

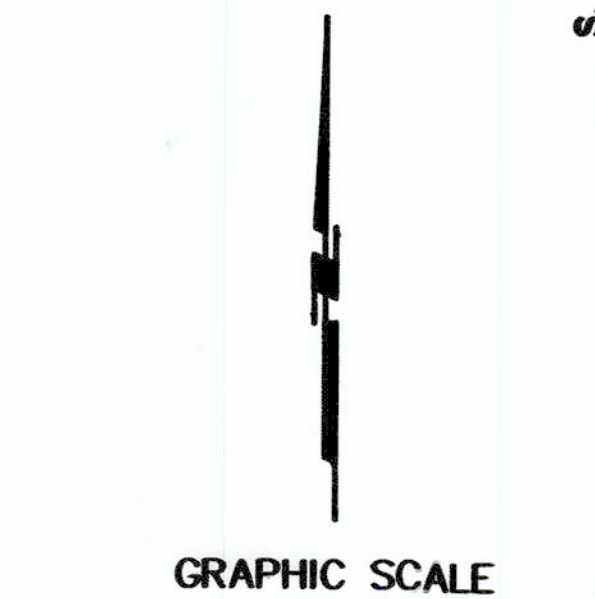
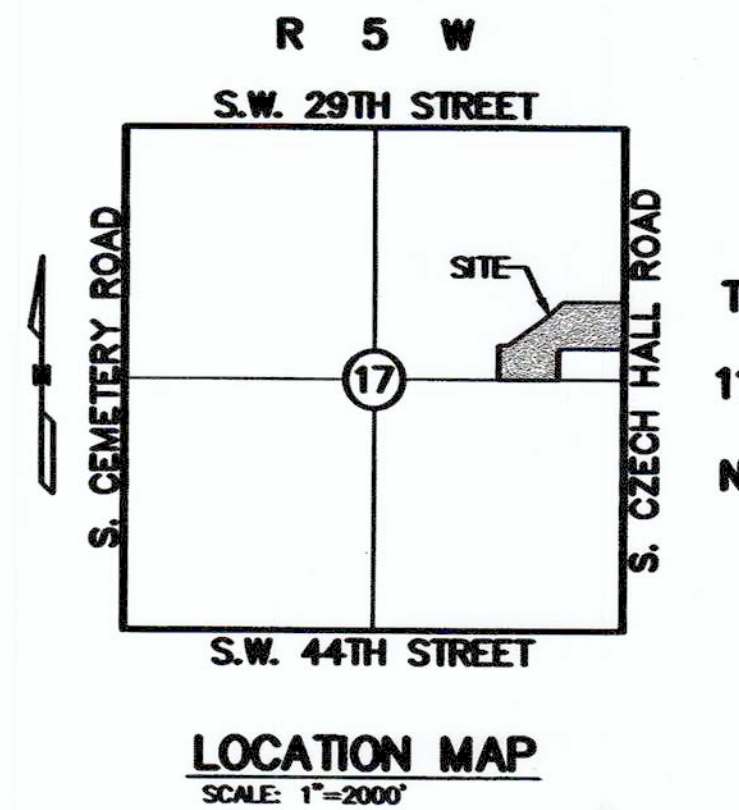
FINAL PLAT

SCISSORTAIL CROSSING ESTATES

A TRACT OF LAND BEING A PART OF THE NORTHEAST QUARTER (NE/4) OF SECTION SEVENTEEN (17), TOWNSHIP ELEVEN (11) NORTH, RANGE FIVE (5) WEST OF THE INDIAN MERIDIAN, CANADIAN COUNTY, OKLAHOMA

OWNER:
SCISSORTAIL DEVELOPMENT GROUP
1800 S SARA ROAD
YUKON, OK 73099

SURVEYOR:
CRAFTON TULL
300 POINTE PARKWAY BLVD
YUKON, OKLAHOMA 73099
(405) 787-6270



BASIS OF BEARING= S00°06'03"E
EAST LINE OF THE NE/4
SECTION 17, T11N, R5W, LM.

PLAT NOTES:

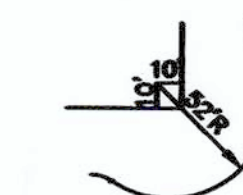
1. MAINTENANCE OF ALL COMMON AREAS AND ISLANDS/AREAS IN PUBLIC RIGHTS-OF-WAY SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION. NO STRUCTURES, STORAGE OF MATERIAL, GRADING, FILL, OR OTHER OBSTRUCTIONS, EITHER TEMPORARY OR PERMANENT SHALL BE PLACED WITHIN THE DRAINAGE RELATED COMMON AREAS AND/OR DRAINAGE AREAS SHOWN. CERTAIN AMENITIES SUCH AS, BUT NOT LIMITED TO, WALKS, BENCHES, PIERS, AND DOCKS, SHALL BE PERMITTED IF INSTALLED IN A MANNER TO MEET THE REQUIREMENTS SPECIFIED ABOVE.
2. ALL MONUMENTS ARE EITHER 3/8" IRON PIN W/CAP STAMPED "CA973" OR MAG NAIL WITH ALUMINUM SHINER STAMPED "CA973" UNLESS OTHERWISE NOTED

ADDRESSES:

ANY ADDRESSES SHOWN ON THIS PLAT ARE ACCURATE AT THE TIME THIS PLAT WAS FILED. ADDRESSES ARE SUBJECT TO CHANGE AND SHOULD NEVER BE RELIED UPON IN PLACE OF LEGAL DESCRIPTION.

- PG=PAGE
- BK=BOOK
- R/W = RIGHT-OF-WAY
- LMA = LIMITS OF NO ACCESS
- B/L = BUILDING LINE
- D/E = PUBLIC DRAINAGE EASEMENT
- D&U/E = PUBLIC DRAINAGE & UTILITY EASEMENT
- PD/E = PRIVATE DRAINAGE EASEMENT
- ESMT = EASEMENT
- o = FOUND #3 BAR W/ CAP UNLESS OTHERWISE NOTED
- (X) BLOCK NO.

P.O.C.
SE COR. NE/4
SEC. 17, T11N, R5W LM.
FOUND 3/8" IRON PIN
ALSO FOUND 40d
4.5" S & 0.1" W



TYPICAL EYEBROW

CENTERLINE TABLE

LINE NO.	DIRECTION	LENGTH
L1	S81°46'31"W	31.30'
L2	N89°46'48"E	25.00'

SUBDIVISION CONTAINS:
SIX (6) LOTS IN
ONE (1) BLOCK
GROSS SUBDIVISION AREA: ±672,717 SQ. FT.
OR ±15.44 ACRES

CENTERLINE CURVE TABLE

CURVE NO.	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD DISTANCE
C1	250.00'	35.07'	8°02'17"	S89°47'39"W	35.04'
C2	250.00'	35.07'	8°02'17"	S89°47'39"W	35.04'

LOT LINE TABLE

LINE NO.	DIRECTION	LENGTH
L3	S44°44'31"W	35.43'
L4	S44°48'48"W	35.30'
L5	N81°10'11"W	28.90'

LOT CURVE TABLE

CURVE NO.	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD DISTANCE
C3	280.00'	32.36'	6°37'31"	S89°05'17"W	32.36'
C4	220.00'	30.86'	8°02'17"	S89°47'39"W	30.84'
C5	18.00'	10.70'	34°02'52"	S73°09'46"E	10.54'
C6	52.00'	44.64'	48°11'08"	N80°43'55"W	43.29'
C7	52.00'	44.64'	108°54'35"	S89°13'13"W	84.82'
C8	18.00'	10.70'	34°02'52"	S17°12'38"E	10.54'
C9	18.00'	24.00'	76°39'27"	S38°06'32"W	22.33'
C10	80.00'	83.36'	79°38'01"	S36°40'15"W	76.81'
C11	80.00'	83.12'	89°56'37"	S47°35'34"E	84.05'

PD/E LINE TABLE

LINE #	DIRECTION	LENGTH
L7	N89°51'57"E	30.25'
L8	N75°34'35"E	43.64'
L9	S84°14'02"E	48.30'
L10	S89°56'11"E	58.55'
L11	N46°53'12"E	14.88'
L12	N8°03'07"E	29.86'
L13	N14°40'50"W	43.40'
L14	N59°15'58"E	20.42'
L15	S89°02'37"E	163.83'
L16	N83°54'39"E	40.80'
L17	N72°30'15"E	27.28'
L18	S17°54'06"E	27.28'
L19	S5°28'25"W	68.31'
L20	S5°17'39"E	40.94'
L21	N56°37'49"E	16.56'
L22	N15°05'51"E	51.80'
L23	N23°31'02"E	54.58'
L24	N62°59'33"E	84.25'
L25	N85°59'25"E	47.82'

PD/E LINE TABLE

LINE #	DIRECTION	LENGTH
L26	N29°52'08"E	76.55'
L27	N36°16'14"E	29.42'
L28	N44°48'48"E	25.00'
L29	N71°38'33"E	34.64'
L30	N54°54'32"E	23.80'
L31	N44°40'28"E	21.71'
L32	N75°26'37"E	22.48'
L33	N52°03'08"E	24.29'
L34	N7°02'31"W	25.10'
L35	N49°49'27"E	38.23'
L36	N70°44'47"E	50.78'
L37	S72°25'13"E	38.11'
L38	N72°22'42"E	37.62'
L39	N32°52'28"E	37.26'
L40	N41°56'42"E	58.12'
L41	N52°17'22"E	57.85'
L42	N15°04'00"E	78.41'
L43	N38°28'43"E	84.58'
L44	N57°23'28"E	95.04'

