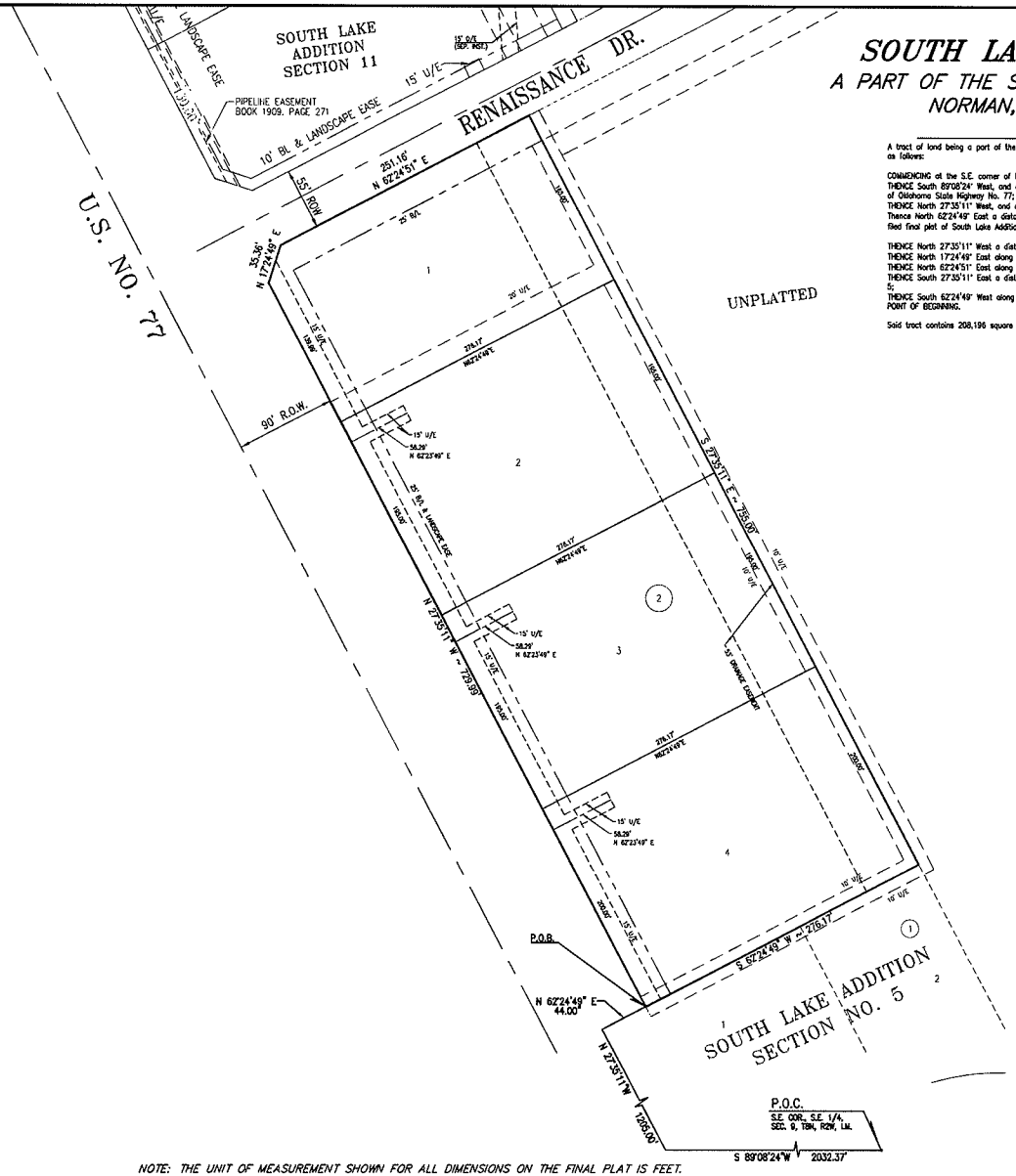


NOTE: THE UNIT OF MEASUREMENT SHOWN FOR ALL DIMENSIONS ON THE FINAL PLAT IS FEET.

FINAL PLAT
SOUTH LAKE ADDITION SECTION 12
A PART OF THE SOUTH 1/2 OF SECTION 9, T8N, R2W, I.M.
NORMAN, CLEVELAND COUNTY, OKLAHOMA

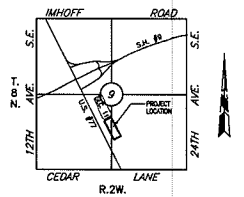
LEGAL DESCRIPTION

A tract of land being a part of the South ½ of Section 9, T8N, R2W, I.M. Norman, Cleveland County, Oklahoma, and being more particularly described as follows:

COMMENCING at the S.E. corner of the S.E. 1/4 of said Section 9;
THENCE South 89°08'24" West, and along the South line of said South 1/2, a distance of 2032.37 feet to a point on the former East right-of-way line of Oklahoma State Highway No. 77;
THENCE North 27°35'11" West, and along the former East right-of-way line of Oklahoma State Highway No. 77, a distance of 1205.00 feet;
Thence North 62°24'49" East a distance of 44.00 feet to the POINT OF BEGINNING, said point also being the Northwest corner of Lot 1 Block 1 of the filed final plat of South Lake Addition Section 5 (as filed in Book 15 Page 145);

THENCE North 27°35'11" West a distance of 729.99 feet to a point on the South right-of-way line of Renaissance Drive;
THENCE North 17°24'49" East along said South right-of-way line a distance of 35.36 feet;
THENCE North 62°24'51" East along said South right-of-way line a distance of 251.16 feet;
THENCE South 27°35'11" East a distance of 755.00 feet to the Northeast corner of Lot 2 Block 1 of the filed final plat of South Lake Addition Section 5;
THENCE South 62°24'49" West along the North property line of the filed final plat of South Lake Addition Section 5 a distance of 279.17 feet to the POINT OF BEGINNING.

Said tract contains 208,196 square feet or 4.7795 acres, more or less.



VICINITY MAP
SCALE: 1" = 2000'

SCALE: 1"= 50'

SOUTHLAKE ADDITION SECTION 11 WAS USED AS THE BASIS OF BEARING FOR THIS PLAT.

SET 3/8" I.P. W/ CA4758 CAP AT ALL PROPERTY CORNERS.

NOTE:
THE 10' B/L & U/E IS PARALLEL TO PROPERTY LINES.

D/E = DRAINAGE EASEMENT
PED/E = PEDESTRIAN EASEMENT
L/NA = LIMITS OF NO ACCESS
U/E = UTILITY EASEMENT
B/L = BUILDING LINE
-1000- = ADDRESS

STORM DRAINAGE DETENTION FACILITY EASEMENT

DRAINAGE DETENTION FACILITY EASEMENTS ARE HEREBY ESTABLISHED AS SHOWN TO PROVIDE FOR DETENTION OF STORM SURFACE WATER AND CONSTRUCTED AS APPROVED BY THE CITY ENGINEER. ALL MAINTENANCE WITHIN THE DRAINAGE DETENTION FACILITY EASEMENT SHALL BE THE RIGHT, DUTY AND RESPONSIBILITY OF THE PROPERTY OWNER(S) IN THE PLAT OF SOUTH LAKE ADDITION SECTION 12. HOWEVER, IF MAINTENANCE IS NEGLECTED OR SUBJECT TO OTHER UNUSUAL CIRCUMSTANCES AND IS DETERMINED TO BE A HAZARD OR THREAT TO PUBLIC SAFETY BY THE CITY ENGINEER, CORRECTIVE MAINTENANCE MAY BE PERFORMED BY THE GOVERNING JURISDICTION WITH COSTS ASSESSED TO AND BORN UPON SAID PROPERTY OWNER(S). OFFICIALS REPRESENTING THE ENGINEERING DIVISION, PUBLIC WORKS DEPARTMENT, SHALL HAVE THE RIGHT TO ENTER UPON THE EASEMENT FOR PURPOSES OF PERIODIC INSPECTION AND/OR CORRECTIVE MAINTENANCE OF THE FACILITY. UPON RECEIVING WRITTEN APPROVAL FROM THE ENGINEERING DIVISION, PUBLIC WORKS DEPARTMENT, PROPERTY OWNER(S) MAY CONSTRUCT IMPROVEMENTS WITHIN THE EASEMENT, PROVIDED THE IMPROVEMENT DOES NOT INTERFERE WITH THE FUNCTION OF THE DETENTION FACILITY.

LOT COUNT

LOTS - 4

Date: June 24, 2011

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