

EUFAULA LAKE PRIVATE ESTATES

A SUBDIVISION LOCATED IN PARTS OF SECTIONS FOUR (4) AND NINE (9),
TOWNSHIP SEVEN (7) NORTH, RANGE SIXTEEN (16) EAST OF THE
INDIAN BASE & MERIDIAN, PITTSBURG COUNTY, STATE OF OKLAHOMA

No.									
Date									
Revision									
By									

FORESIGHT LAND SURVEYING
 318 WEST MAIN STREET, HENRYETTA, OK 74437
 WWW.FORESIGHTSURVEYING.NET
 OFFICE@FORESIGHTSURVEYING.NET
 CA #7652

**SUBDIVISION PLAT OF
 EUFAULA LAKE PRIVATE ESTATES**
 BEING SITUATED IN
 PARTS OF SECTIONS 4 AND 9, TOWNSHIP 9 NORTH,
 RANGE 17 EAST, INDIAN BASE & MERIDIAN
 PITTSBURG COUNTY, OKLAHOMA

Sheet Number: 1 of 4
 Date: 01/25/2022
 Drawn by: JRL
 Checked by: JRL
 Owner: Eufaula Lake Private Est., LLC
 Per: 2541/194-168
 Project No. 21-0258

OWNER'S CERTIFICATE AND DEDICATION

STATE OF OKLAHOMA
COUNTY OF PITTSBURG

KNOW ALL MEN BY THESE PRESENTS, THAT EUFAULA LAKE PRIVATE ESTATES, LLC IS THE RECORD TITLE OWNERS OF ALL RIGHT, TITLE, AND INTEREST IN AND TO THE DESCRIBED REAL PROPERTY AND PREMISES AS DESCRIBED AND RECORDED IN BOOK 2541 AT PAGE 164, IN THE PITTSBURG COUNTY CLERK'S OFFICE.

WE, THE UNDERSIGNED OWNERS FURTHER CERTIFY THAT WE HAVE CAUSED SAID TRACT OF LAND TO BE SUBDIVIDED AND PLATTED INTO LOTS AND HAS CAUSED THIS PLAT OF LAKE EUFAULA PRIVATE ESTATES, A SUBDIVISION LOCATED IN PARTS OF SECTIONS FOUR (4) AND NINE (9), TOWNSHIP SEVEN (7) NORTH, RANGE SIXTEEN (16) EAST OF THE INDIAN BASE & MERIDIAN, PITTSBURG COUNTY, STATE OF OKLAHOMA TO BE FILED OF RECORD, ACCURATELY DEPICTING THE DIMENSIONS OF EACH LOT, AND ALL UTILITY EASEMENTS AND STREETS, HAS DESIGNATED SAID TRACT OF LAND AS LAKE EUFAULA PRIVATE ESTATES AND HAS DEDICATED TO PUBLIC USE ALL UTILITY EASEMENTS SHOWN HEREON, THE STREETS THEREOF WHICH ARE RETAINED TO PRIVATE USE AND MAINTENANCE.

BY: _____
BABER YOUNAS, MEMBER/MANAGER

STATE OF _____
COUNTY OF _____

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE COUNTY OF _____, STATE OF _____, PERSONALLY APPEARED BABER YOUNAS TO ME TO BE THE IDENTICAL PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE PURPOSE THEREIN SET FORTH.

WITNESS MY HAND AND SEAL THIS ____ DAY OF _____, 2022.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

BY: _____
MUHAMMAD A. SHAMIN, MEMBER/MANAGER

STATE OF _____
COUNTY OF _____

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE COUNTY OF _____, STATE OF _____, PERSONALLY APPEARED MUHAMMAD A. SHAMIN TO ME TO BE THE IDENTICAL PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE PURPOSE THEREIN SET FORTH.

WITNESS MY HAND AND SEAL THIS ____ DAY OF _____, 2022.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

CERTIFICATE OF SURVEY

KNOW ALL MEN BY THESE PRESENTS THAT I, JASON R. LILLY, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OKLAHOMA, HEREBY CERTIFY THAT I HAVE CAREFULLY AND ACCURATELY SURVEYED AND PLATTED INTO LOTS THE ABOVE DESCRIBED PROPERTY AND THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION THEREOF. I FURTHER CERTIFY THAT THIS PLAT HAS BEEN PREPARED IN ACCORDANCE WITH THE REGULATIONS AND REQUIREMENTS OF PITTSBURG COUNTY, OKLAHOMA, AND THAT IT MEETS THE MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE STATE OF OKLAHOMA.

WITNESS MY HAND AND SEAL THIS ____ DAY OF _____, 2022.

JASON R. LILLY, PLS #1950

STATE OF OKLAHOMA
COUNTY OF OKMULGEE

BEFORE ME, A NOTARY PUBLIC IN AND FOR THIS STATE, ON THIS ____ DAY OF _____, 2022, PERSONALLY APPEARED JASON R. LILLY, TO ME KNOWN TO BE THE IDENTICAL PERSONS WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN SET FORTH.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

DEPARTMENT OF ENVIRONMENTAL QUALITY APPROVAL

THE _____ OFFICE OF THE DEPARTMENT OF ENVIRONMENTAL QUALITY HAS APPROVED THIS PLAT FOR THE USE OF PRIVATE WATER AND INDIVIDUAL ON-SITE SEWER SYSTEMS ON THE ____ DAY OF _____, 2022.

ENVIRONMENTAL PROGRAM SPECIALIST

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM THE DULY ELECTED, QUALIFIED, AND ACTING COUNTY TREASURER OF PITTSBURG COUNTY, OKLAHOMA; THAT THE TAX RECORDS OF SAID COUNTY SHOWS ALL TAXES ARE PAID FOR THE YEAR OF 2021 AND PRIOR YEARS ON THE LAND SHOWN ON THE PLAT OF LAKE EUFAULA PRIVATE ESTATES, A SUBDIVISION IN PITTSBURG COUNTY; THAT THE REQUIRED STATUTORY SECURITY DEPOSIT HAS BEEN DEPOSITED IN THE OFFICE OF THE COUNTY TREASURER GUARANTEEING PAYMENT OF THE CURRENT YEAR'S TAXES.

IN WITNESS WHEREOF, SAID COUNTY TREASURER HAS CAUSED THIS INSTRUMENT TO BE EXECUTED THIS ____ DAY OF _____, 2022.

PITTSBURG COUNTY TREASURER

PITTSBURG COUNTY BOARD OF COUNTY COMMISSIONERS

CHAIRMAN

MEMBER

MEMBER

ATTEST:

PITTSBURG COUNTY CLERK

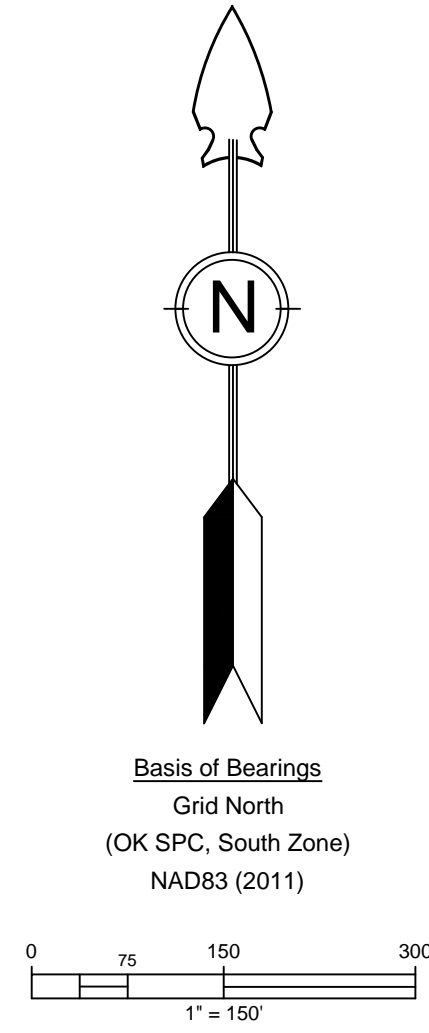
COUNTY CLERK CERTIFICATE

THIS PLAT HAS BEEN FILED IN THE OFFICE OF THE PITTSBURG COUNTY CLERK, OKLAHOMA, THIS ____ DAY OF _____, 2022, IN _____ AT _____.

PITTSBURG COUNTY CLERK

EUFAULA LAKE PRIVATE ESTATES

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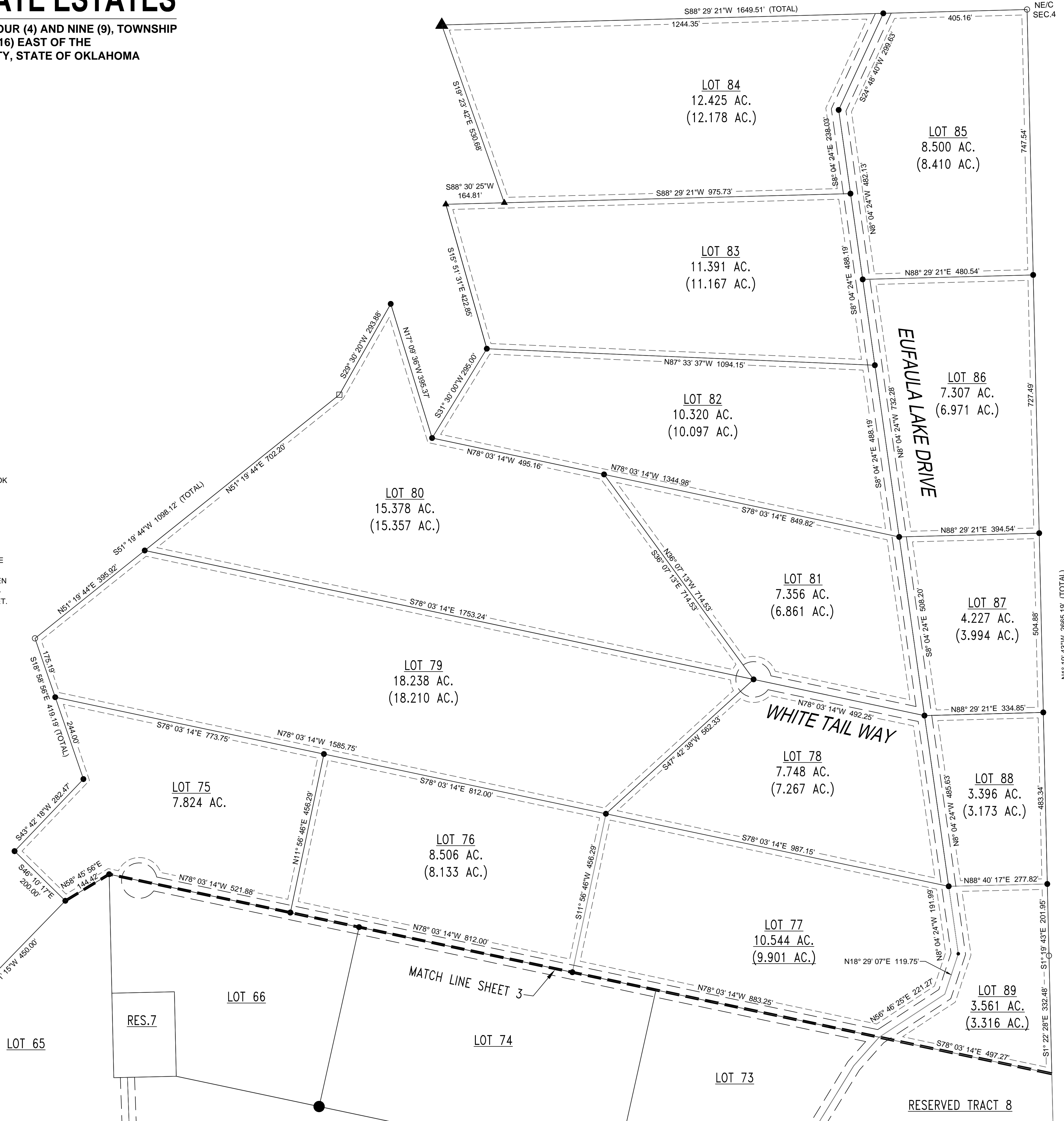


SURVEYOR'S NOTES

- CURRENT OWNERS: EUFAULA LAKE PRIVATE ESTATES, LLC IS THE RECORD TITLE OWNERS OF ALL RIGHT, TITLE, AND INTEREST IN AND TO THE DESCRIBED REAL PROPERTY AND PREMISES AS RECORDED IN BOOK 2541 AT PAGES 164-168.
- NO TITLE REPORT FURNISHED. EASEMENTS, RIGHTS OF WAY, OR OTHER ENCUMBRANCES OTHER THAN THOSE SHOWN HEREON MAY EXIST.
- PROPERTY SUBJECT TO ALL COVENANTS, EASEMENTS, RESTRICTIONS, RESERVATIONS, CONDITIONS, AND RIGHTS OF WAY OF PUBLIC RECORD.
- THE BASIS OF BEARINGS FOR THIS SURVEY IS GRID NORTH (OK STATE PLANE, SOUTH ZONE) NAD83 (2011).
- BUILDING SETBACKS: THE BUILDING SETBACK LINES SHALL BE FIFTEEN (15) FEET FROM ALL PROPERTY LINES AND ROADWAY EASEMENT LINES.
- ALL ROADWAY EASEMENT CUL-DE-SACS HAVE A RADIUS OF 50.00 FEET.

LINE AND SYMBOL LEGEND

- △ CORPS OF ENGINEERS MONUMENT
- IRON PIPE FOUND
- 3/8" IRON ROD FOUND
- 1/2" IRON ROD FOUND
- 1/2" IRON ROD SET, CA 7652
- PROPERTY LINE
- - - EASEMENT, AS DENOTED
- - - 50' BUILDING SETBACK LINE



No.	Date	Revision	By

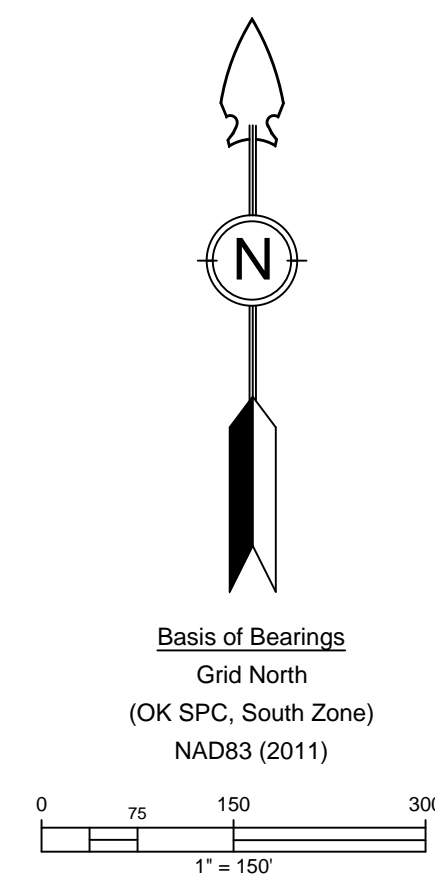
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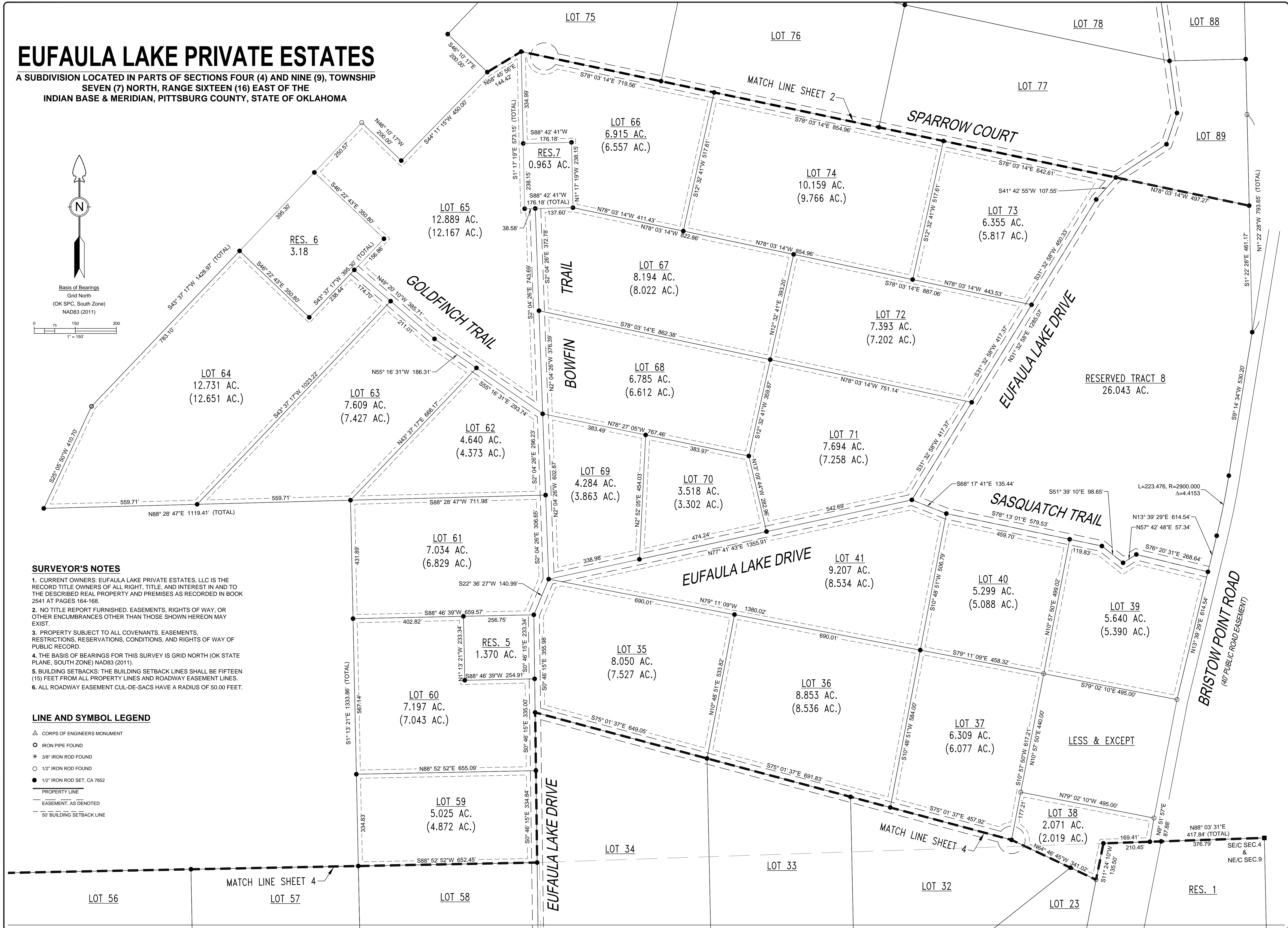


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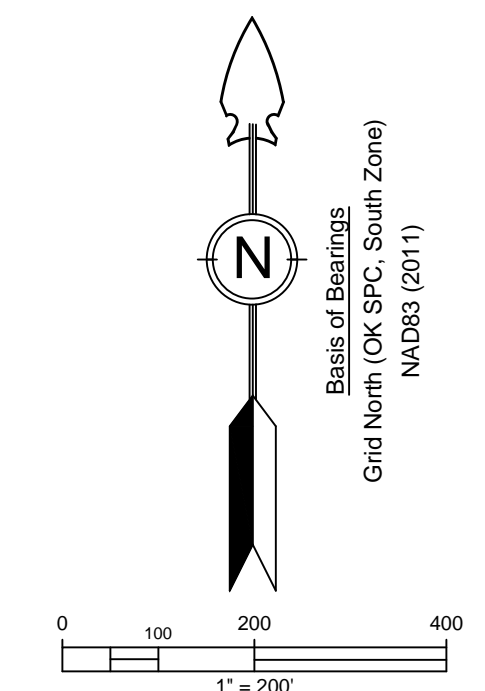
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Line #	Length	Direction
L1	160.88'	S54° 42' 40"W
L2	82.86'	S18° 05' 26"W
L3	148.72'	S52° 35' 51"W
L4	107.72'	S37° 48' 51"W
L5	200.97'	S4° 47' 19"W
L6	174.91'	S9° 46' 15"E
L7	35.96'	N12° 35' 28"E
L8	55.48'	N52° 41' 02"E
L9	139.86'	N66° 54' 05"E

Curve #	Length	Radius	Chord Direction	Chord Length
C1	203.06'	570.00'	S66° 18' 16"W	201.99'
C2	46.50'	570.00'	S78° 50' 50"W	46.48'
C3	161.29'	320.00'	N66° 44' 41"E	159.59'
C4	62.82'	320.00'	N46° 40' 52"E	62.72'
C5	62.33'	1073.84'	N35° 20' 00"E	62.33'
C6	200.00'	1073.84'	N28° 20' 05"E	199.71'
C7	116.47'	1073.84'	N19° 53' 31"E	116.41'
C8	208.17'	4644.00'	N14° 09' 38"E	208.15'
C9	139.53'	4644.00'	N12° 00' 57"E	139.52'
C10	395.34'	5515.00'	N13° 33' 12"E	395.26'
C11	53.44'	651.23'	N17° 57' 28"E	53.43'
C12	235.33'	651.23'	N30° 39' 39"E	234.05'
C13	81.78'	116.56'	N61° 06' 48"E	80.11'
C14	358.85'	825.92'	S68° 42' 02"W	356.00'
C15	378.61'	2679.79'	N58° 45' 31"E	378.30'
C16	200.22'	2679.79'	N64° 56' 48"E	200.17'
C17	128.23'	816.72'	N71° 35' 05"E	128.10'
C18	96.64'	4644.00'	N16° 02' 27"E	96.64'
C19	33.18'	5515.00'	N11° 19' 38"E	33.18'



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