



NOTES:

1. Basis of Bearings: South most North Line of Lot 2A, Block 1 taken as South 90°00'00" East per record plat.
2. This survey meets current "Oklahoma Minimum Standards for the Practice of Land Surveying".
3. No attempt has been made as a part of this boundary survey to obtain or show data concerning existence, size, depth, condition, capacity, or location of any utility or facilities.
4. Except as specifically stated or shown on this plat, the survey does not purport to reflect any of the following which may be applicable to the subject real estate: Easements, other than possible easements which were visible at the time of making of this survey; building setback lines; restrictive covenants; subdivision restrictions; zoning or other land-use regulations, or any other facts which an accurate and current title search may disclose.
5. This plat is intended to correct the Replat of W-M Addition Lot 2, Block 1 recorded as Plat Book 9, Page 222-223 at the courthouse in Canadian County, Oklahoma.
6. No abstract of title, nor title commitment, nor results of title searches were furnished the surveyor. There may exist other documents of record which would affect this parcel.
7. This property is zoned C-3 (restricted commercial). Building setbacks for zone C-3 are as follows:
Front 50 Feet
Side(Interior) 0 Feet
Side(R.O.W) 0 Feet
Rear 10 Feet
8. By scaled map location and graphical plotting only. This property is not located within any presently established 100-year floodplain as determined by the National Flood Insurance Program, Flood Insurance Rate Map for Canadian County, Oklahoma. Map Number: 40017C0457E
Map Revised: July 2, 2002
9. Lot 2B has access via a cross access easement to be filed by other.
10. The maintenance of improvements within this Planned Unit Development shall be assumed to be the responsibility of the current owner unless an agreement with the future owner(s) of proposed lots specifies otherwise.

Parent Tract Description:

Lot 2 Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded in Plat Book 9, Page 156.

Lot 2A Survey Description:

Part of Lot 2, Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded at Plat Book 8, Page 156 in the records of Canadian County, OK also being located in the Northeast Quarter of Section Thirty (30), Township Twelve (12) North, Range Five (5) West and described by metes and bounds as follows:

Commencing at the Northeast corner of said Lot 2; Thence South 00°16'47" East, a distance of 10.00 feet to a 5/8 inch capped rebar (COA #1789) for the Point of Beginning; Thence South 00°16'47" East, a distance of 246.56 feet to a 3/8 inch rebar; Thence South 89°57'35" West, a distance of 236.90 feet to a 3/8 inch rebar; Thence South 00°16'56" East, a distance of 377.43 feet to a chiseled "X"; Thence South 00°18'39" East, a distance of 174.95 feet to a 5/8 inch capped rebar (COA 1789); Thence North 78°49'32" West, a distance of 149.88 feet to a 5/8 inch capped rebar (COA 1789); Thence South 00°17'28" East, a distance of 220.09 feet to a 3/8 inch capped rebar (LS 917); Thence North 78°27'51" West, a distance of 57.00 feet to a 3/8 inch rebar (bent); Thence along a non-tangent curve to the right having a radius of 2197.20 feet, an arc length of 696.90 feet; and a chord which bears North 69°42'44" West, a chord distance of 693.10 feet to a 3/8 inch capped rebar (LS 917); Thence North 47°58'35" West, a distance of 110.02 feet to a point from which a 3/8 inch rebar bears North 45°18'28" East, a distance of 1.10 feet; Thence along a non-tangent curve to the left having a radius of 43184.26 feet, an arc length of 286.38 feet, and a chord which bears North 58°55'40" West, a chord distance of 286.38 feet to a 3/8 inch capped rebar (LS 917); Thence North 00°17'42" West, a distance of 586.15 feet to a t-post (bent); Thence North 89°59'19" East, a distance of 590.92 feet to a 3/8 inch rebar; Thence South 00°02'50" East, a distance of 168.29 feet to a 3/8 inch rebar; Thence South 90°00'00" East, a distance of 556.54 feet to a 1/2 inch rebar; Thence North 00°13'01" West, a distance of 108.88 feet to a 1/2 inch rebar; Thence North 89°58'26" East, a distance of 267.55 feet to the Point of Beginning.

Less and Except:

Part of Lot 2, Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded at Plat Book 8, Page 156 in the records of Canadian County, OK also being located in the Northeast Quarter of Section Thirty (30), Township Twelve (12) North, Range Five (5) West and described by metes and bounds as follows:

Commencing at the Northeast corner of said Lot 2; Thence South 00°16'47" East, a distance of 256.56 feet to a 3/8 inch rebar; Thence South 89°57'35" West, a distance of 236.90 feet to a 3/8 inch rebar; Thence South 00°16'56" East, a distance of 377.43 feet to a chiseled "X"; Thence South 00°18'39" East, a distance of 174.95 feet to a 5/8 inch capped rebar (COA 1789); Thence North 78°49'32" West, a distance of 149.88 feet to a 5/8 inch capped rebar (COA 1789); Thence South 00°17'28" East, a distance of 220.09 feet to a 3/8 inch capped rebar (LS 917); Thence North 78°27'51" West, a distance of 57.00 feet to a 3/8 inch rebar (bent); Thence North 11°12'28" East, a distance of 39.94 feet to a mag nail for the Point of Beginning; Thence South 89°42'51" West, a distance of 38.81 feet to a chiseled "X"; Thence North 74°08'38" West, a distance of 166.84 feet to a mag nail; Thence North 00°17'08" West, a distance of 16.56 feet to a mag nail; Thence North 89°42'51" East, a distance of 42.54 feet to a chiseled "X"; Thence North 00°17'10" West, a distance of 31.00 feet to a mag nail; Thence North 89°42'51" East, a distance of 156.53 feet to a mag nail; Thence South 00°17'09" East, a distance of 93.94 feet to the Point of Beginning and containing 0.31 acres or 13,665 square feet more or less.

Also Less and Except:

Part of Lot 2, Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded at Plat Book 8, Page 156 in the records of Canadian County, OK also being located in the Northeast Quarter of Section Thirty (30), Township Twelve (12) North, Range Five (5) West and described by metes and bounds as follows:

Beginning at a 5/8 inch capped rebar (COA 1789) at the Northeast corner of said Lot 2; Thence South 00°16'47" East, a distance of 10.00 feet to a 5/8 inch capped rebar (COA 1789); Thence South 89°58'26" West, a distance of 245.00 feet to a 5/8 inch capped rebar (COA 1789); Thence North 00°16'47" West, a distance of 10.00 feet to a 3/8" Rebar; Thence North 89°58'26" East, a distance of 245.00 feet to a point to the Point of Beginning, and containing 2.445 square feet or 0.06 acres, more or less.

Having a remaining area of 22.32 acres or 972,362 square feet more or less.

Lot 2B Survey Description:

Part of Lot 2, Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded at Plat Book 8, Page 156 in the records of Canadian County, OK also being located in the Northeast Quarter of Section Thirty (30), Township Twelve (12) North, Range Five (5) West and described by metes and bounds as follows:

Commencing at the Northeast corner of said Lot 2; Thence South 00°16'47" East, a distance of 256.56 feet to a 3/8 inch rebar; Thence South 89°57'35" West, a distance of 236.90 feet to a 3/8 inch rebar; Thence South 00°16'56" East, a distance of 377.43 feet to a chiseled "X"; Thence South 00°18'39" East, a distance of 174.95 feet to a 5/8 inch capped rebar (COA 1789); Thence North 78°49'32" West, a distance of 149.88 feet to a 5/8 inch capped rebar (COA 1789); Thence South 00°17'28" East, a distance of 220.09 feet to a 3/8 inch capped rebar (LS 917); Thence North 78°27'51" West, a distance of 57.00 feet to a 3/8 inch rebar (bent); Thence North 11°12'28" East, a distance of 39.94 feet to a mag nail for the Point of Beginning; Thence South 89°42'51" West, a distance of 38.81 feet to a chiseled "X"; Thence North 74°08'38" West, a distance of 166.84 feet to a mag nail; Thence North 00°17'08" West, a distance of 16.56 feet to a mag nail; Thence North 89°42'51" East, a distance of 42.54 feet to a chiseled "X"; Thence North 00°17'10" West, a distance of 31.00 feet to a mag nail; Thence North 89°42'51" East, a distance of 156.53 feet to a mag nail; Thence South 00°17'09" East, a distance of 93.94 feet to the Point of Beginning and containing 0.31 acres or 13,665 square feet more or less.

Certificate of Ownership

We the undersigned, owners of the real estate shown and described herein, do hereby certify that we have laid off, platted, and subdivided and do hereby lay off, plat, subdivide said real estate in accordance with this plat and do hereby dedicate to the use of the public the streets, alleys, drives, easements, etc. as shown on said plat.

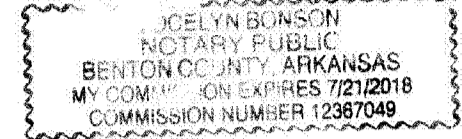
Date of Execution: 1-16-09

Signed: WAL-MART REAL ESTATE BUSINESS TRUST, a Delaware statutory trust

By: [Signature]

Name: Ryan Casat

Title: Dir. Sp. Plans



Subscribed and sworn before me, this 16 day of

January, 2009.

Jocelyn Bonson
Notary Public

7/21/2018
Commission Expires

Certificate of Planning Commission Approval

I, HARRY TAYLOR, Chairman of the City Planning Commission for the City of Yukon, State of Oklahoma, hereby certify that the said Commission duly approved the Replat on the 12th day of JANUARY, 2009, 2009.

Signed: Harry Taylor
Yukon Planning Commission Chairman

Acceptance of Dedications by City Council

Be it resolved, by the Council of the City of Yukon, that the dedications shown on the Replat are hereby accepted.

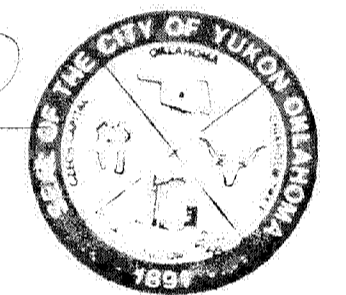
Adopted by the Council of the City of Yukon this 12th day of Jan, 2009, 2009.

Approved by the Council of the City of Yukon this 12th day of Jan, 2009, 2009.

Attest: [Signature]

Signed: [Signature]
Mayor, City of Yukon

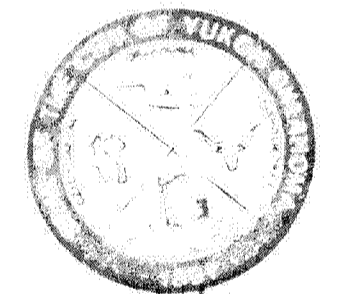
Signed: Patricia J. Hargis
City Clerk, City of Yukon



Certificate of City Clerk

I, Patricia J. Hargis, 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 assessments have been paid in full and that there is no special assessment procedure now pending against the land shown on the Replat on this 20th day of Jan, 2009, 2009.

Signed: Patricia J. Hargis
City Clerk, City of Yukon



County Treasurer's Certificate

I, David T. Radloff, County Treasurer of Canadian County, Oklahoma, hereby certify that I am the duly elected, qualified and acting County Treasurer of Canadian County, Oklahoma, that the tax records of said County show all taxes are paid for the year 2008 and prior years on the land shown on the Replat, that the required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current year's taxes.

Signed: David T. Radloff
County Treasurer



Bonded Abstractor's Certificate

State of Oklahoma
Canadian County

The undersigned, duly qualified abstractor in and for the said county and state, hereby certifies that according to the records of said county, title to the land included in the annexed plat of "Amended Replat of W-M Addition Lot 2 Block 1" to the city of Yukon, Canadian County, Oklahoma, appears to be vested in Wal-Mart Real Estate Business Trust, and that on the 11th day of March, 2009 all lands described are unencumbered by pending actions, judgments, liens, mortgages, taxes or other encumbrances, except mortgages of record, that there are no outstanding tax sales certificates against said land and no tax deeds are issued to any person.

Executed at El Reno, Canadian County, Oklahoma, on this 12th day of March, 2009.
Signed: [Signature]
Vice President
American Guaranty Title Company



Certificate of Ownership

We the undersigned, owners of the real estate shown and described herein, do hereby certify that we have laid off, platted, and subdivided and do hereby lay off, plat, subdivide said real estate in accordance with this plat and do hereby dedicate to the use of the public the streets, alleys, drives, easements, etc. as shown on said plat.

Date of Execution: 3-12-09

Signed: Murphy Oil USA

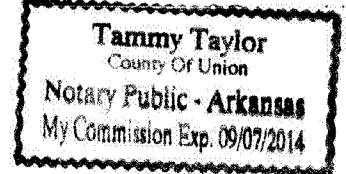
By: [Signature]

Name: Hank Heathrow

Title: Vice President

Subscribed and sworn before me, this 12th day of March, 2009.

Jimmy Sabin 09/07/2014
Notary Public My Commission Expires



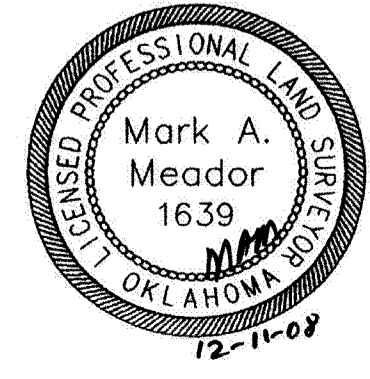
Certificate of Surveying Accuracy

I, Mark A. Meador, hereby certify that this plat correctly represents a boundary survey made by me and boundary markers and lot corners shown hereon actually exist and their location, type and material are correctly shown and all minimum requirements of the Oklahoma Minimum Standards for Land Surveyors have been met.

Date of Execution: 11 December 2008

Signed: [Signature]
Registered Land Surveyor
No. 1639
State of Oklahoma

COA #1789
Expires 06/30/2010



| 12-01-08 | Revised to show Less & Except Area | |
|-----------|---|---------------------|
| 2-21-08 | Revised per Planning Commission comments. | |
| 1-25-08 | Revised per City Comments | |
| 10-29-07 | Revised Per Client Comments | |
| NO. | DATE | DESCRIPTION |
| REVISIONS | | |
| 1" = 100' | 7-30-07 | MAM TDH DGR RDS |
| | DATE | PLS DRW CHK'R FIELD |

Amended Replat of W-M Addition Lot 2 Block 1



3317 S.W. I Street (479) 273-9472 JOB NO.: 23083
Bentonville, AR 72712 FAX (479) 273-0844 DWG NAME: 23083.SPL14

Replat
1200 Garth Brooks Blvd. Yukon, Oklahoma
DATE: 12-11-08 3:41 PM SHEET NO. 1 OF 2
Rev-4

