

#4 REBAR  
NW/C S/2

SURVEY FOR:  
SETH WILLYARD

# ROCK CREEK RANCH

Phase I

N 88°15'50" E  
2190.05'

N 70°46'09" W  
233.64'

NEW DESCRIPTION FOR TRACT A (10.00 AC):

Part of the SE SE of Section 18, T4N R22E, 1B.M., LeFlore County, Oklahoma, described as:  
Commencing at a set #4 rebar and cap at the NE corner of the S/2 of Section 18; thence S 01°41'50" E along the East line of the S/2 a distance of 2055.75 feet to the POINT OF BEGINNING; thence S 01°41'50" E a distance of 578.76 feet to an existing stone; thence S 88°20'25" W along the South line of the S/2 a distance of 347.81 feet to the centerline of an existing road; thence along the centerline these courses: N 57°39'23" W a distance of 616.14 feet; thence N 49°50'53" W a distance of 153.31 feet; thence N 39°28'13" W a distance of 124.22 feet; thence N 30°12'17" W a distance of 36.91 feet; thence leaving the road, N 88°15'50" E a distance of 1066.28 feet to the point of beginning. Containing 10.00 acres.

NEW DESCRIPTION FOR TRACT B (20.00 AC):

Part of the SE/4 of Section 18, T4N R22E, 1B.M., LeFlore County, Oklahoma, described as:  
Commencing at a set #4 rebar and cap at the NE corner of the S/2 of Section 18; thence S 01°41'50" E along the East line of the S/2 a distance of 1341.60 feet to the POINT OF BEGINNING; thence S 01°41'50" E along the East line a distance of 714.15 feet; thence S 88°15'50" W a distance of 1066.28 feet to the centerline of an existing road; thence along the centerline these courses: N 30°12'17" W a distance of 155.20 feet; thence N 22°00'16" W a distance of 572.74 feet; thence N 30°01'11" W a distance of 45.92 feet; thence leaving the road, N 88°15'50" E a distance of 1360.91 feet to the point of beginning. Containing 20.00 acres.

NEW DESCRIPTION FOR TRACT C (20.00 AC):

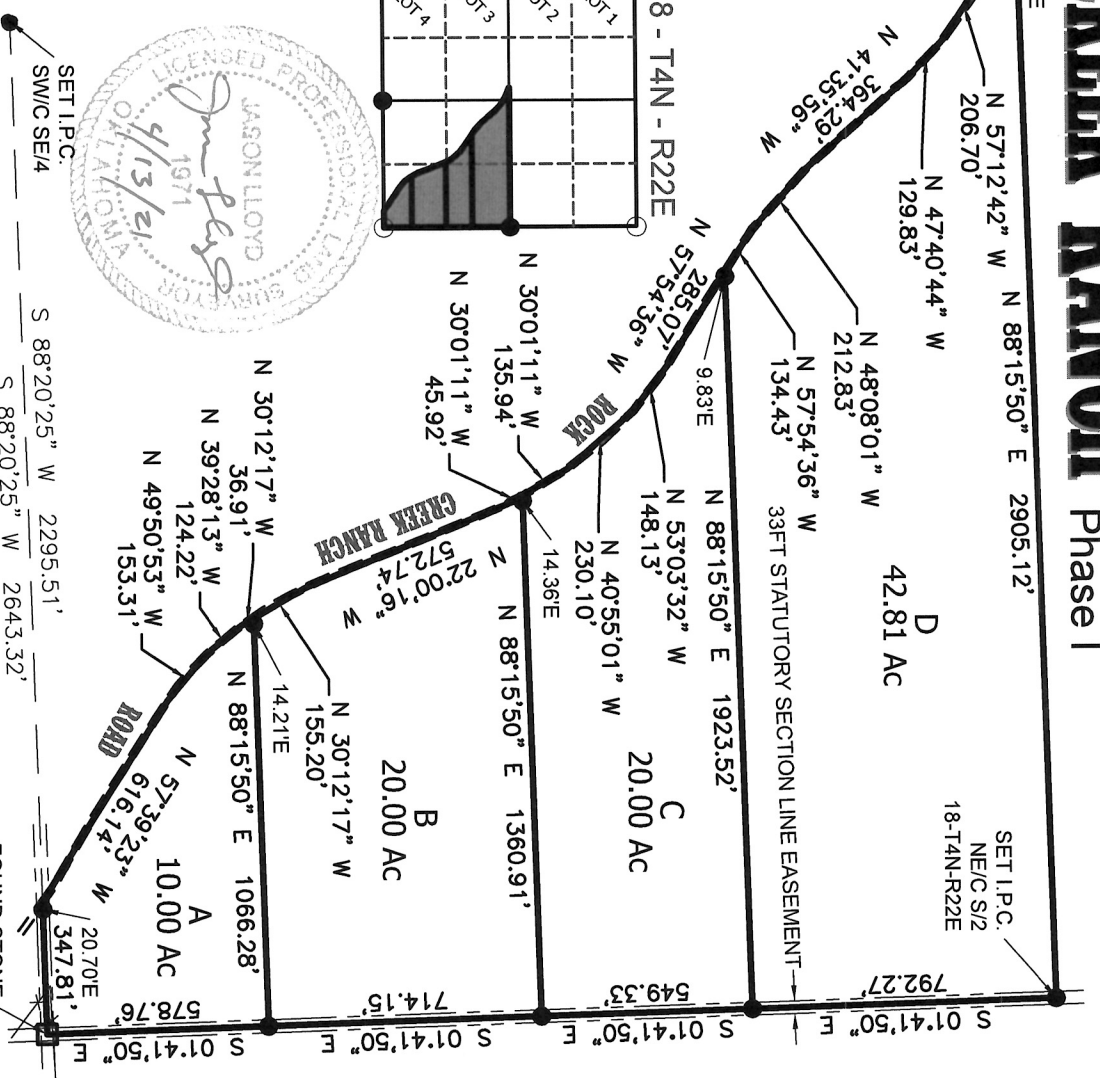
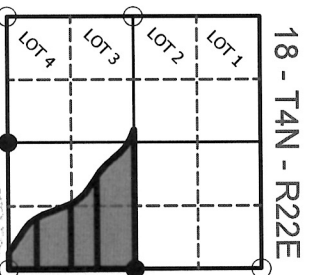
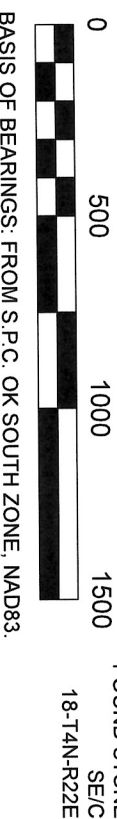
Part of the SE/4 of Section 18, T4N R22E, 1B.M., LeFlore County, Oklahoma, described as:  
Commencing at a set #4 rebar and cap at the NE corner of the S/2 of Section 18; thence S 01°41'50" E along the East line of the S/2 a distance of 792.27 feet to the POINT OF BEGINNING; thence S 01°41'50" E along the East line a distance of 549.33 feet; thence S 88°15'50" W a distance of 1360.91 feet to the centerline of an existing road; thence along the centerline these courses: N 30°01'11" W a distance of 135.94 feet; thence N 40°55'01" W a distance of 230.10 feet; thence N 53°03'32" W a distance of 148.13 feet; thence N 57°54'36" W a distance of 285.07 feet; thence leaving the road, N 88°15'50" E a distance of 1923.52 feet to the point of beginning. Containing 20.00 acres.

NEW DESCRIPTION FOR TRACT D (42.81 AC):

Part of the N/2 SE and part of the NE NE SW of Section 18, T4N R22E, 1B.M., LeFlore County, Oklahoma, described as: BEGINNING at a set #4 rebar and cap at the NE corner of the S/2 of Section 18; thence S 01°41'50" E along the East line of the SE/4 a distance of 792.27 feet; thence S 88°15'50" W a distance of 1923.52 feet to the centerline of an existing road; thence along the centerline these courses: N 57°54'36" W a distance of 134.43 feet; thence N 48°08'01" W a distance of 212.83 feet; thence N 41°35'56" W a distance of 364.29 feet; thence N 47°40'44" W a distance of 129.83 feet; thence N 57°12'42" W a distance of 206.70 feet; thence N 70°46'09" W a distance of 233.64 feet to the North line of the S/2; thence N 88°15'50" E a distance of 2905.12 feet to the point of beginning. Containing 42.81 acres.

DATE OF SURVEY: 4-8-2021  
PROJECT: 21-04-002 WILLYARD

FLOOD STATEMENT: THIS PROPERTY IS  
NOT IN A FEMA S.F.H.A. ACCORDING TO  
FIRM MAP 40079C0525C, 8-16-2012.



**LLP**  
MAPPING & PLANNING  
LAND SURVEYING.COM

22828 Grand View Dr,  
Poteau, OK 74953  
OK CA# 8028  
918.413.5324  
F918.612.2076  
lloylandsurveying.com

I, Jason Lloyd, Professional Land Surveyor  
#1971 in Oklahoma do hereby certify to the  
party shown that this is a true representation  
of a survey performed under my supervision  
and according to the Oklahoma Minimum  
Standards.

- SET IRON PIN & CAP
- EXISTING REBAR
- EXISTING STONE
- △ EXISTING MONUMENT
- MAIL
- RAILROAD SPIKE



Client: Seth Willyard  
Project: 21-04-002 willyard  
Date: 4-13-2021

**NEW DESCRIPTION FOR TRACT A (10.00 AC):**

Part of the SE SE of Section 18, T4N R22E, I.B.M., LeFlore County, Oklahoma, described as:  
Commencing at a set #4 rebar and cap at the NE corner of the S/2 of Section 18;  
thence S 01°41'50" E along the East line of the S/2 a distance of 2055.75 feet to the POINT OF BEGINNING;  
thence S 01°41'50" E a distance of 578.76 feet to an existing stone;  
thence S 88°20'25" W along the South line of the S/2 a distance of 347.81 feet to the centerline of an existing road;  
thence along the centerline these courses: N 57°39'23" W a distance of 616.14 feet;  
thence N 49°50'53" W a distance of 153.31 feet;  
thence N 39°28'13" W a distance of 124.22 feet;  
thence N 30°12'17" W a distance of 36.91 feet;  
thence leaving the road, N 88°15'50" E a distance of 1066.28 feet to the point of beginning.  
Containing 10.00 acres:  
Prepared by Jason Lloyd, OK RPLS#1971 on 4-13-2021.

**NEW DESCRIPTION FOR TRACT B (20.00 AC):**

Part of the SE/4 of Section 18, T4N R22E, I.B.M., LeFlore County, Oklahoma, described as:  
Commencing at a set #4 rebar and cap at the NE corner of the S/2 of Section 18;  
thence S 01°41'50" E along the East line of the S/2 a distance of 1341.60 feet to the POINT OF BEGINNING;  
thence S 01°41'50" E along the East line a distance of 714.15 feet;  
thence S 88°15'50" W a distance of 1066.28 feet to the centerline of an existing road;  
thence along the centerline these courses: N 30°12'17" W a distance of 155.20 feet;  
thence N 22°00'16" W a distance of 572.74 feet;  
thence N 30°01'11" W a distance of 45.92 feet;  
thence leaving the road, N 88°15'50" E a distance of 1360.91 feet to the point of beginning.  
Containing 20.00 acres.  
Prepared by Jason Lloyd, OK RPLS#1971 on 4-13-2021.

**NEW DESCRIPTION FOR TRACT C (20.00 AC):**

Part of the SE/4 of Section 18, T4N R22E, I.B.M., LeFlore County, Oklahoma, described as:  
Commencing at a set #4 rebar and cap at the NE corner of the S/2 of Section 18;  
thence S 01°41'50" E along the East line of the S/2 a distance of 792.27 feet to the POINT OF BEGINNING;  
thence S 01°41'50" E along the East line a distance of 549.33 feet;  
thence S 88°15'50" W a distance of 1360.91 feet to the centerline of an existing road;  
thence along the centerline these courses: N 30°01'11" W a distance of 135.94 feet;  
thence N 40°55'01" W a distance of 230.10 feet;  
thence N 53°03'32" W a distance of 148.13 feet;  
thence N 57°54'36" W a distance of 285.07 feet;  
thence leaving the road, N 88°15'50" E a distance of 1923.52 feet to the point of beginning.  
Containing 20.00 acres.  
Prepared by Jason Lloyd, OK RPLS#1971 on 4-13-2021.

**NEW DESCRIPTION FOR TRACT D (42.81 AC):**

Part of the N/2 SE and part of the NE NE SW of Section 18, T4N R22E, I.B.M., LeFlore County, Oklahoma, described as:  
BEGINNING at a set #4 rebar and cap at the NE corner of the S/2 of Section 18;  
thence S 01°41'50" E along the East line of the SE/4 a distance of 792.27 feet;  
thence S 88°15'50" W a distance of 1923.52 feet to the centerline of an existing road;  
thence along the centerline these courses: N 57°54'36" W a distance of 134.43 feet;  
thence N 48°08'01" W a distance of 212.83 feet;  
thence N 41°35'56" W a distance of 364.29 feet;  
thence N 47°40'44" W a distance of 129.83 feet;  
thence N 57°12'42" W a distance of 206.70 feet;  
thence N 70°46'09" W a distance of 233.64 feet to the North line of the S/2;  
thence N 88°15'50" E a distance of 2905.12 feet to the point of beginning. containing 42.81 acres



Make payable to **Lloyd Land Surveying.**  
22828 Grand View Drive, Poteau, OK 74953  
918-413-5324

4-13-21

Invoice#: 1602

# INVOICE

SETH WILLYARD

## DESCRIPTION OF WORK

Surveyed 92.81 acres to be known as Rock Creek Ranch  
in Section 18, T4N R22E, LeFlore County.

QTY/HRS      UNIT PRICE      SUBTOTAL

\$3,400.00

*Hope this helps.  
-Jason*

**BALANCE**      \$3,400.00