

131985

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 Fourth 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 Fourth 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.

I, Laxman P. Godhania, Professional Engineer No. 11022 do hereby certify that as of the \_\_\_\_\_ day of \_\_\_\_\_, 1991 no part, parcel or lot of ASHEFORDE OAKS FOURTH ADDITION is located within the FEMA identified 100 year Flood Plain.

Laxman P. Godhania, P.E. #11022

Table with 7 columns: CURVE, RADIUS, LENGTH, TANGENT, CHORD, BEARING, DELTA. Row 1: C1, 200.00', 157.08', 82.84', 153.07', S 22°30'00" W, 45°00'00"

John D. Alexander, General Partner

STATE OF OKLAHOMA ) COUNTY OF OKLAHOMA )

Before me, the undersigned, a Notary Public in and for said county and state on this 27th day of December, 1991, 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 executed the same as his 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

Notary Public signature and seal area

CITY PLANNING COMMISSION APPROVAL

I, Steve Bridges 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 Fourth Addition to the City of Edmond, Oklahoma, at the meeting on the 17th day of September, 1991.

Signature: Steve Bridges, 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 installments 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 Fourth Addition to the City of Edmond, Oklahoma.

Signed by the City Clerk on this 23rd day of December, 1991.

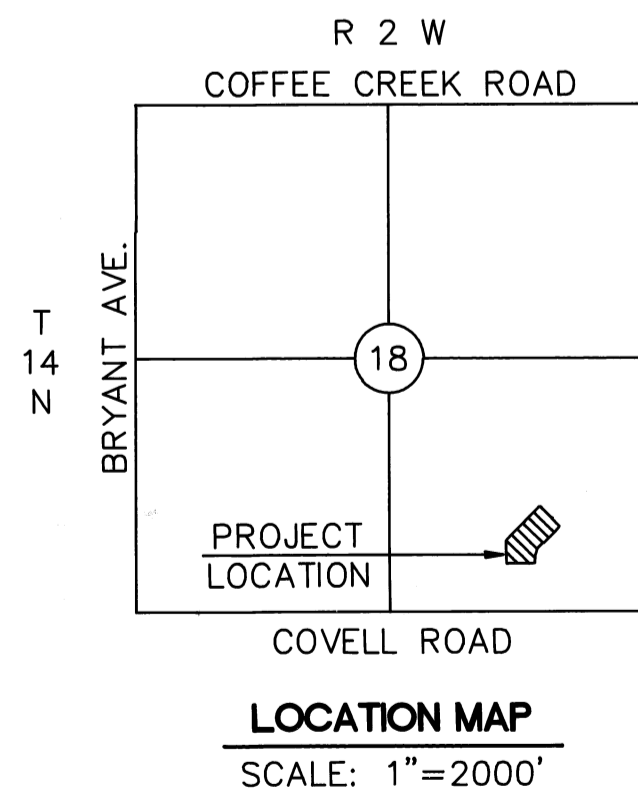
Signature: Nancy Nichols, CITY CLERK

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, 1991, and prior years are paid on said land shown on the annexed plat of Asheforde Oaks Fourth 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 December, 1991.

Signature: Joe B. Barnes, COUNTY TREASURER and CHIEF DEPUTY



LEGAL DESCRIPTION

A part of the Southeast quarter (SE/4) of Section 18, Township 14 North, Range 2 West of the Indian Meridian, Oklahoma County, Oklahoma and more particularly described as follows:

Commencing at the Southeast (SE) corner of said Southeast quarter (SE/4); THENCE South 89°56'41" West along the South line of said Southeast quarter (SE/4) for a distance of 1,428.73 feet; THENCE North 00°00'00" East for a distance of 590.43 feet to the Point of Beginning; THENCE North 00°00'00" East for a distance of 239.23 feet; THENCE North 45°00'00" East for a distance of 506.27 feet; THENCE South 45°00'00" East for a distance of 175.00 feet; THENCE South 45°00'00" West for a distance of 5.00 feet; THENCE South 45°00'00" East for a distance of 120.00 feet; THENCE South 45°00'00" West for a distance of 330.00 feet; THENCE South 22°29'24" West for a distance of 77.64 feet; THENCE South 00°00'00" East for a distance of 80.00 feet; THENCE North 90°00'00" West for a distance of 300.00 feet to the Point of Beginning.

Containing 4.235 acres, more or less.

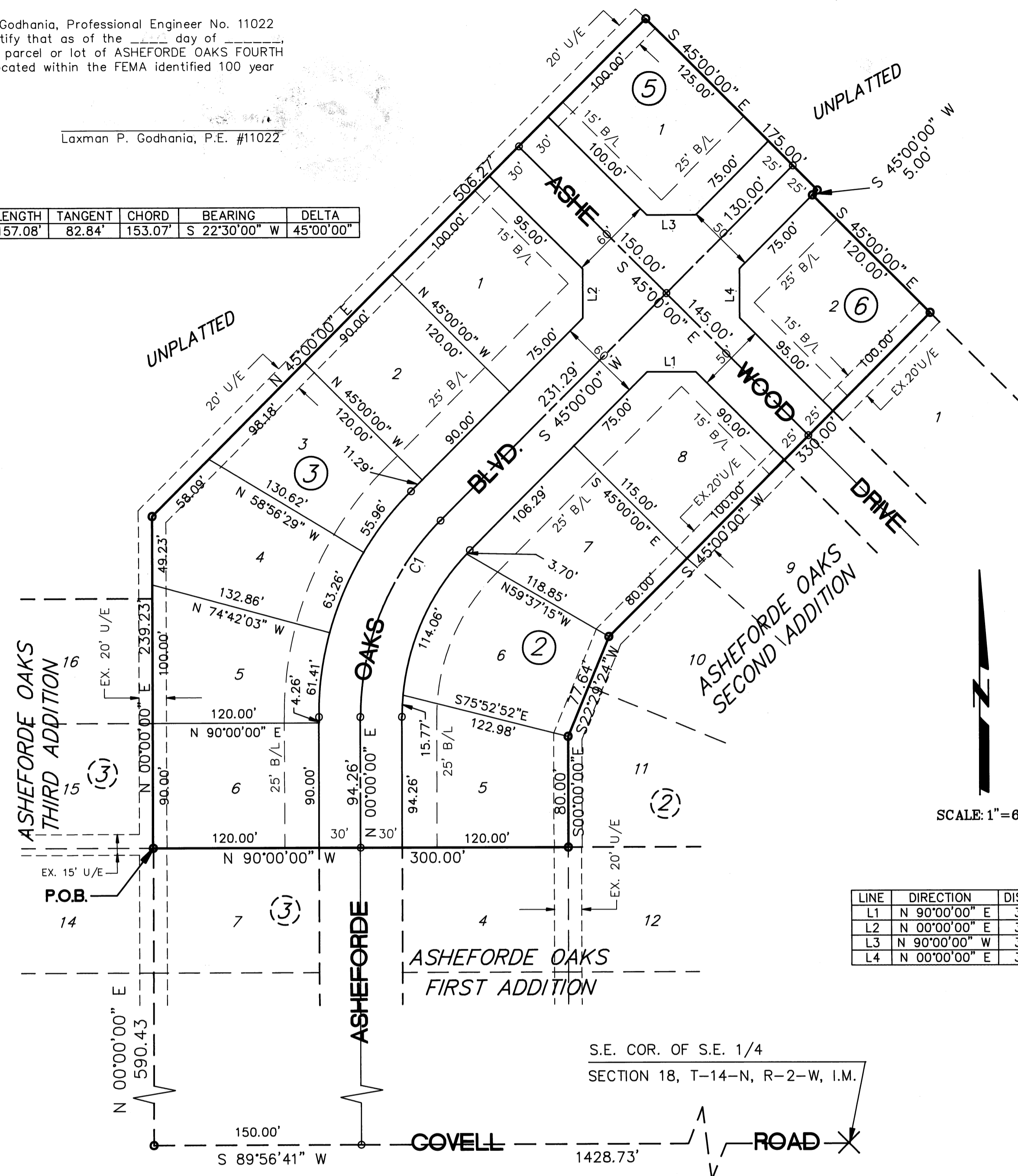


Table with 3 columns: LINE, DIRECTION, DISTANCE. Rows L1-L4 with bearings and distances.

SCALE: 1"=60'

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 Fourth Addition to the City of Edmond, Oklahoma, is vested in ASHEFORDE OAKS LIMITED PARTNERSHIP, an Oklahoma Limited Partnership, and that on the 30th day of December, 1991, 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 1991, 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 30th day of December, 1991.

ATTEST: Assistant Secretary and Vice President signatures

STATE OF OKLAHOMA ) COUNTY OF OKLAHOMA )

Before me, the undersigned, a Notary Public in and for said county and state on this 27th day of December, 1991, personally appeared \_\_\_\_\_ to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its \_\_\_\_\_ and acknowledged to me that he/she executed the same as his/her free and voluntary act and deed as the 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: 9-26-93

Notary Public signature and seal area

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 Fourth Addition to the City of Edmond, Oklahoma, correctly represents a survey made under my supervision on the 16th day of December, 1991, and that all monuments shown hereon actually exist and their positions are correctly shown.

Signature: Raymond Lee Prescott, Registered Land Surveyor Number 1131

STATE OF OKLAHOMA ) COUNTY OF OKLAHOMA )

Before me, the undersigned, a Notary Public in and for said county and state on this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, personally appeared Raymond Lee Prescott, IV 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

Signature: D. ANNETTE WHITE, NOTARY PUBLIC

APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATIONS

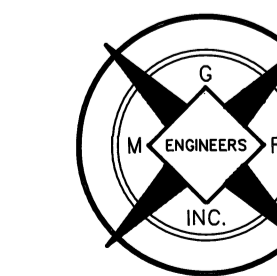
BE IT HEREBY RESOLVED BY the Council of the City of Edmond, Oklahoma, that the plat of Asheforde Oaks Fourth Addition, to the City of Edmond, Oklahoma is hereby approved and the dedications shown hereon are hereby approved and accepted.

ADOPTED by the Council of the City of Edmond, Oklahoma, this 23rd day of December, 1991.

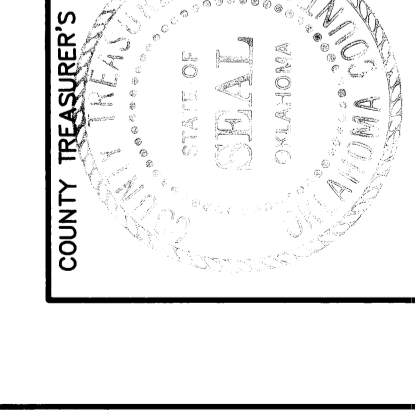
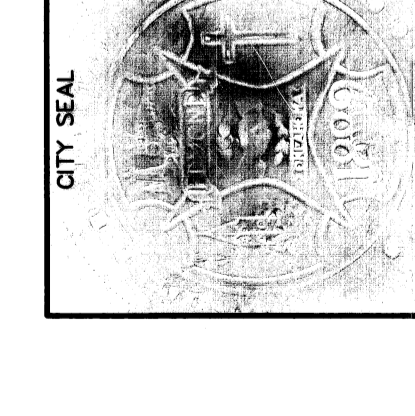
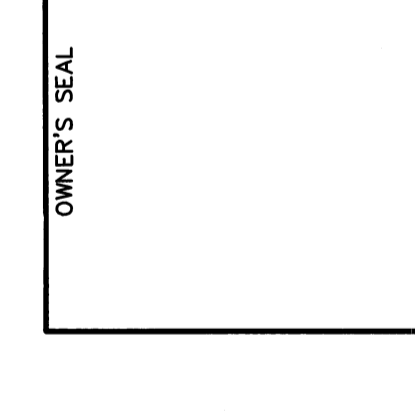
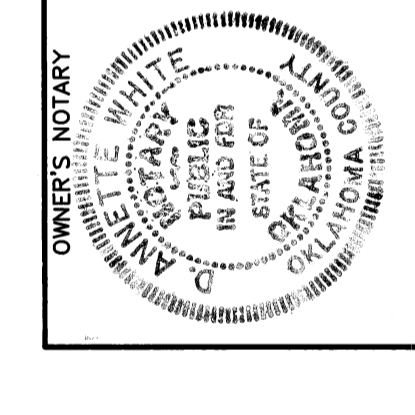
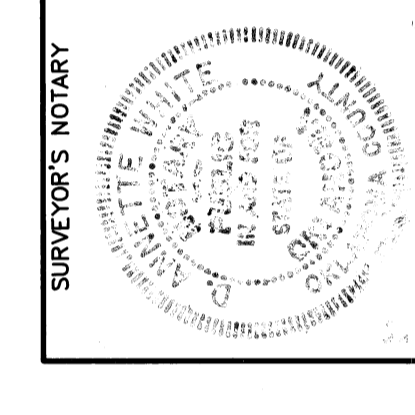
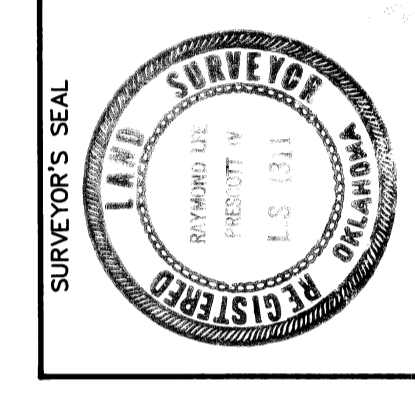
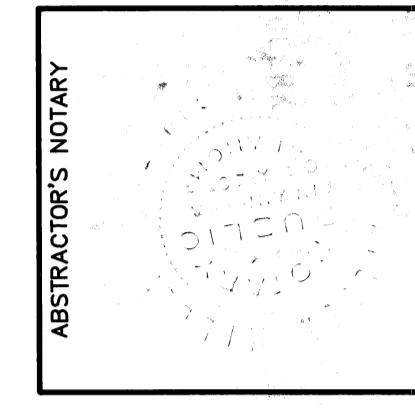
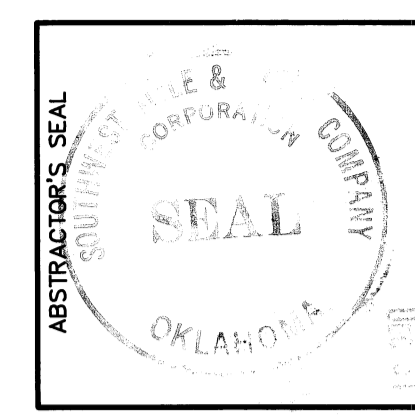
ADOPTED by the Mayor of the City of Edmond, Oklahoma this 23rd day of December, 1991.

ATTEST: City Clerk and Mayor signatures

PREPARED BY:



MGR INC. ENGINEERS, PLANNERS & SURVEYORS 1224 SOUTH KELLY PH 405/341-1698 EDMOND, OKLAHOMA 73034



File Name: ASHEPLAT

The original tracing meets the requirements as outlined in Senate Bill 377, Section 518, as amended.

Laxman P. Godhania Professional Engineer No. 11022

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