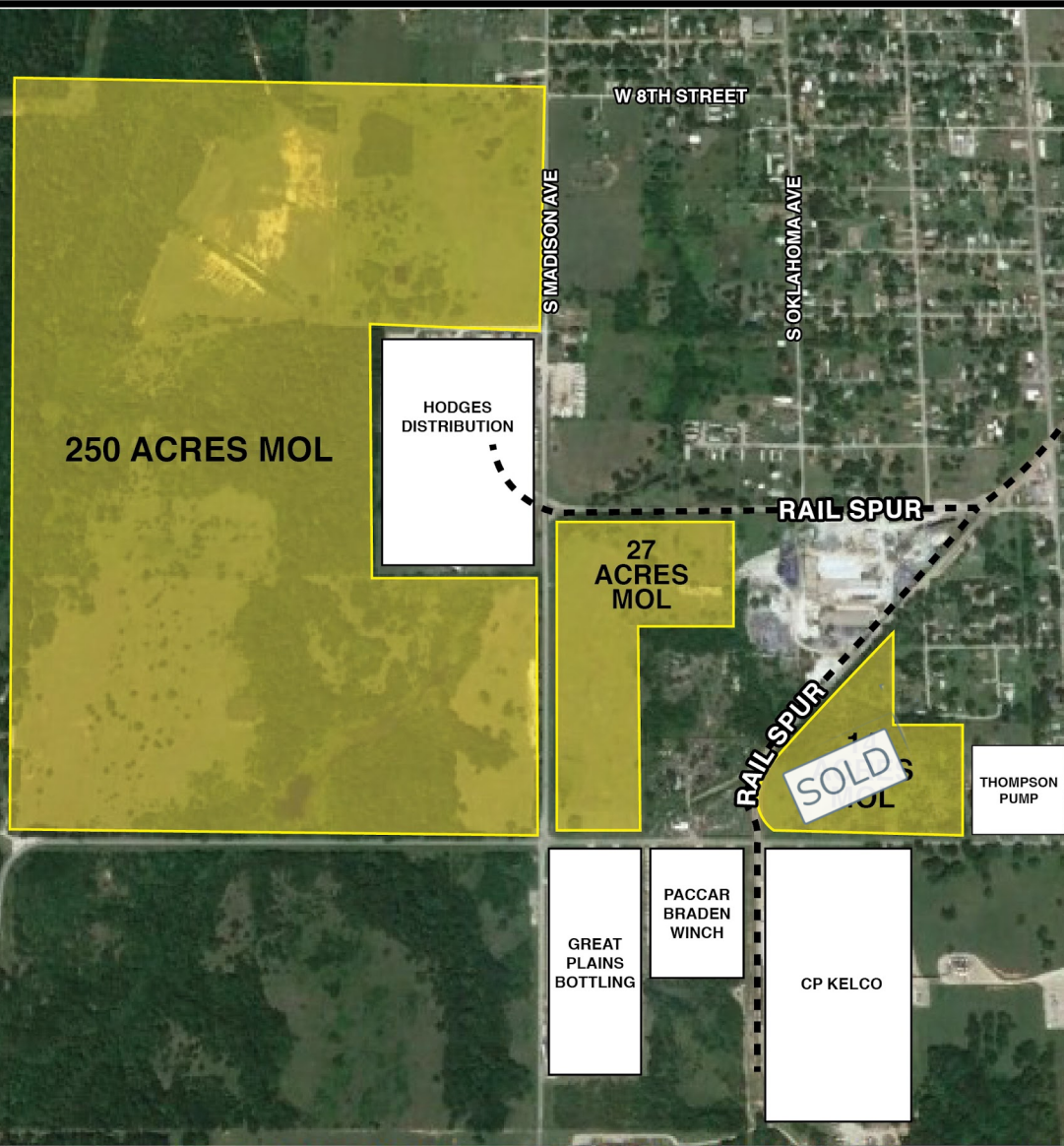


INDUSTRIAL PARKS AVAILABLE

WEST INDUSTRIAL AREA

20th Street and Madison Ave
35.6154838, -95.9897054



FEATURES

LOCATION

Located outside city limits, within Okmulgee County. The area consists of 2 privately owned parcels with a total of approximately 277 acres.

RAIL

There are two existing BNSF spurs available which would require re-conditioning.

PROXIMITY TO MARKET

Okmulgee is located on US Highway 75 just 32 miles south of Tulsa and offers proximity to three major interstate highways.

- I-44 35 miles north
- I-40 14 miles south
- I-35 100 miles east at "America's Crossroads" where the three routes intersect

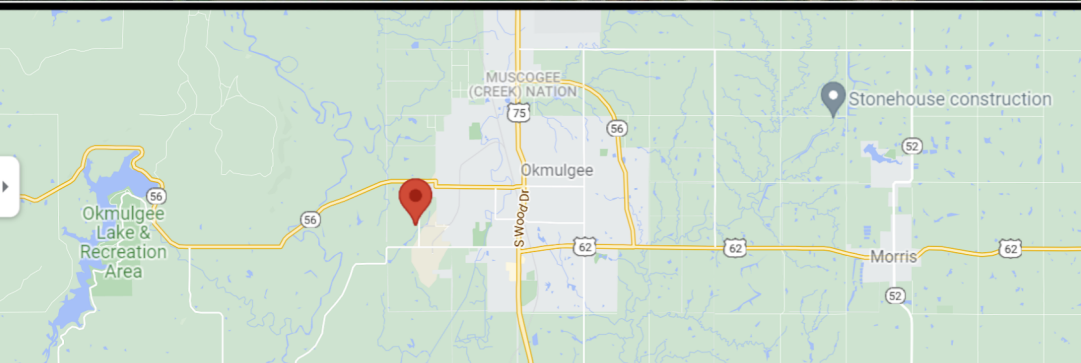
UTILITIES

- 24" Water Line
- 15" Sewer
- 8" Natural Gas
- 138kV Electricity

FEDERAL/STATE INCENTIVE ZONES

- Enterprise Zone
- New Market Tax Credits (pending allocation designation)

NOTE: The basic map is for general knowledge of the project area. It is not to scale and cannot be used to calculate the dimensions. Official construction drawings are available.



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