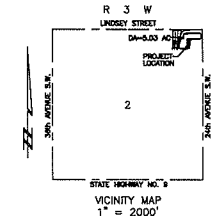


PRELIMINARY PLAT  
OF  
SOONER LEGENDS  
A REPLAT OF DICKERSON NO. 1 ADDITION  
A PART OF THE NE/4 OF SEC 2, T-8-N, R-3-W, I.M.  
NORMAN, CLEVELAND COUNTY, OKLAHOMA



**DEVELOPER**  
SOONER LEGENDS, LLC  
1200 24th AVENUE SW  
NORMAN, OK 73072  
PHONE: (405) 328-5432  
KENNETH D. KENNON

SCALE: 1" = 40'

**LEGAL DESCRIPTION:**

A TRACT OF LAND LYING IN THE NORTHEAST QUARTER (NE/4) OF SECTION TWO (2), TOWNSHIP EIGHT (8) NORTH, RANGE THREE (3) WEST OF THE INDIAN MERIDIAN, CLEVELAND COUNTY, OKLAHOMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION TWO (2); THENCE S00°13'05"W A DISTANCE OF 149.66 FEET; THENCE N89°49'47"E A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING; THENCE FROM SAID POINT OF BEGINNING S00°13'05"W A DISTANCE OF 180.00 FEET; THENCE S89°49'47"W A DISTANCE OF 412.00 FEET; THENCE S00°13'05"W A DISTANCE OF 330.00 FEET; THENCE S89°49'47"W A DISTANCE OF 66.00 FEET; THENCE CONTINUING S89°49'47"W A DISTANCE OF 295.69 FEET TO A POINT ON A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 3969.72 FEET, A DELTA ANGLE OF 0°15'34", A CHORD BEARING OF N06°34'24"E, AND A CHORD DISTANCE OF 131.25 FEET; THENCE ALONG SAID CURVE AN ARC DISTANCE OF 131.25 FEET; THENCE N16°42'55"E A DISTANCE OF 208.63 FEET; THENCE N89°49'47"E A DISTANCE OF 69.81 FEET; THENCE N00°13'05"E A DISTANCE OF 150.00 FEET; THENCE N45°01'26"E A DISTANCE OF 42.57 FEET; THENCE N89°49'47"E A DISTANCE OF 500.00 FEET TO THE POINT OF BEGINNING, EXCEPT A STRIP OF LAND 30 FEET IN WIDTH ALONG THE SOUTH SIDE OF THE ABOVE DESCRIBED TRACT TO BE USED FOR ROAD EASEMENT AND PUBLIC UTILITIES USAGE. SAID TRACT CONTAINING 5.03 ACRES, MORE OR LESS, AND SUBJECT TO ANY EASEMENTS OR RIGHTS-OF-WAY OF RECORD.

THIS PLAT IS DESIGNED IN ACCORDANCE WITH THE CITY OF NORMAN ORDINANCES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND.

**LEGEND**  
U/E UTILITY EASEMENT

**SURVEY BY:**  
SMITH ROBERTS BALDISCHWILER, L.L.C.  
DARIN RAIBOURN, P.L.S.  
ON 04/14/15  
100 N.E. 510 STREET  
OKLAHOMA CITY, OKLAHOMA 73104  
405-640-7004

DATE: 08-27-13	PRELIMINARY PLAT
SCALE: 1" = 40'	SOONER LEGENDS NORMAN, OK
DRAWN BY: S.G.B.	ANCHOR ENGINEERING, L.L.C. Specializing in Subdivisions
APPROVED BY: D.H.B.	Exp. 09/30/14 10804 Quail Point Dr. Suite 200 Okla. City, Ok. 73120
SHEET 1 OF 1	(405) 748-9888 (405) 748-9987 Fax anchorengineering.net

