

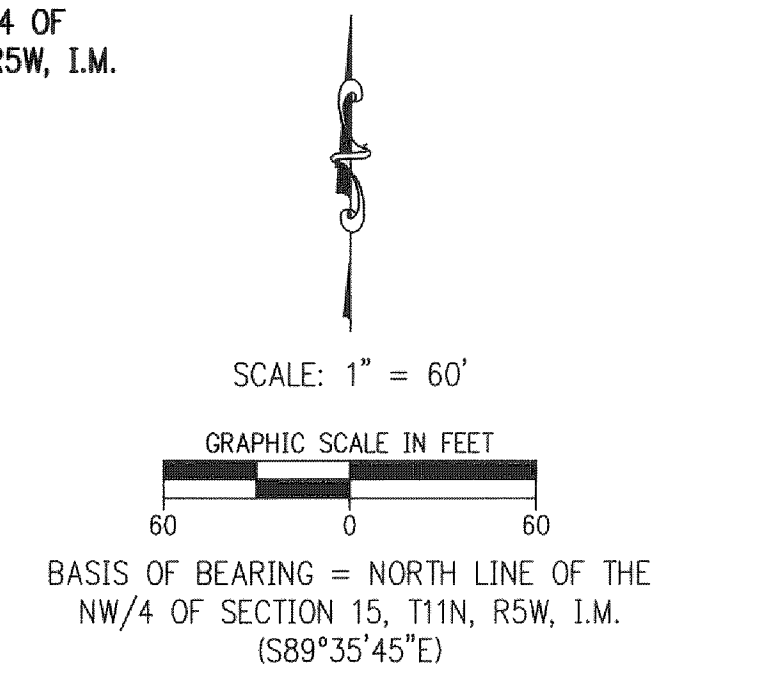
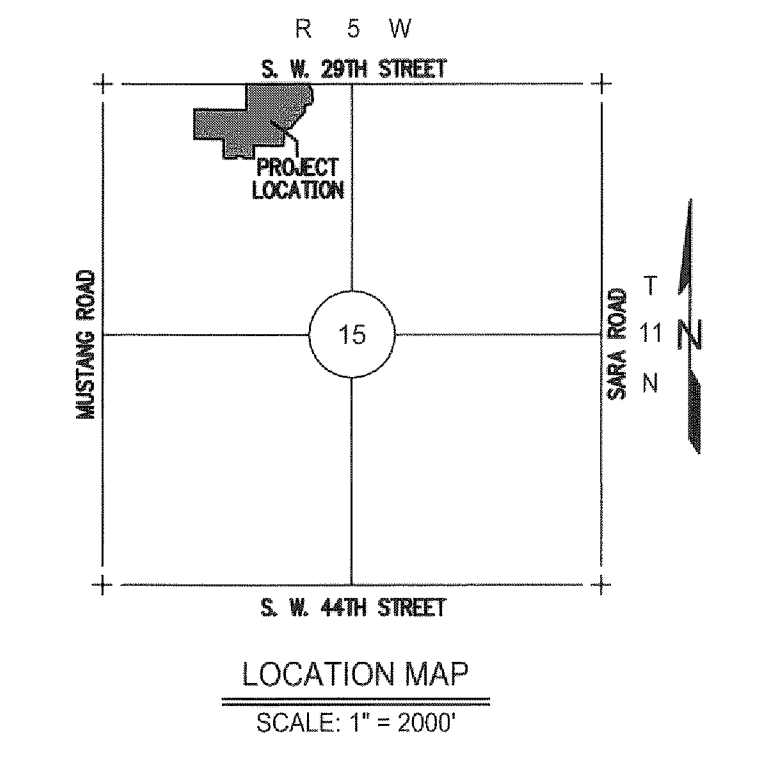
FINAL PLAT OF THE PINNACLE AT BROOKSTONE PHASE 2

A PART OF THE NW/4 OF SECTION 15, T-11-N, R-5-W, I.M.
OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA

| CURVE TABLE | | | | | |
|-------------|---------|---------|------------|-----------------|--------------|
| CURVE # | LENGTH | RADIUS | DELTA | CHORD DIRECTION | CHORD LENGTH |
| C1 | 59.08' | 83.45' | 040°33'54" | S16° 10' 10"W | 57.86' |
| C2 | 59.96' | 275.00' | 012°29'36" | S37° 05' 38"W | 59.84' |
| C3 | 29.87' | 200.00' | 008°33'29" | N77° 59' 14"W | 29.85' |
| C4 | 149.92' | 200.00' | 042°56'56" | S68° 07' 17"E | 146.43' |
| C5 | 131.18' | 175.00' | 042°56'56" | N68° 07' 17"W | 128.13' |
| C6 | 112.44' | 150.00' | 042°56'56" | N68° 07' 17"W | 109.83' |
| C7 | 16.37' | 18.00' | 052°06'00" | S63° 32' 45"E | 15.81' |
| C8 | 257.93' | 52.00' | 284°12'00" | N00° 24' 15"E | 63.89' |
| C9 | 16.37' | 18.00' | 052°06'00" | S64° 21' 15"W | 15.81' |
| C10 | 25.59' | 200.00' | 007°19'46" | N85° 55' 52"W | 25.57' |
| C11 | 22.39' | 175.00' | 007°19'46" | S85° 55' 52"E | 22.37' |
| C12 | 19.19' | 150.00' | 007°19'46" | S85° 55' 52"E | 19.18' |
| C13 | 81.92' | 125.00' | 037°32'55" | N70° 49' 17"W | 80.46' |
| C14 | 98.30' | 150.00' | 037°32'55" | S70° 49' 17"E | 96.55' |
| C15 | 114.69' | 175.00' | 037°32'55" | S70° 49' 17"E | 112.64' |
| C16 | 114.69' | 175.00' | 037°32'55" | N70° 49' 17"W | 112.64' |
| C17 | 98.30' | 150.00' | 037°32'55" | S70° 49' 17"E | 96.55' |
| C18 | 81.92' | 125.00' | 037°32'55" | S70° 49' 17"E | 80.46' |

| LINE TABLE | | |
|------------|--------|---------------|
| LINE # | LENGTH | DIRECTION |
| L1 | 50.00' | S00° 24' 15"W |
| L2 | 33.93' | S46° 51' 16"E |
| L3 | 36.55' | S83° 20' 51"W |
| L4 | 4.00' | N46° 38' 49"W |
| L5 | 12.96' | S46° 38' 49"E |
| L6 | 35.33' | S01° 38' 49"E |
| L7 | 38.94' | S70° 53' 44"W |
| L8 | 50.00' | S07° 44' 02"W |
| L9 | 35.36' | N44° 35' 45"W |
| L10 | 50.00' | N89° 35' 45"W |

| LINE TABLE | | |
|------------|--------|---------------|
| LINE # | LENGTH | DIRECTION |
| L11 | 25.00' | S00° 24' 15"W |
| L12 | 0.46' | N89° 35' 45"W |
| L13 | 4.49' | N46° 38' 49"W |
| L14 | 35.36' | S45° 24' 15"W |
| L15 | 35.36' | N44° 35' 45"W |
| L16 | 20.00' | S29° 37' 03"W |



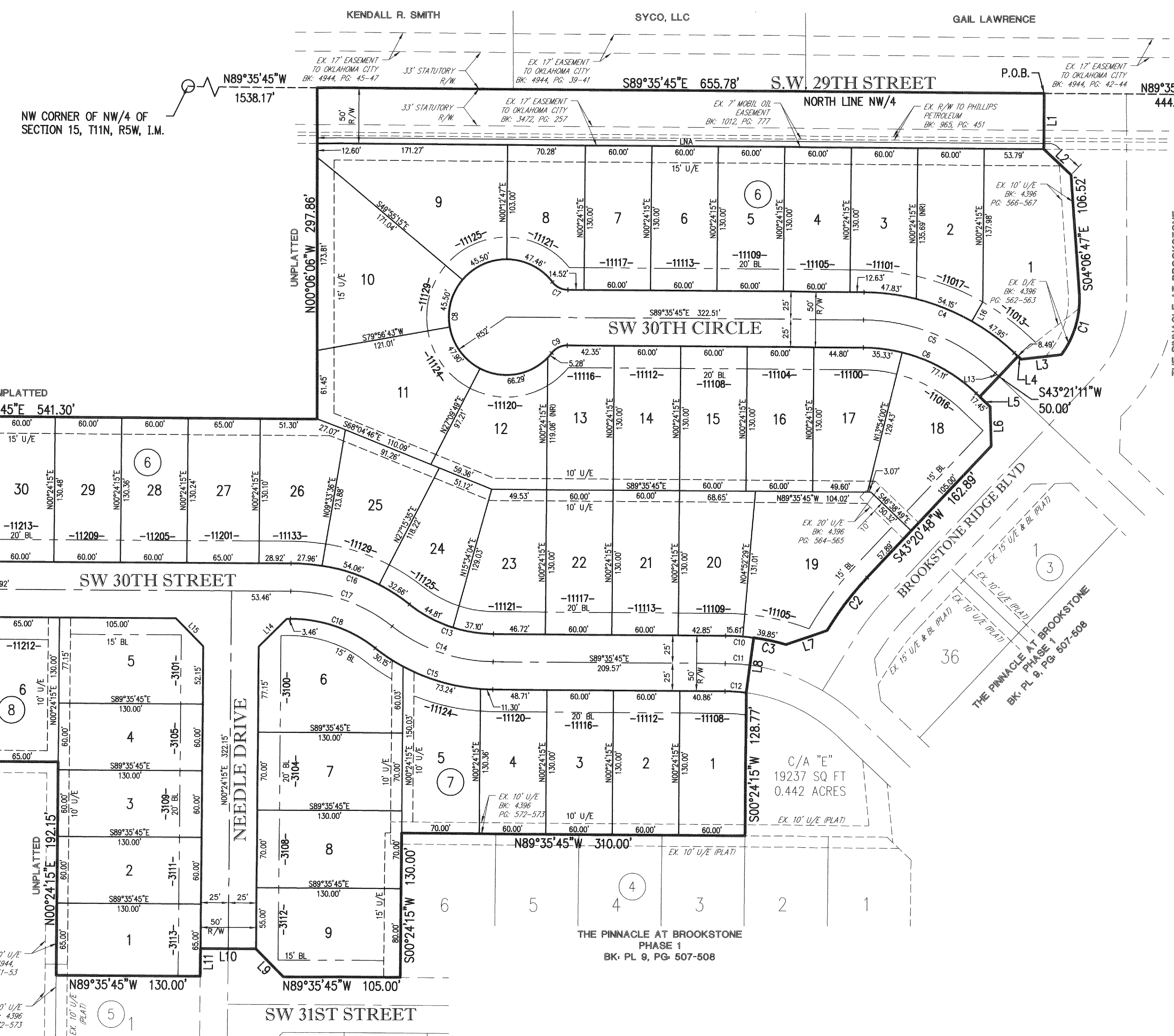
| LEGEND | |
|--------|---------------------|
| BL | BUILDING LIMIT LINE |
| D/E | DRAINAGE EASEMENT |
| EX. | EXISTING |
| L.N.A. | LIMITS OF NO ACCESS |
| (NR) | NONRADIAL LINE |
| P.O.B. | POINT OF BEGINNING |
| R/W | RIGHT-OF-WAY |
| U/E | UTILITY EASEMENT |

ADDRESSES

Any addresses shown on this plat were accurate at the time this plat was filed. Addresses are subject to change and should never be relied upon in place of legal description.

NOTES

- This plat of survey meets the Oklahoma Minimum Standards for the Practice of Land Surveying as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors and that said Final Plat complies with the requirements of Title 11, Section 41-108 of the Oklahoma State Statutes.
- Monuments shall be as follows:
Magnetic Nail with Washer stamped "CTA CA973" for all Paved Surfaces or
3/8" Iron Rod with a Plastic Cap stamped "CTA CA973"
- Maintenance of the Common Areas and Islands/Medians in Public Rights-of-Way shall be the responsibility of the Property Owners and/or 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.
- A sidewalk is required 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 Oklahoma City for the applicable lot.
- Two 1 1/2 inch caliper trees, or one 3-inch caliper tree, shall be planted in the front yard of all lots where the garage extends beyond the front wall of a residence, towards the street Right-of-Way.



FINAL PLAT
THE PINNACLE AT BROOKSTONE, PHASE 2

300 Pointe Parkway Blvd,
Tulsa, Oklahoma 74399

Crafton Tull
architecture | engineering | surveying
405.787.6270 | 405.787.6276 |
www.craftontull.com

| | |
|--------------|----------|
| SHEET NO.: | 2 OF 2 |
| DATE: | 09/10/19 |
| PROJECT NO.: | 19600400 |

PD-2795

DRAWING COURTESY: PINNACLE AT BROOKSTONE, INC. ORIGINAL PLAT FILED IN OKLAHOMA COUNTY RECORDS OFFICE, OKLAHOMA CITY, OKLAHOMA, 09/10/2019, 1:54 PM