA

DESCRIPTION (TITLE COMMITMENT DESCRIPTION)

A TRACT OF LAND LYING IN THE NORTHEAST QUARTER (NE/4) OF SECTION THIRTY SIX (36), TOWNSHIP ELEVEN (11) NORTH, RANGE TWENTY TWO (22) WEST OF THE INDIAN MERIDIAN, BECKHAM COUNTY, OKLAHOMA, MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 36; THENCE SOUTH 0°44'57" WEST ALONG THE EAST LINE OF SAID NE/4 A DISTANCE OF 692.69 FEET; THENCE NORTH 89°30'32" WEST A DISTANCE OF 471.87 FEET; THENCE NORTH 75°15'06" WEST A DISTANCE OF 351.12 FEET; THENCE NORTH 0°44'57" EAST A DISTANCE OF 171.54 FEET; THENCE NORTH 89°30'32" WEST A DISTANCE OF 355.19 FEET; THENCE NORTH 0°44'57" EAST A DISTANCE OF 176.34 FEET; THENCE SOUTH 89°30'32" EAST A DISTANCE OF 305.20 FEET; THENCE NORTH 0°44'57" EAST A DISTANCE OF 258.32 FEET TO A POINT ON THE NORTH LINE OF SAID NE/4; THENCE SOUTH 89°30'32" EAST ALONG THE NORTH LINE OF SAID NE/4 A DISTANCE OF 862.57 FEET TO THE POINT OF BEGINNING.

DESCRIPTION (SURVEYOR'S DESCRIPTION)

A TRACT OF LAND IN THE NORTHEAST QUARTER (NE/4) OF SECTION THIRTY SIX (36), TOWNSHIP ELEVEN (11) NORTH, RANGE TWENTY TWO (22) WEST OF THE INDIAN MERIDIAN, BECKHAM COUNTY, OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, SAID TRACT OF LAND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT THE NORTHEAST CORNER OF SAID NE/4; THENCE S00°44'57"E, WITH THE EASTERLY LINE THEREOF, A DISTANCE OF 692.69 FEET; THENCE N89°30'32"W A DISTANCE OF 471.87 FEET; THENCE N75°15'06"W A DISTANCE OF 351.12 FEET; THENCE N00°44'57"E A DISTANCE OF 171.54 FEET; THENCE N89°30'32"W A DISTANCE OF 355.19 FEET; THENCE N00°44'57"E A DISTANCE OF 176.34 FEET; THENCE S89°30'32"E A DISTANCE OF 305.20 FEET; THENCE N00°44'57"E A DISTANCE OF 258.32 FEET TO THE NORTHERLY LINE OF THE AFOREMENTIONED NE/4; THENCE S89°30'32"E, WITH SAID NORTHERLY LINE, A DISTANCE OF 862.57 FEET TO THE POINT OF BEGINNING CONTAINING 623,653 SQUARE FEET OR 14.32 ACRES WITHIN THE METES RECITED HEREON.

BASIS OF BEARINGS OF DESCRIPTION IS THE CALLS CONTAINED IN QUIT CLAIM DEED RECORDED IN BOOK 1913, PAGE 57 OF THE DEED RECORDS OF BECKHAM COUNTY, OKLAHOMA.

THIS PROPERTY DESCRIPTION WAS PREPARED ON 10/31/2018 BY LEE ALLEN SCHROEDER, PROFESSIONAL LAND SURVEYOR NO. 1502.

SURVEYORS CERTIFICATE

I the undersigned, a Professional Land Surveyor, do hereby certify that this survey plat prepared and supervised by undersigned is a careful depiction of (a) the survey of subject tract described hereon, (b) the location of all buildings, structures and improvements, (c) the location and dimension of all easements, rights-of-way and other matters of record (of which undersigned has knowledge of) affecting subject tract, (d) that, except as shown hereon, there are no easements or rights-of-way (of which undersigned has knowledge of) affecting subject tract, (e) except as shown hereon, there are no encroachments or protrusions on adjoining tracts, streets or alleys by any buildings or improvements onto subject tract, (f) except as shown hereon, there are no encroachments or protrusions on subject tract, streets or alleys by any buildings or improvements onto adjoining tracts, (f) this plat of survey meets the minimum standards for the practice of land surveying as defined by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors.

LEE ALLEN SCHROEDER
PLS 1502

DATE

This plat of survey meets the minimum requirements for the practice of land surveying as outlined by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors.



SEE EXHIBIT "A", EVEN DATE, ATTACHED HEREON

DWG. No.: 18-384	DRAWN BY: LAS		
SCALE: NA	SURVEYED BY: LAS		
DATE: 10/31/2018	DATE OF LAST SITE VISIT: 10/30/2018		
REV.	DESCRIPTION	DWN.	DATE



1705 Venture Road
Elk City, OK 73644
Off: 580-225-9960
Fax: 580-225-9961
CA: 7985
Exp: June 30, 2020

