

Site # 2

Adair County

85486 S. 4760 Rd.
Stilwell, OK 74690
918-575-7064

* Open Field

* Excessive Pad Material needed/No
on site cutting.

* 24" x 20' Tinhorn at the County Road
location.

Legal Description:

2.26 acres, S2 SW4 NW4 Section 15 T15 R26E, Adair County, OK
Survey dated 3/13/21 filed with deed.

Directions to Site:

Stilwell, turn E at intersection of HWY 100 and HWY 59 for Elm Grove Church, go 2 miles, turn right
on S 4760 Rd, turn left at next intersection E 855 Rd, brick house on corner. The property is
approximately 2+ acres on left side of road, between brick house and trailer.

Electric---Ozark Electric, 800-521-6144
Water---Adair Co. RWD #4, 918-696-6952
Electric/water S end of site.
Do not need access/utility easements.
Asphalt county road.

Home: 35.7763 -94.54024

Driveway: 35.77598 -94.54022

Unit address: 476077 E. 855 Rd., Stilwell, OK 74960

Unit #: 75563

4 bedroom

GABLE ROOF



Housing Authority of the Cherokee Nation
1500 Hensley Drive
P.O. Box 1007
Tahlequah, OK 74465-1007
Phone 918-456-5482

This form is furnished in order to obtain the required utility company information that will furnish the services for your site. You may complete, submit and our office will contact the company to verify services or you may take it to the company, they complete and sign the form.

UTILITY COMPANY INFORMATION FORM

Site # 2

Name of Participant

Adair
County

Electric Company

OZark Electric

Name

470479 OK-51

Address

Stilwell, OK. 74960

Address

1-800-521-6144

Phone/Fax/Contact, etc.

fees, if available.

Signature, Utility Co. Representative
(if applicable)

Water Company

Name

BWD #4

842105-4750

Address

Stilwell OK. 74960

Address

696-6952

Phone/Fax/Contact, etc.

fees, if available

Signature, Utility Co. Representative
(if applicable)

NOTES:



LEGEND

— E — E —	— R/W —	⊕ Power Pole
Electric Line	Right-of-Way Line	□ Stone Monument
— — — —	Section Line	△ Brass Cap
Easement Line		○ Set #3 Rebar w/cap
X — X —		● Existing Monument (As Labeled)
Fence Line	10 Acre/40 Acre Line	⊙ Set Magnail w/shiner

Location Map Scale: 1"=3000'
Section 15
Adair County, Okla.

PLAT OF SURVEY

Surveyor's Note: Owners should familiarize themselves with Oklahoma State Statutes Title 4-150.1 Regarding property lines and fence lines.

Fence Corner
3.0'N, 0.4'W
of #3 Rebar

N87°53'08"E 239.49'

57.8

60' 30' 60'

Proposed House Site

61.8

61.8

S02°06'52"E 208.70'

N87°53'09"E 4785.62'

N87°53'09"E 251.15'

S87°53'09"W 225.00'

Paved County Road

250.0

250.0

Magspike
SW Corner
S/2 SW/4 NW/4
Sect 15, T15N, R26E

Magnail
Point of
Beginning

RR Spike
E/4 Corner
Sect 15, T15N, R26E

Legal Description

A 1.11-acre parcel of land, more or less, less public road right of ways and being subject to any easements of record, being situated in a part of the S/2 SW/4 NW/4 of Section 15, Township 15 North, Range 26 East of the Indian Base and Meridian, Adair County Oklahoma. The described parcel being created by Kelly Osburn, Oklahoma P.L.S. #1628 on June 4, 2026. The basis of bearing for the described parcel is N87°53'09"E along the East-West Quarter Section line of said Section 15 and is more particularly described as:

Commencing at the SW Corner of said S/2 SW/4 NW/4; thence along the South line thereof N87°53'09"E 251.15 feet to an existing magnail for the point of beginning; thence N06°05'12"W 209.20 feet to an existing #3 rebar; thence N87°53'08"E 239.49 feet to a set #3 rebar w/cap; thence S02°06'52"E 208.70 feet to a set magnail w/shiner on the South line of said S/2 SW/4 NW/4; thence along said South line S87°53'09"W 225.00 feet to the point of beginning.

1. Kelly Osburn, Oklahoma Professional Land Surveyor, No. 1628, do hereby certify that the plat herein correctly represents a survey made on-the-ground under my supervision, and that this survey is based on existing county records and existing survey monuments as reliable as the time of this survey and that the survey and plat herein was made for the client or clients so named on this plat, pursuant to clients request and for client's specific use and benefits only. No responsibility is assumed herein or hereby to the future landowners or occupants. This survey meets the requirements of the Oklahoma Minimum Standards Certificate of Authorization, No. 5391, Expires 6/30/27

SURVEYOR'S NOTE: This Survey was done to create a new legal description and to mark the corners of that description on the ground. To show observed structures and utilities if any. Utilities located, if any, are from above ground inspection. The surveyor makes no guarantee that the utilities shown encompass all utilities on the property. This survey was done for the client or clients agent named on this plat. No site search was done and record ownership, rights-of-way of road and easements to and across this property must be confirmed by others. Any building setbacks, lot restrictions or easements not shown are the responsibility of the land owner. The buyer or owner of this property should satisfy themselves as to the correct owner through a title search or review by an attorney.

2. The Surveyor or reserves the right to change the opinion of this survey if any relevant evidence is brought forth in the future.

3. Fences located, if any, are located from the fence corners only. Any reworking of fence line has not been located.

WARNING: If the Seal on this document is not Red and embossed, it is an unauthorized copy which may have been altered or modified, and cannot be used for any purpose without the written permission of Osburn Land Surveying LLC.

Osburn Land Surveyors, LLC.

P.O. Box 1406	3615 W. Cherokee	Sallisaw, OK 74955
918.775.9322—Office		

SCALE: 1"=60'	SURVEY BY: PB	
DATE: 6-4-26	JOB NUMBER: 26-10715	Part of the NW/4 of Sect 15, T15N, R26E, Adair Co, OK
LAST SITE VISIT	FOR:	APPROVED BY: [Signature]
6/3/26	Copyright 2026 by Osburn Land Surveying LLC. All rights reserved. No part of this plat may be reproduced, stored in a retrieval system, or transmitted in any form without the written permission of Osburn Land Surveying LLC.	CHECKED BY: