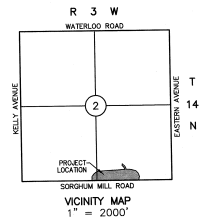
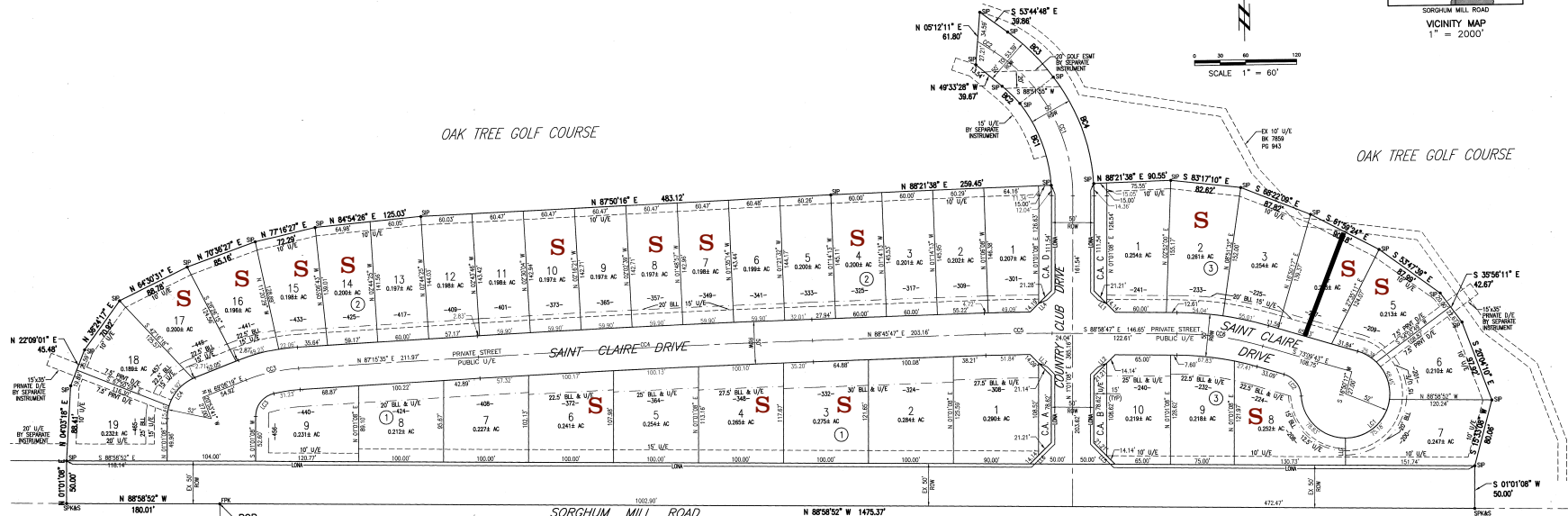


# FINAL PLAT OF SEVEN OAKS AT OAK TREE

A PART OF THE SOUTH HALF OF SEC 2, T-14-N, R-3-W, I.M.  
CITY OF EDMOND, OKLAHOMA COUNTY, OKLAHOMA



SCALE 1" = 60'



OAK TREE GOLF COURSE

OAK TREE GOLF COURSE

SORGHUM MILL ROAD N 88°58'52" W 1475.37'

CURVE TABLE - CENTERLINE				LINE TABLE - LOTS		
NUMBER	DELTA	CHORD BEARING	RADIUS	ARC LENGTH	CHORD LENGTH	
CC1	57°28'08"	N 27°41'56" W	200.00'	209.49'	192.20'	LL1 N 43°58'52" W 35.30'
CC2	25°37'02"	N 57°53'40" E	441.95'	22.80'	22.80'	LL2 N 48°01'10" E 35.30'
CC3	18°00'16"	N 78°10'37" E	200.00'	63.37'	63.11'	LL3 N 44°10'20" W 35.23'
CC4	13°01'11"	N 88°00'41" E	15000.00'	393.58'	383.57'	LL4 N 45°49'40" E 30.47'
CC5	21°15'25"	N 89°53'30" E	2000.00'	78.78'	78.78'	LL5 N 47°58'50" W 35.30'
CC6	15°44'05"	S 81°04'15" E	370.00'	102.15'	101.82'	LL6 N 48°01'10" E 35.30'
						LL7 N 70°11'07" E 31.88'

CURVE TABLE - BOUNDARY			
NUMBER	DELTA	CHORD BEARING	ARC LENGTH
BB1	34°13'15"	N 20°11'58" W	175.00'
BB2	08°13'02"	N 45°18'48" W	196.78'
BB3	18°34'22"	S 44°27'57" E	233.38'
BB4	34°30'21"	S 19°52'47" E	225.69'

CURVE TABLE - LOT LINE			
NUMBER	DELTA	CHORD BEARING	ARC LENGTH
LL1	25°10'20"	N 52°21'20" E	52.00'
LL2	71°02'00"	N 37°36'40" W	28.00'
LL3	78°01'00"	S 39°01'40" W	28.00'
LL4	88°09'10"	S 35°03'40" W	52.00'

BENCHMARK:  
GPS MONUMENT  
STATION 1213  
N 259180.7054  
E 2118343.3307  
MSL ELEV: 1131.9459

**LEGEND**  
 BLL = BUILDING LIMIT LINE  
 D/E = DRAINAGE EASEMENT  
 U/E = UTILITY EASEMENT  
 LONA = LIMITS OF NO ACCESS  
 C.A. = PROPERTY OWNERS ASSOC. COMMON AREA

**PLAT NOTES**

- The streets, common areas, private drainage easements and all brands and medals shall be owned and maintained by the Property Owners' Association.
- A sidewalk shall be constructed on each lot where it abuts a local and/or a collector street. The sidewalk is required at the building permit stage and must be installed prior to the issuance of a certificate of occupancy from the City of Edmond.
- Owners of corner lots shall incorporate wheelchair ramps in sidewalk.
- Capacity fees shall be paid by the individual lot owners at the building permit stage.
- All easements outside of the plat boundary will be provided by separate instrument.

ENGINEER OF RECORD \_\_\_\_\_ DATE: \_\_\_\_\_  
 CITY ENGINEER \_\_\_\_\_ DATE: \_\_\_\_\_

OWNER/DEVELOPER  
**SEVEN OAKS DEVELOPMENT LLC**  
 BRYAN N. KELLEY  
 OKLAHOMA CITY, OK 73131

**SEVEN OAKS AT OAK TREE**  
 PLAT BY: HUNT-DOLLARS, INC.  
 01 1489 EXP 6-30-15  
 2832 W. WILSHIRE BLVD.  
 OKLAHOMA CITY, OKLAHOMA  
 405-842-0363  
 20007101  
 SHEET 2 OF 2

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