

# EPPERLY HEIGHTS 13<sup>th</sup> ADDITION

PART OF LOT 2 OF THE N.W. 1/4 OF SECTION 7, T-11N, R-2W, I.M.

## DEL CITY, OKLAHOMA

Book 34  
Page 69  
Fee \$8.25

### OWNER'S CERTIFICATE & DEDICATION

The undersigned SOUTH EAST DEVELOPERS INC., a corporation do hereby certify that it is the owner of all the land included in the annexed plat of "EPPERLY HEIGHTS 13<sup>th</sup> ADDITION" to Del City, Oklahoma, that it has caused the same to be surveyed and platted into lots, blocks, streets and easements as shown on the annexed plat which said annexed plat represents a correct survey of all property included therein under the name of "EPPERLY HEIGHTS 13<sup>th</sup> ADDITION".

It does further certify that it is the owner of and the only person, firm or corporation who has any right, title or interest in and to the land included in said annexed plat. And it does jointly and severally dedicate all streets and easements shown in said annexed plat to the use of the public for public highways, streets and utility easements, for its heirs, executors, administrators, 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 Abstracters Certificate.

The restrictive covenants will be filed separately.

In witness whereof, SOUTH EAST DEVELOPERS INC. a corporation, has caused this instrument to be executed on the 28<sup>th</sup> day of November 1958

SOUTH EAST DEVELOPERS INC.  
a corporation

Joe Epperly  
Vice President

STATE OF OKLAHOMA: S.S.  
COUNTY OF OKLAHOMA:

Before me, the undersigned, a Notary Public in and for the said County and State on the 28<sup>th</sup> day of November 1958, personally appeared GEO. EPPERLY, to me known to be the identical person who subscribed the name of SOUTH EAST DEVELOPERS INC., a corporation as its 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 March 8, 1959.

Lealie Judd  
Notary Public

### SURVEYOR'S CERTIFICATE

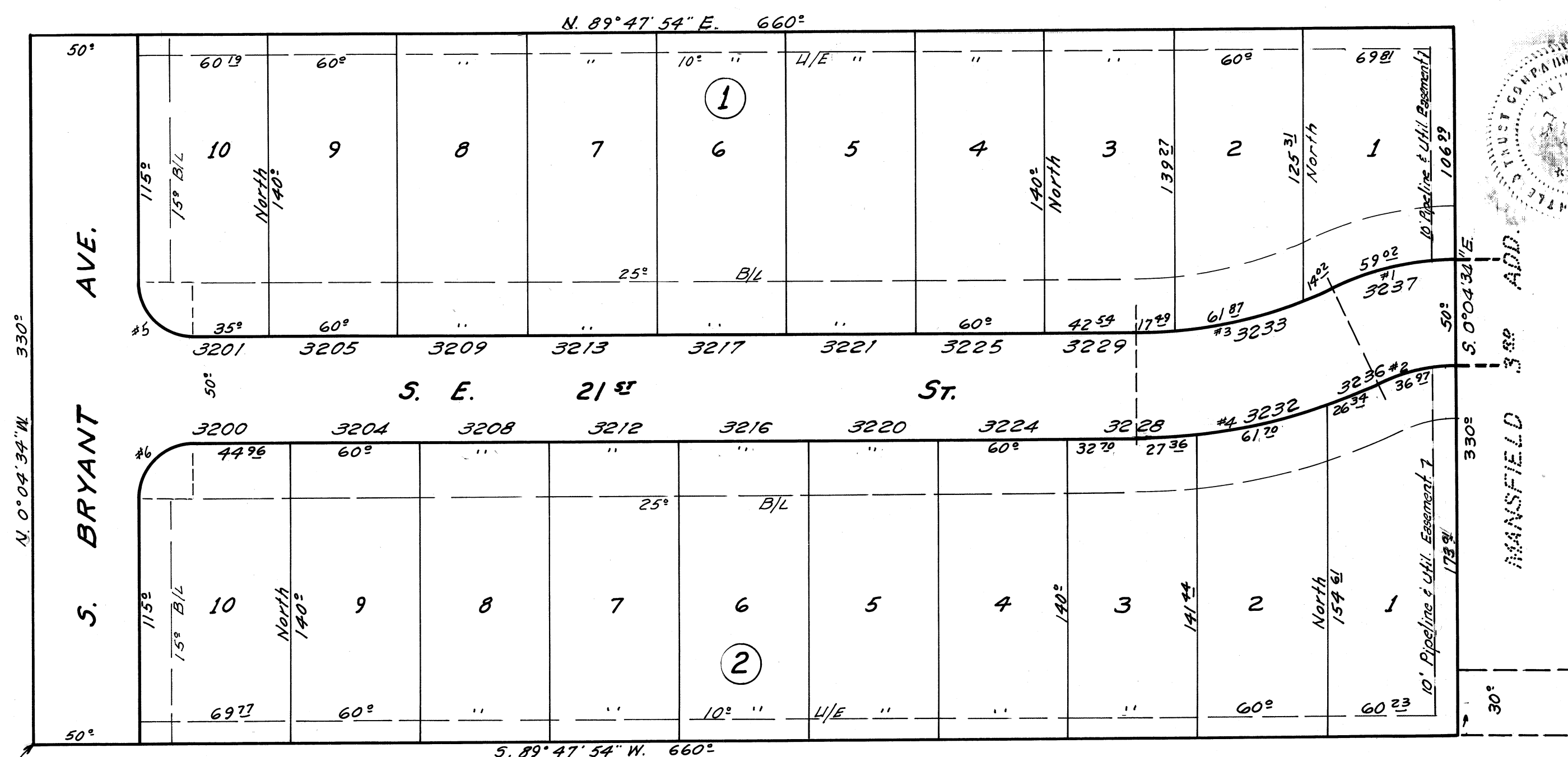
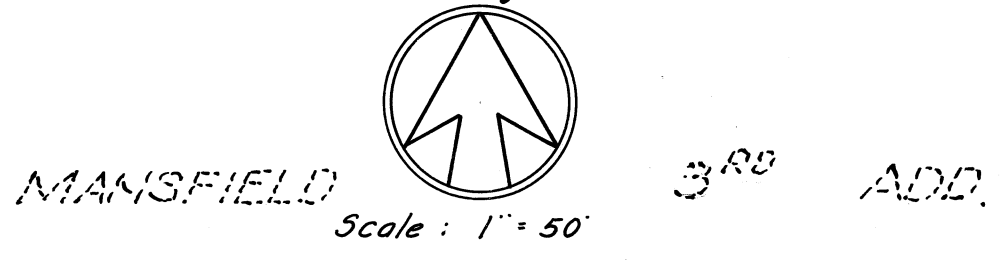
I, R.W. THOMAS, do hereby certify that I am by profession a land surveyor and the annexed Plat of EPPERLY HEIGHTS 13<sup>th</sup> ADDITION in Del City, Oklahoma correctly represents a survey made under my supervision on the 28<sup>th</sup> day of November 1958, and that all the monuments shown thereon actually exist and their positions are correctly shown.

R.W. Thomas  
Surveyor

STATE OF OKLAHOMA: S.S.  
COUNTY OF OKLAHOMA:

Before me the undersigned, a Notary Public in and for the County and State of Oklahoma, on the 25<sup>th</sup> day of November 1958, personally appeared R.W. THOMAS, 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 above written. My commission expires March 8, 1959.

Lealie Judd  
Notary Public



UNPLATTED

UNPLATTED

S.W. Cor. of N.W. 1/4 of Sec. 7, T. 11 N. - R. 2 W. I.M.

| Curve | Δ           | Tan   | L      | Radius | D            |
|-------|-------------|-------|--------|--------|--------------|
| 1     | 25° 16' 39" | 30.2  | 59.02  | 133.79 | 42° 49' 31"  |
| 2     | 25° 16' 39" | 18.79 | 36.97  | 83.79  | 68° 22' 48"  |
| 3     | 25° 14' 07" | 47.46 | 93.38  | 212.02 | 27° 01' 25"  |
| 4     | 25° 14' 07" | 58.65 | 115.40 | 262.02 | 21° 52' 10"  |
| 5     | 89° 52' 28" | 25.2  | 39.29  | 25.05  | 228° 43' 33" |
| 6     | 90° 07' 32" | 25.2  | 39.25  | 24.95  | 229° 38' 33" |

### BONDED ABSTRACTER'S CERTIFICATE

The undersigned, duly qualified and lawfully Bonded Abstracter of Titles in and for the County and State of Oklahoma, hereby certify that the records of said County show that the title to the land shown on the annexed plat of "EPPERLY HEIGHTS 13<sup>th</sup> ADDITION" to Del City, Oklahoma, is vested in SOUTH EAST DEVELOPERS INC., a corporation.

And that on the 28<sup>th</sup> day of November 1958, 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 for the year 1958 and all prior years are paid. That there are no outstanding tax sales certificates against said land and that no tax deeds are issued to any person, and that there are no liens, mortgages, or other encumbrances of any nature against the land included in said annexed plat EXCEPT, Mineral interest reserved or conveyed of record and right of way of record.

IN WITNESS WHEREOF:  
We have set our hand and seal this 28<sup>th</sup> day of November 1958.

ATTEST: Art Bibb Secretary  
Walter O. Rombarger 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 28<sup>th</sup> day of November 1958, personally appeared Walter O. Rombarger, to me known to be the identical person who subscribed the name of AMERICAN FIRST TITLE TRUST COMPANY as its 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.

Walter O. Rombarger  
Notary Public

### COUNTY TREASURER'S CERTIFICATE

I, W.T. BILL HALE, do hereby certify that I am the duly qualified and acting County Treasurer of the County of Oklahoma, State of Oklahoma, that the tax records of said County show that all taxes are paid for the year 1958 and prior years on the land shown on the annexed plat of "EPPERLY HEIGHTS 13<sup>th</sup> ADDITION" to Del City, Oklahoma, that the required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current years taxes.

In Witness whereof, said County Treasurer has caused this instrument to be executed at Oklahoma City, Oklahoma on the 26<sup>th</sup> day of November 1958.

W.T. Bill Hale  
County Treasurer

### APPROVAL OF BOARD OF TRUSTEES, DEL CITY, OKLAHOMA

The undersigned, Town Clerk of the town of DEL CITY, Oklahoma hereby certifies that the Board of Trustees of said town duly approved the annexed plat of EPPERLY HEIGHTS 13<sup>th</sup> ADDITION to Del City, Oklahoma, at a regular meeting of said Board on the 14<sup>th</sup> day of November 1958.

Herman W. House  
Town Clerk