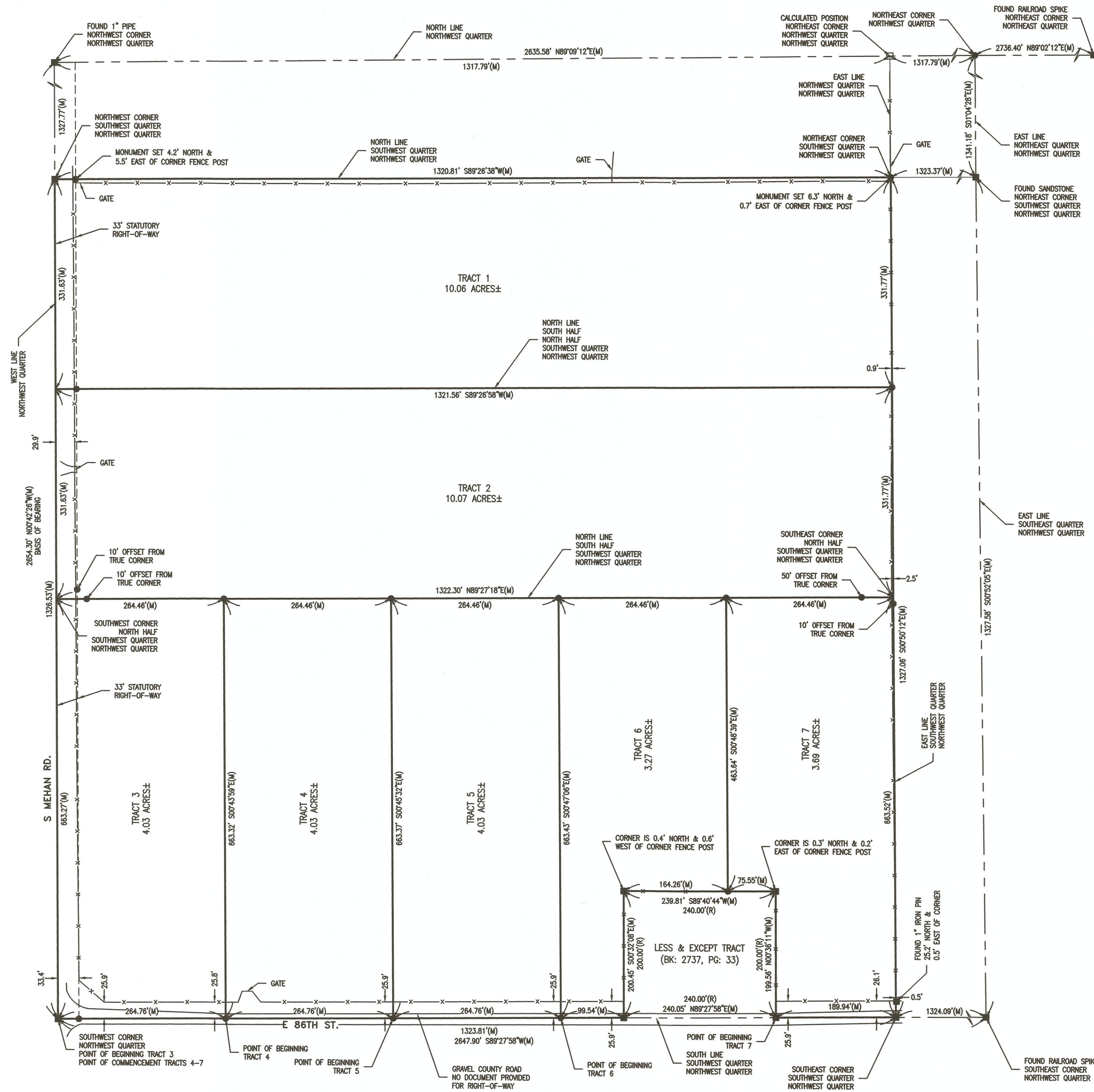


File: G:\Civil 3D Projects\Mont & Plat\DWG\S22-010.dwg Saved: 4/20/2022 5:42 PM By: DMCPEEK

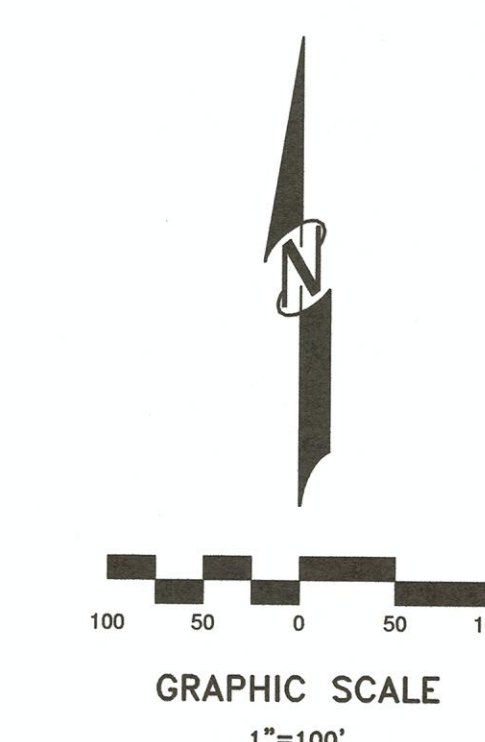


# BOUNDARY SURVEY

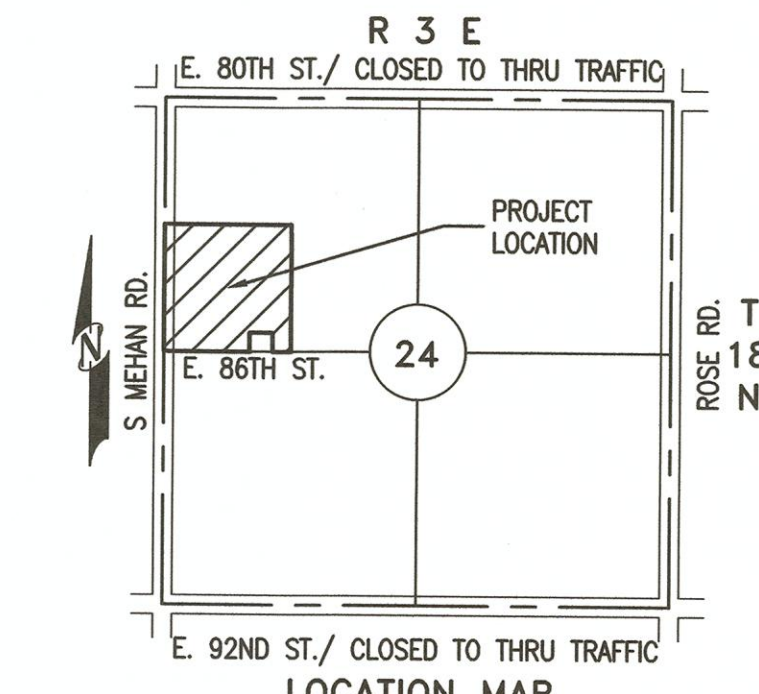
## SECTION 24, T-18-N, R-3-E, I.M.

### RIPLEY, PAYNE COUNTY

#### STATE OF OKLAHOMA



- #### SURVEY LEGEND
- SET 1/2" IRON PIN W/CAP "CAS877" UNLESS NOTED
  - FOUND 1/2" REBAR UNLESS NOTED
  - CALCULATED POSITION
  - x- FENCE LINE
  - (R) RECORD CALL
  - (M) MEASURED CALL



#### CERTIFICATE OF SURVEY

I hereby certify that on April 12th, 2022, that a survey was made under my direct supervision of the property described above and that the above plat is a true and correct representation of said survey. I also certify that this plat meets the Oklahoma Minimum Standards for the practice of Land Surveying as adopted by the Oklahoma State Board of Registration for Professional Engineers and Land Surveyors.

*[Signature]* 4/21/2022  
Daniel A. McPeeK, Oklahoma Licensed Professional Land Surveyor No. 2029



- #### NOTES:
- This survey was performed without the benefit of a Title Commitment and may contain Easements or Rights-of-Way not shown.
  - All distances shown are measured unless otherwise noted.

**Keystone Engineering and Land Surveying, Inc.**

923 SOUTHWEST STREET  
POST OFFICE BOX 436  
STILLWATER, OK 74076

PHONE: (405) 743-3355  
CA #5877 EXP. 6/30/2023  
EMAIL: kels@keystone-els.com

NEW LEAF INVESTMENTS LLC

SECTION 24, T-18-N, R-3-E, I.M.  
RIPLEY, PAYNE COUNTY, OK

BOUNDARY SURVEY

DRAWN BY: ACC

SCALE: 1"=100'

DATE: 04/2022

SHEET: S22-010-1



File: G:\Civil 3D Projects\Mort & Pk\DWG\S22-010.dwg Saved: 4/21/2022 11:10 AM By: DMCPEEK

PARENT TRACT (BOOK: 2681 PAGE: 824):

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW/4 NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA, LESS AND EXCEPT A ONE (1) ACRE TRACT LOCATED IN THE SOUTHEAST CORNER OF SAID SW/4 NW/4, DESCRIBED AS: BEGINNING AT A POINT 190 FEET WEST OF THE SOUTHEAST CORNER OF SAID SW/4 NW/4, THENCE NORTH 200 FEET, THENCE WEST 240 FEET, THENCE SOUTH 200 FEET, THENCE EAST 240 FEET TO THE POINT OF BEGINNING, ORIGINALLY DESCRIBED AS LOTS 17 THROUGH 24, INCLUSIVE, BLOCK 15, ORIGINAL TOWN OF CLAYTON, PAYNE COUNTY, OKLAHOMA

TRACT 1 LEGAL DESCRIPTION:

THE NORTH HALF (N/2) OF THE NORTH HALF (N/2) OF THE SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST, OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA

SAID TRACT CONTAINS 10.06 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

TRACT 2 LEGAL DESCRIPTION:

THE SOUTH HALF (S/2) OF THE NORTH HALF (N/2) OF THE SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST, OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA

SAID TRACT CONTAINS 10.07 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

TRACT 3 LEGAL DESCRIPTION:

A TRACT OF LAND IN THE SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST, OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA, A PART OF A TRACT OF LAND DESCRIBED IN BOOK 2681 PAGE 824 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER (SW/C) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, N00°42'26"W, ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4), A DISTANCE OF 663.27 FEET, TO THE NORTHWEST CORNER (NW/C) OF THE SOUTH HALF (S/2) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, N89°27'18"E, ALONG THE NORTH LINE OF SAID SOUTH HALF (S/2), A DISTANCE OF 264.46 FEET; THENCE S00°43'59"E, A DISTANCE OF 663.32 FEET, TO A POINT ON THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE S89°27'58"W, ALONG SAID SOUTH LINE, A DISTANCE OF 264.76 FEET TO THE POINT OF BEGINNING.

SAID TRACT CONTAINS 4.03 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

TRACT 4 LEGAL DESCRIPTION:

A TRACT OF LAND IN THE SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST, OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA, A PART OF A TRACT OF LAND DESCRIBED IN BOOK 2681 PAGE 824 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER (SW/C) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, A DISTANCE OF 264.76 FEET, N89°27'58"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4), TO THE POINT OF BEGINNING; THENCE, N00°43'59"W, A DISTANCE OF 663.32 FEET, TO A POINT ON THE NORTH LINE OF THE SOUTH HALF (S/2) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, N89°27'18"E, ALONG SAID NORTH LINE, A DISTANCE OF 264.46 FEET; THENCE, S00°45'32"E, A DISTANCE OF 663.37 FEET TO A POINT ON SAID SOUTH LINE; THENCE, S89°27'58"W, ALONG SAID SOUTH LINE, A DISTANCE OF 264.76 FEET, TO THE POINT OF BEGINNING.

SAID TRACT CONTAINS 4.03 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

TRACT 5 LEGAL DESCRIPTION:

A TRACT OF LAND IN THE SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST, OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA, A PART OF A TRACT OF LAND DESCRIBED IN BOOK 2681 PAGE 824 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER (SW/C) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, A DISTANCE OF 529.52 FEET, N89°27'58"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4), TO THE POINT OF BEGINNING; THENCE, N00°45'32"W, A DISTANCE OF 663.37 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF (S/2) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, N89°27'18"E, ALONG SAID NORTH LINE, A DISTANCE OF 264.46 FEET; THENCE, S00°47'06"E, A DISTANCE OF 663.43 FEET TO A POINT ON SAID SOUTH LINE; THENCE, S89°27'58"W, ALONG SAID SOUTH LINE, A DISTANCE OF 264.76 FEET, TO THE OF BEGINNING.

SAID TRACT CONTAINS 4.03 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

TRACT 6 LEGAL DESCRIPTION:

A TRACT OF LAND IN THE SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST, OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA, A PART OF A TRACT OF LAND DESCRIBED IN BOOK 2681 PAGE 824 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER (SW/C) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, A DISTANCE OF 794.28 FEET, N89°27'58"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4), TO THE POINT OF BEGINNING; THENCE, N00°47'06"W, A DISTANCE OF 663.43 FEET, TO A POINT ON THE NORTH LINE OF THE SOUTH HALF (S/2) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, N89°27'18"E, ALONG SAID NORTH LINE, A DISTANCE OF 264.46 FEET; THENCE, S00°48'39"E, A DISTANCE OF 463.64 FEET, TO A POINT ON THE NORTH LINE OF THE LESS AND EXCEPT TRACT OF LAND DESCRIBED IN BOOK 2681, PAGE 824; THENCE, S89°40'44"W, ALONG SAID NORTH LINE OF LESS AND EXCEPT TRACT, A DISTANCE OF 164.26 FEET, TO THE NORTHWEST CORNER (NW/C) OF SAID LESS AND EXCEPT TRACT; THENCE, S00°32'08"E, ALONG THE WEST LINE OF SAID LESS AND EXCEPT TRACT, A DISTANCE OF 200.45 FEET, TO THE SOUTHWEST CORNER (SW/C) OF SAID LESS AND EXCEPT TRACT, SAID POINT BEING ON SAID SOUTH LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, S89°27'58"W, ALONG SAID SOUTH LINE, A DISTANCE OF 99.54 FEET TO THE POINT OF BEGINNING.

SAID TRACT CONTAINS 3.27 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

TRACT 7 LEGAL DESCRIPTION:

A TRACT OF LAND IN THE SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTEEN (18) NORTH, RANGE THREE (3) EAST, OF THE INDIAN MERIDIAN, PAYNE COUNTY, OKLAHOMA, A PART OF A TRACT OF LAND DESCRIBED IN BOOK 2681 PAGE 824 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER (SW/C) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, A DISTANCE OF 1133.87 FEET, N89°27'58"E, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4), TO THE SOUTHEAST CORNER (SE/C) OF THE LESS AND EXCEPT TRACT OF LAND DESCRIBED IN BOOK 2681, PAGE 824, SAID POINT BEING THE POINT OF BEGINNING; THENCE, N00°36'11"W, ALONG THE WEST LINE OF SAID LESS AND EXCEPT TRACT, A DISTANCE OF 199.56 FEET, TO THE NORTHEAST CORNER (NE/C) OF SAID LESS AND EXCEPT TRACT; THENCE, S89°40'44"W, ALONG THE NORTH LINE OF SAID LESS AND EXCEPT TRACT, A DISTANCE OF 75.55 FEET; THENCE, N00°48'39"W, A DISTANCE OF 463.64 FEET, TO A POINT ON THE NORTH LINE OF THE SOUTH HALF (S/2) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, N89°27'18"E, ALONG THE NORTH LINE OF SAID SOUTH HALF (S/2), A DISTANCE OF 264.46 FEET TO THE NORTHEAST CORNER (NE/C) OF SAID SOUTH HALF (S/2); THENCE, S00°50'12"E, ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4), A DISTANCE OF 663.52 FEET, TO THE SOUTHEAST CORNER (SE/C) OF SAID SOUTHWEST QUARTER (SW/4) OF THE NORTHWEST QUARTER (NW/4); THENCE, S89°27'58"W, ALONG SAID SOUTH LINE, A DISTANCE OF 189.94 FEET, TO THE POINT OF BEGINNING.

SAID TRACT CONTAINS 3.69 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

CERTIFICATE OF SURVEY

I hereby certify that on April 12th, 2022, that a survey was made under my direct supervision of the property described above and that the above plat is a true and correct representation of said survey. I also certify that this plat meets the Oklahoma Minimum Standards for the practice of Land Surveying as adopted by the Oklahoma State Board of Registration for Professional Engineers and Land Surveyors.

4/21/2022  
Daniel A. McPeek, Oklahoma Licensed Professional Land Surveyor No. 2029



BASIS OF BEARING  
This plat line of the Southwest Quarter on an assumed Bearing of N00°42'26"W.



Keystone Engineering  
and Land Surveying, Inc.

923 SOUTHLORY STREET  
POST OFFICE BOX 436  
STILLWATER, OK 74076

PHONE: (405) 743-3355  
CA #5877 EXP: 6/30/2023  
EMAIL: kels@keystone-els.com

NEW LEAF INVESTMENTS LLC		SECTION 24, T-18-N, R-3-E, 1M RIPLEY, PAYNE COUNTY, OK	
DRAWN BY ACC		BOUNDARY SURVEY	
SCALE N/A		DATE 04/2022 SHEET S22-010-2	