

FINAL PLAT OF JOHNSON FARMS ADDITION PHASE I

PART OF THE SW1/4 SECTION 15, T11N, R5W, I.M.
OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA



OWNERS CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That, E & J LAND DEVELOPMENT, LLC an OKLAHOMA LIMITED LIABILITY COMPANY do hereby certify that they are the owner of and the only persons, corporation or corporations, having any right, title or interest in the land shown on the annexed plat of JOHNSON FARMS ADDITION PHASE I, a part of the SW1/4, Section 15, T11N, R5W, I.M., Canadian County, Oklahoma and have caused the said premises to be surveyed and platted into lots, blocks, streets, and easements as shown on said annexed plat; which said annexed plat represents a correct survey of all property included therein and is hereby adopted as the plat of said land under the name of JOHNSON FARMS ADDITION PHASE I do hereby dedicate all streets and easements shown on said annexed plat to the public and for public highways, streets, and easements for themselves, their successors and assigns forever and have caused the same to be released from all rights, easements and encumbrances except as shown in the bonded abstractors certificate.

IN WITNESS WHEREOF, the undersigned have caused the instrument to be executed this 20 day of June, 2008.

E & J LAND DEVELOPMENT, LLC an OKLAHOMA LIMITED LIABILITY COMPANY

Jennifer Najera
Jennifer Najera - Co-Manager

STATE OF OKLAHOMA
COUNTY OF CANADIAN

Before me, the undersigned, a Notary Public in and for said County and State, on this 20 day of June, 2008, personally appeared Jennifer Najera, Co-Manager, to me known to be the identical person who subscribed the name of the maker thereof and that she executed the same as her free and voluntary act and deed, on behalf of said trust, for the uses and purpose therein set forth.

My Commission Expires: _____
My Commission Number: _____

Dana Everett
Notary Public



SURVEYOR'S CERTIFICATE

I, Fred L. Holdaway, a registered land surveyor in the state of Oklahoma, do hereby certify that the final plat of JOHNSON FARMS ADDITION PHASE I, consisting of two sheets, correctly represents a survey made under my supervision on the 19th day of June, 2008. This survey meets the Minimum Standards for the Practice of Land Surveyors 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.

19th JUNE, 2008

Fred L. Holdaway
FRED L. HOLDAWAY, R.L.S. 1008

STATE OF OKLAHOMA
COUNTY OF OKLAHOMA

Before me, the undersigned, a Notary Public in and for said County and State, on this 19th day of June, 2008, personally appeared Fred L. Holdaway to me known to be the identical person who subscribed the name of the maker thereof and that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

My Commission Expires: June 16 2010
My Commission Number: 02008392

Jean Collins
Notary Public

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned, a duly qualified abstractor in and for the County of CANADIAN and State of Oklahoma, hereby certifies that according to the records of said County, title to the land included in the annexed plat of JOHNSON FARMS ADDITION PHASE I, being a part of the SW1/4, SECTION 15, T11N, R5W, I.M., OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA, appears to be vested in E & J LAND DEVELOPMENT, LLC, an OKLAHOMA LIMITED LIABILITY COMPANY and that on the 19th day of June, 2008, all lands described and referred to are unencumbered by pending actions, judgements, liens, mortgages, taxes or other encumbrances, except mortgages of record, that the taxes are paid for the year 2007, and prior years, that there are no outstanding tax sales certificates against said land, and no tax deeds are issued to any person. EXECUTED at El Reno, in CANADIAN COUNTY, Oklahoma, on this 20 day of June, 2008.

WARRANTY TITLE and ABSTRACT COMPANY

By: Jay J. Scheller
Vice President

STATE OF OKLAHOMA
COUNTY OF CANADIAN

Before me, the undersigned, a Notary Public in and for said County and State, on this 20th day of June, 2008, personally appeared Jay J. Scheller, Vice President to me known to be the identical person who subscribed the name of the maker thereof and that he executed the same as his free and voluntary act and deed, on behalf of said individual, for the uses and purposed therein set forth.

My Commission Expires: 2-12-09
My Commission Number: 0002575

Quint R. Williams
Notary Public

CITY PLANNING COMMISSION APPROVAL

I, the undersigned, Planning Director for the City of Oklahoma City, Oklahoma, do hereby certify that said Planning Commission duly approved the final plat of JOHNSON FARMS ADDITION PHASE I, an addition to the City of Oklahoma City, being a subdivision of a part of the SW1/4, Section 15, T11N, R5W, I.M., Canadian County, Oklahoma, on the 12 day of June, 2008. 06.

[Signature]
DIRECTOR

CITY CLERK CERTIFICATE

I, the undersigned, City Clerk of the City of Oklahoma City, Oklahoma do hereby certify that I have examined the records of said City and find all deferred payments or unmaturred installments on special assessments have been paid in full and there is no special assessment procedure now pending against the land shown on the annexed plat of JOHNSON FARMS ADDITION PHASE I, being a subdivision of a part of the SW1/4, Section 15, T11N, R5W, I.M., Canadian County, Oklahoma on the 20 day of June, 2008.

Frances Kerscy
CITY CLERK

COUNTY TREASURER'S CERTIFICATE

I, the undersigned, do hereby certify that I am the duly elected, qualified, and acting County Treasurer of CANADIAN COUNTY, State of Oklahoma, and that the tax records of said County show all taxes are paid for the year 2007, and prior years, on the land shown on the annexed plat of JOHNSON FARMS ADDITION PHASE I, a subdivision of a part of the SW1/4, Section 15, T11N, R5W, I.M., Canadian County, Oklahoma and that the required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current year's taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed in El Reno, Oklahoma, on this 22 day of August, 2008.

Sam J. Radcliff
COUNTY TREASURER

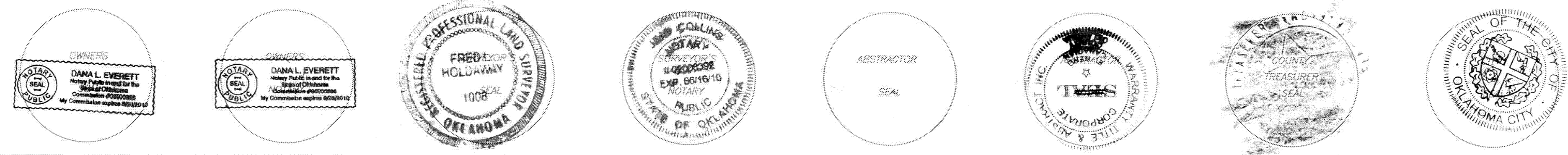
APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATION BY CITY COUNCIL

Be it hereby resolved by the City Council of Oklahoma City, Oklahoma, that the annexed plat of JOHNSON FARMS ADDITION PHASE I, a subdivision of a part of the SW1/4, Section 15, T11N, R5W, I.M., CANADIAN COUNTY, Oklahoma, shown hereon is hereby approved and accepted.

ADOPTED by the City Council of the City of Oklahoma City, Oklahoma this 26 day of June, 2008.

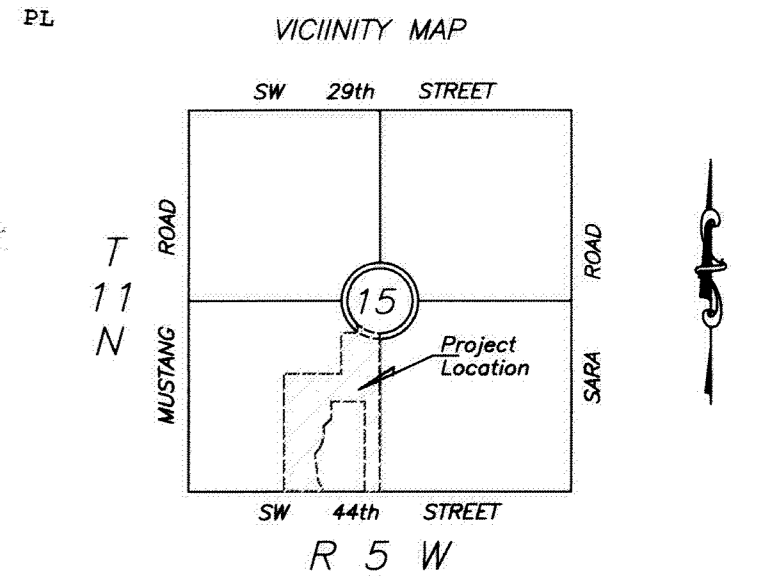
[Signature]
MAYOR

Frances Kerscy
CITY CLERK



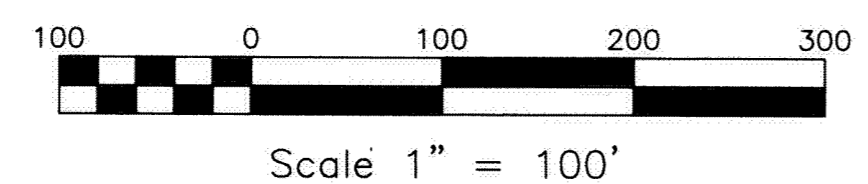
JOHNSON FARMS ADDITION PHASE I

FLH & Associates
1608 NW 39th Street
Oklahoma City, Okla. 73118
Phone: 405-524-0000
Cell: 405-245-9533
CA No. 4890, Expires June 30, 2010



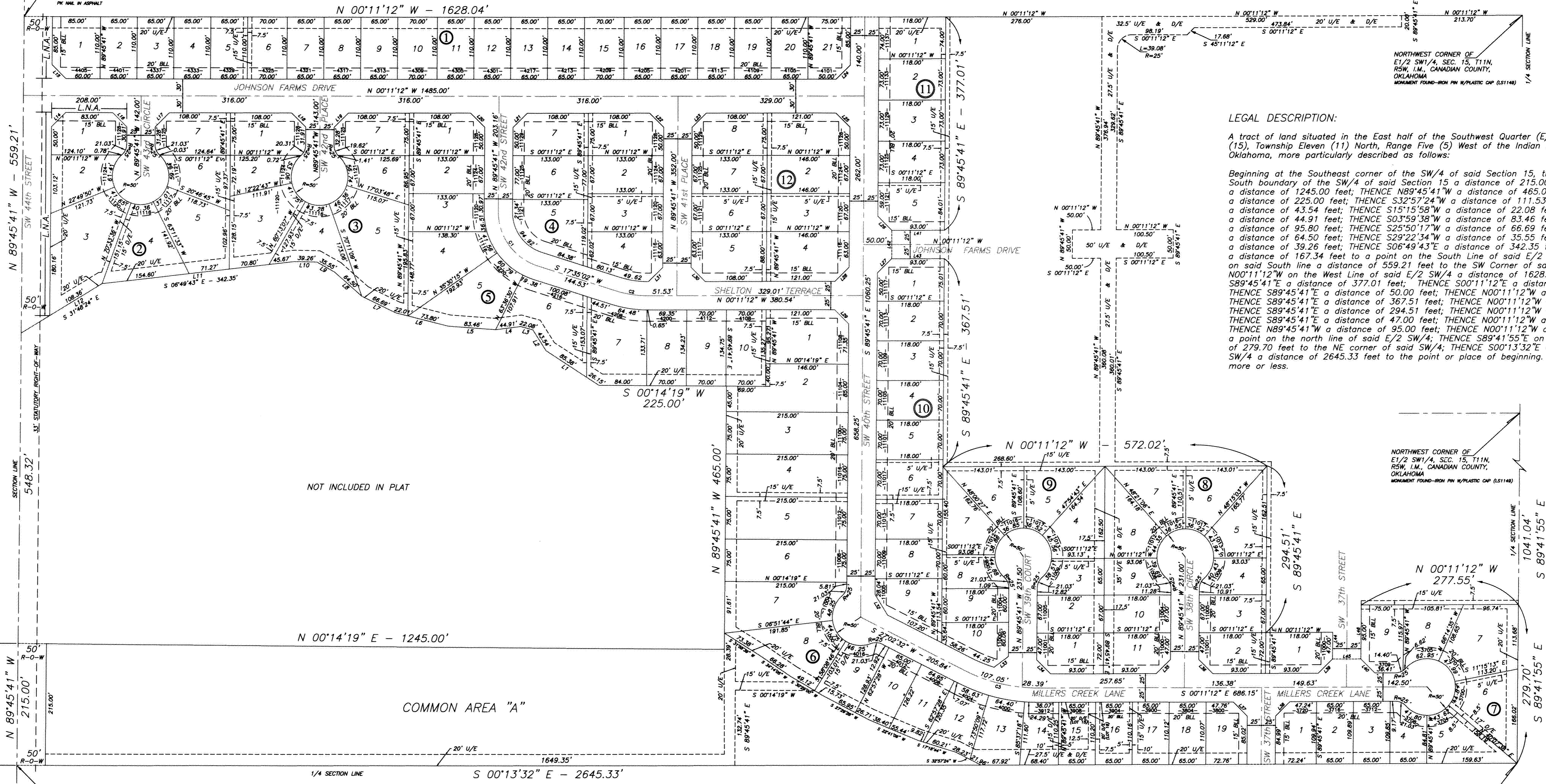
FINAL PLAT OF JOHNSON FARMS ADDITION PHASE I

PART OF THE SW1/4 SECTION 15, T11N, R5W, I.M. OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA



MUSTANG ROAD
 SOUTHWEST CORNER OF SW1/4, SEC. 15, T11N, R5W, I.M., CANADIAN COUNTY, OKLAHOMA (MONUMENT FOUND)
 SOUTHWEST CORNER OF E1/2 SW1/4, SEC. 15, T11N, R5W, I.M., CANADIAN COUNTY, OKLAHOMA (MONUMENT FOUND FOR THE W/4 IN APPLICABLE)

BASIS OF BEARINGS IS THE SOUTH LINE OF THE SW1/4 AS BEING N 89°45'41" W



NUMBER	LINE	DIRECTION	DISTANCE
L1	S	32°57'24" W	111.53 FT
L2	S	57°44'38" W	43.54 FT
L3	S	15°15'58" W	22.08 FT
L4	S	0°72'03" E	44.91 FT
L5	S	0°59'38" W	83.46 FT
L6	S	14°02'47" W	95.80 FT
L7	S	25°50'17" W	66.69 FT
L8	S	41°22'09" W	64.50 FT
L9	S	29°22'34" W	35.55 FT
L10	S	01°08'32" E	39.26 FT
L11	S	06°49'43" E	342.35 FT
L12	S	31°48'24" E	167.34 FT
L14	S	44°58'27" W	35.49 FT
L15	S	45°01'33" W	35.22 FT
L16	N	45°01'33" E	35.22 FT
L17	S	44°58'27" E	35.49 FT
L18	N	45°01'33" E	35.22 FT
L19	N	44°58'27" W	35.49 FT
L20	S	45°01'33" W	35.22 FT
L21	S	44°58'27" E	35.49 FT
L22	S	45°01'33" W	35.22 FT
L23	S	44°58'27" E	35.49 FT
L24	N	44°58'27" W	35.49 FT
L25	S	45°01'33" W	35.22 FT
L26	N	45°01'33" E	35.22 FT
L27	N	44°58'27" W	35.49 FT
L28	N	44°58'27" W	35.49 FT
L29	N	45°01'33" E	35.22 FT
L30	N	45°01'33" W	35.22 FT
L31	N	44°58'27" W	35.49 FT
L32	S	58°38'26" W	42.59 FT
L33	S	37°19'18" E	31.54 FT
L34	N	45°01'33" E	35.22 FT
L35	S	44°58'27" E	35.49 FT
L36	N	45°01'33" E	35.22 FT
L37	S	45°01'33" W	35.22 FT
L38	S	44°58'27" E	35.49 FT
L39	S	44°58'27" E	35.49 FT
L40	S	45°01'33" W	35.22 FT
L41	S	00°11'12" E	93.00 FT
L42	S	89°45'41" E	50.00 FT
L43	N	00°11'12" W	93.00 FT
L44	S	89°45'41" E	47.00 FT
L45	N	00°11'12" W	50.00 FT
L46	N	89°45'41" W	95.00 FT

LEGAL DESCRIPTION:
 A tract of land situated in the East half of the Southwest Quarter (E/2 SW/4) of Section Fifteen (15), Township Eleven (11) North, Range Five (5) West of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows:
 Beginning at the Southeast corner of the SW/4 of said Section 15, thence N89°45'41"W on the South boundary of the SW/4 of said Section 15 a distance of 215.00 feet; THENCE N00°14'19"E a distance of 1245.00 feet; THENCE N89°45'41"W a distance of 465.00 feet; THENCE S00°14'19"W a distance of 225.00 feet; THENCE S32°57'24"W a distance of 111.53 feet; THENCE S57°44'38"W a distance of 43.54 feet; THENCE S15°15'58"W a distance of 22.08 feet; THENCE S07°26'13"E a distance of 44.91 feet; THENCE S03°59'38"W a distance of 83.46 feet; THENCE S14°02'47"W a distance of 95.80 feet; THENCE S25°50'17"W a distance of 66.69 feet; THENCE S41°22'09"W a distance of 64.50 feet; THENCE S29°22'34"W a distance of 35.55 feet; THENCE S01°08'32"W a distance of 39.26 feet; THENCE S06°49'43"E a distance of 342.35 feet; THENCE S31°48'24"E a distance of 167.34 feet to a point on the South Line of said E/2 SW/4; THENCE N89°45'41"W on said South line a distance of 559.21 feet to the SW Corner of said E/2 SW/4; THENCE N00°11'12"W on the West Line of said E/2 SW/4 a distance of 1628.04 feet; THENCE S89°45'41"E a distance of 377.01 feet; THENCE S00°11'12"E a distance of 93.00 feet; THENCE S89°45'41"E a distance of 50.00 feet; THENCE N00°11'12"W a distance of 93.00 feet; THENCE S89°45'41"E a distance of 367.51 feet; THENCE N00°11'12"W a distance of 572.02 feet; THENCE S89°45'41"E a distance of 294.51 feet; THENCE N00°11'12"W a distance of 118.00 feet; THENCE S89°45'41"E a distance of 47.00 feet; THENCE N00°11'12"W a distance of 50.00 feet; THENCE N89°45'41"W a distance of 95.00 feet; THENCE N00°11'12"W a distance of 277.55 feet to a point on the north line of said E/2 SW/4; THENCE S89°41'55"E on said North Line a distance of 279.70 feet to the NE corner of said SW/4; THENCE S00°13'32"E on the East Line of said SW/4 a distance of 2645.33 feet to the point or piece of beginning. Containing 42.205 acres more or less.

NOT INCLUDED IN PLAT
 COMMON AREA "A"
 ACCESS LIMITED TO ONE MAINTENANCE DRIVE
 POB SOUTHWEST CORNER OF SW1/4, SEC. 15, T11N, R5W, I.M., CANADIAN COUNTY, OKLAHOMA (MONUMENT FOUND FOR THE W/4 IN APPLICABLE)

- NOTES:**
- L.N.A. = LIMITS OF NO ACCESS
 - MAINTENANCE OF THE COMMON AREAS, ISLANDS/MEDIANS IN STREET RIGHT-OF-WAY, ARTERIAL LANDSCAPING IN ARTERIAL STREET RIGHT-OF-WAY AND EMERGENCY ACCESS SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION. NO STRUCTURES, STORAGE OF MATERIAL, CROWDING, 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 AND/OR ORANGE EASEMENTS SHOWN. CERTAIN AMENITIES SUCH AS, BUT NOT LIMITED TO, WALKS, GAZEBO, BENCHES, PIERS, AND DOCKS, SHALL BE PERMITTED IF INSTALLED IN A MANNER TO MEET THE REQUIREMENTS SPECIFIED ABOVE.
 - ALL STRUCTURES WITHIN THIS SUBDIVISION SHALL HAVE CLASS "C" ROOFING.
 - ONLY SINGLE FAMILY SITE BUILT HOMES AND COMMON AREA AMENITIES WILL BE PERMITTED WITHIN THIS DEVELOPMENT.
 - A MANDATORY PROPERTY OWNERS ASSOCIATION WILL BE REQUIRED FOR THIS DEVELOPMENT.
 - SIDEWALKS ON EACH LOT ALONG LOCAL AND COLLECTOR STREETS ARE REQUIRED AND MUST BE INSTALLED PRIOR TO THE ISSUANCE OF AN OCCUPANCY PERMIT. SIDEWALKS ALONG COMMON AREAS AND THE ARTERIAL STREET ARE THE RESPONSIBILITY OF THE DEVELOPER AND MUST BE INSTALLED PRIOR TO THE ISSUANCE OF ANY OCCUPANCY PERMITS.
 - ALL EASEMENTS SHOWN OUTSIDE OF THE PLAT BOUNDARY ARE MADE A PART OF THIS PLAT UNLESS LABELED AS GIVEN BY SEPARATE INSTRUMENT.
 - GARAGES SHALL BE DESIGNED FOR VARIOUS HOUSES THROUGHOUT THE SUBDIVISION TO FACE TO THE SIDE LOT IN LIEU OF THE FRONT LOT TO CREATE AN "X" SHAPE HOUSE ALSO CORNER LOT HOUSES WILL BE DESIGNED TO HAVE A SIDE FRONTING GARAGE. THIS CONCEPT ALONG WITH FRONT YARD TREES WILL BE UTILIZED TO COMPLY WITH CURRENT OKC LANDSCAPING AND PLANNING POLICIES FOR REDUCING GARAGE FRONTING HOUSES. A MINIMUM OF 30% OF THE STRUCTURES DESIGNED TO ELIMINATE FRONT FACING GARAGES WILL BE CONCENTRATED ON BLOCKS WITH NINE LOTS OR MORE.
 - BENCH MARK; CUT "X" IN CONCRETE CURB
ELEV. = 1273.54', N = 153403.82, E = 2052025.42
 - ALL PROPERTY CORNERS ARE MARKED WITH 1/2" IRON BAR W/PLASTIC CAP (C44890) OR CUT "X" IN CONCRETE. CENTERLINES OF ALL ROADWAYS ARE MARKED WITH MAG NAILS WITH SHINER OR CUT "X" IN CONCRETE.

NUMBER	DEFLECTION ANGLE	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C1	72°31'50"	72°31'50"	S 53°58'24" W	73.36	100.00'	126.59'	118.31'
C2	17°46'14"	17°46'14"	S 08°41'55" W	28.92	185.00'	57.38'	57.15'
C3	27°13'45"	27°13'45"	S 13°25'40" W	89.03	285.00'	135.44'	134.17'

LEGEND
 U/E Utility Easement
 D/E Drainage Easement
 BLL Building Limit Line

JOHNSON FARMS ADDITION PHASE I
 FLH & Associates
 1608 NW 39th Street
 Oklahoma City, Okla. 73118
 Phone: 405-524-0000
 Cell: 405-245-9533
 CA No. 4890, Expires June 30, 2010