

Book 54
Page 75
JUL 25 1990

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENT

That ASHEFORDE OAKS LIMITED PARTNERSHIP, an Oklahoma Limited Partnership, hereby certifies that it is the owner and the only owner, who has any right, title or interest in and to the land shown on the said annexed plat of Asheforde Oaks Second Addition to the City of Edmond, Oklahoma. That it has caused the same to be surveyed and platted into lots, blocks, streets and easements as shown on said annexed plat, which said annexed plat represents a correct survey of all property included therein under the name of Asheforde Oaks Second Addition. Further certify that it is the owner of and only owner who has any right, title or interest to the land included in the above mentioned plat and it hereby dedicates all of the streets and easements as shown on said annexed plat to the use of the public for public highways, streets, drainage and utility easements, for its successors and assigns forever and has caused the same to be released from all encumbrances so that the title is clear, except as shown in the bonded abstractor's certificate.

John D. Alexander
John D. Alexander
General Partner

STATE OF OKLAHOMA)
SS
COUNTY OF OKLAHOMA)

Before me, the undersigned, a Notary Public in and for said county and state on this 24th day of August, 1990, personally appeared John D. Alexander as General Partner of ASHEFORDE OAKS LIMITED PARTNERSHIP, an Oklahoma Limited Partnership, to me known to be the identical person who executed the within and foregoing instrument on behalf of said partnership and acknowledged to me that he/she executed the same as his/her free and voluntary act and deed and as the free and voluntary act and deed of said partnership, for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

My commission expires: 2/27/93
Carroll White
Carroll White
NOTARY PUBLIC

CITY PLANNING COMMISSION APPROVAL

I, Harold Eagle of the City Planning Commission of the City of Edmond, Oklahoma, hereby certify that the said Planning Commission duly approved the final record plat of Asheforde Oaks Second Addition to the City of Edmond, Oklahoma, at the meeting on the 22nd day of May, 1990.

Signature: *Harold Eagle*
CHAIRMAN

CERTIFICATE OF CITY CLERK

I, Nancy Nichols, City Clerk of the City of Edmond, Oklahoma, hereby certify that I have examined the records of said City and find that all deferred payment on unmatured instalments upon special assessments have been paid in full and that there are no special assessment procedures now pending against the land shown on the annexed plat of Asheforde Oaks Second Addition to the City of Edmond, Oklahoma.

Signed by the City Clerk on this 27th day of August, 1990.

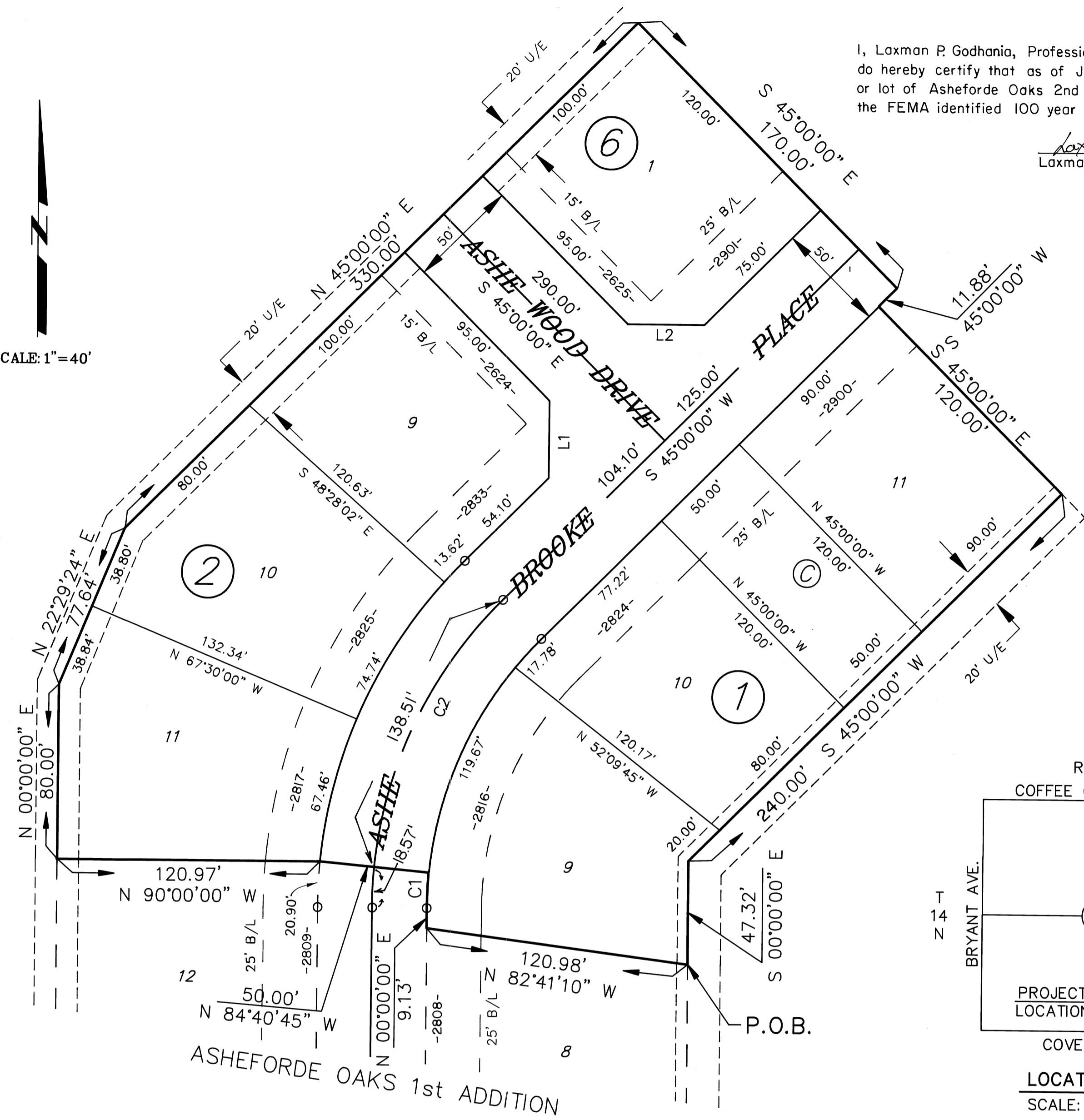
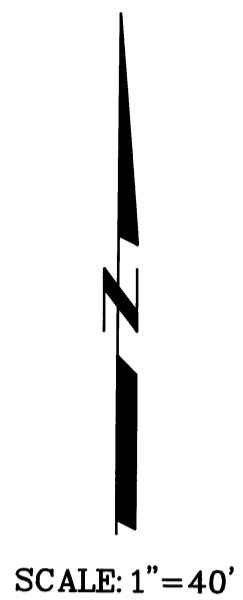
Nancy Nichols
Nancy Nichols
CITY CLERK

COUNTY TREASURER'S CERTIFICATE

I, Joe B. Barnes do hereby certify that I am duly qualified and acting County Treasurer of Oklahoma County, Oklahoma, that the tax records of said county show that all taxes for the year, 1989, and prior years are paid on said land shown on the annexed plat of Asheforde Oaks Second Addition to the City of Edmond, Oklahoma, that the required statutory security has been deposited in the office of the County Treasurer guaranteeing the current years taxes.

In witness whereof: Said County Treasurer has caused this instrument to be executed this 30th day of August, 1990.

BY: *Joe B. Barnes*
COUNTY TREASURER
BY: _____
CHIEF DEPUTY



I, Laxman P. Godhania, Professional Engineer No. 11022 do hereby certify that as of June 1, 1990 no part, parcel or lot of Asheforde Oaks 2nd Addition is located within the FEMA identified 100 year Flood Plain.

Laxman P. Godhania P.E.
Laxman P. Godhania, P.E. #11022



BONDED ABSTRACTOR'S CERTIFICATE

The undersigned a duly qualified and lawfully bonded abstractor of titles in and for Oklahoma County and State of Oklahoma, hereby certifies that the records of said county show that the title to the land shown on the annexed plat of Asheforde Oaks Second Addition to the City of Edmond, Oklahoma, is vested in ASHEFORDE OAKS LIMITED PARTNERSHIP, an Oklahoma Limited Partnership, and that on the 27th day of August, 1990, 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 the owner thereof, that the taxes are paid for the year 1989 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 or other encumbrances of any kind against the land included in the annexed plat except easements, mortgages and mineral conveyances of record.

In witness whereof the undersigned has caused this instrument to be executed this 29th day of August, 1990.

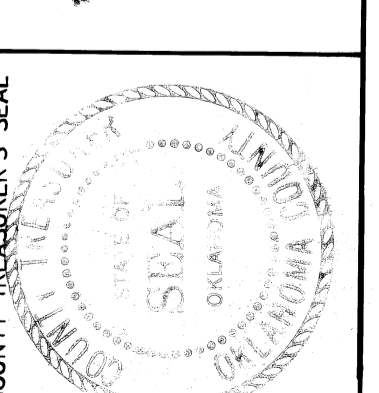
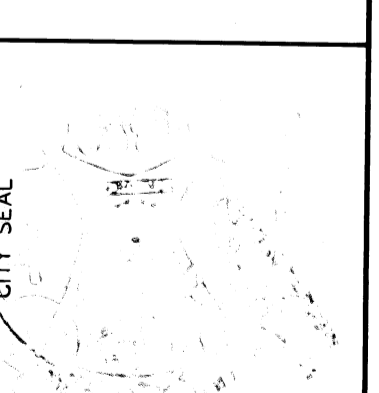
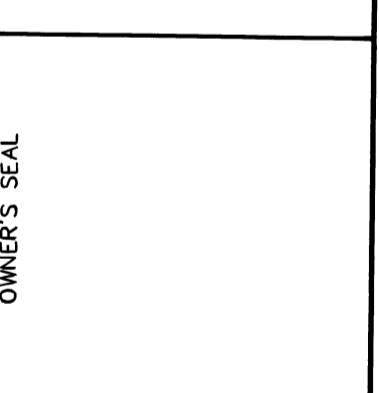
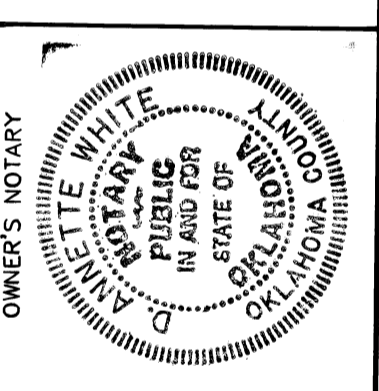
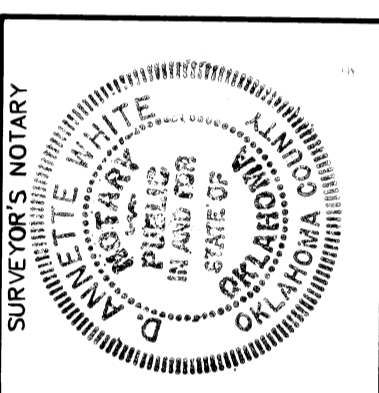
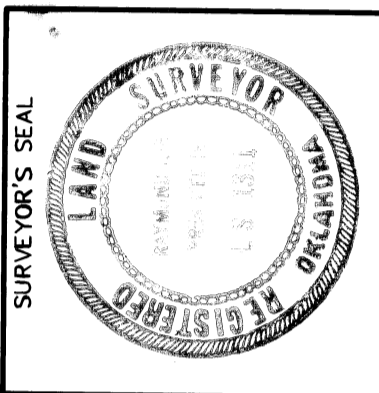
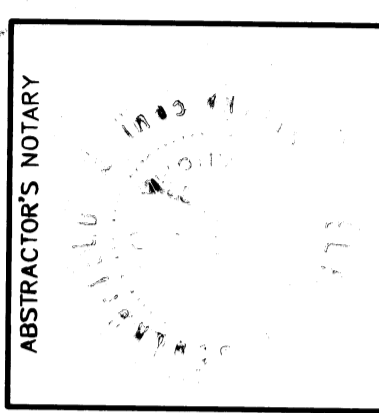
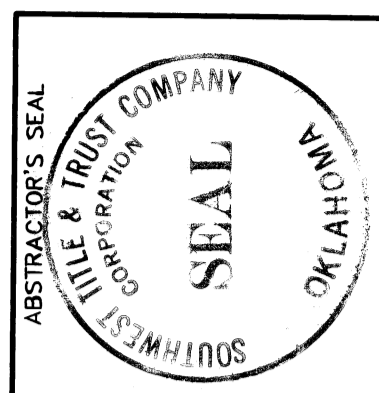
ATTEST: *Paul Malone*
Assistant Secretary
BY: *Bill Kirby*
Vice President

STATE OF OKLAHOMA)
SS
COUNTY OF OKLAHOMA)

Before me, the undersigned, a Notary Public in and for said county and state on this 29th day of August, 1990, personally appeared Bill Kirby to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its Vice President and acknowledged to me that he/she executed the same as his/her free and voluntary act and deed of said individual for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

My commission expires: 12-9-93
Elenna Bedingfield
Elenna Bedingfield
NOTARY PUBLIC



SURVEYOR'S CERTIFICATE

I, Raymond Lee Prescott IV, do hereby certify that I am by profession a land surveyor and that the annexed plat of Asheforde Oaks Second Addition to the City of Edmond, Oklahoma, correctly represents a survey made under my supervision on the 23rd day of August, 1990, and that all monuments shown hereon actually exist and their positions are correctly shown.

Ray Prescott IV
Raymond Lee Prescott IV, Registered Land Surveyor
Number 1311

STATE OF OKLAHOMA)
SS
COUNTY OF OKLAHOMA)

Before me, the undersigned, a Notary Public in and for said county and state on this 27th day of August, 1990, personally appeared Ray Prescott to me known to be the identical person who executed the above 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.

Witness under my hand and seal the day and year last above written.

My commission expires: February 27, 1993
D. Annette White
D. ANNETTE WHITE, NOTARY PUBLIC

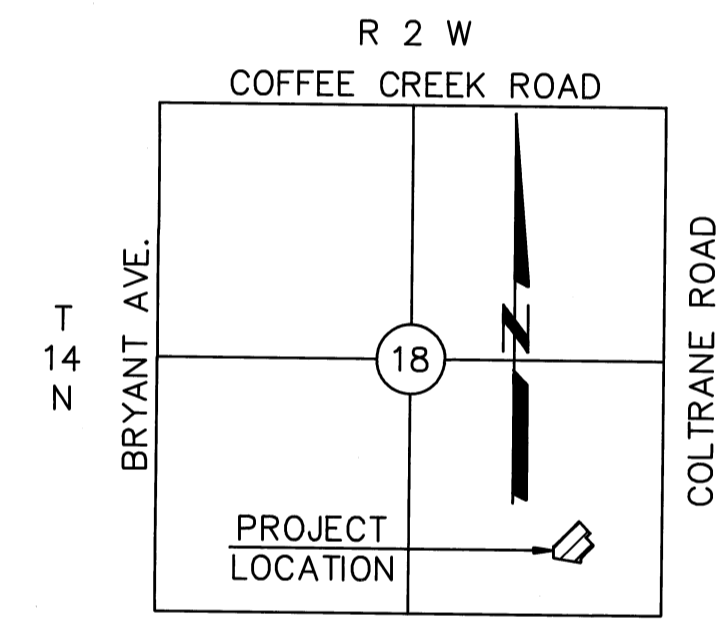
APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATIONS

BE IT HEREBY RESOLVED by the Council of the City of Edmond, Oklahoma, that the plat of Asheforde Oaks Second Addition, to the City of Edmond, Oklahoma, is hereby approved and the dedications shown hereon are hereby approved and accepted.

ADOPTED by the Council of the City of Edmond, Oklahoma, this 27th day of August, 1990.

ADOPTED by the Mayor of the City of Edmond, Oklahoma this 27th day of August, 1990.

ATTEST: *Nancy Nichols*
CITY CLERK
Paul Malone
MAYOR



LOCATION MAP
SCALE: 1"=2000'

LEGAL DESCRIPTION

A tract or parcel of land lying in the Southeast quarter (SE 1/4) of Section 18, Township 14 North, Range 2 West of the Indian Meridian, Oklahoma County, Oklahoma, more particularly described as follows:

Beginning at a point 710.00 feet South 89°56'41" West of the Southeast corner of said Southeast quarter (SE 1/4);
Thence North 00°50'40" West for a distance of 140.68 feet;
Thence North 09°30'00" West for a distance of 222.12 feet;
Thence North 90°00'00" West for a distance of 90.00 feet;
Thence North 00°00'00" East for a distance of 184.60 feet to the POINT OF BEGINNING
Thence North 82°41'10" West for a distance of 120.98 feet;
Thence North 00°00'00" East for a distance of 9.13 feet; Thence in Northeasterly direction along the curve to the right with a radius 175.00 feet and for a distance of 16.25 feet;
Thence North 84°40'45" West for a distance of 50.00 feet;
Thence North 90°00'00" West for a distance of 120.97 feet;
Thence North 00°00'00" East for a distance of 80.00 feet;
Thence North 22°29'24" East for a distance of 77.64 feet;
Thence North 45°00'00" East for a distance of 330.00 feet;
Thence South 45°00'00" East for a distance of 170.00 feet;
Thence South 45°00'00" West for a distance of 11.88 feet;
Thence South 45°00'00" East for a distance of 120.00 feet;
Thence South 45°00'00" West for a distance of 240.00 feet;
Thence South 00°00'00" East for a distance of 47.32 feet to the POINT OF BEGINNING.

Containing 111,018.9566 square feet, more or less or containing 2.5486 acres, more or less

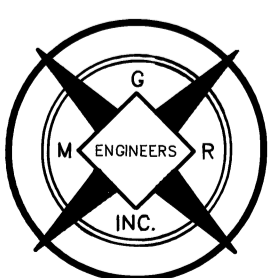
LINE	DIRECTION	DISTANCE
L1	N 00°00'00" E	35.36'
L2	N 90°00'00" E	35.36'

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	175.00'	16.25'	8.13'	16.25'	S 02°39'38" W	05°19'15"
C2	200.00'	157.08'	82.84'	153.07'	S 22°30'00" W	45°00'00"

The original tracing meets the requirements as outlined in Senate Bill 377, Section 518, as amended.
Laxman P. Godhania
Laxman P. Godhania
Professional Engineer No. 11022

ASHEFORDE OAKS SECOND ADDITION

To The City of Edmond, Oklahoma County, Oklahoma
A Part Of The SE/4, Section 18, T-14-N, R-2-W, I.M.



PREPARED BY:
MGR INC.
ENGINEERS, PLANNERS & SURVEYORS
1224 SOUTH KELLY
EDMOND, OKLAHOMA 73034

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