

FINAL PLAT

KEENS GATE

A REPLAT OF BLOCKS A & B
CANADIAN ESTATES ADDITION
SECTION TWO

A PART OF THE EAST 1/2 OF S.W. 1/4, SECTION 25
T 11 N, R 5 W, I.M., MUSTANG, CANADIAN COUNTY, OKLAHOMA

STATE OF OKLAHOMA
MUSTANG COUNTY
JUL 20 1995

CITY CLERK APPROVAL

Trisha Winham
City Clerk of the City of Mustang,
Oklahoma hereby certify that the annexed plat of KEENS GATE,
a part of the S.W. 1/4, Section 25, T.11 N., R.5 W.,
I.M., Mustang, Oklahoma, was duly approved by the City Council of said
City on the 24th day of July, 1995; and that I was
authorized to endorse hereon the approval of said Council, and the
acceptance of all lands dedicated to the public use as shown on
said plat, and that I have examined the records of said City, and
that all deferred payments or unamortized installments upon special
assessments have been paid in full and that there are no special
assessment procedures now pending against the land as shown on
said annexed plat on the 24th day of July, 1995.



CITY PLANNING COMMISSION APPROVAL

Robert L. Croft
Chairman of the City Planning
Commission of the City of Mustang, Oklahoma, hereby certify that
the said Commission duly approved the annexed plat of KEENS GATE,
being a part of the S.W. 1/4, Section 25, T.11 N.,
R.5 W., I.M., Mustang, Canadian County, Oklahoma, at a meeting held
on the 24th day of July, 1995.

Robert L. Croft
Chairman

CITY COUNCIL APPROVAL - ACCEPTANCE OF DEDICATION

BE IT HEREBY RESOLVED BY the City Council of the City of Mustang,
Canadian County, Oklahoma, that the dedication shown on the annexed
plat of KEENS GATE, a part of the S.W. 1/4, Section 25,
T.11 N., R.5 W., I.M., Mustang, Canadian County, Oklahoma, is hereby accepted.
ADOPTED by the City Council of Mustang, Oklahoma this the 24th day
of July, 1995.

Trisha Winham City Clerk
Richard Riley Mayor

BONDED ABSTRACTER'S CERTIFICATE

The undersigned, duly qualified and lawfully bonded abstractor of
title in and for the County of Canadian and State of Oklahoma, hereby
certifies that the records of said county show the title to the
land shown on the annexed plat of KEENS GATE, an addition to
Mustang, Oklahoma, is vested in O.K. Crest, Inc.
and that on the 28th day of June, 1995,
there were no actions or judgments of any nature in any
court or on the records with the clerk of any court in said county
and state against said lands or of the owner thereof, that the
taxes are paid for the year 1994 and prior years, and that no tax
sales certificates are against said land and no tax deeds are
issued to any person or persons, and that there are no liens,
mortgages, or encumbrances of any kind against the land described
on the annexed plat. Except mineral conveyances and easements of
record, and mortgages of record, except as shown of record.

Signed and sealed at *El Reno*, Oklahoma, this 28th day
of *June*, 1995.
Attest: *Estelle Coch* Ass't. Secretary
Paul Adkins Vice-President

LEGAL DESCRIPTION

A part of Block "A" and all of Block "B", Canadian Estates Addition
Section Two, a part of the East 1/2 of the S.W. 1/4, Section 25,
T.11 N., R.5 W., of the I.M., Mustang, Canadian County, Oklahoma all
being more particularly described as follows:

COMMENCING at the Southwest Corner of said Block "A"; thence
N 00°03'08" E on the West Line of said Block "A" for a distance
of 25.00 feet to the POINT OF PLACE OF BEGINNING; thence S 89°55'00" E
parallel with and 25.00 feet North of the South Line of said Block "A"
for a distance of 637.79 feet to a point on the East Line of said Block
"A"; thence N 00°05'04" E on the East Line of said Blocks "A" & "B" for
a distance of 300.00 feet to a point of curve; thence Northeastly on
the East Line of said Block "B" and on the arc of a curve to the right
having a radius of 366.53 feet for an arc length of 213.23 feet to the
Northeast Corner of said Block "B" said point also being the Southeast
Corner of Lot 9, Block 9, of Canadian Estates Addition Section Two;
thence N 69°54'51" W on the North Line of said Block "B" for a distance
of 90.00 feet; thence N 84°26'59" W for a distance of 187.23 feet; thence
N 52°40'52" W for a distance of 537.11 feet to the Northwest Corner of
said Block "B"; thence S 00°03'08" W on the West Line of said Blocks
"A" & "B" for a distance of 875.00 feet to the Point of Place of Beginning,
and containing 9.70 acres more or less.

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

O.K. Crest, Inc., does hereby certify
that it is the owner of all the land included in the annexed plat,
and that it has caused the same to be surveyed and platted into
Lots, Blocks, Streets and Easements as shown on the annexed plat,
which said annexed plat represents a correct survey of all property
included therein, and which said annexed plat is hereby adopted as
the plat of said land under the name of KEENS GATE,
being a part of the S.W.1/4, Section 25, T.11 N., R.5 W.,
I.M., Mustang, Canadian County, Oklahoma.

O.K. Crest, Inc., does hereby certify that
it is the owner of and the only person or persons, corporation or
corporations, who have any right, title or interest in and to the
land included in the above mentioned annexed plat, and it does
herby jointly and severally dedicate all streets and utility
easements shown on said annexed plat to the public for public
highways, streets and utility easements for its heirs, executors,
administrators, successors and assigns forever, and have caused the
same to be released from all encumbrances so that the title is
clear. Restrictions covering this property will be filed separately.

IN WITNESS WHEREOF: We, the undersigned have caused this instrument
to be executed on this 24th day of July, 1995

Attest:
By *Jeane Keen* Secretary
Jeane Keen President

STATE OF OKLAHOMA () SS
COUNTY OF CANADIAN ()

BEFORE ME, the undersigned, a Notary Public in and for said County
and State, on this 24th day of July, 1995
personally appeared *Jeane Keen*, to me known to be the
identical person who subscribed the name of the maker to be within
and foregoing Owner's Certificate and Dedication as President and
acknowledged to me that he executed the same as his free and
voluntary act and deed for uses and purposes therein set forth.

GIVEN under my hand and seal the day and year last above written.
My commission expires: *5-21-98*

Corbett Ewerth
Notary Public

SURVEYOR'S CERTIFICATE

I, *Leslie Judd, Jr.*, Registered Land Surveyor, hereby certify that
the annexed plat of KEENS GATE, a part of the
S.W. 1/4 of Section 25, T.11 N., R.5 W., I.M., Mustang, Canadian County,
Oklahoma, consisting of one (1) sheet, correct, represents a
survey made under my supervision on the 19th day of January,
1995, and that all monuments shown hereon actually exist and their
positions are correctly shown.

Leslie Judd, Jr.
REGISTERED LAND SURVEYOR #46

THE STATE OF OKLAHOMA () SS
COUNTY OF CANADIAN ()

BEFORE ME, the undersigned, a Notary Public in and for said County
and State, on this 19th day of January, 1995, personally
appeared *Leslie Judd, Jr.*, 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 for the uses and purposes therein set forth.

GIVEN under my hand and seal the day and year last above written.
My commission expires: *May 21, 1998*

Corbett Ewerth
Notary Public

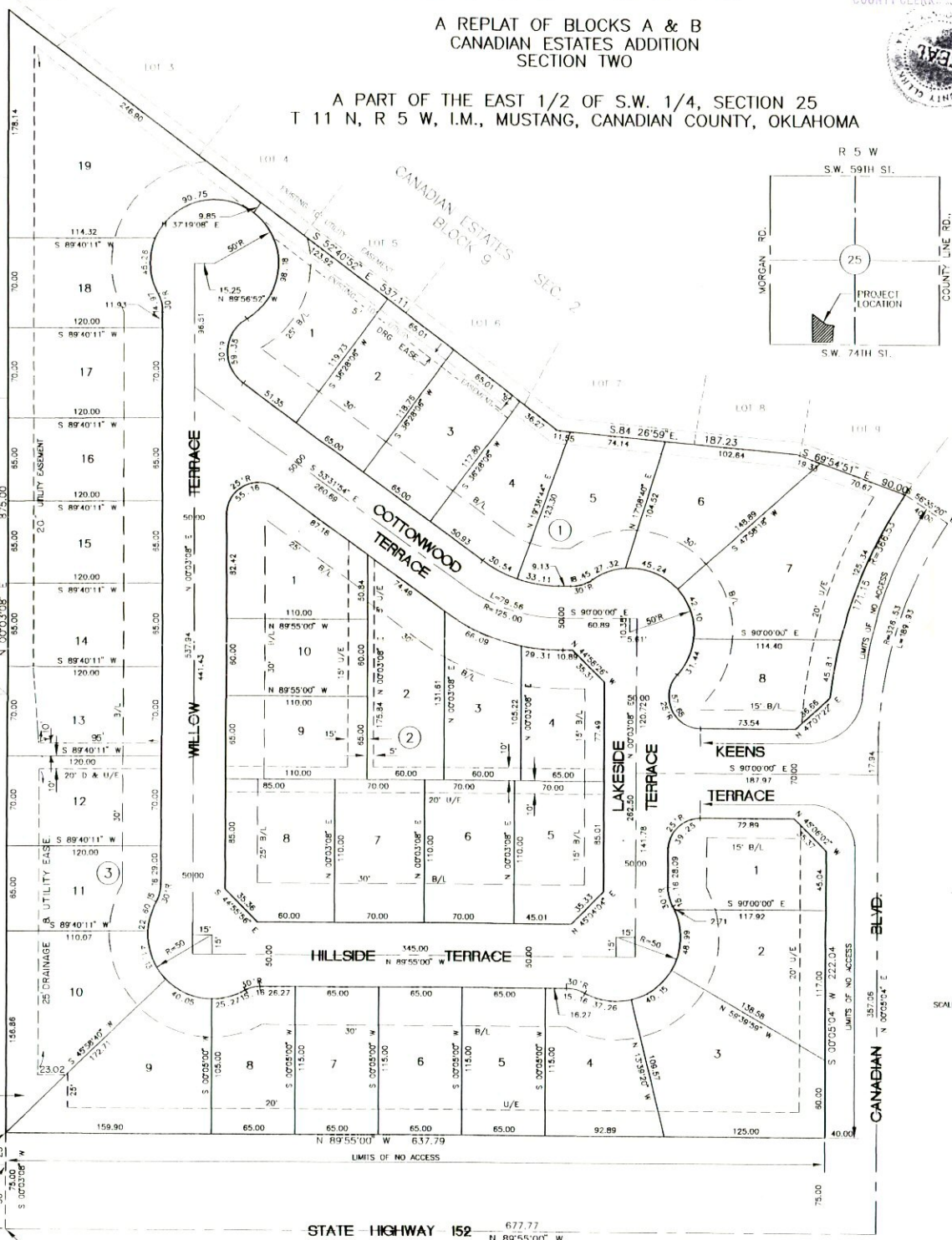
COUNTY TREASURER'S CERTIFICATE

I, *David T. Radcliff*, do hereby certify that I am the
duly elected, qualified and acting County Treasurer of Canadian
County, Oklahoma, and that the tax records of said County show all
taxes are paid for the year 1994, and prior years on the land shown
on the annexed plat of KEENS GATE, a part of
the S.W. 1/4, Section 25, T.11 N., R.5 W., I.M., Mustang, Canadian County,
Oklahoma, 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 at *El Reno*, Oklahoma, on the 19th day
of *July*, 1995.

David T. Radcliff
County Treasurer

S.W. CORNER BLK A
CANADIAN ESTATES
ADDITION SEC TWO

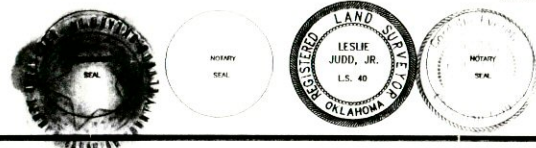


SCALE: 1" = 50'

STATE HIGHWAY 152 677.77
N 89°55'00" W

S.W. COR. OF EAST 1/2 OF S.W. 1/4
OF SEC. 25, T 11 N, R 5 W, I.M.

NOTE:
The Drainage Easement Behind Lots 13 thru 19, Block B
Both Inclusive Will Be Maintained By The Home and/or Lot
Owners of said Lots 13 thru 19 Both Inclusive
Block B, KEENS GATE



JUDD • GRAYSON • VICK • EVERETT
KEENS GATE
FINAL PLAT
JGVE, Inc.
124 N.W. 10th STREET
OKLA. CITY, OKLA. 73103
405-236-8313
CA 234 EXP. DATE: 6/30/95
ENGINEERS
SURVEYORS
PLANNERS