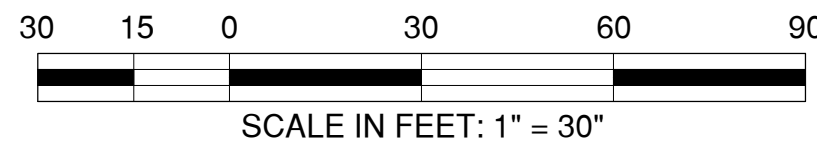
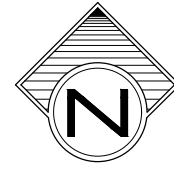


Cobblestone Cottages Amended

A Re-Plat of All of Lot 1, Block 1 and Reserve "A" & Overland Drainage Easement, "Cobblestone Cottages", a subdivision in the City of Jenks, Tulsa County, State of Oklahoma, according to the official recorded plat thereof, Plat No. 5779, as filed in the records of the Tulsa County Clerk's office.

OWNER / DEVELOPER

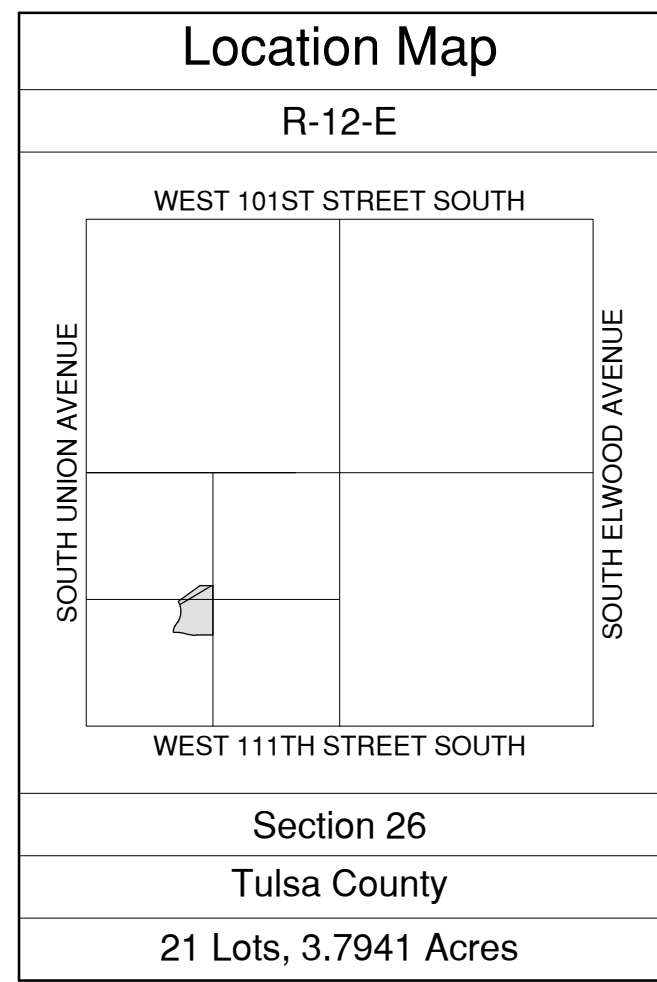
Team Leverage, L.L.C.
an Oklahoma limited liability corporation
5009 East 99th Street
Tulsa, Oklahoma 74137
918.519.7443



ENGINEER / SURVEYOR

Tulsa Engineering & Planning Associates, Inc.
an Oklahoma corporation
9820 East 41st Street, Suite 102
Tulsa, Oklahoma 74146
918.252.9621

CERTIFICATE OF AUTHORIZATION NO. 531
RENEWAL DATE: JUNE 30, 2021



T
18
N

"Palos Verdes Estates"
Plat No. 3464, Filed 11/19/1973

1

9

10

Reserve 'E'

"Newspring Campus"
Plat No. 5634, Filed 08/19/2002

$\Delta = 62^{\circ}56'09''$
 $R = 205.00'$
 $L = 225.18'$
 $CB = N 00^{\circ}54'42''E$
 $CD = 214.03'$

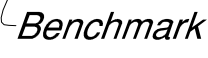
Non-Exclusive Mutual
Access and Utility Easement
(Book 7286, Page 2214 &
Book 7290, Page 2686)

$\Delta = 33^{\circ}21'16''$
 $R = 114.81'$
 $L = 66.84'$
 $CB = N 15^{\circ}42'08''E$
 $CD = 65.90'$

$\Delta = 17^{\circ}25'52''$
 $R = 180.00'$
 $L = 54.76'$
 $CB = N 85^{\circ}15'34''W$
 $CD = 54.55'$

$\Delta = 17^{\circ}25'52''$
 $R = 400.57'$
 $L = 121.87'$
 $CB = N 82^{\circ}15'34''W$
 $CD = 121.40'$

South Douglas Circle



N 00°58'30"W - 7.71'

10' B/L & U/E

35.78'

0.60'

35.72'

18.44'

38.27'

10' B/L & U/E

53.13'

27.39'

80.00'

Access
35.00'

Limits of No Access
90.68'

50.00' Right of Way
By Plat No. 5779

West 108th Street South

"Newspring Campus"
Plat No. 5634, Filed 08/19/2002

1 4

Legend

B/L & U/E = Building Line & Utility Easement

Monument Notes

A 3/8" deformed bar with a plastic cap or a 3/8" deformed bar with no cap were found at all plat boundary corners.

A 3/8" x 18" deformed bar with a yellow plastic cap stamped "TEP CA 531" to be set at all lot corners after completion of improvements, unless noted otherwise.

A 3/8" x 18" deformed bar with a yellow plastic cap stamped "TEP CA 531" to be set at all street centerline intersections, points of curve, points of tangent, points of compound curve and points of reverse curve, after completion of improvements, unless noted otherwise.

Basis of Bearings

The non-astronomic bearings for said tract are based on a recorded plat bearing of S 01°11'27"E along the East line of Lot 1, Block 1, "Cobblestone Cottages" a subdivision in the City of Jenks, Tulsa County, State of Oklahoma, according to the official recorded plat thereof, Plat No. 5779, as filed in the records of the Tulsa County Clerk's office.

Benchmark

A "Mag" nail set in the top of curb 15 feet northeast of the northwest/west curb return of the intersection of South Douglas Circle and West 108th Street South.

Elevation = 646.32 NAVD 1988

Backflow Preventer Valve

If the actual finished floor elevation is lower than one (1) foot above the upstream sanitary sewer manhole top of rim elevation, it shall be the builder's responsibility to install a backflow preventer valve near the building. The builder is responsible to comply with all city ordinances regarding the installation of any required backflow preventer valve.

Line Table

No.	Bearing	Distance	No.	Bearing	Distance
L1	N 88°48'33"E	3.60'	L3	N 01°11'27"W	9.43'
L2	N 01°11'27"W	10.83'	L4	S 88°48'33"W	3.01'

Curve Table

No.	Delta	Radius	Length	Chord Bearing	Chord Distance
C1	72°34'43"	10.00'	12.67'	N 52°31'11"E	11.84'
C2	72°34'43"	55.00'	69.67'	N 52°31'11"E	65.10'
C3	90°00'00"	10.00'	15.71'	S 43°48'33"W	14.14'
C4	90°00'00"	25.00'	39.27'	N 46°11'27"W	35.36'
C5	90°00'00"	55.00'	86.39'	N 46°11'27"W	77.78'
C6	90°00'00"	10.00'	15.71'	N 46°11'27"W	14.14'
C7	90°00'00"	25.00'	39.27'	N 43°48'33"E	36.36'
C8					
C9					

FINAL PLAT

CERTIFICATE OF APPROVAL
I hereby certify that this plat was approved
by the Jenks City Council

on _____

MAYOR - VICE MAYOR

This approval is void if the above signature
is not endorsed by the City Manager.

CITY MANAGER

COBBLESTONE COTTAGES AMENDED

Date of Preparation: May 12, 2020 Sheet 1 of 2