Planned Unit Development No. 458

Signal Hill II

An Addition to the City of Tulsa, being a part of W/2 of Section 15, and the E/2 of Section 16, Township 18 North, Range 13 East, of the Indian Meridian, Tulsa County, State of Oklahom

R-13-E

TULSA COUNTY

LOCATION MAP

57 Lots - 24.93 Acres

OWNER:

American Land Property Company
An Oklahoma Corporation
6655 South Lewis, Suite 222
Tulsa, Oklahoma 74136
Phone: (918) 492-6300

ENGINEER:

Tulsa Engineering & Planning Associates, Inc.
An Oklahoma Corporation
8209 East 63rd Place South
Tulsa, Oklahoma 74133
Phone: (918) 252-9621

FINAL PLAT
CERTIFICATE OF APPROVAL
I hereby certify that this plat was approved by the Tulsa Metropolitan Area Planning Commission on Jan. 4, 1995
TMAPC/INCOG
This approval is void if this plat is not filed in the Office of the County Clerk on or before: Jan. 4, 1996
COUNTY ENGINEER
APPROVED Jan. 18, 1995 by the Council of the City of Tulsa, Oklahoma
Chairman
Mayor
Attest: City Clerk
Approved: City Attorney

RECEIVED
JAN. 31, 1995
TULSA METRO AREA
PLANNING COMMN

CERTIFICATE
...certify that all real estate taxes involved in this plat have been reflected by the current tax rolls. Security as required ... has been ... to be applied to taxes. ... 1995 ... 84612.25 ... 95 taxes. ... 19 ... 95 ... taxes collected and the amount of the security deposit.
Dec 22 19 95
Dennis Semler
Tulsa County Treasurer
by Deputy

Δ = 16°27'16"
R = 391.10
L = 112.32

Δ = 39°52'12"
R = 171.60
L = 119.41

Δ = 49°53'39"
R = 190.00
L = 165.46

Δ = 59°28'45"
R = 173.18
L = 179.78

Reserve "A"
Storm Water Detention and Drainageway Easement

South Yale Avenue
South Allegheny Avenue
South Braden Avenue
S. Canton Ave.
E. 84th Pl. S.
East 85th Street South
E. 86th St. S.
S. Braden Ave.

"Point of Beginning"
Southwest Corner of the N/2 NW/4 NW/4 SW/4 Section 15, T-18-N, R-13-E, Tulsa County, Oklahoma

South Line of the N/2 NW/4 NW/4 SW/4 Section 15, T-18-N, R-13-E, Tulsa County, Oklahoma

Southeast Corner of the N/2 NW/4 NW/4 SW/4 Section 15, T-18-N, R-13-E, Tulsa County, Oklahoma

Southwest Corner of the E/2 SW/4 NW/4 Section 15, T-18-N, R-13-E, Tulsa County, Oklahoma

South Line of the NW/4 Section 15, T-18-N, R-13-E, Tulsa County, Oklahoma

NORTH

60 30 0 60 120 180
SCALE IN FEET

Curve Table

NO.	DELTA	RADIUS	ARC
C1	16°22'30"	428.10	122.35
C2	19°24'32"	385.00	130.42
C3	33°11'44"	175.00	101.39
C4	67°39'59"	25.00	29.53
C5	179°22'50"	50.00	156.54
C6	29°12'41"	175.00	89.22
C7	85°20'19"	25.00	37.24
C8	01°20'42"	475.00	11.15
C9	19°24'32"	415.00	140.58
C10	78°27'47"	25.00	34.24
C11	32°42'11"	235.00	134.13
C12	50°37'14"	25.00	22.09
C13	45°34'23"	25.00	19.88
C14	11°03'07"	80.00	15.43
C15	32°23'08"	300.00	169.57
C16	19°45'40"	310.00	106.92
C17	83°15'55"	25.00	40.69
C18	32°42'11"	205.00	117.01
C19	04°42'41"	175.00	14.39
C20	111°19'38"	25.00	48.58
C21	19°45'40"	340.00	117.26
C22	32°23'08"	270.00	152.61
C23	96°40'09"	50.00	84.36
C24	03°38'47"	220.00	14.00
C25	90°00'00"	125.00	196.35
C26	62°12'53"	175.00	190.02
C27	32°55'28"	310.00	178.14
C28	32°55'28"	280.00	160.90
C29	181°48'39"	50.00	158.66

Line Table

NO.	BEARING	DISTANCE
L1	S 36°07'24"E	42.03
L2	N 16°14'54"W	21.67
L3	N 23°31'17"W	48.47

Legend

B/L = Building Line
U/E = Utility Easement
* = Garages must be set back 20' where access is to a side street.
Section Line Right-of-Way which affects Lots 8, 9, 10, 11 and 12, Block 1
0000 = Lot Address

Addresses shown on this Plat provided by the Development Services Housing Numbering Section of the City of Tulsa, Public Works Department were accurate at the time the plat was filed. The addresses are subject to change and should not be relied on in place of the legal description.

Benchmark

A Chiseled " □ " on top of curb at the southerly curb return in the westerly quadrant of East 85th Street South and South Canton Avenu Elevation = 777.75 (N.G.V.D.)

Basis of Bearings

The basis of bearings for this survey is an assumed bearing of N 89°59'36"W along the south line of the N/2 NW/4 NW/4 SW/4 Section 15, T-18-N, R-13-E, T-18-N, R-13-E, Tulsa County, Oklah

Monument Note

A 5/8" x 18" deformed bar with a yellow plastic cap stamped "RLS to be set at all plat boundary corners, prior to recordation, unless n otherwise.

A 3/8" x 18" deformed bar with a yellow plastic cap stamped "RLS 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 "RLS to be set at all street centerline intersections, points of curve, point tangent, points of compound curve, points of reverse curve, center c cul-de-sacs and center of eyebrows, after completion of improvemer unless noted otherwise.

Note

All Streets within Signal Hill II are Private Streets and are privately m

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