

**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 Bradbury Corner 1st Addition to the City of Edmond, Oklahoma at a meeting on the 7th day of January, 1992.

Signature: Steve Bridges  
Chairman

**COUNTY TREASURER'S CERTIFICATE**

I, Jenni Howard do hereby certify that I am duly qualified and acting County Treasurer of Oklahoma County, Oklahoma, and 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 Bradbury Corner 1st 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 13 day of July, 1992.

BY: \_\_\_\_\_  
County Treasurer  
BY: Jenni Howard  
Chief Deputy

**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 payments 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 Bradbury Corner 1st addition to the City of Edmond, Oklahoma.

Signed by the City Clerk on this 22nd day of June, 1992.

Nancy Nichols  
City Clerk

**\*APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATIONS\***

BE IT HEREBY RESOLVED by the Council of the City of Edmond, Oklahoma, that the plat of Bradbury Corner 1st Addition to Edmond is hereby approved and the dedications shown hereon are hereby approved and accepted.

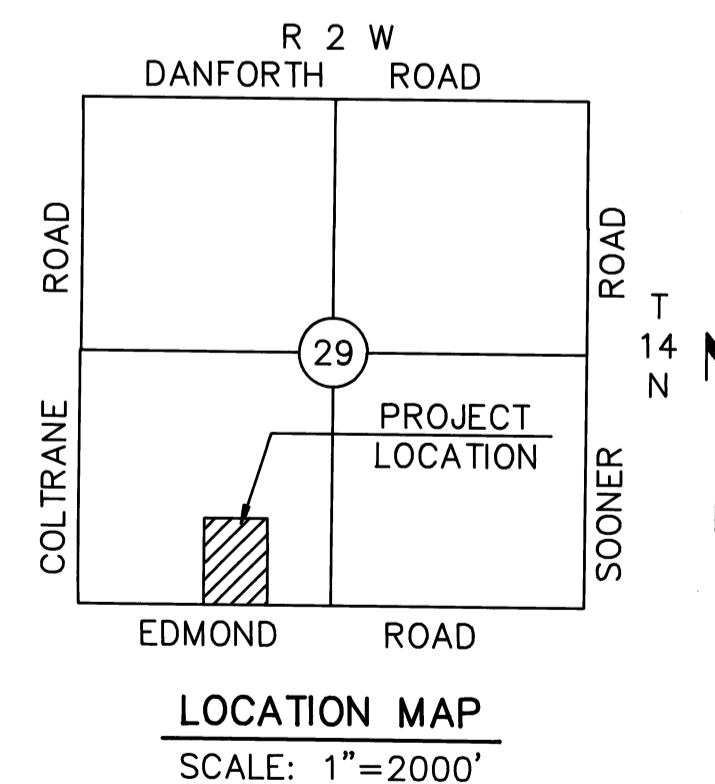
ADOPTED by the Council of the City of Edmond, Oklahoma, this 22nd day of June, 1992.

ADOPTED by the Mayor of the City of Edmond, Oklahoma this 22nd day of June, 1992.

ATTEST:

Nancy Nichols  
City Clerk

Ronald Coy Shedd  
Mayor



**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 Bradbury Corner First Addition to the City of Edmond, Oklahoma is vested in Bradbury Development Company, an Oklahoma Corporation, Turner Traditions, Inc., an Oklahoma Corporation, Arrowhead Homes, Inc., an Oklahoma Corporation, Merle Porter Construction, Inc., an Oklahoma Corporation and William C. Dobson, an individual, and that on the 24th day of JUNE, 1992 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 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, said bonded abstractor has caused this instrument to be executed this 24th day of JUNE, 1992.

ATTEST:  
Chris Prescott  
Assistant Secretary

THE OKLAHOMA CITY  
RESERVE AND INVESTORS  
BY: Ellen... Sanders  
Vice President

STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) SS

Before me, the undersigned, a notary public in and for said county and state on the 24th day of JUNE, 1992, personally appeared Raymond Lee Prescott, IV to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its Assistant Secretary 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: 6-20-96

Paulette... White  
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 Bradbury Corner 1st Addition to the City of Edmond, Oklahoma, correctly represents a survey made under my supervision on the 24th day of JUNE, 1992, and that all monuments shown hereon actually exist and their positions are correctly shown.

Ray Prescott, IV  
Raymond Lee Prescott, IV  
L.S. 1311

STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) SS

Before me, the undersigned, a notary public in and for said county and state on this 24th day of JUNE, 1992, 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 my hand and seal this 24th day of JUNE, 1992.

My Commission expires: 3-2-93

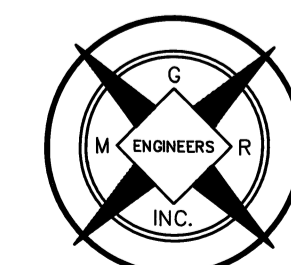
Chris Prescott  
Notary Public

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

Laxman P. Godhania  
Professional Engineer No. 11022

**BRADBURY CORNER 1st ADDITION**

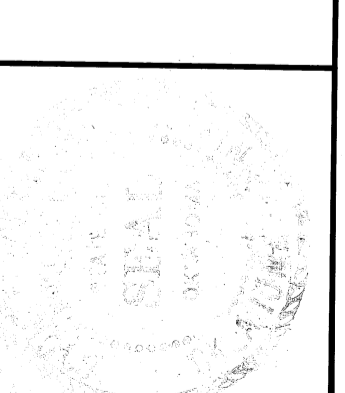
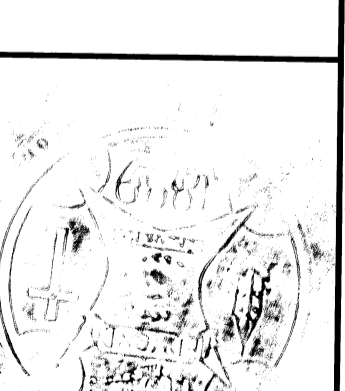
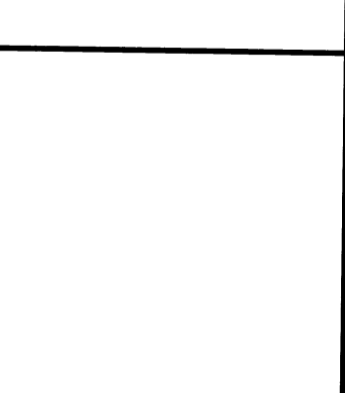
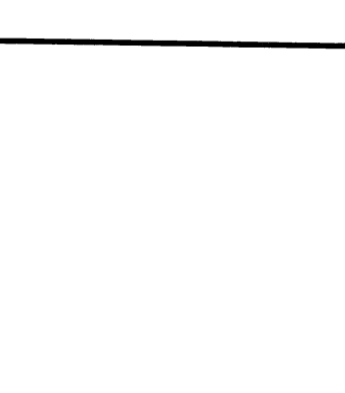
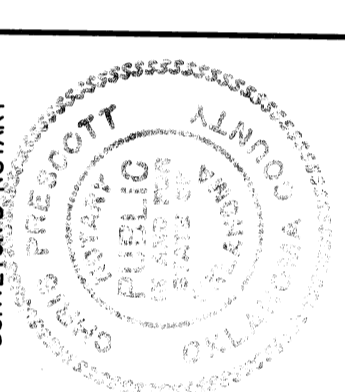
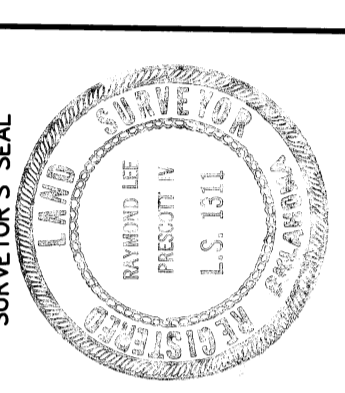
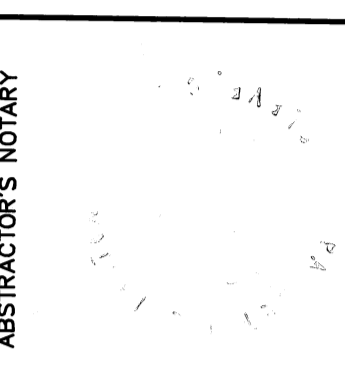
To The City of Edmond, Oklahoma County, Oklahoma  
A Part Of The SW/4, Section 29, T-14-N, R-2-W, I.M.



PREPARED BY:

**MGR INC.**

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



54/3A

**OWNER'S CERTIFICATE AND DEDICATION**

KNOW ALL MEN BY THESE PRESENT

That Undersigned, Bradbury Development Company, an Oklahoma Corporation, Turner Traditions, Inc., an Oklahoma Corporation, Arrowhead Homes, Inc., an Oklahoma Corporation, Merle Porter Construction, Inc., an Oklahoma Corporation and William C. Dobson, an individual, hereby certifies that they are the owners and the only corporations and partnerships who has any right title or interest in and to the land shown on the said annexed plat of Bradbury Corner First Addition to the City of Edmond, Oklahoma. That they have 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 Bradbury Corner First Addition. Further certify that they are the owners of and the only corporation and partnerships who has any right, title or interest to the land included in the above mentioned plat and they hereby dedicate all 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.

In witness whereof the undersigned, has caused this instrument to be executed this day of June 22, 1992.

LINE	DIRECTION	DISTANCE
L1	S 45°02'38" W	35.35'
L2	N 44°57'22" W	35.36'
L5	N 44°58'00" W	35.36'
L6	N 44°49'12" E	35.22'
L7	N 44°58'00" W	35.36'
L8	N 45°02'00" E	35.37'
L9	N 45°02'00" E	35.36'
L10	N 44°58'00" W	35.36'
L11	N 44°58'00" W	35.36'
L12	N 45°02'00" E	35.36'
L13	N 45°02'38" E	35.35'
L14	N 44°57'22" W	35.36'

ATTEST:  
*[Signature]*  
Secretary

Bradbury Development Company  
By: *[Signature]*  
Barry T. Rice, President

STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) SS

Before me, the undersigned, a Notary Public in and for said county and state on this day of JUNE 22, 1992 personally appeared BARRY T. RICE, to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as President and acknowledge to me that he executed the same as his free and voluntary act and deed 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: 7-24-93

*[Signature]*  
Notary Public

ATTEST:  
*[Signature]*  
Secretary

Turner Traditions, Inc.  
By: *[Signature]*  
Bryan K. Turner, President

STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) SS

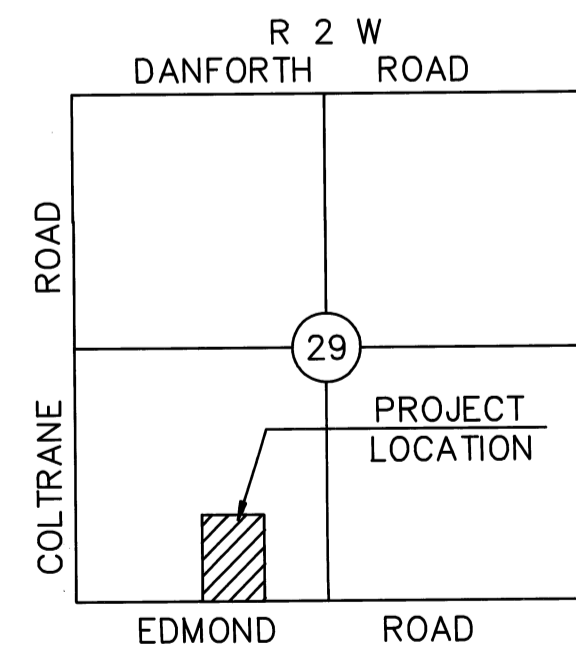
Before me, the undersigned, a Notary Public in and for said county and state on this day of June 22, 1992 personally appeared BRYAN K. TURNER to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as President and acknowledge to me that he executed the same as his free and voluntary act and deed 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.

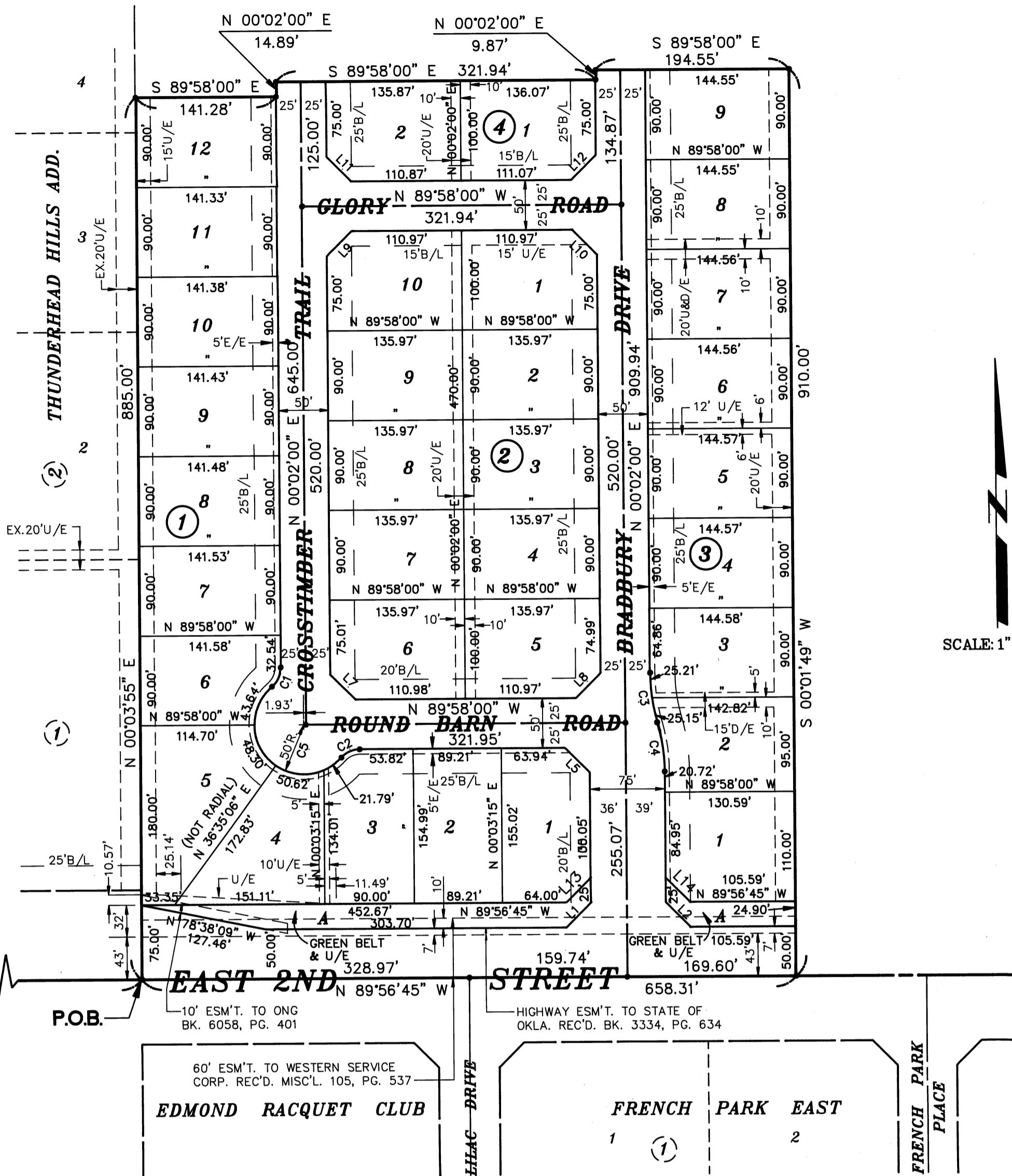
My commission expires: May 14, 1994

*[Signature]*  
Notary Public

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00'	21.88'	11.69'	21.18'	N 25°06'01" E	50°08'02"
C2	25.00'	21.03'	11.18'	20.41'	S 65°56'19" W	48°11'23"
C3	180.00'	50.36'	25.35'	50.20'	S 07°58'56" E	16°01'53"
C4	180.00'	50.36'	25.35'	50.20'	S 07°58'56" E	16°01'53"
C5	50.00'	164.34'	687.15'	99.74'	S 43°59'40" E	188°19'25"



LOCATION MAP  
SCALE: 1"=2000'



SCALE: 1"=100'

60' ESM'T. TO WESTERN SERVICE CORP. REC'D. MISCL. 105, PG. 537  
**EDMOND RACQUET CLUB**

HIGHWAY ESM'T. TO STATE OF OKLA. REC'D. BK. 3334, PG. 634  
**FRENCH PARK EAST**

**LEGAL DESCRIPTION**

A tract or parcel of land lying in the Southwest quarter (SW/4) of Section 29, Township 14 North, Range 2 West of the Indian Meridian, Oklahoma County, Oklahoma, more particularly described as follows:

Beginning at the Southwest corner of said Southwest quarter (SW/4)  
THENCE South 89°56'45" East along the South line of the Southwest quarter (SW/4) a distance of 1317.22 feet to a Point of Beginning;  
THENCE from said Point of Beginning North 00°03'55" East a distance of 885.00 feet;  
THENCE South 89°58'00" East a distance of 141.28 feet;  
THENCE North 00°02'00" East a distance of 14.89 feet;  
THENCE South 89°58'00" East a distance of 321.94 feet;  
THENCE North 00°02'00" East a distance of 9.87 feet;  
THENCE South 89°58'00" East a distance of 194.55 feet;  
THENCE South 00°01'49" West a distance of 910.00 feet;  
THENCE North 89°56'45" West along the South line of said Southwest quarter (SW/4) a distance of 658.31 feet to the Point of Beginning.

Contains 13.591 acres, more or less.

I, Laxman P. Godhania, Professional Engineer No. 11022 do hereby certify that as of Nov. 15, 1991 no part, parcel or lot of Bradbury Corner 1st Addition is located within the FEMA identified 100 year Flood Plain.

Signature

ATTEST:

*[Signature]*  
Secretary

Arrowhead Homes, Inc.  
By: *[Signature]*  
Neal A. McCaleb, President

STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) SS

Before me, the undersigned, a Notary Public in and for said county and state on this day of JUNE 22, 1992 personally appeared NEAL A. McCALEB to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as President and acknowledge to me that he executed the same as his free and voluntary act and deed 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: 10-4-94

*[Signature]*  
Notary Public

ATTEST:

*[Signature]*  
Secretary

Merle Porter Construction, Inc.  
By: *[Signature]*  
Merle Porter, President

STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) SS

Before me, the undersigned, a Notary Public in and for said county and state on this day of JUNE 22, 1992 personally appeared MERLE PORTER to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as President and acknowledge to me that he executed the same as his free and voluntary act and deed 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: 7-24-93

*[Signature]*  
Notary Public

ATTEST:

STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) SS

Before me, the undersigned, a Notary Public in and for said county and state on this day of June 22, 1992 personally appeared WILLIAM C. DOBSON to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument and acknowledge to me that he executed the same as his free and voluntary act and deed as the 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 above written.

My commission expires: May 14, 1994

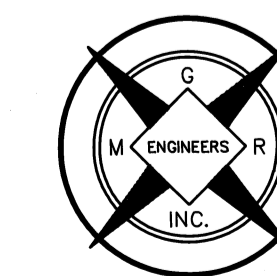
*[Signature]*  
Notary Public

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

Laxman P. Godhania  
Professional Engineer No. 11022

**BRADBURY CORNER 1st ADDITION**

To The City of Edmond, Oklahoma County, Oklahoma  
A Part Of The SW/4, Section 29, T-14-N, R-2-W, I.M.



PREPARED BY:

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ENGINEERS, PLANNERS & SURVEYORS  
1224 SOUTH KELLY  
EDMOND, OKLAHOMA 73034

54/3