



LEGAL DESCRIPTION

A part of Section 2, Township 11 North, Range 23 East, Sequoyah County, Oklahoma being more particularly described as follows:

Commencing at the Northwest corner of said Section 2; thence South 0 degrees 04 minutes 32 seconds East, 60.00 feet to the point of beginning said point being on the Southerly right of way line of U.S. Highway 64; thence along said right of way South 89 degrees 59 minutes 49 seconds East, 2643.16 feet; thence South 0 degrees 01 minute 14 seconds East, 939.79 feet; thence East, 1314.81 feet; thence South 0 degrees 06 minutes 36 seconds East, 1654.04 feet; thence South 89 degrees 55 minutes 34 seconds West, 1108.69 feet; thence North 0 degrees 01 minute 14 seconds West, 208.70 feet; thence South 89 degrees 55 minutes 34 seconds East, 771.34 feet to the Northerly right of way line of Interstate 40; thence along said right of way North 74 degrees 28 minutes 32 seconds West, 612.05 feet; thence continuing along said right of way on a curve to the left having a radius of 10,281.02 feet a distance of 1761.60 feet; thence continuing along said right of way South 84 degrees 25 minutes 27 seconds West, 51.79 feet; thence continuing along said right of way on a curve to the left having a radius of 10,271.02 feet a distance of 101.58 feet; thence continuing along said right of way North 74 degrees 09 minutes 06 seconds West, 51.79 feet; thence continuing along said right of way a curve to the left having a radius of 10,281.02 feet a distance of 119.54 feet; thence North 0 degrees 04 minutes 32 seconds West, 2643.31 feet to the point of beginning containing 221.80 acres more or less, less and except public road rights of way and being subject to any easements of record.

SURVEYOR'S CERTIFICATE

I, Andrew H. Osburn, a competent surveyor and a Registered Land Surveyor under Registration No. 683, do hereby certify that I have carefully and accurately surveyed and staked that part of Section 2, Township 11 North, Range 23 East, as shown on this plat and that iron pins have been placed at all corners and that the above plat is a true representation of said survey.

I further certify that the approximate 100 year flood boundary, as shown on the HUD Flood Maps for Sequoyah County, has been transposed on the survey and that all permanent structures are either not within this flood zone or are constructed at an elevation higher than the projected 100 year flood, with the exception of the existing residence.

Witness my hand this 22 day of JANUARY, 1987.

Andrew H. Osburn
Andrew H. Osburn
R.L.S. # 683

OBSERVATION OF SURVEYOR AS TO WORKS OF IMPROVEMENT ON SITE 31

In surveying the NE SW NE of Sec. 2, Twp. 11 N., R-23-E, the undersigned surveyor had adequate opportunity to observe any improvements pertaining to Site # 31 by Grantee Sequoyah County Soil and Water Conservation District and/or Sallisaw Creek Conservancy District in an Easement dated 10/20/61 by Grantor Frank Moody recorded in Book 268, Page 122 of the Records of the County Clerk of Sequoyah County, Oklahoma.

Numerical paragraph 1 of said Easement provides for the rights and privileges to revert to the Grantor if described works of improvement are not commenced within 10 years from the date of the instrument. At the time of this survey there had been no improvements and the site indicated as Site # 31 does not exist in fact.

UPDATE SURVEY NOV. 4, 1988
REVISED FEB. 2, 1987 (TO REFLECT TRACT No. 9)
REVISED JAN. 23, 1987

JOHN N. ROGERS JR., P.E.
CONSULTING ENGINEER SALLISAW, OKLAHOMA
SEQUOYAH Co., OKLAHOMA
SURVEY & PLAT
OF PART OF
SECTION 2, T-11-N, R-23-E

NOTE: 1. All improvements were located either in the field or from aerial photograph and field verified.
2. All utilities were located by owners or utility companies and field verified.

DATE 11/23/86	DRAWN BY: JEL	APPROVED	JOB NO. 86-926
SCALE 1"=200'	CHECKED BY:		

Blue Ribbon Downs