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Canadian County, OK

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That C SEE PLAZA L.P., 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 of Pebble Creek Plaza and that they have caused the same to be surveyed and platted, and that they hereby dedicate all the public easements shown hereon to the public, for the purposes of 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.

The private streets shall not be maintained by the CITY OF MUSTANG but must remain open or accessible for emergency vehicles and public utility vehicles.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed this 4 day of May, 2006. Conventions, reservations, and restrictions for this addition are contained in a separate instrument.

C SEE PLAZA L.P.

BY: CROUT DEVELOPMENT COMPANY, GENERAL PARTNER
BY: Robert L. Crout
ROBERT L. CROUT, PRESIDENT

STATE OF OKLAHOMA }
COUNTY OF Canadian } SS:

Before me, the undersigned Notary Public, in and for said County and State on this 4th day of May, 2006, personally appeared ROBERT L. CROUT, AS PRESIDENT OF CROUT DEVELOPMENT COMPANY, GENERAL PARTNER OF C SEE PLAZA L.P., 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 on behalf of said CORPORATION as GENERAL PARTNER of said PARTNERSHIP, for the uses and purposes herein set forth.

MY COMMISSION EXPIRES: 3/28/07
Jennifer S. Muzney
NOTARY PUBLIC
03005127

LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER (SW/4) OF SECTION TWENTY-SEVEN (27), TOWNSHIP ELEVEN NORTH (T-11-N), RANGE FIVE WEST (R-5-W), OF THE I.M., CANADIAN COUNTY, MUSTANG, OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER (SW/4); THENCE N00°05'58"W ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER (SW/4) A DISTANCE OF 80.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF STATE HIGHWAY 152, SAID POINT BEING THE POINT OF BEGINNING; THENCE FROM SAID POINT OF BEGINNING ALONG THE NORTH RIGHT-OF-WAY OF STATE HIGHWAY 152, S89°58'06"W A DISTANCE OF 275.14 FEET; THENCE ALONG A CURVE TO THE LEFT, SAID CURVE HAVING A CENTRAL ANGLE OF 16°40'11", A RADIUS OF 230.00 FEET; A CHORD BEARING OF N15°50'42"W WITH A CHORD DISTANCE OF 66.68 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 66.92 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 16°19'48", A RADIUS OF 170.00 FEET, A CHORD BEARING OF N15°00'54"W WITH A CHORD DISTANCE OF 48.29 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 48.45 FEET; THENCE N07°51'00"W A DISTANCE OF 302.75 FEET; THENCE S90°00'00"E A DISTANCE OF 322.31 FEET; THENCE N89°54'02"E A DISTANCE OF 25.00 FEET TO A POINT ON THE EAST LINE OF THE SAID SOUTHWEST QUARTER (SW/4); THENCE S00°05'58"E ALONG THE EAST LINE OF THE SAID SOUTHWEST QUARTER (SW/4) A DISTANCE OF 410.37 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINING 2.987 ACRES, MORE OR LESS.

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.

STATE OF OKLAHOMA }
COUNTY OF CLEVELAND } SS:
William Sullivan
WILLIAM SULLIVAN, R.P.L.S. 1571

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 May, 2006.

MY COMMISSION EXPIRES: December 19, 2007
Raney G. Bramley
NOTARY PUBLIC
#03014559

FINAL PLAT OF

PEBBLE CREEK PLAZA
BEING A PART OF THE S.W./4 OF SEC. 27, T-11-N, R-5-W, I.M.
CITY OF MUSTANG, CANADIAN COUNTY, OKLAHOMA

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 C SEE PLAZA L.P., that on the 5th day of May, 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 10th day of May, 2006

WARRANTY TITLE & ABSTRACT, INC.
Jay Scheller
VICE PRESIDENT

STATE OF OKLAHOMA }
COUNTY OF CANADIAN } SS:

Before me, the undersigned Notary Public, in and for said county and state, on this 10th day of May, 2006, personally appeared Jay Scheller, to me known to be the identical person who subscribed, as vice-president of WARRANTY TITLE & ABSTRACT, INC. and duly acknowledged to me that she executed the same as the free and voluntary act and deed of herself and as the free and voluntary act and deed of said corporation.

MY COMMISSION EXPIRES: 3/28/07
NOTARY PUBLIC
Jennifer S. Muzney

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, 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, and that the necessary deposit for the current years taxes has been made.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed at the CITY OF EL RENO, OKLAHOMA, this 10th day of May, 2006

David T. Radcliff
COUNTY TREASURER

CITY PLANNING COMMISSION APPROVAL

I, Jay Adams, Planning Commission Chairman of the City of Mustang, do certify that the Mustang Planning Commission duly approved this plat on the 8 day of November, 2005.

Jay Adams
PLANNING DIRECTOR

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

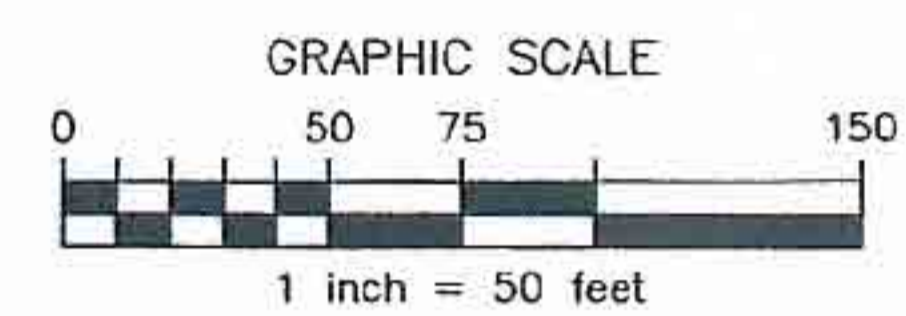
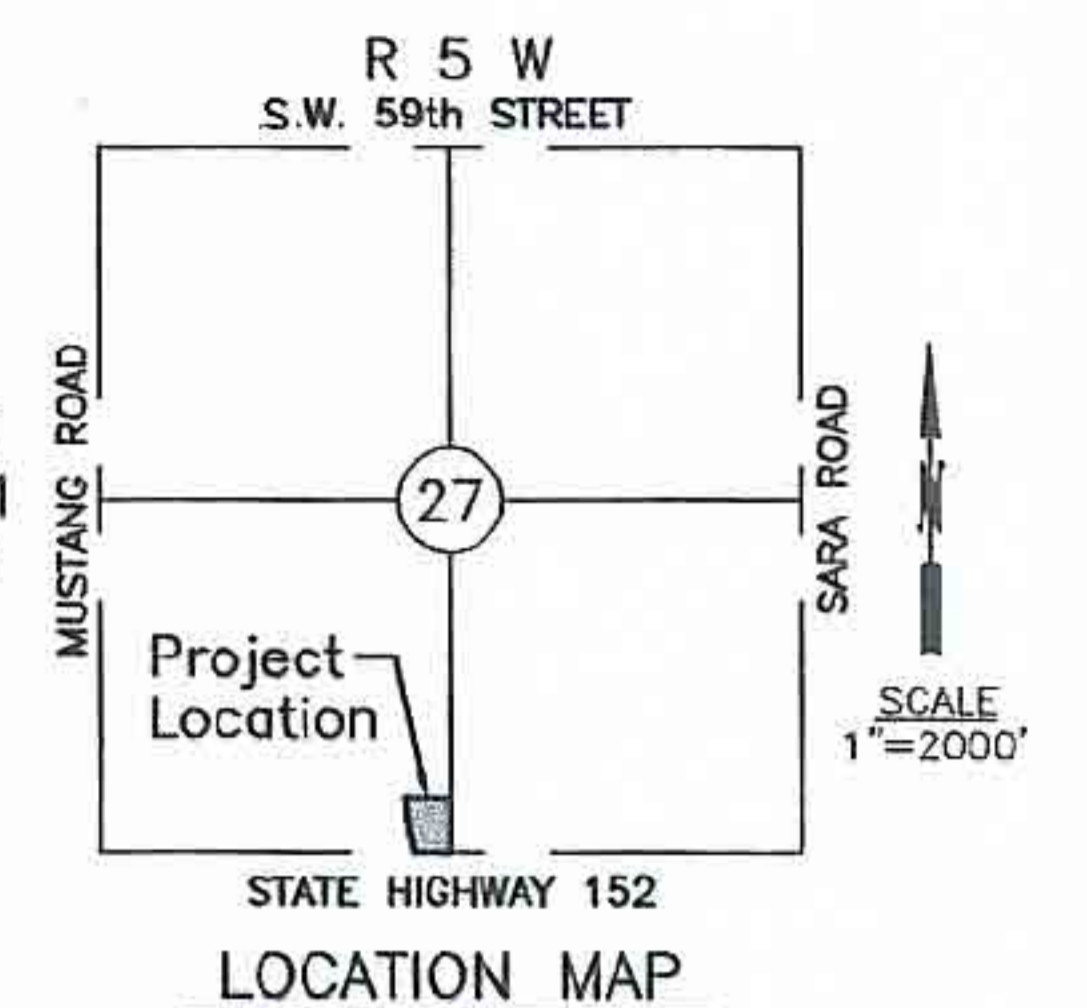
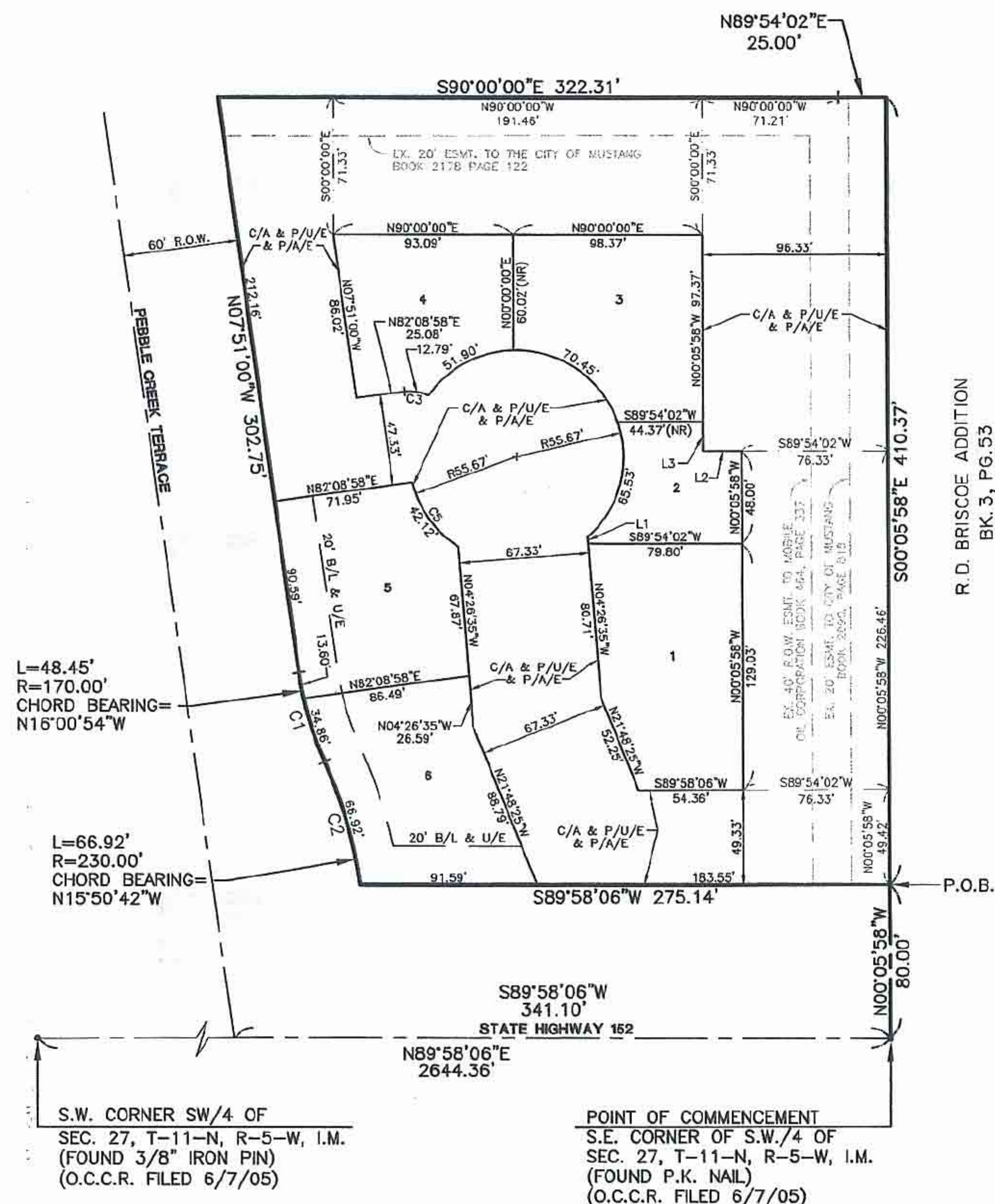
Be it resolved by the Council of the CITY OF MUSTANG, OKLAHOMA, that the dedications shown on the annexed plat are hereby accepted. Adopted by the Council of the City of MUSTANG, OKLAHOMA, this 4th day of April, 2006.

ATTEST:
Reisha Winham CITY CLERK
Chad McCall MAYOR

CERTIFICATE OF CITY CLERK

I, Reisha 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 assessment 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 4th day of April, 2006.

Reisha Winham
CITY CLERK



LINE TABLE

NUMBER	DIRECTION	DISTANCE
L1	N04°26'35"W	3.58
L2	S89°54'02"W	20.00
L3	N00°05'58"W	15.33

CURVE TABLE

NO.	DELTA	RADIUS	ARC	CHORD	CHORD BEARING	TANGENT
C1	16°19'48"	170.00	48.45	48.29	N16°00'54"W	24.39
C2	16°40'11"	230.00	66.92	66.68	N15°50'42"W	33.70
C3	33°48'40"	21.67	12.78	12.60	N89°58'42"W	6.58
C4	13°22'59"	55.67	187.69	110.56	N48°20'55"W	474.48
C5	43°21'26"	55.67	42.12	41.13	S35°33'02"E	22.13

- LEGEND
- B/L = BUILDING LINE
 - C/A = COMMON AREA
 - ESMT. = EASEMENT
 - EX. = EXISTING
 - (NR) = NONRADIAL LINE
 - P.O.B. = POINT OF BEGINNING
 - P/A/E = PRIVATE ACCESS EASEMENT
 - P/U/E = PUBLIC UTILITY EASEMENT
 - R.O.W. = RIGHT-OF-WAY
 - U/E = UTILITY EASEMENT

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.

FINAL PLAT OF
PEBBLE CREEK PLAZA
Design Engineers, Inc.
Civil and Environmental Engineering
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