

WINDMILL PARK SECTION I
LEGAL DESCRIPTION

A part of the North Half (N/2) of the Southeast Quarter (SE/4) of Section Twenty-Nine (29), Township Fourteen (14) North, Range Five (5) West of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows:

BEGINNING at a point located 397.56 feet North 00°00'00" East of the Southeast Corner of said North Half (N/2) Southeast Quarter (SE/4); thence South 89°29'06" West a distance of 50.00 feet; thence North 00°00'00" East a distance of 254.77 feet; thence South 74°02'47" West a distance of 156.01 feet to a point of curvature to the left, said curve having a radius of 50.00 feet and a central angle of 25°50'31" (chord South 12°36'15" East a distance of 22.36 feet); thence along said curve in a Southerly direction a distance of 22.55 feet to a point of curvature to the right, said curve having a radius of 50.00 feet and a central angle of 141°10'05" (chord South 44°44'33" West a distance of 94.31 feet); thence along said curve in a Southwesterly direction a distance of 123.19 feet to a point of curvature to the left, said curve having a radius of 50.00 feet and a central angle of 25°50'31" (chord South 77°04'45" West a distance of 22.36 feet); thence along said curve in a Westerly direction a distance of 22.55 feet; thence South 89°29'06" West a distance of 280.04 feet; thence South 44°44'33" West a distance of 35.51 feet; thence South 00°00'00" West a distance of 289.33 feet to a point of curvature to the left, said curve having a radius of 50.00 feet and a central angle of 25°50'31" (chord South 12°36'15" East a distance of 22.36 feet); thence along said curve in a Southerly direction a distance of 22.55 feet to a point of curvature to the right, said curve having a radius of 50.00 feet and a central angle of 141°10'05" (chord South 44°44'33" West a distance of 94.31 feet); thence along said curve in a Southwesterly direction a distance of 123.19 feet; thence South 00°00'00" East a distance of 124.84 feet to a point on the South line of said North Half (N/2), Southeast Quarter (SE/4); thence South 89°29'06" West along said South line a distance of 1,381.52 feet; thence North 00°30'54" West a distance of 332.34 feet to a point of curvature to the left, said curve having a radius of 300.00 feet and a central angle of 01°44'55" (chord North 89°49'03" West a distance of 9.15 feet); thence along said curve in a Westerly direction a distance of 9.15 feet; thence North 00°41'30" West a distance of 60.00 feet; thence North 00°30'54" West a distance of 114.75 feet; thence South 88°12'15" West a distance of 280.45 feet; thence North 79°24'40" West a distance of 335.14 feet; thence North 00°00'00" East a distance of 350.61 feet; thence North 85°22'58" East a distance of 277.91 feet; thence South 85°16'32" East a distance of 302.08 feet; thence South 00°30'54" East a distance of 60.25 feet; thence North 89°29'06" East a distance of 60.00 feet; thence North 00°30'54" West a distance of 60.25 feet; thence South 87°02'16" East a distance of 127.00 feet; thence North 84°10'24" East a distance of 187.69 feet; thence North 52°02'31" East a distance of 156.68 feet; thence North 86°33'54" East a distance of 150.45 feet; thence South 71°57'27" East a distance of 382.66 feet; thence North 90°00'00" East a distance of 273.75 feet; thence North 00°00'00" West a distance of 105.00 feet; thence North 45°00'00" West a distance of 16.97 feet; thence North 90°00'00" East a distance of 70.00 feet; thence South 45°00'00" East a distance of 21.21 feet; thence North 90°00'00" East a distance of 100.00 feet; thence North 45°00'00" East a distance of 35.36 feet; thence North 00°00'00" East a distance of 419.53 feet to a point on the North line of said Southeast Quarter (SE/4); thence North 89°27'31" East along said North line a distance of 50.00 feet to a point on the East line of said Southeast Quarter (SE/4); thence South 00°00'00" West along said East line a distance of 922.57 feet to the POINT OF BEGINNING.

LESS AND EXCEPT THE FOLLOWING:

Beginning at a point located 718.01 feet North 00°00'00" East and 50.00 feet South 90°00'00" West of the Southeast Corner of said North Half (N/2), Southeast Quarter (SE/4); thence South 74°02'47" West a distance of 156.01 feet; thence North 00°00'00" East a distance of 95.00 feet; thence North 45°00'00" East a distance of 35.36 feet; thence North 90°00'00" East a distance of 100.00 feet; thence South 45°00'00" East a distance of 35.36 feet; thence South 00°00'00" West a distance of 52.12 feet to the POINT OF BEGINNING.

AND

Beginning at a point located 341.91 feet North 00°00'00" East and 628.26 feet South 90°00'00" West of the Southeast Corner of said North Half (N/2), Southeast Quarter (SE/4); thence South 89°29'06" West a distance of 130.01 feet; thence North 00°00'00" East a distance of 240.01 feet; thence North 89°29'06" East a distance of 169.56 feet to a point of curvature to the left, said curve having a radius of 50.00 feet and a central angle of 115°19'33" (chord South 31°49'20" West a distance of 64.49 feet); thence along said curve in a Southerly direction a distance of 100.84 feet to a point of curvature to the right, said curve having a radius of 50.00 feet and a central angle of 25°50'31" (chord South 12°36'15" East a distance of 22.36 feet); thence along said curve in a Southerly direction a distance of 22.55 feet; thence South 00°00'00" West a distance of 146.69 feet to the POINT OF BEGINNING.

SAID TRACT CONTAINS 25.134 ACRES, MORE OR LESS.

FINAL PLAT OF WINDMILL PARK SECTION I

A SUBDIVISION OF A PART OF THE SE/4 SECTION 29, T14N, R5W, I.M. CITY OF PIEDMONT, CANADIAN COUNTY, OKLAHOMA

OWNER'S CERTIFICATE AND DEDICATION

That Michael Roberts Inv. Inc., being the sole owner in fee simple of the following described real property to wit:

(See legal description this sheet.)

We hereby offer for dedication to the public use all streets and avenues, parks and public facilities, and easements as shown on the annexed plat of WINDMILL PARK SECTION I to the City of Piedmont. The transaction of this irrevocable offer of dedication shall be consummated upon the execution of the Certificate of Acceptance of Dedication. For the purposes of providing an orderly development of WINDMILL PARK SECTION I to the City of Piedmont, we do hereby provide restrictive covenants filed in Book 41916, Page 554, of the records of and in the office of the County Clerk, Canadian County, Oklahoma.

In witness whereof, Michael A. Gray has caused these presents to be signed this 31 day of October, 1994.

ATTEST: [Signature]
MICHAEL ROBERTS INVESTOR, INC.
TITLE

STATE OF WASHINGTON }
COUNTY OF King } SS:

Subscribed and sworn to before me this 31st day of October, 1994.

[Signature]
NOTARY PUBLIC Shirley A. Mease
My commission expires: 11-2-94

RELEASE OF MORTGAGE:

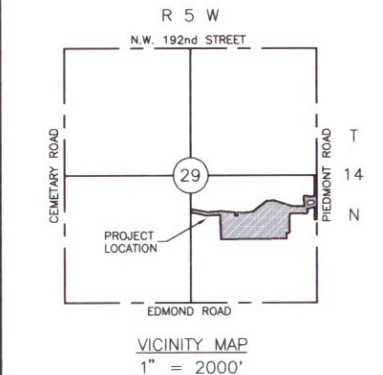
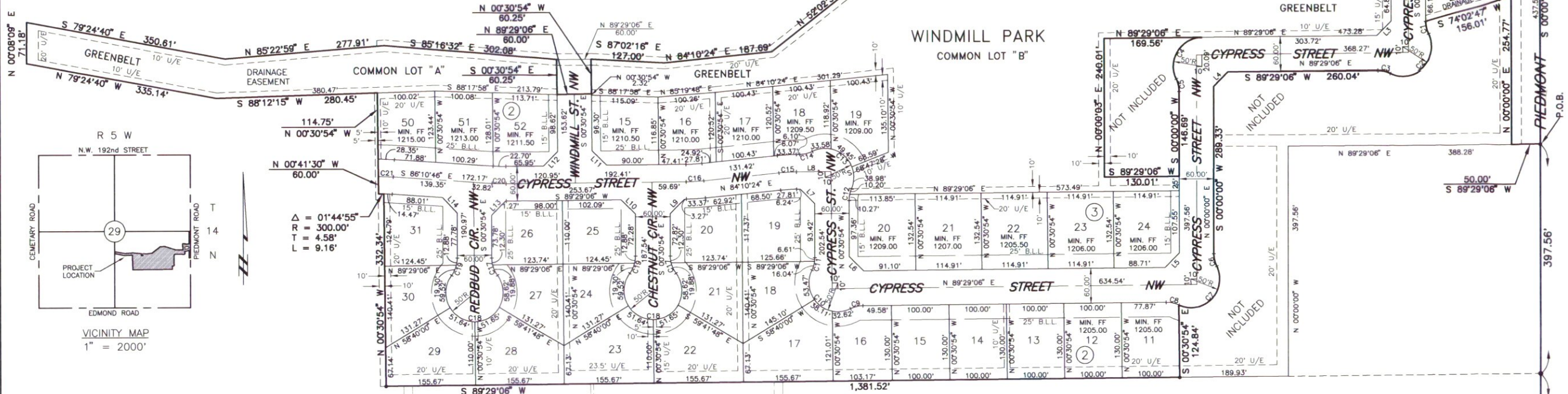
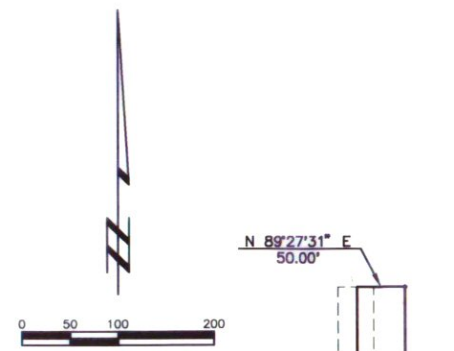
In consideration of the platting of property shown on plat of Windmill Park Section I, City of Piedmont, Oklahoma, and other goods and valuable considerations, receipt of which is hereby acknowledged, Farmers and Merchants Bank of Piedmont hereby release, relinquish and forever discharge a certain mortgage made by Michael Roberts Inv. Inc. and dated this 24 day of May, 1994, to Farmers and Merchants Bank of Piedmont which is recorded in Book No. 1979, Page 769, of the records of Canadian County, Oklahoma, insofar as the same covers all property dedicated for streets, alleys, parks, boulevards, easements, or other public use, as shown on said map.

Witness my hand and seal this 11 day of January, 1995.

Farmers and Merchants Bank of Piedmont
Jerry F. Vanhook
Jerry L. Vaughan, Vice President

Acknowledged by [Signature] this 11 day of January, 1995.

My Commission Expires: OCTOBER 3, 1996



LINE	BEARING	DISTANCE
L1	S 45°00'00" E	35.36'
L2	S 45°00'00" W	35.36'
L3	S 44°44'33" W	35.51'
L4	S 44°44'35" W	35.51'
L5	S 44°44'35" W	35.51'
L6	N 45°15'25" E	35.20'
L7	N 45°15'25" W	35.20'
L8	S 89°29'06" W	59.69'
L9	S 44°44'35" W	35.51'
L10	N 45°15'25" W	35.20'
L11	N 45°30'54" W	35.36'
L12	S 44°29'06" W	35.36'
L13	S 45°49'56" W	34.83'
L14	N 43°05'22" W	36.51'

- PLAT NOTES
- COMMON LOTS "A", "B" AND "C" WILL BE OWNED AND MAINTAINED BY THE PROPERTY OWNERS' ASSOCIATION.
 - ALL LOTS SHOWN ON THIS PLAT MUST BE USED ONLY FOR SINGLE FAMILY RESIDENTIAL DEVELOPMENT.
 - SIDEWALKS TO BE CONSTRUCTED BY BUILDER.

CURVE	RADIUS	LENGTH	TANGENT	DELTA	CURVE	RADIUS	LENGTH	TANGENT	DELTA
C1	50.00'	22.55'	11.47'	25°50'31"	C12	50.00'	20.47'	10.38'	23°27'40"
C2	50.00'	123.19'	141.86'	141°10'05"	C13	50.00'	122.01'	136.70'	139°49'08"
C3	50.00'	22.55'	11.47'	25°50'31"	C14	50.00'	22.55'	11.47'	25°50'31"
C4	50.00'	100.64'	78.98'	115°19'33"	C15	330.00'	30.59'	15.31'	05°18'42"
C5	50.00'	22.55'	11.47'	25°50'30"	C16	330.00'	30.59'	15.31'	05°18'42"
C6	50.00'	22.55'	11.47'	25°50'31"	C17	50.00'	32.18'	16.67'	36°52'12"
C7	50.00'	123.19'	141.86'	141°10'05"	C18	50.00'	22.143'	66.67'	25°44'23"
C8	50.00'	22.55'	11.47'	25°50'31"	C19	50.00'	32.18'	16.67'	36°52'12"
C9	50.00'	22.55'	11.47'	25°50'31"	C20	330.00'	24.97'	12.49'	04°20'08"
C10	50.00'	124.20'	146.53'	142°19'06"	C21	330.00'	25.99'	13.00'	04°30'44"
C11	50.00'	22.65'	11.53'	25°57'38"					



LICENSED LAND SURVEYOR'S CERTIFICATE

I hereby certify that I am a licensed land surveyor in the state of Oklahoma and that I have made a careful and accurate survey of the foregoing property described as WINDMILL PARK SECTION I, City of Piedmont, Canadian County, Oklahoma, and that the Final Plat is a correct representation of said survey and that iron pins have been placed as designated on the plat.

Witness my hand and seal this 11th day of November, 1994.

Bryan E. Coon
LAND SURVEYOR

Subscribed and sworn before me this 11th day of November, 1994.

Katherine E. James
NOTARY PUBLIC

My commission expires: 08/22/97

COUNTY TREASURER'S CERTIFICATE:

I do hereby certify that I am the duly elected, qualified and acting County Treasurer of Canadian County, Oklahoma, and that the tax records show all taxes are paid for the year 1994 and prior years on the land shown on the annexed plat of WINDMILL PARK SECTION I, City of Piedmont, Canadian County, Oklahoma.

Witness my hand and seal this 27 day of January, 1994.

David T. Radloff, Deputy
COUNTY TREASURER

PLANNING COMMISSION CERTIFICATE:

Approved as to form and legality this 27 day of December, 1994.

[Signature]
ATTORNEY

Approved by the Piedmont Planning Commission this 12th day of December, 1994.

CHAIRMAN

ATTEST: [Signature]

David K. Gardner
CITY CLERK

ACCEPTANCE OF DEDICATION BY THE CITY OF PIEDMONT:

Be it resolved by the City Council of the City of Piedmont, that the dedications shown on the plat of WINDMILL PARK SECTION I, City of Piedmont, Canadian County, Oklahoma, are hereby accepted and approved by the Mayor and City Council this 27th day of December, 1994.

[Signature]
MAYOR

ATTEST: [Signature]
CITY CLERK

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned, a duly qualified and lawfully bonded abstractor of titles in and for Canadian County and the State of Oklahoma, hereby certifies that the records of said county show that the title to the land shown on the annexed plat of WINDMILL PARK SECTION I, an addition to the City of Piedmont, Oklahoma, is vested in MICHAEL ROBERTS INVESTOR, INC., a Washington Corporation, and on the 31 day of November, 1994 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 1993 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, mortgages or other encumbrances of any kind against the land included in the annexed plat, except mortgages of record.

In witness whereof, said Bonded Abstractor has caused this instrument to be executed this 27 day of November, 1994.

ATTEST: [Signature]
AMERICAN GUARANTY TITLE COMPANY
President

Assistant Secretary

STATE OF OKLAHOMA)
COUNTY OF OKLAHOMA) SS:

On this 11th day of November, 1994, before me, a Notary Public in and for the said County and State, personally appeared Cherney Harris, to me known to be the identical Cherney Harris, 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.

My Commission Expires: 3-26-97 Notary Public

S.E. CORNER OF SECTION 29,
T 14 N, R 5 W, OF THE I.M.
(P.K. NAIL W/SHINER)

PLAT BY: COON ENGINEERING, INC.
2832 W. MILSHIRE BLVD.
OKLAHOMA CITY, OKLAHOMA
405-842-0363

DATE OF PLAT: October 28, 1994