

**PRELIMINARY PLAT**  
**ONCUE #138 ADDITION**

A REPLAT OF LOT 24 (LOT LINE ADJUSTMENT #559), LOT 25 AND LOT 28, BLOCK 1, ENERGY SQUARE ADDITION AND A PART OF THE S.E. 1/4 OF SECTION 35, T9N, R3W OF THE I.M. NORMAN, CLEVELAND COUNTY, OKLAHOMA

**OWNER'S INFORMATION**  
ONCUE RE, L.L.C.  
819 North Main Street  
Stillwater, Oklahoma 74075  
Phone: (405) 372-3579

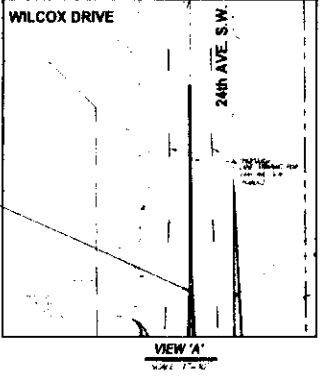
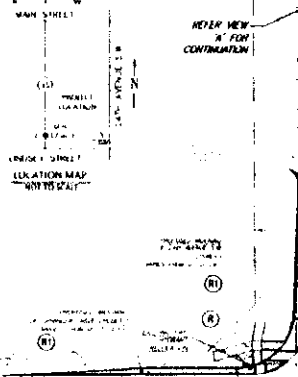
**TOTAL LOTS TOTAL BLOCKS**

**SURVEYED BY:**  
DODSON-THOMPSON-WANFELDT, PLLC  
25 NE 43RD STREET  
OKLAHOMA CITY, OK 73103  
CERTIFICATE OF AUTHORIZATION NO. 6397  
EXPIRES JUNE 30, 2010  
PHONE: (405) 801-7422

**SHARED ACCESS EASEMENT LINE TABLE**

**LOT SUMMARY TABLE**

LOT NUMBER	AREA	ACRES	ADJACENT LOTS
1	1.25	0.028	2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100



**IDENTICAL POINTS**

**PROPOSED NORTHBOUND LEFT TURN LANE**

**LEGAL DESCRIPTION:**

A tract of land being part of lot twenty four (24), of lot twenty, the (25) and twenty six (26), Block One (1), ENERGY SQUARE ADDITION in the City of Norman, Cleveland County, Oklahoma according to the plat recorded in Book 10 of Plats, Page 26, together with a part of the tract known as (24) of Block One, the (25), together with (2) North Range Home (2) West of the former Norman-Cleveland County, Oklahoma, and together with Home Two (2) certain tracts of land described in ADDITIONAL PART OF EASEMENT CASE NO. 2010-2006 in the District Court of Cleveland County recorded in Book 2008, Page 1198, all being more particularly described as follows:

TRACTS BEING (24) OF LOT 24, BEING THE SOUTHWEST CORNER OF A TRACT OF (24) ACRES, TRACT COURSE 08'49"17" East a distance of 80.00 feet to a point of intersection of the west right of way line of 24th Avenue S.W., as established in DECEASED LAND PUBLIC RECORDS recorded in Book 155, Page 498, with the westerly right of way line of 24th Avenue S.W. as established by DECEASED LAND PUBLIC RECORDS recorded in Book (24), Page 518 and the POINT OF BEGINNING.

TRACTS BEING THE NORTHERLY RIGHT OF WAY LINE OF SAID DECEASED LAND PUBLIC RECORDS and the southerly line of said DECEASED LAND PUBLIC RECORDS along the north right of way line of Lindsey Street, the following two (2) courses:

1. South 88'49"17" West a distance of 141.00 feet.
2. South 00'49"17" West a distance of 24.36 feet.

TRACTS BEING (25) OF LOT 25, BEING THE WEST LINE OF SAID LOT 25, and beginning at a distance of 147' feet to a point on the west line of said Lot 25 and continuing to a total distance of 247.32 feet to a point on the north line of said Lot 24, then along a curve to the north right of way line of Lindsey Street, along the north line of said Lot 24, Lot 25, Lot 26 and Lot 27 (27) feet to a point on the north right of way line of said Lindsey Street, a distance of 300.00 feet to a point on the east right of way line of said 24th Avenue S.W.

TRACTS BEING (28) OF LOT 28, BEING THE WEST LINE OF SAID LOT 28, a distance of 147' feet to the POINT OF BEGINNING.

SAID DECEASED LAND PUBLIC RECORDS BEING RECORDED IN BOOK 100, PAGE 200, IN PLAT NO. 100.

**NOTES:**

1. THE EASEMENTS AND THE LINE STIPULATIONS WILL BE LOCATED AND NOTED IN ACCORDANCE WITH THE FINAL PLANS AND THE CITY OF NORMAN STANDARDS AND SPECIFICATIONS.
2. ALL DIMENSIONS SHALL BE CORROBORATED BY ACCORDANCE WITH THE FINAL PLANS AND THE CITY OF NORMAN STANDARDS AND SPECIFICATIONS.
3. REFER TO EASEMENT REPORT FOR SPECIAL DATA.
4. EXISTING PLANS, E.T. GENERAL LAND RECORDS.
5. PREPARED UNDER C.T. GENERAL LAND RECORDS.
6. TOTAL NUMBER OF BLOCKS: 01  
TOTAL NUMBER OF LOTS: 01
7. ACCESS TO THE STIPULATED OTHER LOTS SHALL BE ALLOWED AT ALL TIMES.
8. STORM SEWER SYSTEM SHOWN FOR LOT 1, BLOCK 1 SHOULD BE CONSIDERED AS PART OF EXISTING PLANS FOR LOT 1, BLOCK 1. THE CONSTRUCTION OF THE NECESSARY STORM SEWER SYSTEM INCLUDING THE NECESSARY CONNECTIONS SHALL BE THE RESPONSIBILITY OF THE OWNER. THE FINAL LAYOUT AND DESIGN OF THESE PLANS SHALL BE THE CITY OF NORMAN RESPONSIBILITY.
9. REFER TO THE PLAN FOR PROPOSED LINE STIPULATIONS OF VARIOUS DEEDS AND FINAL PLANS TO BE COMPLETED AS PART OF THE PROPOSED DEVELOPMENT.
10. APPROXIMATE EXISTING STORM SEWER SERVICE CONNECTION PER CITY STANDARDS.
11. APPROXIMATE EXISTING WATER SERVICE CONNECTION AND WATER METER PER CITY STANDARDS.

**STORM DRAINAGE DETENTION FACILITY EASEMENT**

*U.C. Hase*  
MICHAEL A. ALMAN, P.E. NO. 10318

**SITE DEVELOPMENT LEGEND**

(A) = 3" DIA. CONCRETE SIGNPOST  
(B) = EXISTING CONCRETE SIGNPOST

W. LINDSEY STREET

WILCOX DRIVE

24th AVE. S.W.



ONCUE #138 ADDITION  
W. LINDSEY ST. & 24TH AVE. S.W.  
NORMAN, OKLAHOMA

**SMG**  
SPECIALTY MAPPING GROUP, INC.  
1000 N. WILCOX DRIVE  
NORMAN, OKLAHOMA 74701  
PHONE: (405) 801-7422  
FAX: (405) 801-7423  
WWW.SMGOK.COM

PRELIMINARY PLAT

SHEET NO. 1