

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WAGNER LAKE DEVELOPMENT COMPANY, LLC, CERTIFIES THAT THEY ARE THE OWNER OF ALL THE LAND INCLUDED IN THE ANNEXED PLAT AND WAGNER LAKE DEVELOPMENT COMPANY, LLC, IS THE ONLY ENTITY HAVING ANY RIGHT, TITLE OR INTEREST TO THE LAND SHOWN AND KNOWN AS "Wagner Lake Estates Phase 1", A SUBDIVISION OF PART OF THE NORTHWEST QUARTER (NW/4) OF SECTION TWENTY-ONE (21), TOWNSHIP TWELVE (12) NORTH, RANGE FIVE (5) WEST OF THE INDIAN MERIDIAN, (I.M.), YUKON, CANADIAN COUNTY, OKLAHOMA AND THAT THE PLAT OF "Wagner Lake Estates Phase 1", REPRESENTS A SURVEY OF THE ABOVE DESCRIBED PROPERTY MADE WITH OUR CONSENT, AND THAT WE HEREBY DEDICATE THE RIGHT-OF-WAYS AND EASEMENTS SHOWN ON THE ANNEXED PLAT FOR THE INSTALLATION AND MAINTENANCE OF THE PUBLIC STREETS AND UTILITIES; THAT WE HEREBY GUARANTEE A CLEAR TITLE TO ALL LANDS SO DEDICATED FROM OURSELVES, OUR HEIRS AND ASSIGNS FOREVER AND HAVE CAUSED THE SAME TO BE RELEASED FROM ALL ENCUMBRANCES SO THAT THE TITLE IS CLEAR, EXCEPT AS SHOWN IN THE ABSTRACTOR'S CERTIFICATE, COVENANTS, RESTRICTIONS, AND RESERVATIONS FOR THE ADDITION ARE CONTAINED ON A SEPARATE INSTRUMENT AND WILL BE FILED SUBSEQUENTLY.

WITNESSED BY OUR HAND(S) THIS 22 DAY OF February, 2008.

WAGNER LAKE DEVELOPMENT COMPANY, LLC,

BY: Ken Wagner, MANAGER

STATE OF OKLAHOMA ) COUNTY OF Canadian ) SS

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS 22 DAY OF February, 2008, PERSONALLY APPEARED KEN WAGNER TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED AS MANAGER OF WAGNER LAKE DEVELOPMENT COMPANY, LLC, THE WITHIN AND FOREGOING INSTRUMENT EXECUTED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN SET FORTH.

WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN,

Debra Mack, NOTARY PUBLIC

MY COMMISSION NUMBER IS, 03005138

MY COMMISSION EXPIRES THE 28 DAY OF March, 2011.

CERTIFICATE OF COUNTY TREASURER

I, David T. Reddick DO HEREBY CERTIFY THAT I AM 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 2007 AND PRIOR YEARS ON THE LAND SHOWN ON THE ANNEXED PLAT OF "Wagner Lake Estates Phase 1", AN ADDITION TO THE CITY OF YUKON IN CANADIAN COUNTY, STATE OF OKLAHOMA; 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 SAID COUNTY TREASURER HAS CAUSED THIS INSTRUMENT TO BE EXECUTED AT El Reno IN CANADIAN COUNTY, STATE OF OKLAHOMA, THIS 27 DAY OF March, 2008.

David T. Reddick, CANADIAN COUNTY TREASURER

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF YUKON, OKLAHOMA, THAT THE DEDICATIONS SHOWN OF THE ANNEXED PLAT OF "Wagner Lake Estates Phase 1" ARE HEREBY APPROVED BY THE COUNCIL OF THE CITY OF YUKON, OKLAHOMA, THIS 22 DAY OF February, 2008.

YUKON, OKLAHOMA

ATTEST: Patricia G. Hargis, ATTEST CITY CLERK

CITY PLANNING COMMISSION APPROVAL

I, Joe Sewell, PLANNING DIRECTOR OF THE CITY OF YUKON, DO CERTIFY THAT THE YUKON PLANNING COMMISSION DULY APPROVED THIS PLAT ON THE 13th DAY OF December, 2007 (2007).

Joe Sewell, PLANNING DIRECTOR CHAIRMAN

CERTIFICATE OF CITY CLERK

I, Patricia G. Hargis, CITY CLERK OF THE CITY OF YUKON, OKLAHOMA, HEREBY CERTIFY THAT I HAVE EXAMINED THE RECORDS OF SAID CITY AND FIND THAT ALL DEFERRED PAYMENTS ON UNMATURED INSTALLMENTS UPON SPECIAL ASSESSMENT HAVE BEEN PAID IN FULL AND THAT THERE ARE NO SPECIAL ASSESSMENTS PROCEDURES NOW PENDING AGAINST THE LAND SHOWN ON THE FINAL PLAT OF "Wagner Lake Estates Phase 1", TO THE CITY OF YUKON, OKLAHOMA.

SIGNED BY THE CITY CLERK THIS 2 DAY OF February, 2008. Patricia G. Hargis, CITY CLERK

FINAL PLAT

OF

Wagner Lake Estates PHASE 1

A PART OF THE NW/4 OF SEC. 16, T12N-R5W, I.M., CITY OF YUKON, CANADIAN COUNTY, OKLAHOMA

Doc#: P 2008 6 Bk&Pg: PL 9 220-221 Filed: 03-27-2008 02:26:50 PM DSC PL Canadian County, OK

BONDED ABSTRACTOR'S CERTIFICATE

STATE OF OKLAHOMA ) COUNTY OF Canadian ) SS 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 "Wagner Lake Estates Phase 1" TO THE CITY OF YUKON, CANADIAN COUNTY, OKLAHOMA, APPEARS TO BE VESTED IN WAGNER LAKE DEVELOPMENT COMPANY, LLC, AND THAT ON THE 14th DAY OF February, 2008, ALL LANDS DESCRIBED AND REFERRED TO 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 27th DAY OF February, 2008.

WARRANTY TITLE & ABSTRACT INC.

BY: Joey F. Scheller, VICE PRES.

SURVEYOR'S CERTIFICATE

I, JAMES J. REDDIN, REGISTERED PROFESSIONAL LAND SURVEYOR, NO. 1510, IN THE STATE OF OKLAHOMA, DO HEREBY CERTIFY THAT THIS PLAT OF "Wagner Lake Estates Phase 1", AN ADDITION TO THE CITY OF YUKON, CANADIAN COUNTY, OKLAHOMA, REPRESENTS A CAREFUL SURVEY MADE UNDER MY SUPERVISION, AND THAT THIS 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 II, SECTION 41-108 OF THE OKLAHOMA STATE STATUTES. THIS TWO PAGE PLAT IS NULL AND VOID IF BOTH PAGES ARE NOT ATTESTED TO BY MY SEAL AND SIGNATURE.

James J. Reddin, RPLS #1510

STATE OF OKLAHOMA ) COUNTY OF Oklahoma ) SS

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS 22 DAY OF February, 2008, PERSONALLY APPEARED JAMES J. REDDIN TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT EXECUTED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN SET FORTH.

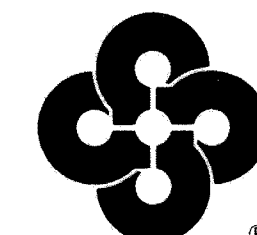
WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN,

Debra Mack

MY COMMISSION NUMBER IS, 03005138

MY COMMISSION EXPIRES THE 28 DAY OF March, 2011.

WAGNER LAKE ESTATES, PHASE 1



Crafton, Tull & Associates, Inc. 235 N. MacArthur Suite 200 Oklahoma City, OK 73127 405.787.6270 Fax: 405.787.6276 www.craftontull.com CA 973 (PE/LS) EXPIRES 6/30/2008

Engineers & Surveyors

DRAWN: TLB DATE: 2/22/08 CHECKED: SHEET NO.: PROJECT NO.: 066018-00

