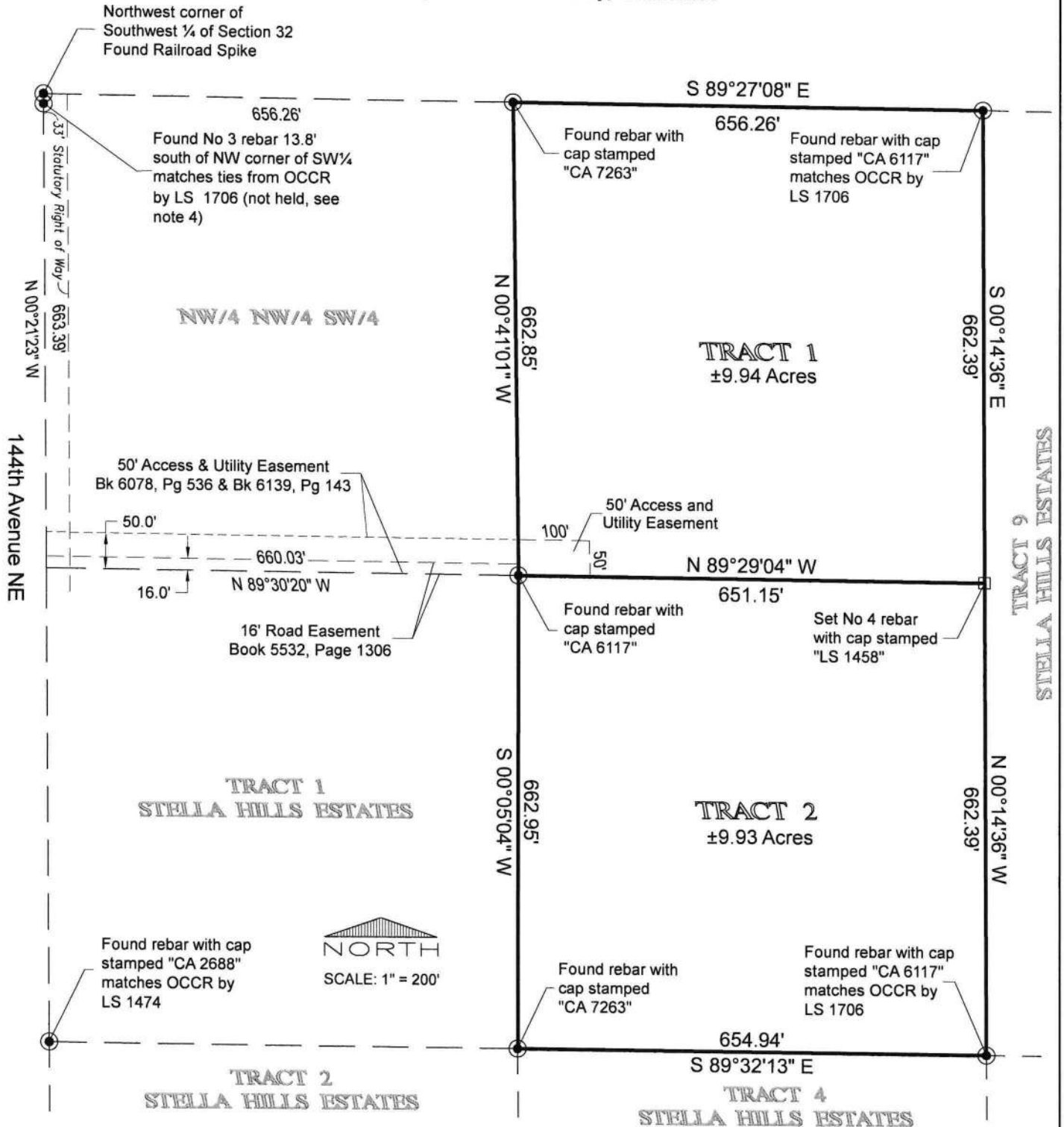


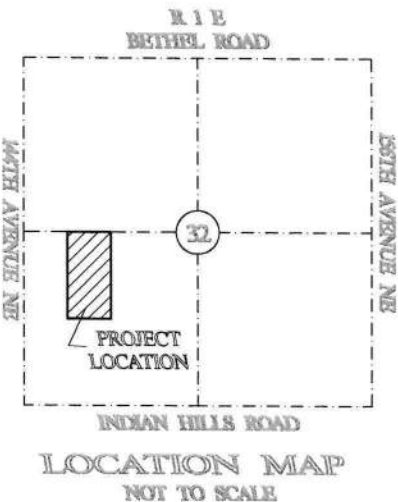
Filkins Ridge
Norman Rural Certificate of Survey

Part of the Southwest Quarter of Section 32, T 10 N, R 1 E of the I.M.
Norman, Cleveland County, Oklahoma



NOTES:

- This survey has been prepared to create a "Norman Rural Certificate of Survey" to be known as "Filkins Ridge". This is an unplatted but filed subdivision as specified in the Norman Subdivision Regulations Sec. 19-606.
- Bearing for this survey are based on the west line of the southwest quarter being assumed to bear North 00°21'23" West as shown on the Norman Rural Certificate of Survey of STELLA HILLS ESTATES, as recorded in the Cleveland County Clerk and Records offices at Book 5986, Page 229.
- This development lies beyond the City's water supply and is at risk of wildland fires. It is recommended that the development adhere to NFPA1144-2208. Reducing Structure Ignition Hazards from Wildland Fires.
- Found railroad spike was held at the northwest corner of the southwest quarter instead of the no 3 rebar that matched the OCCR by LS 1706 due to multiple recorded surveys in southwest quarter matching to the railroad spike. The railroad spike also fit well to a split for the west section line, while the no 3 rebar did not. A new OCCR will be filed on the spike.
- This survey was prepared using title commitment provided by Legacy Title of Oklahoma, LLC, commitment number 2024-1500-OK-C, and dated March 28, 2024.



Job No. 48910

Field Date: 4/24/2024

Revised:

Greg P. Skinner, PLS
11600 County Road 3630
Ada, Oklahoma 74820
(405) 255-6161

Sheet No:

1 of 3

Filkins Ridge
Norman Rural Certificate of Survey
Part of the Southwest Quarter of Section 32, T 10 N, R 1 E of the I.M.
Norman, Cleveland County, Oklahoma

LEGAL DESCRIPTION: (Parent Tract)

The East Half of the Northwest Quarter of the Southwest Quarter (E/2 NW/4 SW/4) of Section Thirty-two (32) Township Ten (10) North, Range One (1) East of the Indian Meridian, Cleveland County, Oklahoma.

LEGAL DESCRIPTION: (Tract 1)

A parcel of land being a part of the East half of the Northwest quarter of the Southwest quarter (E/2 NW/4 SW/4) of Section Thirty-two (32) Township Ten (1) North, Range One (1) East of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:

Commencing at the northwest corner of the Southwest quarter (SW/4) of said Section 32; Thence South 89°27'08" East, along the north line of said SW/4, a distance of 656.26 feet to the northwest corner of said E/2 NW/4 SW/4, said point also being the Point of Beginning.

Thence continuing South 89°27'08" East, along the north line of said E/2 NW/4 SW/4, a distance of 656.26 feet to the northeast corner of said E/2 NW/4 SW/4; Thence South 00°14'36" East, along the east line of said E/2 NW/4 SW/4, a distance of 662.39 feet; Thence North 89°29'04" West, a distance of 651.15 feet to the northeast corner of Tract 1 of Stella Hills Estates, a Norman Rural Certificate of Survey recorded at Book 5986, Page 229 in the Cleveland County Clerk and Records Offices; Thence North 00°41'01" West a distance of 662.85 feet to the Point of Beginning. Containing 9.94 acres, more or less.

This legal description was prepared by Greg P. Skinner, Oklahoma PLS 1458 on 4/30/2024 and has a basis of bearings hold the west line of the southwest quarter of Section 32, T10N, R1E as bearings North 00°21'23" West as shown on the Norman Rural Certificate of Survey of STELLA HILLS ESTATES as recorded in the Cleveland County Clerk and Records offices at Book 5986, Page 229.

LEGAL DESCRIPTION: (Tract 2)

A parcel of land being a part of the East half of the Northwest quarter of the Southwest quarter (E/2 NW/4 SW/4) of Section Thirty-two (32) Township Ten (1) North, Range One (1) East of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:

Commencing at the northwest corner of the Southwest quarter (SW/4) of said Section 32; Thence South 89°27'08" East, along the north line of said SW/4, a distance of 656.26 feet to the northwest corner of said E/2 NW/4 SW/4; Thence South 00°41'01" East, a distance of 662.85 feet to the northeast corner of Tract 1 of Stella Hills Estates, a Norman Rural Certificate of Survey recorded at Book 5986, Page 229 in the Cleveland County Clerk and Records offices, said point also being the Point of Beginning.

Thence South 00°05'04" West, a distance of 662.95 feet to the southwest corner of said E/2 NW/4 SW/4; Thence South 89°32'13" East, a distance of 654.94 feet to the southeast corner of said E/2 NW/4 SW/4; Thence North 00°14'36" West, along the east line of said E/2 NW/4 SW/4, a distance of 662.39 feet; Thence North 89°29'04" West, a distance of 651.15 feet to the Point of Beginning. Containing 9.93 acres, more or less.

This legal description was prepared by Greg P. Skinner, Oklahoma PLS 1458 on 4/30/2024 and has a basis of bearings hold the west line of the southwest quarter of Section 32, T10N, R1E as bearings North 00°21'23" West as shown on the Norman Rural Certificate of Survey of STELLA HILLS ESTATES as recorded in the Cleveland County Clerk and Records offices at Book 5986, Page 229.

LEGAL DESCRIPTION: (Access and Utility Easement)

A Fifty foot wide Access and Utility Easement being a part of the East half of the Northwest quarter of the Southwest quarter (E/2 NW/4 SW/4) of Section Thirty-two (32) Township Ten (1) North, Range One (1) East of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:

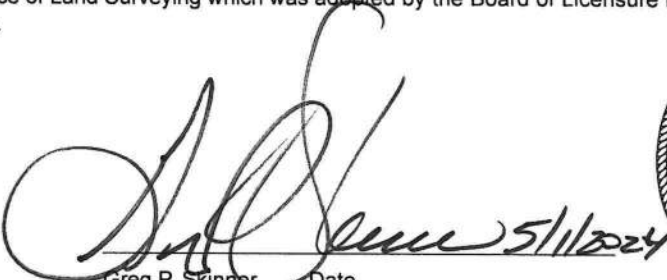
Commencing at the northwest corner of the Southwest quarter (SW/4) of said Section 32; Thence South 89°27'08" East, along the north line of said SW/4, a distance of 656.26 feet to the northwest corner of said E/2 NW/4 SW/4; Thence South 00°41'01" East, a distance of 612.85 feet to the Point of Beginning.

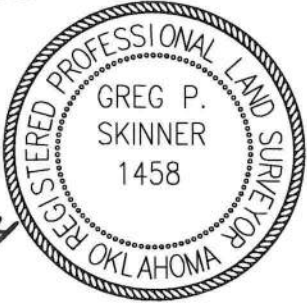
Thence continuing South 00°41'01" East, a distance of 50.00 feet; Thence South 89°29'04" East, a distance of 100.00 feet; Thence North 00°41'01" West, a distance of 50.00 feet; Thence North 89°29'04" West, a distance of 100.00 feet to the Point of Beginning.

This legal description was prepared by Greg P. Skinner, Oklahoma PLS 1458 on 4/30/2024 and has a basis of bearings hold the west line of the southwest quarter of Section 32, T10N, R1E as bearings North 00°21'23" West as shown on the Norman Rural Certificate of Survey of STELLA HILLS ESTATES as recorded in the Cleveland County Clerk and Records offices at Book 5986, Page 229.

CERTIFICATION:

I, Greg P. Skinner, a Professional Land Surveyor in the State of Oklahoma, do hereby certify that this Rural Certificate of Survey meets the Oklahoma Minimum Standards for the Practice of Land Surveying which was adopted by the Board of Licensure for Professional Engineers and Land Surveyors.


Greg P. Skinner, Date
Oklahoma L.S. 1458



Job No. 48910	Greg P. Skinner, PLS 11600 County Road 3630 Ada, Oklahoma 74820 (405) 255-6161	Sheet No:
Field Date: 4/24/2024		2 of 3
Revised:		

Filkins Ridge
Norman Rural Certificate of Survey
Part of the Southwest Quarter of Section 32, T 10 N, R 1 E of the I.M.
Norman, Cleveland County, Oklahoma

NORMAN PLANNING COMMISSION

Accepted by the City of Norman, Oklahoma, Planning Commission on this _____ day of _____, 2024.

Chairperson

STATE OF OKLAHOMA)
COUNTY OF CLEVELAND)

Before me, a Notary Public, in and for said County and State, on this _____ day of _____, 2024, personally appeared _____ to me known to be an identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed.

My Commission Expires

Notary Public

NORMAN CITY COUNCIL

Accepted by the City of Norman, Oklahoma, City Council on this _____ day of _____, 2024.

City Clerk

STATE OF OKLAHOMA)
COUNTY OF CLEVELAND)

Before me, a Notary Public, in and for said County and State, on this _____ day of _____, 2024, personally appeared _____ to me known to be an identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed.

My Commission Expires

Notary Public

Job No. 48910	Greg P. Skinner, PLS 11600 County Road 3630 Ada, Oklahoma 74820 (405) 255-6161	Sheet No: 3 of 3
Field Date: 4/24/2024		
Revised:		

