

ANN ARBOR TERRACE ADDITION

A REDIVISION OF A PART OF THE N.640' OF BLOCK 16 McMULLEN ADDITION

OKLAHOMA COUNTY, OKLAHOMA

Pt. N^W SE⁴ Sec. 15-Twp 12 N-R 4 W.1.M.

Book 34
Page 72
Fee \$8.50

OWNER'S CERTIFICATE & DEDICATION KNOW ALL MEN BY THESE PRESENT;

That we, the undersigned, C. Moulton Jr. husband & Muriel Moulton wife, do hereby certify that we are the owners of and the only persons having any right, title or interest in the land shown on the annexed plat of Ann Arbor Terrace Addition a redivision of a part of the N. 640' of Block 16 McMullen Addition and that the plat represents a correct survey of the above described property made with our consent, and that the easements as shown on said annexed Plat are for the installation and maintenance of public utilities; that we guarantee a clear title to all lands so dedicated from ourselves, our heirs or assigns forever and have caused the same to be released from all encumbrances so that the title is clear, except as shown in the Abstracters Certificate.

The property covered by said Plat and the dedication is subject to certain restrictions, reservations and covenants contained in a separate instrument which is dated the 24 day of Nov., 1958 and filed for record contemporaneously herewith. C. Moulton Jr. husband & Muriel Moulton wife do hereby adopt and ratifies said restrictions reservations and covenants for the benefit of itself and its successors in title and does impose the said restrictions and reservations on the entire Plat of Ann Arbor Terrace Addition to which it be encumbant and upon its successors to adhere.

Witness our hand and seal this 7 day of Oct., 1958.

Muriel Moulton
Muriel Moulton (wife)

C. Moulton Jr.
C. Moulton Jr. (husband)

STATE OF OKLAHOMA COUNTY OF OKLAHOMA

Before me, the undersigned, a Notary Public in and for said County and State on this 7th day of Oct., 1958 personally appeared C. Moulton Jr. husband & Muriel Moulton wife to me known to be the identical persons who executed the within and foregoing instrument and acknowledged to me that they executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year above written.
My commission expires; Aug. 19, 1961

John T. Hulse Jr.
Notary Public

COUNTY TREASURER'S CERTIFICATE

I, W.T. "Bill" Hale, do hereby certify that I am the duly elected, qualified, and acting County Treasurer of Oklahoma County, State of Oklahoma, and that the records of said County show all taxes paid for the year 1958 and all prior years on the land shown on the annexed map of Ann Arbor Terrace Addition to Oklahoma City, Oklahoma; that the required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current year taxes.

IN WITNESS WHEREOF said COUNTY TREASURER has caused this instrument to be executed at OKLAHOMA CITY, OKLAHOMA this 10 day of Oct., 1958.

BY: W. J. Bill Hale
County Treasurer
By: [Signature] CHIEF DEPUTY

CITY PLANNING COMMISSION APPROVAL

I, H.B. Lee, Chairman of the City Planning Commission of the City of Oklahoma City hereby certify that the said Planning Commission duly approved the final Plat of Ann Arbor Terrace Addition to Oklahoma City, Oklahoma on the 23rd day of October, 1958.

H. B. Lee
H. B. Lee
Chairman

BONDED ABSTRACTER'S CERTIFICATE

The undersigned a duly qualified and lawfully bonded Abstracter of Titles in and for the County of Oklahoma, State of Oklahoma, hereby certifies that the records of said County show that the title of the land shown on the annexed map of Ann Arbor Terrace Addition a redivision of a part of the N. 640' of Block 16 McMullen Addition, Oklahoma County, is vested in C. Moulton Jr. husband & Muriel Moulton wife, and that on the 7 day of Oct., 1958, there were no actions pending or judgements of any nature in any court in said County and State against said land or the owner thereof, that taxes are paid for the year 1958 and, all prior years; and that there are no outstanding tax sales certificates, tax deeds, outside the chain of title relied on; and that there are no liens, mortgages or other encumbrance of any kind against the land included within the annexed plat, Except:

Signed and sealed at Oklahoma City, Oklahoma this 7 day of Oct., 1958.

ATTEST:

Art Bill
Ass't. Secretary

AMERICAN FIRST TITLE & TRUST
COMPANY, a Corporation

[Signature]
Vice-President

STATE OF OKLAHOMA S.S. COUNTY OF OKLAHOMA

Before me, the undersigned, a Notary Public in and for said County and State on this 7 day of Oct., 1958, personally appeared Warren O. Rumberger to me known to be the identical person who subscribed the name of the makers thereof to the within and foregoing instrument as Vice-President 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 therein set forth.

Given under my hand and seal the day and year last above written.
My commission expires: January 7-1960

Emilia Huskins
Notary Public

CERTIFICATE OF CITY CLERK

I, Earle M. Simon, City Clerk of the City of Oklahoma City, State of Oklahoma, hereby certify that I have examined the records of said City and find that all deferred payments on 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 annexed Plat of Ann Arbor Terrace Addition to Oklahoma City, Oklahoma.

Except: [Signature]
Dated this 7th day of Nov., 1958.

Earle M. Simon
City Clerk

ACCEPTANCE OF DEDICATIONS BY CITY COUNCIL

Be it resolved by the Council of the City of Oklahoma City that the dedications shown on the annexed Plat of Ann Arbor Terrace Addition are hereby accepted.

Adopted by the Council of the City of Oklahoma City this 8th day of Nov., 1958.
Adopted by the Mayor of the City of Oklahoma City this 8th day of Nov., 1958.

ATTEST: [Signature]
City Clerk

Allen Street
Mayor

PROFESSIONAL ENGINEER'S CERTIFICATE

I, Harry F. Hulett, Jr., a Registered Professional Engineer in the State of Oklahoma hereby certify that the annexed Plat of 1 sheet correctly represents a survey made under my supervision on the 7th day of Oct., 1958. Boundary monuments shown thereon have been correctly and accurately placed and exist in the positions so shown.

Harry F. Hulett, Jr.
Harry F. Hulett, Jr.

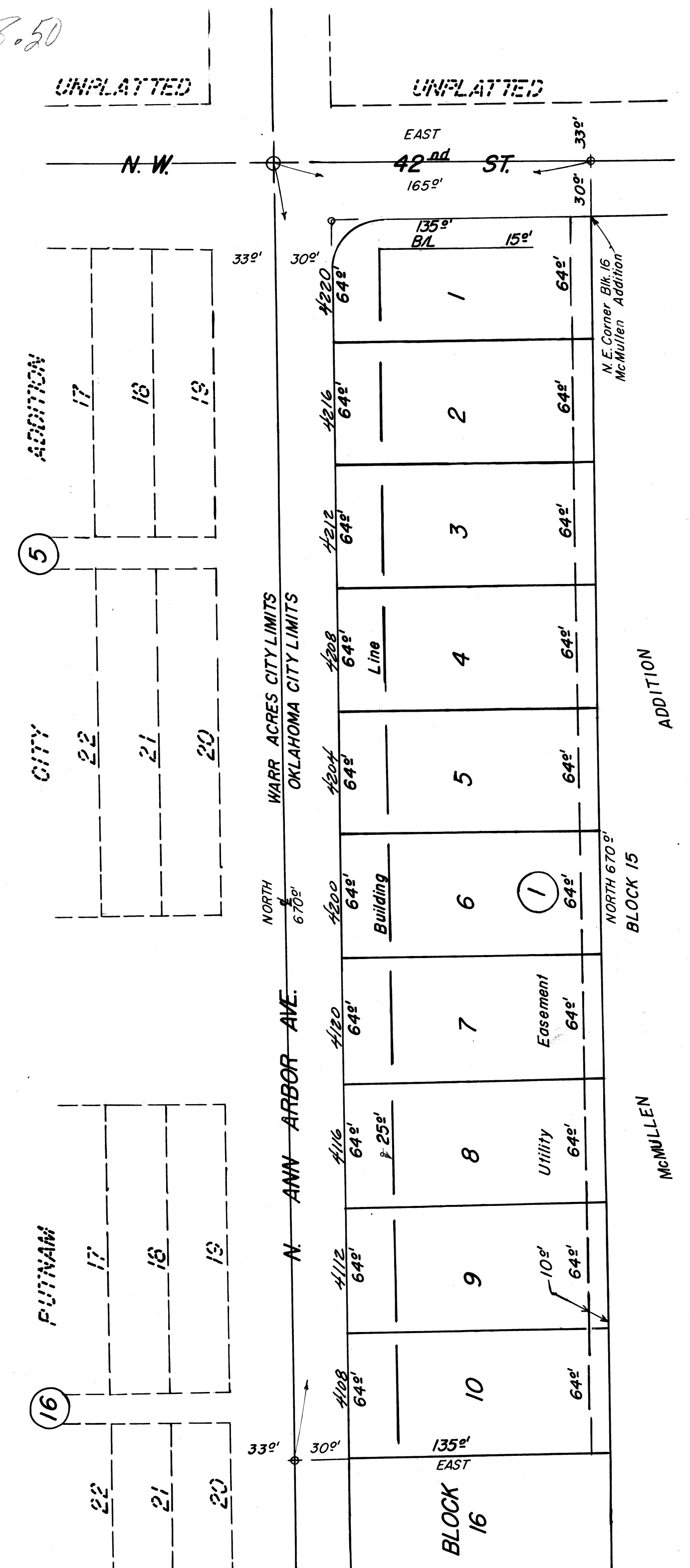
STATE OF OKLAHOMA S.S. COUNTY OF OKLAHOMA

Before me, the undersigned, a Notary Public in and for said County and State on this 7 day of Oct., 1958 personally appeared Harry F. Hulett, Jr. 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.

Given under my hand and seal the day and year last written.
My commission expires;

Aug 19-1961

John T. Hulse Jr.
Notary Public



PREPARED BY
HARRY F. HULETT, JR.
REGISTERED PROFESSIONAL CIVIL ENGINEER
5103 N. SHARTEL
VI 3-0453
Oklahoma City, Oklahoma