

RECORDED
FEB 23 P 3 20
ARL HISHOE
COUNTY CLERK

FINAL PLAT PARADISE SQUARE RETIREMENT VILLAGE

BEING A PART OF THE S.W./4 OF SEC. 28, T. 11 N., R. 5 W., I.M.
MUSTANG, CANADIAN COUNTY, OKLAHOMA

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS:
That GARY OWENS CARPET & CONSTRUCTION INC., does hereby certify that they are the owners of and the only persons, firms, or corporation having any right, 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 assign 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 13th day of December, 1994.
Covenants, reservations and restrictions for this addition are contained in a separate instrument.

GARY OWENS CARPET & CONSTRUCTION INC.

Gary Owens
Secretary
Gary Owens
President

STATE OF OKLAHOMA }
COUNTY OF Oklahoma } ss:

Before me, the undersigned Notary Public, in and for said County and State, on this 15th day of December, 1994, personally appeared GARY OWENS, President of GARY OWENS CARPET & CONSTRUCTION INC., to me known to be the identical person who executed within and foregoing instrument on behalf of said corporation, and acknowledged to me that he executed the same as his free and voluntary act and deed and the free and voluntary act and deed of said corporation, for the uses and purposes herein set forth.

My Commission Expires: June 29, 1998
C Rene Blackwell
Notary Public

LEGAL DESCRIPTION

A Tract of land located in the Southwest Quarter (SW/4) of Section Twenty-Eight (28), Township Eleven North (T. 11 N.), Range Five West (R. 5 W.), of the Indian Meridian, Canadian County, Mustang, Oklahoma, being more fully described as follows:
COMMENCING at the Southwest Corner of said SW/4;
thence S. 89°50'26" E. along the South line of said SW/4 a distance of 330.00 feet;
thence N. 00°04'07" W. a distance of 65.00 feet to the Point of Beginning;
thence S. 89°50'26" E. parallel to and 65.00 feet North of the South line of said SW/4 a distance of 680.02 feet;
thence N. 45°02'44" E. a distance of 28.20 feet;
thence N. 00°04'07" W. a distance of 578.68 feet;
thence N. 89°54'49" W. a distance of 700.00 feet;
thence S. 00°04'07" E. a distance of 598.13 feet;
to the point of Beginning, containing 9.61 acres, more or less.

LAND SURVEYOR'S CERTIFICATE

I, Richard G. Moore, do hereby certify that I am a Registered Land Surveyor, and that the annexed plat correctly represents a careful survey made under my supervision, and that the monuments shown hereon actually exist and their positions are correctly shown.

Richard G. Moore
Richard G. Moore, L.S. 140

STATE OF OKLAHOMA }
COUNTY OF POTTAWATOMIE } ss:

Before me, the undersigned, a Notary Public, in and for the County of Pottawatomie, State of Oklahoma, personally appeared RICHARD G. MOORE, 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 the 15th day of December, 1994.

My Commission Expires: March 7, 1998
Sherry Butler
Notary Public

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned, a duly qualified and lawfully 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 GARY OWENS CARPET & CONSTRUCTION, INC. that on the 26th day of July, 1995, 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 1994, 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, minerals, water rights and easements of record previously received, executed or granted.
In Witness Whereof, said Bonded Abstractor has caused this instrument to be executed this 13th day of August, 1995.

ATTEST: WARRANTY TITLE & TRUST COMPANY
Diana Kistner
Asst. Secretary
Mark A. Silbey
Vice-President

COUNTY TREASURER'S CERTIFICATE

I, David T. Radloff, 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 1994, 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 City of EL RENO, Oklahoma, this 13th day of February, 1996.

David T. Radloff
County Treasurer

CITY PLANNING COMMISSION APPROVAL

I, Kevin Penry, Chairman of the City Planning Commission for the City of Mustang, State of Oklahoma, hereby certify that the said commission duly approved the annexed plat on the 11th day of April, 1995.

Kevin Penry
Chairman

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

BE IT RESOLVED by the Council of the City of Mustang, Oklahoma, that the dedications shown on the annexed plat are hereby accepted. Adopted by the Council of the City of Mustang, Oklahoma, this 6th day of February, 1996.

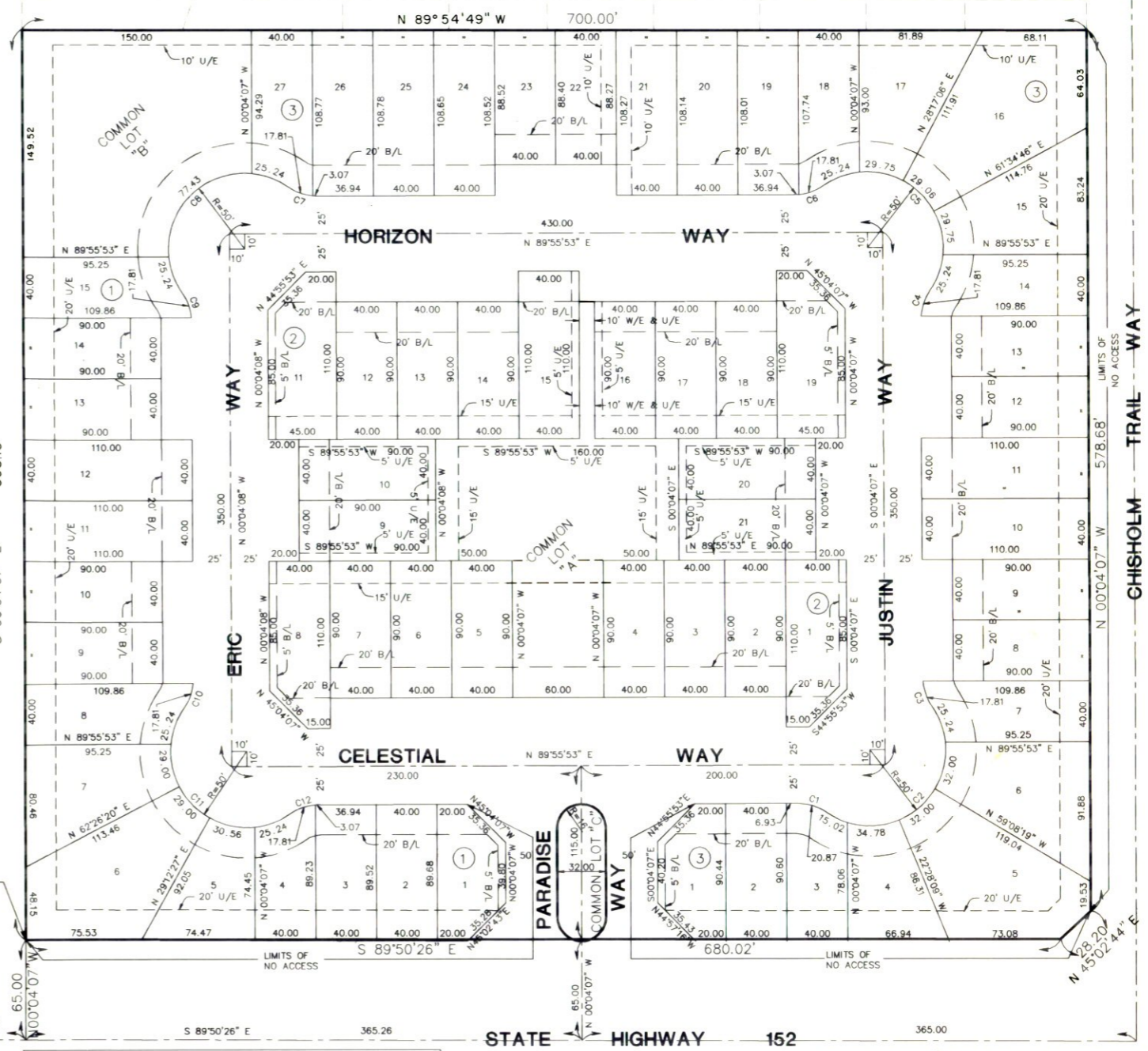
ATTEST: CITY OF MUSTANG
Reba Winham
City Clerk
Richard Riley
Mayor

CERTIFICATE OF CITY CLERK

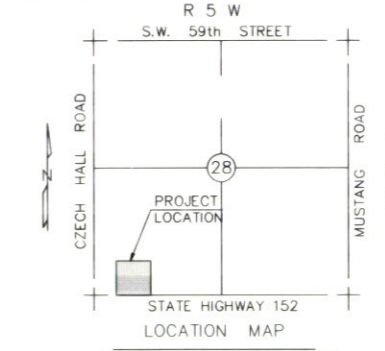
I, Reba Winham, City Clerk of the City of Mustang, State of Oklahoma, hereby certify that I have examined the records of said City and find that all deferred payments or unmaturing installments upon special assessments have been paid in full and that there is no special assessment procedure now pending against the land shown on the annexed plat on this 6th day of February, 1996.

Reba Winham
City Clerk

SW/4 Cor. Sec. 28, T-11-N, R-5-W, I.M.



CURVE	DELTA	RADIUS	ARC	TANGENT	BEARING	CHORD
C1	34°39'56"	34.50	20.87	10.77	N 72°44'09" W	20.56
C2	159°19'53"	50.00	139.04	274.20	N 44°55'53" E	98.38
C3	29°34'23"	34.50	17.81	9.11	S 19°56'52" E	17.61
C4	29°34'23"	34.50	17.81	9.11	N 19°48'38" E	17.61
C5	159°19'53"	50.00	139.04	274.20	N 45°04'07" W	98.38
C6	34°39'56"	34.50	20.87	10.77	S 72°35'55" W	20.56
C7	34°39'56"	34.50	20.87	10.77	N 72°44'09" W	20.56
C8	159°19'53"	50.00	139.04	274.20	S 44°55'53" W	98.38
C9	29°34'22"	34.50	17.81	9.11	N 19°56'53" W	17.61
C10	29°34'23"	34.50	17.81	9.11	S 19°48'37" W	17.61
C11	159°19'52"	50.00	139.04	274.20	N 45°04'07" W	98.38
C12	34°39'56"	34.50	20.87	10.77	S 72°35'55" W	20.56



NOTE: THE MAINTENANCE OF ALL COMMON AREAS AND ISLANDS/MEDIANS WITHIN STREET RIGHT-OF-WAY SHALL BE MAINTAINED BY A HOMEOWNERS ASSOCIATION INCLUDING ALL PARKING CUTOUTS.

LEGEND
W/E = Walkway Easement
U/E = Utility Easement
D/E = Drainage Easement
B/L = Building Line
(NR) = Nonradial Line

PARADISE SQUARE RETIREMENT VILLAGE
DESIGN ENGINEERS, INC.
1614 Greenbriar Place
Oklahoma City, Okla.
(405) 691-6333
CA 1020, EXP. 6-30-97

