

±205,025 SQ. FT.
±4.7067 AC.

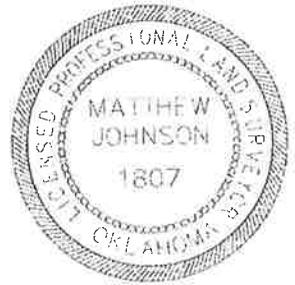
Certificate of Survey

I, Matthew Johnson, a Professional Land Surveyor in the State of Oklahoma, do hereby certify that the accompanying survey accurately represents a careful survey performed under my supervision and that 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 and Land Surveyors.

Date: October 14, 2024

Matthew Johnson

Matthew Johnson, P.L.S.
 Registration No. 1607



Legal Description:

A tract of land that is part of the North Half (N/2) of the Northeast Quarter (NE/4) of Section Eight (8), Township Eleven (11) North, Range Two (2) West of the Indian Base and Meridian, Oklahoma County, State of Oklahoma, according to the U.S. Government Survey thereof, being more particularly described as follows:

COMMENCING at the Northeast Corner of the NE/4 of said Section 8;

THENCE South 89°55'01" West along the North Line thereof 1765.50 feet;

THENCE South 00°34'59" East and parallel to the East Line of said NE/4 a distance of 573.47 feet to the southerly right-of-way line of Interstate 40 and the POINT OF BEGINNING;

THENCE continuing South 00°34'59" East 497.33 feet to the assumed centerline of Crutcho Creek and the north line of a parcel of land owned by the City of Del City described in Book 11192, Page 1823;

THENCE along said centerline North 81°40'35" East 38.71 feet;

THENCE North 76°29'31" East 57.97 feet;

THENCE South 72°53'03" East 90.74 feet;

THENCE South 63°26'38" East 94.03 feet;

THENCE North 87°40'37" East 99.02 feet;

THENCE South 77°48'44" East 217.17 feet;

THENCE South 80°55'34" East 108.33 feet;

THENCE South 77°03'59" East 65.46 feet;

THENCE North 70°01'54" East 46.30 feet to a point on the southerly right-of-way line of Interstate 40;

THENCE North 56°48'49" West along said right-of-way line 387.89 feet;

THENCE North 33°11'11" East 70.00 feet;

THENCE North 56°48'49" West 326.99 feet;

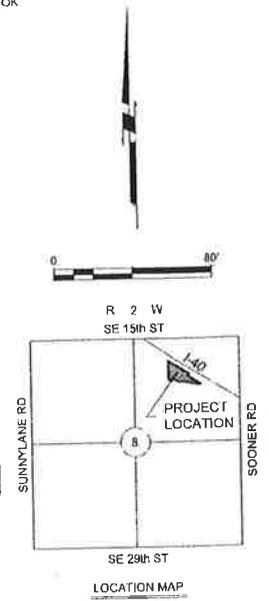
THENCE North 56°48'49" West 125.00 feet;

THENCE North 56°42'17" West a distance of 157.31 feet to the POINT OF BEGINNING.

Recorded in Book 14489, Page 1468.

The subject tract has access to Tinker Diagonal & SE 17th Street (public streets).
 Basis of bearing: Oklahoma State Plane Coordinate System (NAD83, North Zone) using a bearing of South 89°55'01" West along the N. Line of the NE/4 of Sec. 8 T11N R2W as described in Book 14489, Page 1468.

Date of Survey: October 9, 2024
 Address: 4920 Tinker Diagonal, Del City, OK



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NO.	REVISIONS	DESCRIPTION	DATE

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 ENGINEERS - SURVEYORS - PLANNERS



4920 TINKER DIAGONAL
 DEL CITY, OKLAHOMA COUNTY, OKLAHOMA
BOUNDARY SURVEY

Proj. No.: 5987
 Date: 10-14-2024
 Scale: 1" = 40'
 Client: [Redacted]
 Approved By: [Redacted]

SHEET NUMBER
1 of 1