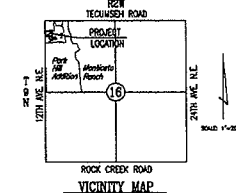


FINAL PLAT
PARK HILL ADDITION SECTION 3
 A PLANNED UNIT DEVELOPMENT
 A PART OF THE N.W. 1/4 OF SECTION 16, T9N, R2W, I.M.
 NORMAN, CLEVELAND COUNTY, OKLAHOMA



LEGAL DESCRIPTION:

A tract of land lying in the Northwest Quarter (N.W. $\frac{1}{4}$) of Section Sixteen (16), Township Nine (9) North, Range Two (2) West of the Indian Meridian, Norman, Cleveland County, Oklahoma, being more particularly described as follows:

COMMENCING at the Northwest corner of said N.W. ¼; THENCE South 89°57'56" East, along the North line of said N.W. ¼, a distance of 331.10 feet; THENCE South 00°02'04" West, perpendicular to said North line, a distance of 50.00 feet; THENCE South 04°33'10" West, along the West line of Block 1 of PARK HILL addition SECTION 2, recorded in Book 22 of Maps, Page 125 Cleveland County Records, a distance of 325.55 feet; THENCE South 85°00'55" West, along the North line of said Block 1 of PARK HILL addition SECTION 2, a distance of 85.99 feet to the POINT OF BEGINNING;

THENCE SOUTH 05°53'37" East, along a West line of Block 1 of said PARK HILL ADDITION SECTION 2, said line being parallel to the West line of the N.W. 1/4 of said Section 16, a distance of 200.00 feet; THENCE SOUTH 89°06'03" East, along a North line of Block 1 of said PARK HILL ADDITION SECTION 2, a distance of 200.00 feet to a point on the East right of way line of 12th Avenue N.E.; THENCE SOUTH 89°08'03" West a distance of 65.00 feet to a point on the West line of said N.W. 1/4; THENCE NORTH 05°53'37" West along the West line of said N.W. 1/4 a distance of 200.00 feet to a point on the West line of said N.W. 1/4; East a distance of 65.00 feet to a point on the East right of way line of 12th Avenue N.E.; THENCE NORTH 89°00'55" West a distance of 200.00 feet to the POINT OF BEGINNING.

Said tract contains 53,000 square feet or 1.217 acres, more or less.

NOTES

1. BEAVERING SHOWN HEREON ARE BASED ON THE RECORD OF S 093754° E AS SHOWN ON THE NORTH SECTION LINE.
2. EASEMENTS SHOWN HEREON BY SPECIFIC RECORDING INFORMATION ARE SHOWN FOR REFERENCE PURPOSES ONLY AND ARE NOT DEDICATED PURSUANT TO THIS FINAL PLAT.
3. COMMON AREAS WILL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER'S ASSOCIATION.
4. UNLESS NOTED OTHERWISE, THE UNIT OF MEASUREMENT SHOWN FOR ALL DIMENSIONS ON THE FINAL PLAT IS FEET.

STORM DRAINAGE DETENTION FACILITY BASEMENT

MAINTENANCE DETENTION FACILITY CASSETS ARE HEREBY ESTABLISHED AS SHOWN TO PROVIDE FOR EXTENSION OF SOLID SURFACE WATER AND CONSTRUCTED AS APPROVED BY THE CITY ENGINEER. ALL MAINTENANCE WITHIN THE MAINTENANCE DETENTION FACILITY CASSETT SHALL BE THE RISK, DUTY AND RESPONSIBILITY OF THE PROPERTY OWNER/MAINTENANCE PERSONNEL. THE CITY ENGINEER SHALL NOT BE RESPONSIBLE FOR ANY DAMAGE OR INJURY TO PERSONS OR PROPERTY RESULTING FROM ANY COLLAPSE OR FAILURE OF THE CASSETT. THE CITY ENGINEER SHALL NOT BE RESPONSIBLE OR SUBJECT TO ANY OTHER UNLAWFUL CIRCUMSTANCES AND IS DETERMINED TO BE A HAZARD OR THREAT TO PUBLIC SAFETY BY THE CITY ENGINEER. CORRECTIVE MAINTENANCE MAY BE PERFORMED BY THE ENGINEER AND ASSOCIATION WITH COSTS ASSOCIATED WITH THE CORRECTIVE MAINTENANCE TO BE PAID BY THE PROPERTY OWNER. THE CITY ENGINEER DIVISION, PUBLIC WORKS DEPARTMENT, SHALL HAVE THE RIGHT TO ENTER UPON THE CASSETT FOR PURPOSES OF PERSONAL INSPECTION AND/OR CORRECTIVE MAINTENANCE OF THE FACILITY. UPON RECEIVING WRITTEN APPROVAL FROM THE CITY ENGINEER, THE PROPERTY OWNER OR ASSOCIATION MAY REQUEST THAT THE CITY ENGINEER DIVISION, PUBLIC WORKS DEPARTMENT, PROVIDE THE IMPROVEMENT DOES NOT INTERFERE WITH THE FUNCTION OF THE DETENTION FACILITY.

BENCHMARKS

SITE BENCHMARK #1: SET BRASS CAP AT
INTERSECTION OF EAST PROPERTY LINE AND
SOUTH RIGHT-OF-WAY LINE OF TECUMSEH
ROAD.
ELEVATION =

ELONGATION -

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

Date: February 23, 2013

SAC Consulting Engineers, P.C.

815 W. Main Street
Oklahoma City, OK 73106

Ph: (405) 232-7715

Oldham's CAG484 Exp.: 6-30-2013

PARK HILL ADDITION SECTION J
A PLANNED UNIT DEVELOPMENT

A PLANNED UNIT DEVELOPMENT
FINAL PLAT SHEET 2 of 2