

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That MANCO ENTERPRISES, LLC, AN OKLAHOMA LIMITED LIABILITY COMPANY, 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 and that they have caused the same to be surveyed and platted, and that they hereby dedicate all the streets and easements shown hereon to the public...

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed this 18th day of August, 2015. Covenants, reservations, and restrictions for this addition are contained in a separate instrument.

MANCO ENTERPRISES, LLC. AN OKLAHOMA LIMITED LIABILITY COMPANY. Signature of Howard L. Manwarren, Manager.

STATE OF OKLAHOMA ) COUNTY OF CLEVELAND )

Before me, the undersigned Notary Public, in and for said County and State on this 18th day of August, 2015, personally appeared HOWARD L. MANWARREN, MANAGER OF MANCO ENTERPRISES LLC, AN OKLAHOMA LIMITED LIABILITY COMPANY, to me known to be the identical person who executed the within and foregoing instrument...

MY COMMISSION EXPIRES: May 2nd, 2019. Signature of June E. Young, Notary Public #11004011.

LEGAL DESCRIPTION

A tract of land situate within a portion of the Northeast Quarter (NE/4) of Section Sixteen (16), Township Twelve North (T12N), Range Five West (R5W) of the Indian Meridian (I.M.), in Yukon, Canadian County, Oklahoma; being more particularly described as follows:

BEGINNING at the Easternmost Southeast corner of RIVER MESA SECTION 1, an Addition to the City of Yukon, filed in the Office of the Canadian County Clerk in Book 9 of Plats, on Page 46, same being a point on the West line of SMOKING OAKS ADDITION 2, an Addition to the City of Yukon, filed in the Office of the Canadian County Clerk in Book 8 of Plats, on Page 59; thence 500'00'51"W along said West line, begin coincident with the extended West line of SMOKING OAKS ADDITION, an Addition to the City of Yukon, filed in the Office of the Canadian County Clerk in Book 8 of Plats, on Page 34, a distance of 795.65 feet to a point on the North line of the CORRECTED Final Plat of PRESTON PARK, an Addition to the City of Yukon, filed in the Office of the Canadian County Clerk in Book 9 of Plats, on Page 6; thence 589'59'28"W along said North line a distance of 580.00 feet; thence 100'01'20"W a distance of 660.51 feet; thence 589'58'40"W a distance of 95.00 feet; thence 544'58'40"W a distance of 35.36 feet; thence 589'58'40"W a distance of 50.00 feet; thence N45'01'20"W a distance of 35.36 feet; thence N00'01'20"W a distance of 60.00 feet; thence N89'58'40"E a distance of 38.00 feet; thence N00'01'20"W a distance of 75.00 feet to a point on the South line of said RIVER MESA SECTION 1; thence along said line the following Five (5) courses: 1. N89'58'40"E a distance of 170.00 feet; thence 2. N00'01'20"W a distance of 40.00 feet; thence 3. N89'58'40"E a distance of 277.00 feet; thence 4. S00'01'20"E a distance of 40.00 feet; thence 5. N89'58'40"E a distance of 290.51 feet to the POINT OF BEGINNING.

Said tract contains 498,068 Square Feet or 11.434 Acres more or less.

LAND SURVEYOR'S CERTIFICATE

I, JENNIFER L. WHITEY, 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 noted hereon actually exist and their positions are correctly shown.

Signature of Jennifer L. Whitey, Registered Professional Land Surveyor #03005138.

STATE OF OKLAHOMA ) COUNTY OF OKLAHOMA )

Before me, the undersigned, a Notary Public, in and for said County and State personally appeared JENNIFER L. WHITEY, to me known to be the identical person who executed the above instrument and acknowledged to me that she executed the same as her free and voluntary act and deed. Given under my hand and seal this 14th day of October, 2015.

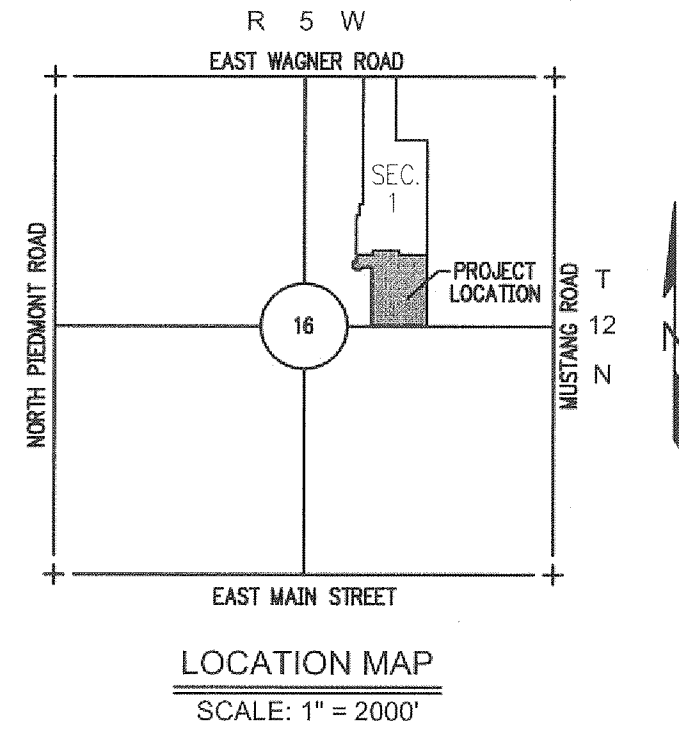
MY COMMISSION EXPIRES: March 28, 2019. Signature of Debra Mack, Notary Public #03005138.

CITY PLANNING COMMISSION APPROVAL

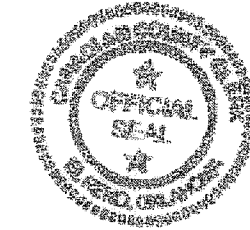
I, [Signature], Chairman of the City Planning Commission for the City of Yukon, State of Oklahoma, hereby certify that the said Commission duly approved the annexed plat on the 10 day of August, 2015.

Signature of Planning Director.

FINAL PLAT OF RIVER MESA SECTION 2 A PART OF THE NE/4 OF SECTION 16, T12N, R5W, I.M. YUKON, CANADIAN COUNTY, OKLAHOMA



Doc# P 2015 30 BK47g: PL 9 474-475 Filed: 10-14-2015 11:51:38 AM Canadian County, OK K.L.J. PL



BONDED ABTRACTOR'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 MANCO ENTERPRISES LLC, AN OKLAHOMA LIMITED LIABILITY COMPANY, that on the 18th day of August, 2015, there are no actions pending or judgements of any nature in any court 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 2014, 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 17th day of August, 2015. OLD REPUBLIC TITLE COMPANY OF OKLAHOMA

Signature of VICE-PRESIDENT.

COUNTY TREASURER'S CERTIFICATE

I, Carolyn M Leek, 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 2014, and prior years on the land shown on the annexed plat, that the required statutory security has been deposited in the Office of the County Treasurer, guaranteeing payment of the current years taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed at the CITY OF EL RENO, OKLAHOMA, this 14 day of October, 2015.

Signature of Carolyn M Leek by Kim Arnold, County Treasurer.

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

Be it resolved by the Council of the CITY OF YUKON, OKLAHOMA, that the dedications shown on the annexed plat are hereby accepted, adopted by the Council of the CITY OF YUKON, OKLAHOMA, this 18th day of August, 2015.

ATTEST: Signature of City Clerk and Mayor.

CERTIFICATE OF CITY CLERK

I, Douglas A. Shivers, City Clerk of the CITY OF YUKON, STATE OF OKLAHOMA, hereby certify that I have examined the records of said City and find that all deferred payments or unmatured 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 18th day of August, 2015.

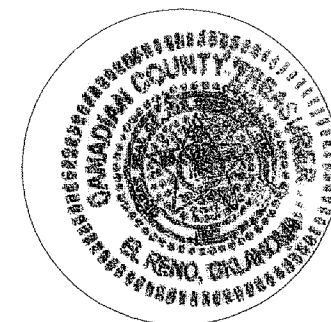
Signature of Douglas A. Shivers, City Clerk.

NOTES:

- 1. 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.
2. CENTERLINE OF RIGHT-OF-WAY MONUMENTS SHALL BE AS FOLLOWS: MAGNETIC NAIL WITH WASHER STAMPED "CTA CA973" FOR ALL PAVING
3. PROPERTY CORNER MONUMENTS SHALL BE: 3/8" IRON ROD WITH A PLASTIC CAP STAMPED "CTA CA973"
4. MAINTENANCE OF COMMON AREAS, ISLANDS AND MEDIANS IN THE STREET RIGHTS-OF-WAY IN RIVER MESA SECTION 2 SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATIONS. NO STRUCTURES, STORAGE OF MATERIAL, GRADING FILL, OR OTHER OBSTRUCTION, INCLUDING FENCES, EITHER TEMPORARY R PERMANENT SHALL BE PLACED WITHIN THE DRAINAGE RELATED COMMON AREAS AND/OR DRAINAGE AREAS SHOWN. CERTAIN AMENITIES SUCH AS, BUT NOT LIMITED TO, WALKS, BENCHES, PIERS, AND DOCKS, SHALL BE PERMITTED IF INSTALLED IN A MANNER TO MEET THE REQUIREMENTS SPECIFIED ABOVE.
5. A SIDEWALK SHALL BE CONSTRUCTED BY THE DEVELOPER ALONG STREETS AND ACROSS COMMON AREA THAT ABUT THE STREETS. A SIDEWALK SHALL BE CONSTRUCTED BY THE BUILDER ON EACH LOT WHERE IT ABUTS A LOCAL AND/OR A COLLECTOR STREET. THE SIDEWALK IS REQUIRED AT THE BUILDING PERMIT STAGE AND MUST BE INSTALLED PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY FROM THE CITY OF YUKON.
6. CLASS 'C' ROOFING MATERIALS ARE REQUIRED ON ALL STRUCTURES.
7. THE CITY OF YUKON'S LANDSCAPE ORDINANCE WILL BE ADHERED TO.



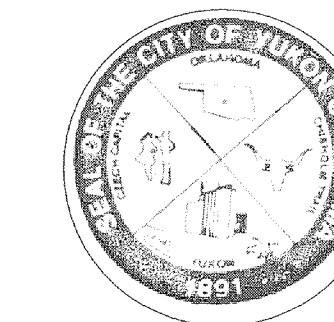
Owner's Notary Seal



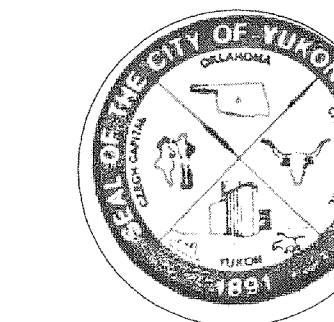
County Treasurer's Seal



Bonded Abstractor's Seal



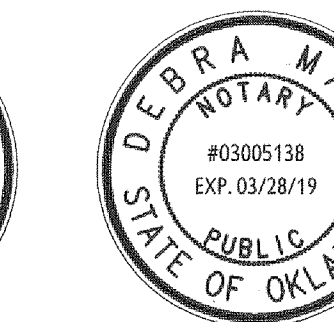
City CORPORATE Seal



City Clerk Seal



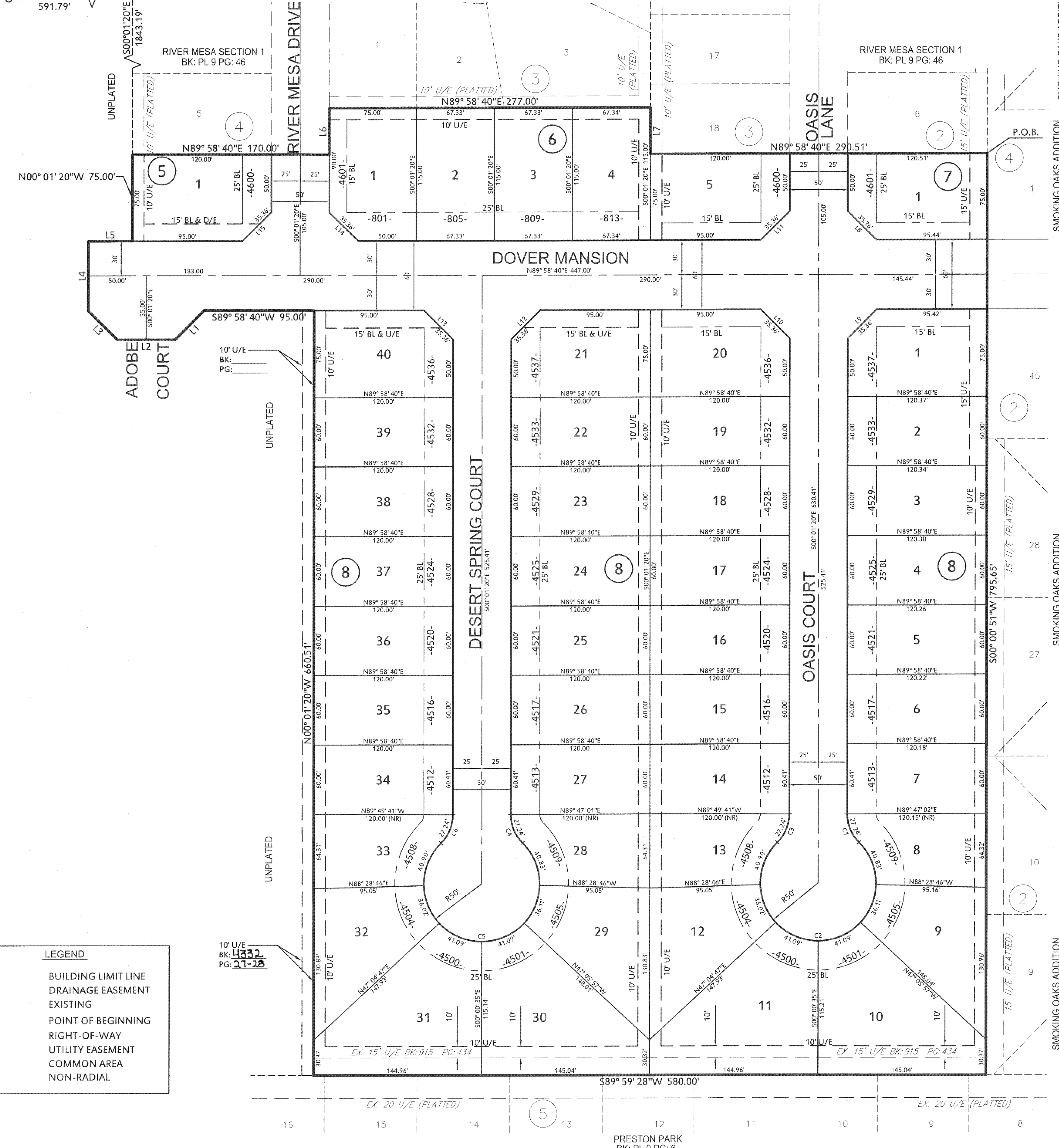
Land Surveyor's Seal



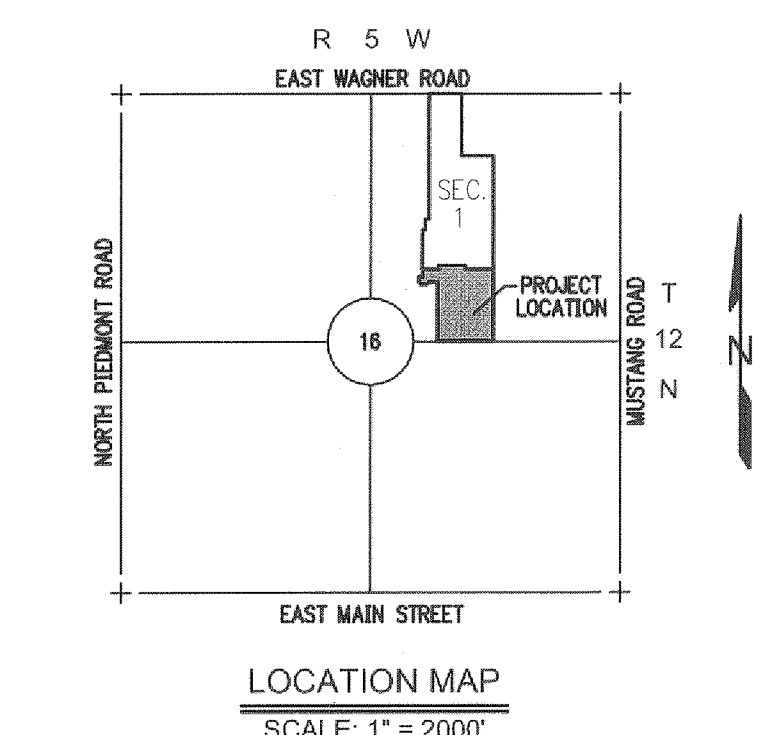
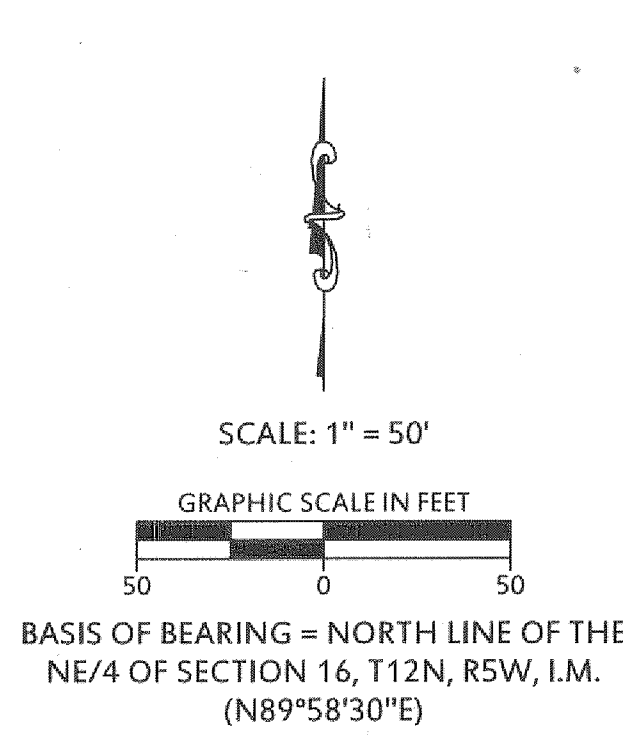
Surveyor's Notary Seal

FINAL PLAT TO SERVE RIVER MESA SECTION 2. 214 E. Main, Oklahoma City, Oklahoma 73104. Crafton Tull architecture | engineering | surveying. SHEET NO: 1 of 2 DATE: 08/17/15 PROJECT NO: J-5319D

NW CORNER OF NE/4 OF SECTION 16, T12N, R5W, I.M.  
 N89°58'30"E  
 591.79'



FINAL PLAT  
 OF  
**RIVER MESA SECTION 2**  
 A PART OF THE NE/4 OF SECTION 16, T12N, R5W, I.M.  
 YUKON, CANADIAN COUNTY, OKLAHOMA



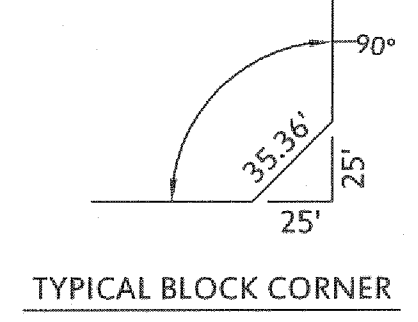
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7. THE CITY OF YUKON'S LANDSCAPE ORDINANCE WILL BE ADHERED TO.

LINE #	LENGTH	DIRECTION
L1	35.36'	S44° 58' 40"W
L2	50.00'	S89° 58' 40"W
L3	35.36'	N45° 01' 20"W
L4	60.00'	N00° 01' 20"W
L5	38.00'	N89° 58' 40"E
L6	40.00'	N00° 01' 20"W
L7	40.00'	S00° 01' 20"E
L8	35.36'	S45° 01' 20"E
L9	35.36'	N44° 58' 40"E
L10	35.36'	S45° 01' 20"E
L11	35.36'	S44° 58' 40"W
L12	35.36'	N44° 58' 40"E
L13	35.36'	S45° 01' 20"E
L14	35.36'	N45° 01' 20"W
L15	35.36'	N44° 58' 40"E

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	27.24'	34.50'	045°14'23"	N22° 38' 32"W	26.54'
C2	236.04'	50.00'	270°28'46"	N89° 58' 40"E	70.41'
C3	27.24'	34.50'	045°14'23"	S22° 35' 52"W	26.54'
C4	27.24'	34.50'	045°14'23"	N22° 38' 32"W	26.54'
C5	236.04'	50.00'	270°28'46"	N89° 58' 40"E	70.41'
C6	27.24'	34.50'	045°14'23"	S22° 35' 52"W	26.54'

LEGEND	
BL	BUILDING LIMIT LINE
D/E	DRAINAGE EASEMENT
EX.	EXISTING
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT-OF-WAY
U/E	UTILITY EASEMENT
C/A	COMMON AREA
(NR)	NON-RADIAL



FINAL PLAT TO SERVE  
 RIVER MESA SECTION 2

214 E. Main  
 Oklahoma City, Oklahoma 73104

**Crafton Tull**  
 architecture | engineering | surveying  
 405.787.6270 | 405.787.6276 | www.craftontull.com

CERTIFICATE OF AUTHORIZATION  
 CA 973 (PEAS) EXPIRES 6/30/2014

SHEET NO: 2 of 2  
 DATE: 08/17/15  
 PROJECT NO: J-5319D