

PLEASANT OAKS ADDITION SECTION 1

FINAL PLAT
A REPLAT OF LOTS 6-27, BLOCK 1, VERNON ADDITION
AND A PART OF THE EAST HALF OF THE SOUTHEAST QUARTER
OF SECTION 5, TOWNSHIP 12 NORTH, RANGE 7 WEST, OF THE INDIAN
MERIDIAN, CITY OF EL RENO, CANADIAN COUNTY, STATE OF OKLAHOMA

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OWNER'S CERTIFICATE AND DEDICATION
 STATE OF OKLAHOMA }
 COUNTY OF CANADIAN } SS

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SURVEYOR'S CERTIFICATE
 STATE OF OKLAHOMA }
 COUNTY OF CANADIAN } SS

Know all men by these presents, that PLEASANT OAKS OF EL RENO, LIMITED PARTNERSHIP hereby certifies that it is the owner and has all rights, title and interest in and to a tract of land in the Southeast Quarter of Section 5, Township 12 North, Range 7 West of the Indian Meridian, Canadian County, State of Oklahoma, more particularly described as follows:

I, CHARLES W. STREIT, a Licensed Land Surveyor, do hereby certify that at the request of the owners mentioned hereon, made the above described survey and that the attached plat is a correct representation of said tract as surveyed and subdivided by me.

From the Northwest corner of said Southeast Quarter, said point marked by a found 1/2" Iron Pin with cap CA1600; thence, a distance of 514.64 feet (previously described as 514.70 feet), on a bearing of North 89 degrees 37 minutes 34 seconds East, along the North line of said Southeast Quarter, to a found 1/2" Iron Pin with cap CA1600; thence, a distance of 206.29 feet (previously described as 206.27 feet), on a bearing of South 00 degrees 22 minutes 23 seconds East (previously described as South 00 degrees 22 minutes 26 seconds East), to a found 1/2" Iron Pin with cap CA1600; thence, a distance of 206.45 feet (previously described as 206.52 feet), on a bearing of North 89 degrees 37 minutes 38 seconds East (previously described as North 89 degrees 37 minutes 34 seconds East), to a found 1/2" Iron Pin with cap CA1600, said point being the Point of Beginning; thence, on a bearing of North 00 degrees 20 minutes 53 seconds West (previously described as North 00 degrees 22 minutes 26 seconds East), a distance of 167.22 feet (previously described as 167.19 feet), to a found 1/2" Iron Pin with cap CA1600; thence, on a bearing of North 54 degrees 35 minutes 15 seconds East (previously described as North 54 degrees 35 minutes 15 seconds East), a distance of 45.25 feet (previously described as 43.95 feet), to a found 1/2" Iron Pin with cap CA1600; thence, on a bearing of North 00 degrees 23 minutes 48 seconds West (previously described as North 00 degrees 22 minutes 28 seconds West), a distance of 13.12 feet (previously described as 13.07 feet), to a point on the North line of said Southeast Quarter, said point marked with a found 1/2" Iron Pin with cap CA1600; thence, on a bearing of North 89 degrees 37 minutes 34 seconds East, along the North line of said Southeast Quarter, a distance of 770.16 feet (previously described as 756.39 feet), to a point on the 98th Meridian Line, thence, on a bearing of South 00 degrees 14 minutes 14 seconds East (previously described as South 00 degrees 21 minutes 31 seconds East), along said 98th Meridian Line, a distance of 10.83 feet, to the Northwest corner of Lot 6, Block 1, Vernon Addition, an addition to the City of El Reno, Canadian County, Oklahoma, according to the recorded plat thereof; thence, on a bearing of North 89 degrees 45 minutes 46 seconds East, along the North line of said Lot 6, a distance of 49.00 feet, to the Northeast corner of said Lot 6; thence, on a bearing of South 00 degrees 14 minutes 14 seconds East, along the East line of Block 1, Vernon Addition, a distance of 880.00 feet, to the Southeast corner of Lot 27, Block 1, Vernon Addition; thence, on a bearing of South 89 degrees 45 minutes 46 seconds West, along the South line of said Lot 27, a distance of 49.00 feet, to a point on said 98th Meridian Line said point being the Southwest corner of said Lot 27; thence, on a bearing of North 00 degrees 14 minutes 14 seconds West, along said 98th Meridian Line, a distance of 11.30 feet, to the Northeast corner of Douglas Heights Addition, an addition to the City of El Reno, Canadian County, Oklahoma, according to the recorded plat thereof; thence, on a bearing of North 89 degrees 58 minutes 45 seconds West (previously described as North 89 degrees 59 minutes 12 seconds West), along the North line of said Douglas Heights Addition, a distance of 683.29 feet; thence, on a bearing of North 00 degrees 05 minutes 05 seconds East, a distance of 487.71 feet; thence, on a bearing of South 89 degrees 45 minutes 46 seconds West, a distance of 8.26 feet; thence, on a bearing of North 00 degrees 14 minutes 14 seconds West, a distance of 118.87 feet; thence, around a curve to the right having a radius of 150.00 feet, a length of 36.00 feet, a chord bearing of North 08 degrees 38 minutes 14 seconds East, a chord distance of 35.91 feet; thence, on a bearing of North 76 degrees 29 minutes 17 seconds West, a distance of 117.67 feet, to the point of beginning, containing 15.50 acres, more or less, and subject to all easements of record.

Date of Survey: March 1, 2007

Witness my hand and seal this 24th day of May, 2007.
 Charles W. Streit
 CHARLES W. STREIT, Licensed Land Surveyor, OK No. 1180

SURVEYOR'S NOTARY
 STATE OF OKLAHOMA }
 COUNTY OF CANADIAN } SS

Before me, the undersigned, a Notary Public in and for the State of Oklahoma, on this 24th day of May, 2007, personally appeared CHARLES W. STREIT, 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 herein set forth.

Witness my hand and seal the day and year last above written.
 Notary Public
 My Commission Expires: 5/31/2010
 My Commission Number: 016025330

PLANNING COMMISSION APPROVAL

I, the undersigned, Chairman of the City Planning Commission of the City of El Reno, County of Canadian, State of Oklahoma, hereby certify that said commission duly approved the above plat of Pleasant Oaks Addition Section 1 at the meeting on the 27th day of March, 2007.

Accepted by the City Council, CITY OF EL RENO, this 20th day of April, 2007.

ACCEPTANCE OF DEDICATION, CITY OF EL RENO

BE IT RESOLVED by the City Council of the CITY OF EL RENO that dedications shown on the attached plat of Pleasant Oaks Addition Section 1 are hereby accepted.

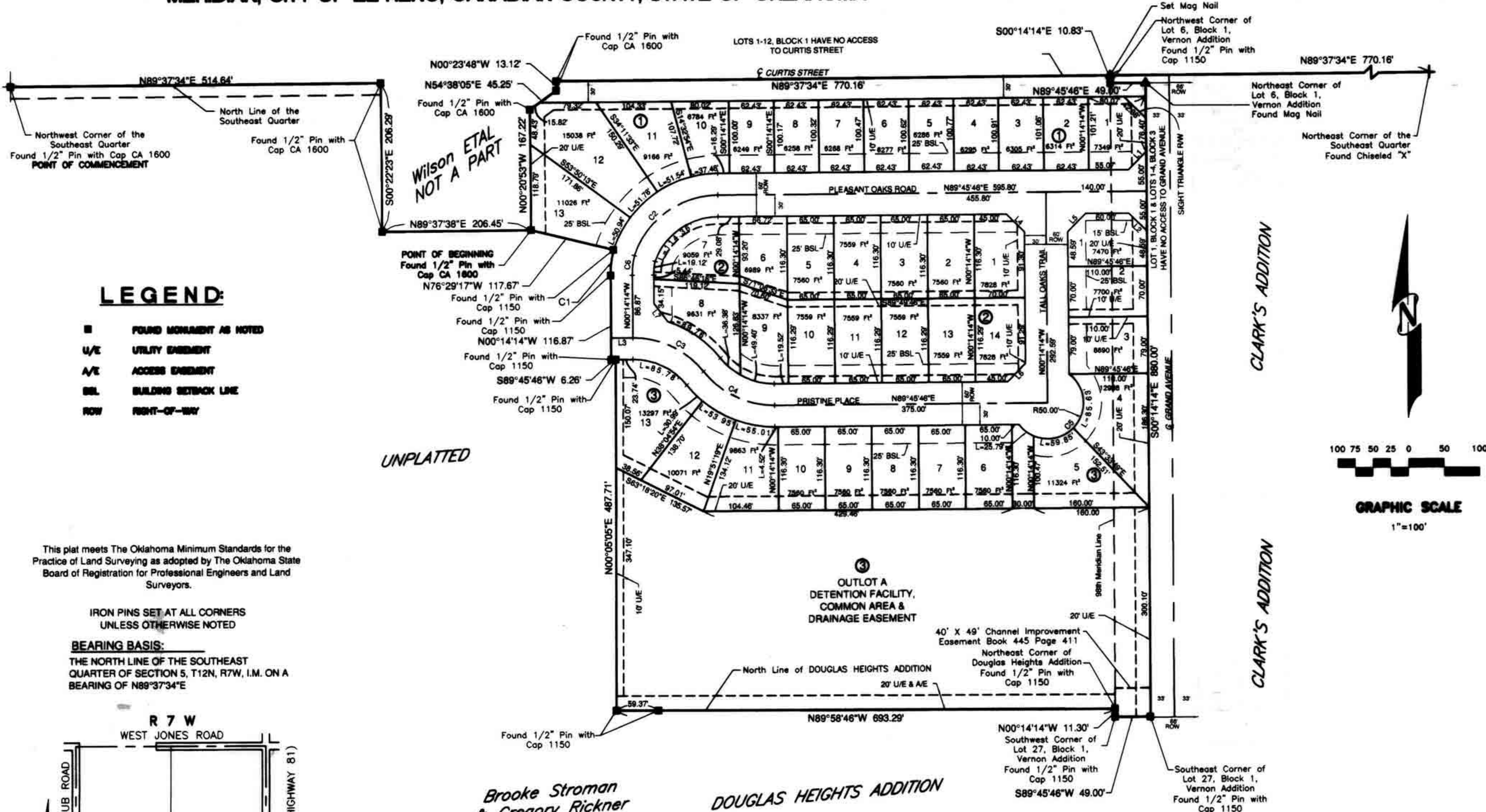
Accepted by the City Council, CITY OF EL RENO, this 20th day of April, 2007.
 Mayor
 Attest: City Clerk

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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, that the tax record of said county shows all taxes are paid for the year of 2006 and all prior years on the land shown on the plat of Pleasant Oaks Addition Section 1, in Canadian County, Oklahoma, and required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current year's taxes.

In witness thereof, said Treasurer has caused this instrument to be executed at El Reno, Oklahoma, on this 17th day of July, 2007.
 County Treasurer



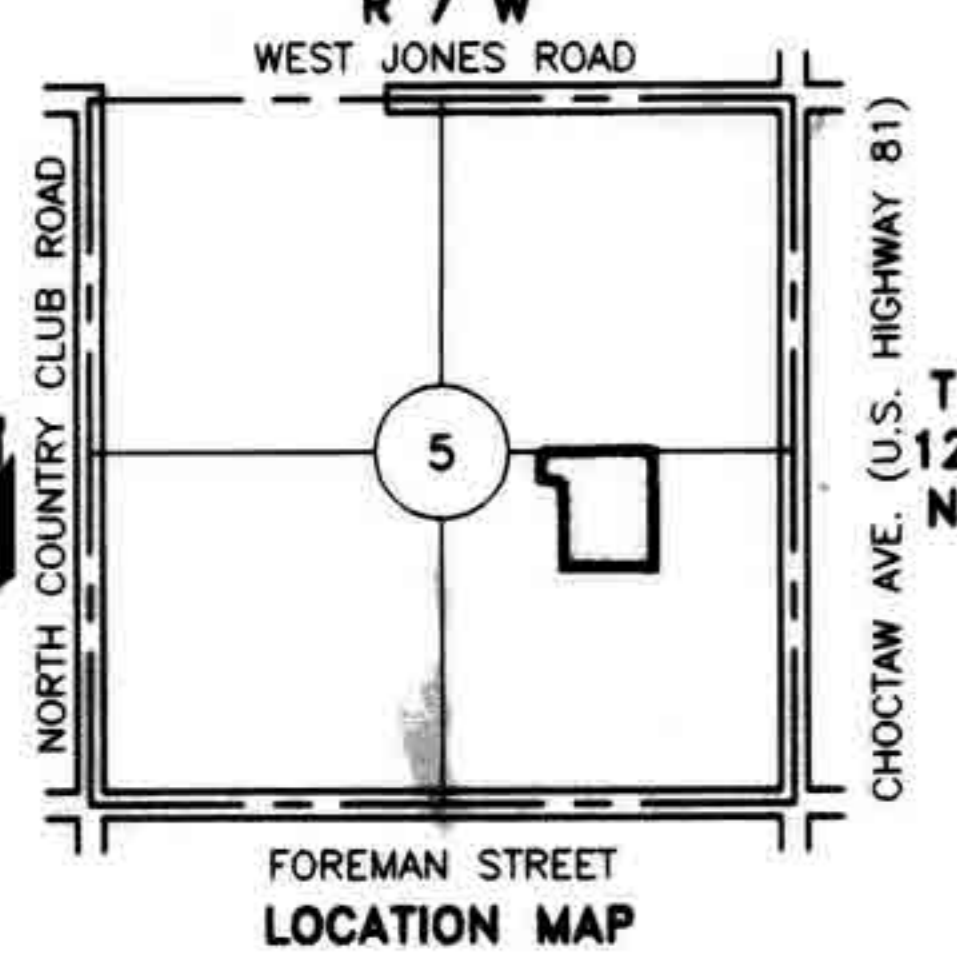
LEGEND:

- FOUND MONUMENT AS NOTED
- U/E UTILITY EASEMENT
- A/E ACCESS EASEMENT
- BSL BUILDING SETBACK LINE
- ROW RIGHT-OF-WAY

This plat 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.

IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE NOTED

BEARING BASIS:
 THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 5, T12N, R7W, I.M. ON A BEARING OF N89°37'34"E



LINE #	LENGTH	BEARING
L1	35.36'	N44°45'46"E
L2	35.36'	S45°14'14"E
L3	30.00'	N89°45'46"E
L4	35.36'	S45°14'14"E
L5	35.36'	S44°45'46"W
L6	35.36'	N44°45'46"E
L7	31.86'	S37°33'58"E

CURVE #	LENGTH	RADIUS	DELTA	CHORD LENGTH	CHORD BEARING	TANGENT
C1	36.00'	150.00'	13°44'57"	35.91'	N06°38'14"E	18.08
C2	153.05'	123.64'	70°55'37"	143.47'	S54°17'57"W	88.07'
C3	112.87'	125.00'	51°44'03"	109.07'	N64°22'13"W	60.61'
C4	112.87'	125.00'	51°44'03"	109.07'	S64°22'13"E	60.61'
C5	171.27'	50.00'	196°15'37"	98.99'	N44°45'46"E	350.00
C6	27.55'	120.00'	13°09'23"	27.49'	S06°20'27"W	13.84'

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STATE OF OKLAHOMA }
 COUNTY OF CANADIAN } SS

On this 17th day of July, 2007, before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared BARRY COGBURN, Manager, PLEASANT OAKS OF EL RENO, LIMITED PARTNERSHIP, to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its Manager and acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of said limited partnership, for the uses and purposes therein set forth.

The owner certifies that it has caused said tract of land to be surveyed and has caused the attached Plat to be made showing accurate dimensions of blocks, lots, and setback lines, rights-of-way, and easements. The owner further designates said tract of land as Pleasant Oaks Addition Section 1, and hereby dedicates to public use all the rights-of-way within the subdivision and grants for installation and maintenance of utilities, all easements, and rights-of-way as shown on the attached Plat free and clear of all encumbrances.
 Subscribed this 17th day of July, 2007.
 BARRY COGBURN, MANAGER
 PLEASANT OAKS OF EL RENO, LIMITED PARTNERSHIP

Given under my hand and seal the day and year last above written.
 Notary Public
 My Commission Expires: 11/16/2008
 My Commission Number: 00000000
 State of Oklahoma
 Commission # 02000828 Expires 02/16/10

OWNER'S NOTARY SURVEYOR SURVEYOR'S NOTARY CITY CLERK COUNTY TREASURER

NOTES:
 1. A TREE MUST BE INSTALLED IN THE FRONT YARD IN ACCORDANCE WITH SECTION 361-25.D OF THE CODE OF THE CITY OF EL RENO (CODE), AND SIDEWALKS MUST BE INSTALLED IN ACCORDANCE WITH SECTION 361-25.4 OF THE CODE PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY FOR ANY DWELLING.

SURVEYOR:
 STILLWATER ENGINEERING & CONSULTING INC.
 P.O. BOX 436
 STILLWATER, OK 74076
 CA # 1790 Exp. 6/30/07

OWNERS:
 PLEASANT OAKS OF EL RENO, LIMITED PARTNERSHIP
 3619 SOUTH DIVISION, SUITE 1
 GUTHRIE, OK 73044