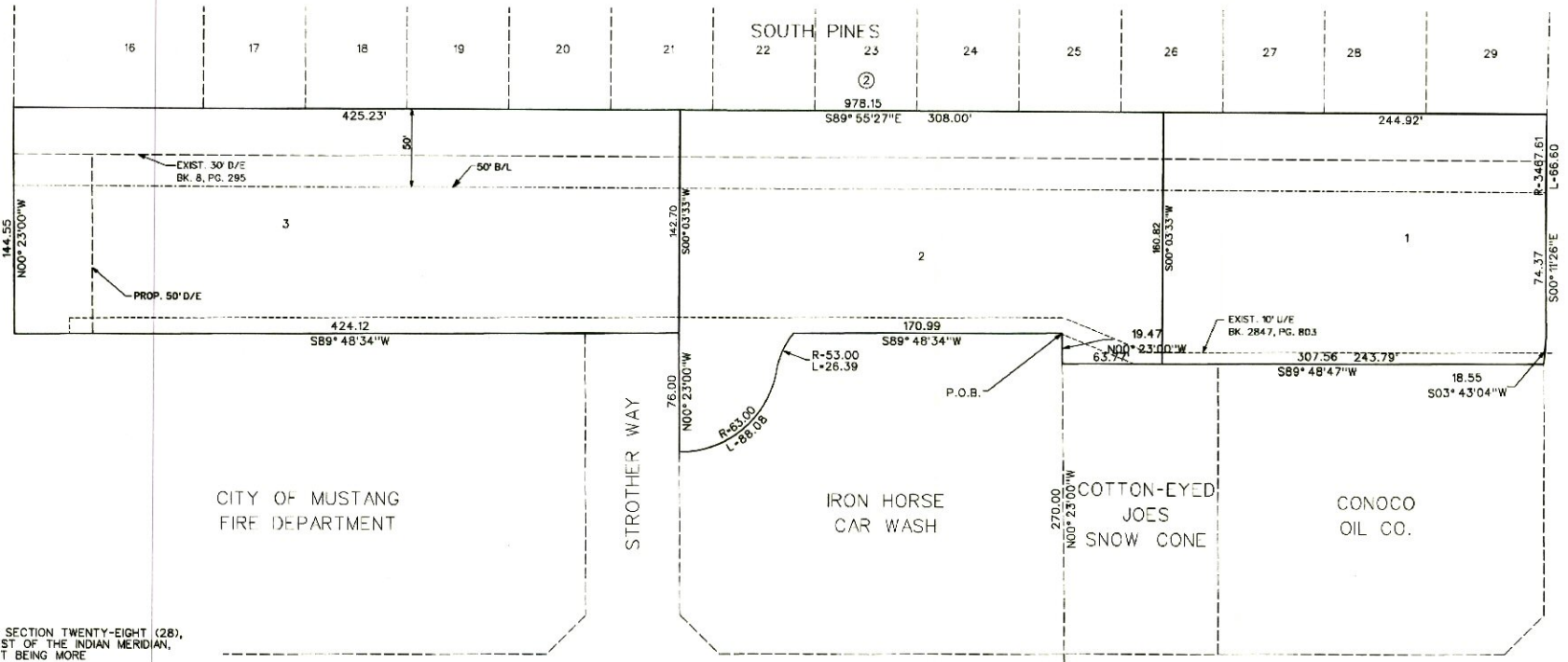
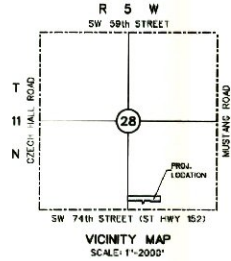


CEDARWOOD OFFICE PARK

FINAL PLAT

A PART OF THE SE/4 OF SECTION 28, T-11-N, R-5-W, I.M.,
MUSTANG, CANADIAN COUNTY, OKLAHOMA

Doc# 10 2005 3
Map# 01 9 43
Filed: 01-21-2005
12:08:41 PM
Canadian County, OK



SCALE: 1"=40'

BASIS OF BEARING - SOUTH LINE
OF SOUTH PINES ADDITION

LEGAL DESCRIPTION

A PART OF THE SOUTHEAST QUARTER (SE/4) OF SECTION TWENTY-EIGHT (28), TOWNSHIP ELEVEN (11) NORTH, RANGE FIVE (5) WEST OF THE INDIAN MERIDIAN, MUSTANG, CANADIAN COUNTY, OKLAHOMA, SAID PART BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 28; THENCE SOUTH 89°48'34" WEST ALONG THE SOUTH LINE OF SAID SECTION A DISTANCE OF 1977.01 FEET; THENCE NORTH 00°23'00" WEST A DISTANCE OF 270.00 FEET TO THE POINT OF BEGINNING; THENCE FROM THE SAID POINT OF BEGINNING SOUTH 89°48'34" WEST A DISTANCE OF 170.99 FEET TO A POINT OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 53.00 FEET, A CENTRAL ANGLE OF 28°31'29"; A CHORD BEARING OF SOUTH 23°58'05" WEST AND A CHORD DISTANCE OF 28.11 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 28.39 FEET TO A POINT OF REVERSE CURVATURE ON A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 63.00 FEET, A CENTRAL ANGLE OF 80°08'13"; A CHORD BEARING OF SOUTH 49°45'28" WEST AND A CHORD DISTANCE OF 81.08 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 88.08 FEET; THENCE NORTH 00°23'00" WEST A DISTANCE OF 76.00 FEET; THENCE SOUTH 89°48'34" WEST A DISTANCE OF 424.12 FEET; THENCE NORTH 00°23'00" WEST A DISTANCE OF 144.55 FEET; THENCE SOUTH 89°55'27" EAST A DISTANCE OF 978.15 FEET TO A POINT ON A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 3467.61 FEET, A CENTRAL ANGLE OF 01°08'10"; A CHORD BEARING OF SOUTH 00°21'35" WEST AND A CHORD DISTANCE OF 66.60 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 66.60 FEET; THENCE SOUTH 00°11'26" EAST A DISTANCE OF 74.37 FEET; THENCE SOUTH 03°43'04" WEST A DISTANCE OF 18.55 FEET; THENCE SOUTH 89°48'34" WEST A DISTANCE OF 307.56 FEET; THENCE NORTH 00°23'00" WEST A DISTANCE OF 19.47 FEET TO THE POINT OF BEGINNING, CONTAINING 3.4224 ACRES MORE OR LESS.

OWNER/DEVELOPER:

BURKE BROTHERS LLC
135 N. CEDAR BRANCH WAY
SUITE 111
MUSTANG, OK 73064
Tele: 405-376-2510

STATISTICAL DATA:

GROSS ACRES: 3.42 Ac.
ACREAGE ALLOCATED FOR COMMERCIAL USE: 3.42 Ac.
NUMBER OF LOTS ALLOCATED FOR COMMERCIAL USE: 3
TOTAL NUMBER OF LOTS: 3

FINAL PLAT
BURKE BROTHERS LLC
LARRY G. SLAUGHTER, P.E.
CONSULTING ENGINEER
CA 3704 (FE) EXPIRES: 6/30/05
P.O. BOX 6977 MOORE, OK 73153-0977 TELE: (405) 799-6899