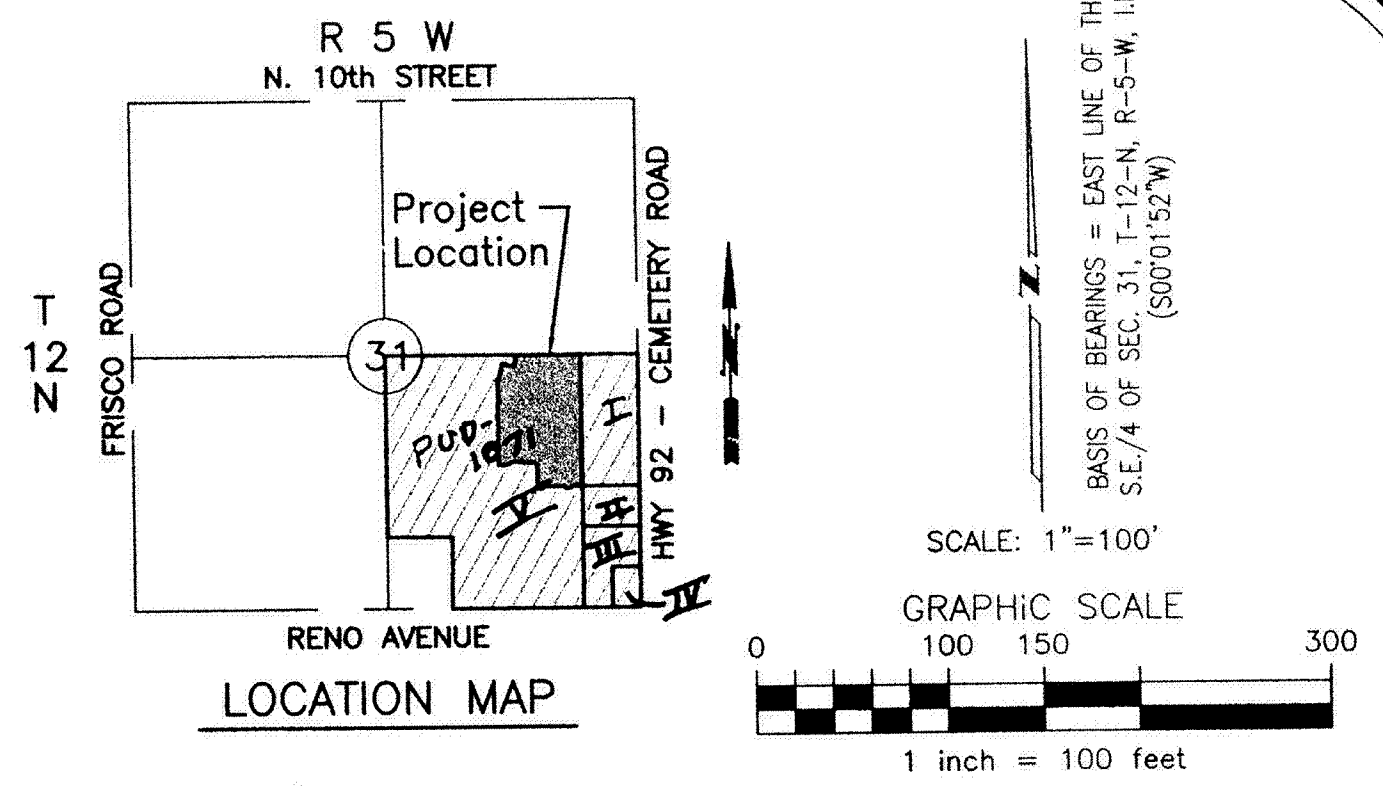
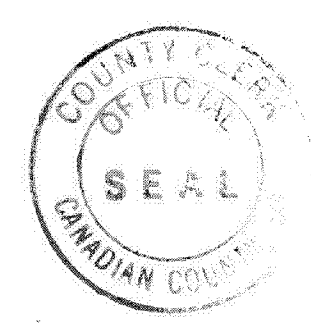


FINAL PLAT OF

SETTLER'S RIDGE SEC. 1

BEING A PART OF THE S.E./4 OF SEC. 31, T-12-N, R-5-W, I.M. OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA

Doc#: P 2006 39 Bk&Pg: PL 9 145 Filed: 09-21-2006 01:09:32 PM Canadian County, OK



OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That A & T DEVELOPMENT, INC., AN OKLAHOMA CORPORATION does hereby certify that they are the owners of and the only persons, firms or corporation having any rights, title, or interest in and to the land shown on the annexed plat and that they have caused the same to be surveyed and platted, and that they hereby dedicate all the streets and easements shown hereon to the public, for the purposes of streets, utilities, and drainage, for their heirs, executors, administrators, successors, and assigns forever, and have caused the same to be released from all encumbrances so that the title is clear, except as shown in the abstractor's certificate.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed this 10th day of August, 2006.

A & T DEVELOPMENT, INC. AN OKLAHOMA CORPORATION By: Marne Trumbly, President

STATE OF OKLAHOMA COUNTY OF CANADIAN

Before me, the undersigned Notary Public, in and for said County and State on this 10th day of August, 2006, personally appeared MARNE TRUMBLY, PRESIDENT to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of said corporation, for the uses and purposes herein set forth.

MY COMMISSION EXPIRES: 04/19/2010 Notary Public #06002946

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned, a duly qualified and lawful bonded abstractor of titles, in and for the County of CANADIAN, State of OKLAHOMA, hereby certifies that the records of said county show that the title to the land on the annexed plat is vested in A & T DEVELOPMENT, INC., AN OKLAHOMA CORPORATION, that on the 10th day of August, 2006, there are no actions pending or judgments of any nature in any court or on file with the clerk of any court in said county and state against said land, or the owners thereof, and that the taxes are paid for the year 2005, and prior years, that there are no outstanding tax sales certificates against said land, and no tax deeds are issued to any one person, that there are no liens, mortgages or other encumbrances of any kind against the land included in the annexed plat, except mortgages, mineral rights, water rights, and easements of record previously reserved, excepted or granted.

IN WITNESS WHEREOF, said bonded abstractor has caused this instrument to be executed this 11th day of August, 2006.

WARRANTY TITLE & ABSTRACT COMPANY By: Jay Scheller, Vice-President

COUNTY TREASURER'S CERTIFICATE

DAVID RADCLIFF, do hereby certify that I am the duly elected, qualified and acting County Treasurer of CANADIAN COUNTY, STATE OF OKLAHOMA, that the tax records of said county show all taxes are paid for the year 2005, and prior years on the land shown on the annexed plat, that the required statutory security has been deposited in the office of the county treasurer, guaranteeing payment of the current years taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed at the CITY OF EL RENO, OKLAHOMA, this 21st day of August, 2006.

DAVID RADCLIFF, COUNTY TREASURER

CITY PLANNING COMMISSION APPROVAL

John M. Dugan, Planning Director of the City of Oklahoma City, do hereby certify that the Oklahoma City Planning Commission duly approved this plat on the 10th day of November, 2005.

John M. Dugan, PLANNING DIRECTOR

CERTIFICATE OF CITY CLERK

Francis Kerscy, City Clerk of the CITY OF OKLAHOMA CITY, STATE OF OKLAHOMA, hereby certify that I have examined the records of said city and find that all deferred payments or unperfected instruments upon special assessment have been paid in full and that there is no special assessment proceeding now pending against the land shown on the annexed plat on this 10th day of September, 2006.

Francis Kerscy, CITY CLERK

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

Be it resolved by the Council of the CITY OF OKLAHOMA CITY, OKLAHOMA, that the dedications shown on the annexed plat are hereby accepted, adopted by the Council of the CITY OF OKLAHOMA CITY, OKLAHOMA, this 12th day of September, 2006.

Michelle Curtis, MAYOR

ATTEST: Michelle Curtis, CITY CLERK

- NOTES: 1. CENTERLINE OF ROADWAY MONUMENTS SHALL BE AS FOLLOWS: MAG NAILS WITH WASHER FOR ASPHALT PAVING CUT "X" FOR CONCRETE PAVING 2. PROPERTY CORNER MONUMENTS SHALL BE: 3/8" IRON RODS WITH A PLASTIC CAP 3. ALL RESIDENCES SHALL BE CONSTRUCTED WITH CLASS "C" OR BETTER ROOFS. 4. MAINTENANCE OF ALL COMMON AREAS, DRAINAGE EASEMENTS AND ISLANDS/MEDIANS WITHIN THE STREET RIGHT-OF-WAY SHOWN ON THE PLAT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION. NO STRUCTURES, STORAGE OF MATERIAL, GRADING, FILL OR OTHER OBSTRUCTIONS INCLUDING FENCES, EITHER TEMPORARY OR PERMANENT, THAT MAY CAUSE A BLOCKAGE OF FLOW OR AN ADVERSE EFFECT ON THE FUNCTIONING OF THE STORM WATER FACILITY SHALL BE PLACED WITHIN THE COMMON AREAS INTENDED FOR THE USE OF CONVEYANCE OF STORM WATER, AND/OR DRAINAGE EASEMENTS 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. 5. A SIDEWALK SHALL BE SHOWN ON EACH BUILDING PERMIT APPLICATION ADJACENT TO ALL INTERIOR STREETS AND MUST BE INSTALLED PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY. 6. SIDEWALKS ALONG COMMON AREAS SHALL BE INSTALLED WITH PUBLIC IMPROVEMENTS BY DEVELOPER, PRIOR TO ANY CERTIFICATES OF OCCUPANCY. 7. THERE SHALL BE AT LEAST ONE 3" CALIPER TREE IN THE FRONT YARD OF EACH LOT ALONG STRAIGHT SECTIONS OF STREET EXCEEDING 500 FEET IN LENGTH.

LAND SURVEYOR'S CERTIFICATE

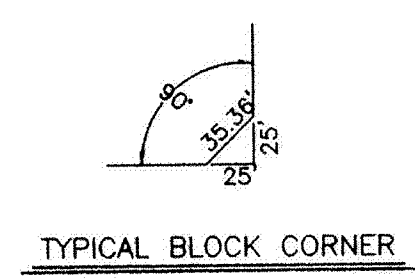
I, WILLIAM SULLIVAN, do hereby certify that I am a REGISTERED PROFESSIONAL LAND SURVEYOR, and that the annexed plat represents a survey made under my direction, and that the monuments shown hereon actually exist and their positions are correctly shown.

William Sullivan, R.P.L.S. 1571

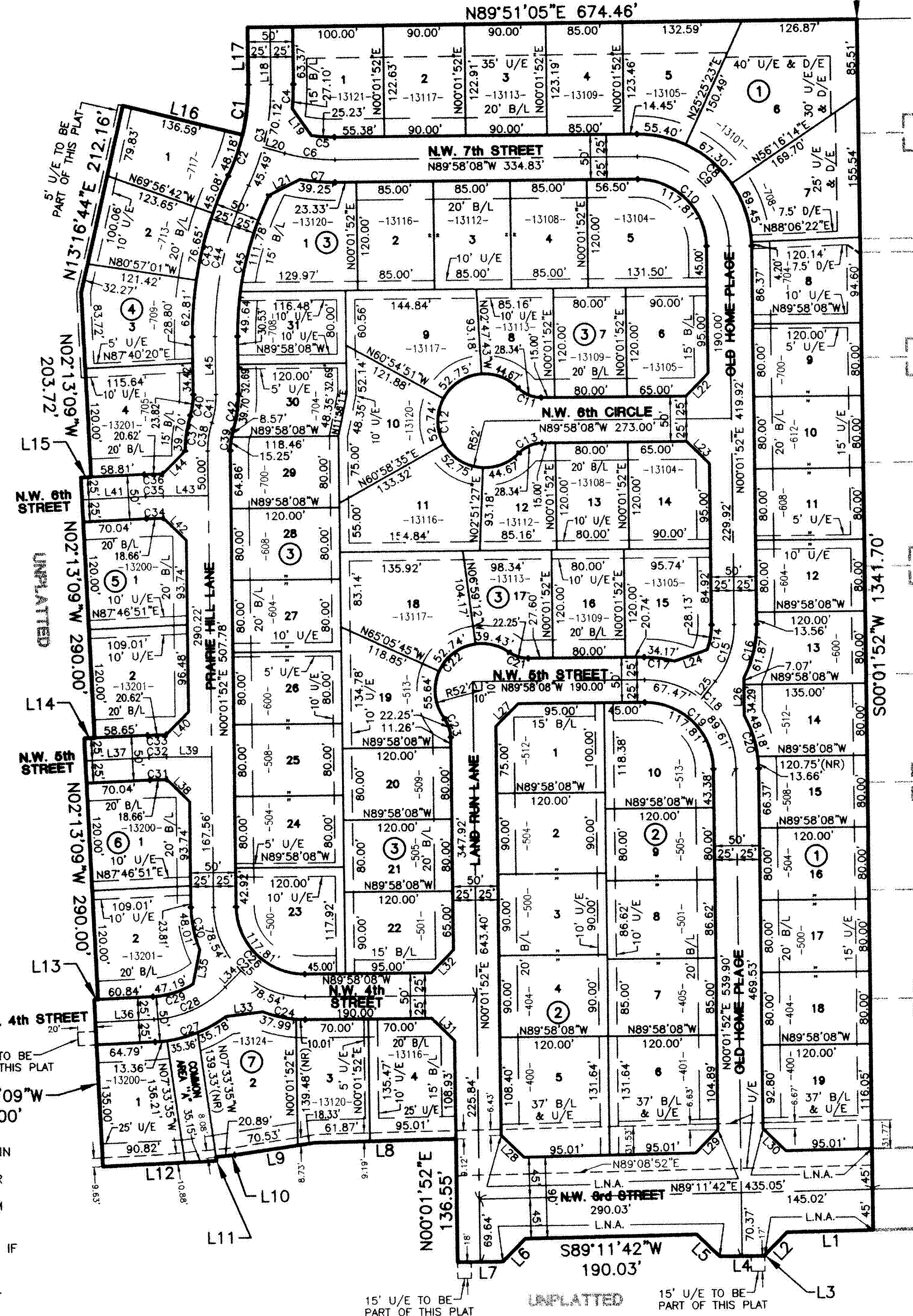
STATE OF OKLAHOMA COUNTY OF CANADIAN

Before me, the undersigned, a Notary Public, in and for said County and State personally appeared WILLIAM SULLIVAN, to me known to be the identical person who executed the above instrument and acknowledged to me that he executed the same as his free and voluntary act and deed. Given under my hand and seal this 10th day of August, 2006.

MY COMMISSION EXPIRES: April 19, 2010 Notary Public #06003946



LEGEND B/L = BUILDING LINE D/E = DRAINAGE EASEMENT L.N.A. = LIMITS OF NO ACCESS (NR) = NONRADIAL LINE P.O.B. = POINT OF BEGINNING U/E = UTILITY EASEMENT



POINT OF COMMENCEMENT N.E. CORNER OF S.E./4 OF SEC. 31, T-12-N, R-5-W, I.M. (FOUND 60D NAIL) (O.C.C.R. FILED 03/04/05)

LINE TABLE and CURVE TABLE with columns for NUMBER, DELTA, RADIUS, CHORD, CHORD BEARING, TANGENT, DISTANCE.

THIS PLAT OF SURVEY 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, AND THAT SAID FINAL PLAT COMPLIES WITH THE REQUIREMENTS OF TITLE 11 SECTION 41-108 OF THE OKLAHOMA STATE STATUTES.

S.E. CORNER OF S.E./4 OF SEC. 31, T-12-N, R-5-W, I.M. (FOUND P.K. NAIL) (O.C.C.R. FILED 03/04/05)

FINAL PLAT OF SETTLER'S RIDGE SEC. 1

Design Engineers, Inc. Civil and Environmental Engineering 1614 Greenbriar Place Oklahoma City, OK 73159 Ph: (405) 691-6333 Fax: (405) 691-6362 E-Mail: design@del-okc.com CA 1020, EXP. 6-30-08

