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STATE OF OKLAHOMA CANADIAN COUNTY FILED OR RECORDED
1997 APR -9 A 9:49
COUNTY CLERK

FINAL PLAT OF

SOUTHERSBY

AN ADDITION TO THE CITY OF MUSTANG
CANADIAN COUNTY, OKLAHOMA

A PORTION OF THE SE 1/4 SEC. 31, T 11 N, R 5 W, I.M.

OWNER'S CERTIFICATE AND DEDICATION

Know All Men By These Presents:

That Four Winds Development L.L.C. hereby certifies that they are the owner of, and the only persons, firms or corporations having title or interest in and to the land shown on the Plat of the SOUTHERSBY ADDITION, an addition to the City of Mustang, Canadian County, Oklahoma. That they have caused the same to be platted into streets and easements as shown on said Plat, which said Plat represents a correct survey of all property included therein under the Plat of the SOUTHERSBY ADDITION.

They further certify that they are the owner of and the only persons, firms or corporations who have any right, title or interest to the land included in the above mentioned Plat, and they do hereby dedicate all easements as shown on said Plat to the use of the public, for public highways, streets, drainage and utility easements for their heirs, executors, administrators, successors and assigns forever and have caused the same to be released from all encumbrances to be executed on this 3rd day of April, 1997.

Four Winds Development, L.L.C.
Rodney Milam Manager

By:

STATE OF OKLAHOMA
COUNTY OF OKLAHOMA ss

Before me, the undersigned, a notary public in and for said county and state on the 3rd of April, 1997, personally appeared Rodney Milam, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as Manager and duly 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 corporation, for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.

Joyce King
Notary Public

My Commission Expires: 04-23-2001

CERTIFICATE OF CITY CLERK

I, Trisha Winham, City Clerk of the City of Mustang, Oklahoma, hereby certify that I have examined the records of said City and find that all deferred payments on unmatured installments upon special assessments have been paid in full and that there are no special assessment procedures now pending against the land shown on the Plat of the SOUTHERSBY ADDITION, an addition to the City of Mustang.

Signed by the City Clerk this 18th day of March, 1997

Trisha Winham
City Clerk

CERTIFICATE OF PLANNING COMMISSION

I, Kevin Perry, Chairman, of the City Planning Commission, of the City of Mustang, Oklahoma, hereby certify that the said Planning Commission duly approved the Plat of the SOUTHERSBY ADDITION, an addition to the City of Mustang, Oklahoma at a meeting on the 18 day of March, 1997.

Kevin Perry
Planning Commission

COUNTY TREASURER'S CERTIFICATE

I, David T. Radcliff, do hereby certify that I am the duly qualified and acting County Treasurer of Canadian County, Oklahoma, that the tax records of said county show that all taxes for the year 1996 and prior years are paid on the Plat of the SOUTHERSBY ADDITION, an addition to the City of Mustang, Oklahoma, that the required statutory security has been deposited in the office of the County Treasurer guaranteeing the current year's taxes.

In Witness whereof said County Treasurer has caused this instrument to be executed this 9th day of April, 1997

David T. Radcliff By: Cindy Jemlin 1st Deputy
County Treasurer

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

Be it resolved by the Council of the City of Mustang, Oklahoma, that the dedication shown on the Plat of the SOUTHERSBY ADDITION, an addition to the City of Mustang, Oklahoma, is hereby accepted

Adopted by the Council of the City of Mustang, Oklahoma, this 18th day of March, 1997.

Richard J Riley
Mayor

ATTEST:

Trisha Winham
City Clerk

REGISTERED SURVEYOR'S CERTIFICATE

I, Melfred Roy Loyall, Jr. , do hereby certify that I am by profession a Land Surveyor, and that the Plat of the SOUTHERSBY ADDITION, an addition to the City of Mustang, Oklahoma, consisting of one sheet, represents a survey made under my supervision on the 8th day of April, 1997, and that monuments shown thereon actually exist and their positions are correctly shown.

I further certify that said Final Plat meets the minimum survey requirements of the Oklahoma State Board of Engineers and Land Surveyors and complies with the requirements of Senate Bill 377, Section 518 as amended.

M. R. Loyall Jr. 4/8/97
Melfred Roy Loyall, Jr., Registered Land Surveyor No. 1317
Canadian County Survey Company
CA No. 1600 (LS)

STATE OF OKLAHOMA
COUNTY OF ss

Before me, the undersigned, a notary public in and for said county and state on the 8th of April, 1997, personally appeared Melfred Roy Loyall, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument and duly 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.

Shon Fuston
Notary Public

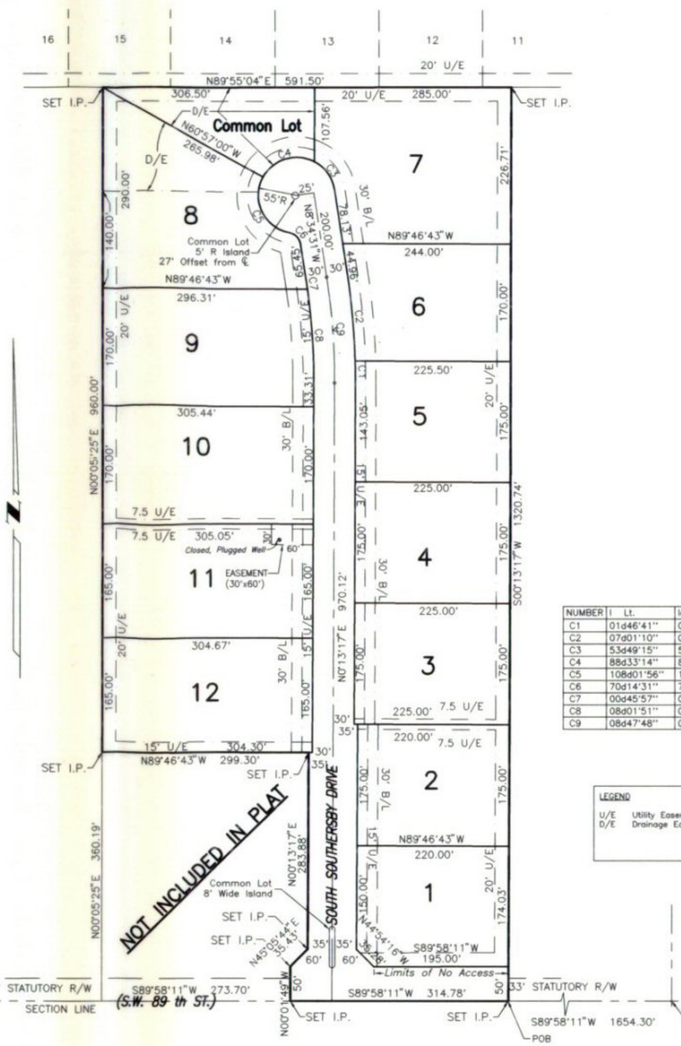
My Commission Expires: 7/25/2000

LEGAL DESCRIPTION

A tract of land lying in and being part of the South Half of the Southeast Quarter (S/2 SE/4) of Section Thirty-one (31), Township Eleven (11) North, Range (5) West of the Indian Meridian, Canadian County, Oklahoma, being more particularly described as follows:

Beginning at a point on the South line of said SE/4, 1654.30 feet S89°58'11"W of the Southeast corner of said SE/4; thence continuing along said South line, S89°58'11"W, a distance of 314.78 feet; thence N00°01'49"W a distance of 50.00 feet; thence N45°05'44"E a distance of 35.43 feet; thence N00°13'17"E, parallel with the East line of said SE/4, a distance of 283.88 feet; thence N89°46'43"W a distance of 299.30 feet; thence N00°05'25"E, parallel with the West line of said SE/4, a distance of 960.00 feet to the North line of said S/2 SE/4; thence N89°55'04"E, along said North line, a distance of 591.50 feet; thence S00°13'17"W, parallel with the East line of said SE/4, a distance of 1320.74 feet to the point and place of Beginning.

Containing 15.45 acres, more or less.



GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

The easement on the NE corner of lot 11 is granted to the Southersby Home Owners Association

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned, a duly qualified and lawfully bonded abstractor of titles in and for Canadian County and State of Oklahoma, hereby certifies that the records of said county show that the title to the land shown on the Plat of the SOUTHERSBY ADDITION, an addition to the City of Mustang, Oklahoma is vested to Four Winds Development, L.L.C. on the 1st day of April, 1997, that 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 owners thereof, that the taxes are paid for the year of 1996 and prior years, that there are no outstanding tax sales certificates against said land and no tax deeds are issued to any person, that there are no liens, or other encumbrances of any kind against the land included in the Plat, except mortgages, rights-of-way, easements, and mineral conveyances of record.

In witness whereof, said Bonded Abstractor has caused this instrument to be executed this 8th day of April, 1997

Warranty Title & Abstract, Inc.

Mark A Bilbrey
MARK A. BILBREY VICE-PRESIDENT

STATE OF OKLAHOMA
COUNTY OF ss

Before me, the undersigned, a notary public in and for said county and state on the 8th of April, 1997 personally appeared MARK A. BILBREY, VICE-PRESIDENT, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument and duly acknowledged to me that she executed the same as her 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.

Estelle Cash
Notary Public

My Commission Expires: 3-7-99

OKLAHOMA DEPARTMENT OF ENVIRONMENTAL QUALITY CERTIFICATE

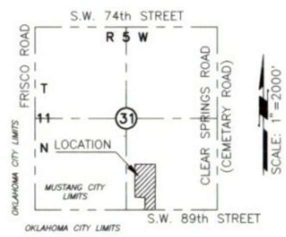
The Oklahoma Department of Environmental Quality certifies that the plat of SOUTHERSBY ADDITION, an addition to the City of Mustang, Oklahoma is approved with a public water system and for individual sewage disposal systems.

Signed David Jones
Department of Environmental Quality

Date April 1, 1997

NUMBER	I Lt.	Ic	Da	Dc	CD	T '	R '	L '	LC '	E '	M '
C1	01d46'41"	01d46'41"	05d33'46"	05d33'54"	S 00d40'03" E	15.98	1030.00	31.96	31.96	0.12	0.12
C2	07d01'10"	07d01'10"	05d33'46"	05d33'54"	N 05d03'57" W	63.17	1030.00	126.19	126.11	1.94	1.93
C3	53d49'15"	53d49'15"	104d10'27"	152d46'18"	N 35d29'09" W	27.92	55.00	51.66	49.79	6.68	5.96
C4	88d33'14"	88d33'14"	104d10'27"	152d46'18"	N 73d19'37" E	53.63	55.00	85.01	76.79	21.82	15.62
C5	108d01'56"	108d01'56"	104d10'27"	152d46'18"	S 24d57'57" E	75.75	55.00	103.70	89.01	38.61	22.68
C6	70d14'31"	70d14'31"	286d28'44"	152d46'18"	N 43d51'40" W	14.07	20.00	24.52	23.01	4.45	3.64
C7	00d45'57"	00d45'57"	05d54'24"	05d54'34"	S 08d11'33" E	6.48	970.00	12.97	12.97	0.02	0.02
C8	08d01'51"	08d01'51"	05d54'24"	05d54'34"	S 03d47'39" E	68.09	970.00	135.96	135.85	2.39	2.38
C9	08d47'48"	08d47'48"	05d43'46"	05d43'55"	S 04d10'37" E	76.92	1000.00	153.53	153.38	2.95	2.95

LEGEND
U/E Utility Easement
D/E Drainage Easement



VICINITY MAP

OWNER'S NOTARY | CITY CLERK | COUNTY TREASURER | CITY COUNCIL | SURVEYOR | SURVEYOR'S NOTARY | ABSTRACTOR | ABSTRACTOR'S NOTARY

REVISED:
2/5/97: Revise Surveyor's Cert., add 15' Front U/E, add monument references, add islands
3/20/97: Added DEQ Certificate

BRAWLEY ENGINEERING CORP.
CONSULTING ENGINEERS — (405)848-5578
6900 N. CLASSEN BLVD. — OKLAHOMA CITY, OKLAHOMA 73116

SURVEYING & MAPPING BY:
CANADIAN COUNTY SURVEYING CO.
CA 1600 (LS) EXPIRES: 6/30/97
203 N. BICKFORD, SUITE 2
EL RENO, OK. 405-262-0249

FINAL PLAT OF
SOUTHERSBY
AN ADDITION TO THE CITY OF MUSTANG
CANADIAN COUNTY, OKLAHOMA

Date Submitted: 2/5/97
Sheet 1 of 1

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