

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That SPRING MEADOWS ESTATES, An Oklahoma General Partnership, hereby certify that it is the owner of and the only persons, firm or entity having any right, title or interest in and to the land shown on the annexed map or plat of "SPRING MEADOWS ESTATES III" and does further certify:

1. That as the owner of said land contained in the annexed plat of "SPRING MEADOWS ESTATES III" an addition to Oklahoma City, Oklahoma, hereby dedicate to the use of the public, its heirs and assigns forever, only that portion of Czech Hall Road as set forth on said annexed plat and all utility easements as set forth and have caused the same to be released of all encumbrances so that the title is clear except as shown on the Bonded Abstractor's Certificate.

2. That the remaining streets, avenues, roads, common areas and drainage easements reflected on this plat shall be held in common and jointly by the SPRING MEADOWS ESTATES OWNERS ASSOCIATION and are not made a part of this dedication for public use.

3. That said land covered by said plat of "SPRING MEADOWS ESTATES III" is subject to certain restrictive covenants and limitations for the orderly development thereof and are contained in a typewritten instrument which will be filed of record subsequent to the filing of this plat.

IN WITNESS WHEREOF, the undersigned have executed this instrument this 11 day of

January, 1982.

SPRING MEADOWS ESTATES, An Oklahoma General Partnership

WALTER V. TULLOS, General Partner

C. A. HENDERSON, General Partner

STATE OF OKLAHOMA )
COUNTY OF OKLAHOMA ) SS:

Before me, a Notary Public, in and for said County and State on this 11 day of January, 1982, personally appeared C. A. Henderson and Walter V. Tullos, General Partners of SPRING MEADOWS ESTATES, An Oklahoma General Partnership, to me known to be the identical persons who executed the within and foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed, in the capacity therein stated and as the act and deed of said partnership.

Witness my hand and Notary Seal the date and year last above written

Notary Public

My Commission Expires: 6-9-82

CITY PLANNING COMMISSION APPROVAL

I, Pete White, Chair of the City Planning Commission of the City of Oklahoma City, do hereby certify that the said Planning Commission duly approved the annexed Plat of "SPRING MEADOWS ESTATES III" an addition to Oklahoma City, Oklahoma, on the 11th day of February, 1982.

CHAIR

CITY CLERK CERTIFICATE

I, Thomas P. Hurley, City Clerk of the City of Oklahoma City, Oklahoma, hereby certify that I have examined the records of the said City of Oklahoma City, Oklahoma, and find that all deferred payments or unmatured installments upon special assessments have been paid in full and that there is no special assessment procedures now pending against the land shown on the annexed map or plat of "SPRING MEADOWS ESTATES III" an addition to Oklahoma City, Oklahoma, on this 18 day of May, 1982.

CITY CLERK

COUNTY TREASURER'S CERTIFICATE

I, Vernon Lawrence, do hereby certify that I am the duly elected qualified and acting County Treasurer of Canadian County, State of Oklahoma, and that the tax records of said County show that all taxes for the year 1981 and prior years are paid on the land shown on the annexed Plat of "SPRING MEADOWS ESTATES III" an addition to Oklahoma City, Oklahoma, and 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, the County Treasurer has caused this instrument to be executed this 9 day of July, 1982.

COUNTY TREASURER

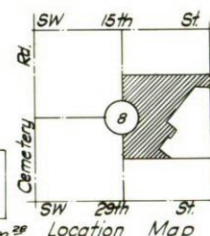
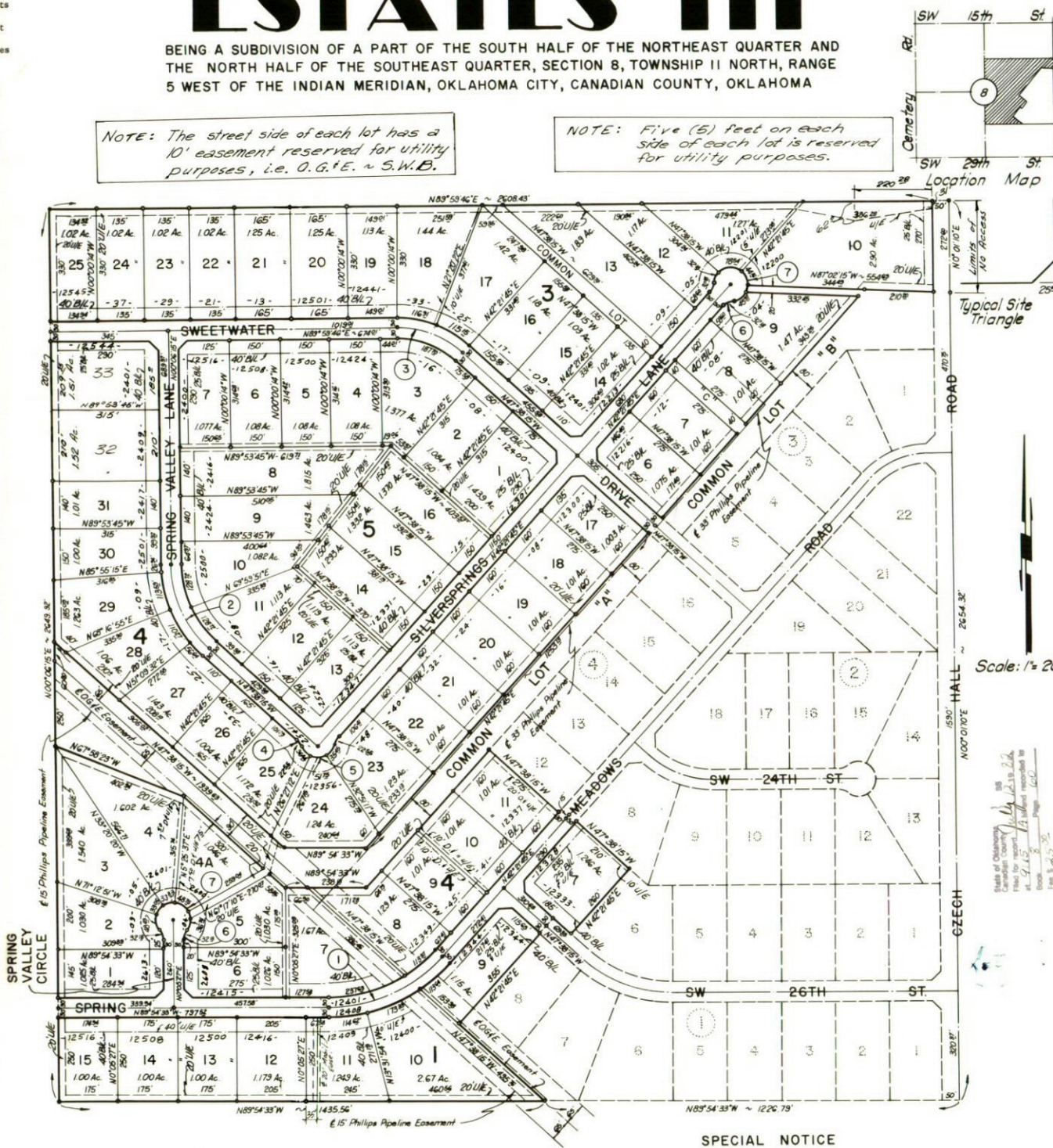
COMMUNITY UNIT PLAN

SPRING MEADOWS ESTATES III

BEING A SUBDIVISION OF A PART OF THE SOUTH HALF OF THE NORTHEAST QUARTER AND THE NORTH HALF OF THE SOUTHEAST QUARTER, SECTION 8, TOWNSHIP 11 NORTH, RANGE 5 WEST OF THE INDIAN MERIDIAN, OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA

NOTE: The street side of each lot has a 10' easement reserved for utility purposes, i.e. O.G. & E. & S.W.E.

NOTE: Five (5) feet on each side of each lot is reserved for utility purposes.



Typical Site Triangle

Scale: 1" = 200'

SPECIAL NOTICE

PRIVATE ROADS REFERRED TO THE RIGHT ARE: SPRING MEADOWS ROAD, SWEETWATER DRIVE, SPRINGSIDE LANE, SILVERSPRINGS LANE, SPRING VALLEY LANE, SPRING VALLEY CIRCLE

THOSE STREETS LISTED HEREFTER, AS WELL AS ALL PRIMARY AND SECONDARY DRAINAGE CHANNELS ARE PRIVATE AND HAVE NOT BEEN DEDICATED TO THE PUBLIC AND SHALL BE MAINTAINED BY THE OWNERS ASSOCIATION, BUT SAID STREETS SHALL ALWAYS BE OPEN TO THE PUBLIC, FIRE, AND OTHER VEHICLES OF ALL FEDERAL, STATE, COUNTY, AND CITY AGENCIES. EVERY DEED SHALL CLEARLY ACKNOWLEDGE: "SAID ROADWAYS AND DRAINAGE ARE PRIVATE AND ARE NOT MAINTAINED BY THE CITY OF OKLAHOMA CITY."

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 land shown on the annexed plat is vested in SPRING MEADOWS ESTATES, An Oklahoma General Partnership and that on the 10th day of March, 1982, 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 or State against said land and no tax deeds are issued to any person, that there are no liens, mortgages or other encumbrances of any kind against the land included in the annexed plat except mortgages, easements and mineral conveyances and liens and judgments of record. In Witness whereof, said Bonded Abstractor has caused this instrument to be executed this 26th day of April, 1982.

CANADIAN VALLEY ABSTRACTOR COMPANY

Chancy Haynes, Vice-President

Attest: Law Rector, Secretary

STATE OF OKLAHOMA )
COUNTY OF CANADIAN ) SS:

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Chancy Haynes 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, and as the free and voluntary act and deed of said Corporation for the uses and purposes herein set forth. Given under my hand and seal this 26th day of April, 1982.

My Commission Expires: 2-9-86

Notary Public Mary Brickley

SURVEYOR'S CERTIFICATE

I, Christopher C. Johnson, a registered land surveyor in and for the State of Oklahoma, hereby certify that the annexed Plat of "SPRING MEADOWS ESTATES III" an addition to Oklahoma City, Oklahoma, correctly represents a survey made under my supervision, and that all monuments shown thereon actually exist and their respective positions are correct as shown.

STATE OF OKLAHOMA )
COUNTY OF OKLAHOMA ) SS:

Before me, a Notary Public in and for said County and State on this 11 day of January, 1982, personally appeared Christopher C. Johnson, 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.

My Commission Expires: 6-9-82

Notary Public

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

Be it resolved by the Council of the City of Oklahoma City, Oklahoma, that the Dedication shown on the annexed Plat of "SPRING MEADOWS ESTATES III" an addition to Oklahoma City, Oklahoma is hereby accepted.

Adopted by the Council of the City of Oklahoma City, Oklahoma, this 18 day of May, 1982.

Approved by the Mayor of the City of Oklahoma City, Oklahoma this 18 day of May, 1982.

Attest: Thomas P. Hurley, City Clerk

Attest: Vernon Lawrence, Mayor

Table with 5 columns: Curve No., Delta, Tangent, Radius, Length. Contains 7 rows of curve data.

JOHNSON SURVEYING
1304 WOODVIEW
EDMOND, OKLAHOMA
PHONE 348-5455