



PARKING REQUIREMENTS:

ZONING: PUD
 USE: COMMERCIAL
 ACREAGE: 5.5 AC
 BUILDING SQ. FT.: 20,144 S.F.
 SHOWROOM/OFFICE: 8,875 S.F.
 SERVICE: 10,270 S.F.
 OUTSIDE LOT: 138,500 S.F.
 PARKING REQUIREMENTS: 37 PLACES

PROJECT DEVELOPER
 BATTISON PROPERTIES, LLC
 4313 HADONEY WOOD ROAD
 NORWALK, OK 73072
 PH: 580-467-0213



(LEGAL DESCRIPTION)
 A Tract of 5.5 acres, more or less, in the southeast quarter (SW 1/4) of Section Two (2), Township North (24N), Range Three North (36R) of the main Meridian (1) M in Harman, Cleveland County, Oklahoma, being more particularly described as follows:
 COMMENCING at the Southeast corner of said SW 1/4 marked by a 2 1/2" iron pin found in place, thence N 87° 35' 54" W along the West 1/4 corner of said SW 1/4 being the balance of bearing for this description a distance of 222.69 feet thence
 W 87° 35' 54" E a distance of 284.27 feet to the PROJECT OF BEGINNING, thence
 N 87° 35' 54" E a distance of 448.00 feet to a point on the South line of 1-35 West Frontage Road (2) as shown on the certain plat entitled "Subdivision" in the Office of the County Clerk in Cleveland County, Oklahoma, and then S 89° 30' 00" W along the North line of said SW 1/4 from the corner marked "2" to the SW 1/4 corner of said SW 1/4 being a distance of 1,047' and the entire parcel of 5.5 acres being more particularly described as follows:
 N 87° 35' 54" E a distance of 448.00 feet to the PROJECT OF BEGINNING, thence
 1. S 87° 35' 54" E a distance of 448.00 feet thence
 2. S 89° 30' 00" W a distance of 1,047 feet thence
 3. W 87° 35' 54" E a distance of 284.27 feet to the PROJECT OF BEGINNING.
 Said Tract contains 238,774 sq. ft. of 5.504 Acres, more or less.



SITE PLAN TO SERVE
 BATTISON CAR DEALERSHIP

Crafton Tull
 ARCHITECTS & ENGINEERS
 1000 N. W. 10th St., Suite 100
 Oklahoma City, Oklahoma 73102
 Phone: (405) 241-1111
 Website: www.craftontull.com

SHEET NO: 2 of 2
 DATE: 05/06/20
 PROJECT NO: 20600200