

**OWNER'S CERTIFICATE AND DEDICATION**

KNOW ALL MEN BY THESE PRESENTS that the undersigned FINANCIAL I & A, Inc., an Oklahoma corporation, hereby certifies that it is the owner of the legal title and the only person, firm or corporation having any legal right, title or interest in and to the land shown on the annexed map or plat of FAIRCLOUD V, an addition to the City of Edmond, being a subdivision within the E-1/2, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, and does further certify:

THAT as the owner of the title to said lands which is shown and described on the annexed plat of FAIRCLOUD V, it does hereby dedicate the streets and avenues shown on said map or plat for the uses of the public, for their successors and assigns, and guarantee a clear title to said land and has caused the same to be released of all encumbrances so that the title is clear, except mineral reservations and rights of ways of record and except as shown in the Bonded Abstractor's Certificate.

THAT the areas indicated on said plat as drainage or utility easements are hereby reserved for the purposes of locating, constructing, erecting, maintaining, conducting and performing any public or quasi-public utility function or service above or beneath the surface of the ground with rights of ingress and egress at any time for the purpose of installation, repair, maintenance, operation and removal of any such public or quasi-public utility.

SAID property covered by this plat and this dedication are subject to certain restrictions, reservations and covenants contained in a separate instrument which may be filed subsequent to filing of the plat.

THAT Blocks J, K and L, as shown on the annexed plat, are Common Areas to be owned by a Property Owner's Association comprising all lot owners within the entire FAIRCLOUD Addition which includes the above shown platted area and also may include the remainder of the SW-1/4, NE-1/4 and NW-1/4, SE-1/4 and 3.80 acres in the NE corner of the SW-1/4, SE-1/4 of Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma. Said Common Areas shall be reserved for the private use of the Property Owner's Association and for drainage and detention facilities. Said Property Owner's Association is charged with the responsibility of maintaining all drainage swales and detention facilities as may be required by the City of Edmond.

IN WITNESS WHEREOF, said corporation has caused this instrument to be executed at Edmond, Oklahoma, this 17th day of November, 1989.

FINANCIAL I & A, Inc.

By Jerry L. McNabb  
JERRY L. McNABB, PRESIDENT

ATTEST:

Donald Hinkle  
DONALD HINKLE, SECRETARY

BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this 17th day of November, 1989, personally appeared JERRY L. McNABB, President of Financial I & A, Inc., to me known to be the identical person who subscribed the name of the maker thereof to the above and foregoing Owner's Certificate and Dedication as its 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.

WITNESS MY HAND AND SEAL the day and year last above written.

Joseph R. ...  
NOTARY PUBLIC

MY COMMISSION EXPIRES:

**SURVEYOR'S CERTIFICATE**

I, ROBERT L. McCUTCHAN, a registered land surveyor in the State of Oklahoma, do hereby certify that the annexed plat of FAIRCLOUD V, an addition to the City of Edmond, Oklahoma County, Oklahoma, correctly represents an accurate survey made, under my supervision, and that the monuments shown thereon actually exist and are correctly shown.

Robert L. McCutchan  
ROBERT L. McCUTCHAN  
Registered Land Surveyor #153

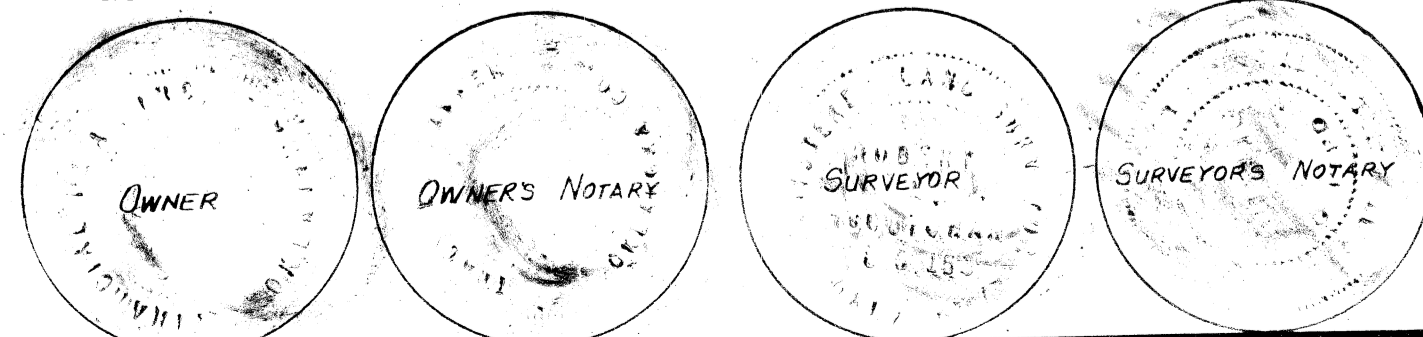
STATE OF OKLAHOMA )  
COUNTY OF OKLAHOMA ) s.s.

Before me, the undersigned, a Notary Public in and for said County and State, on this 17th day of November, 1989, personally appeared ROBERT L. McCUTCHAN, to me known to be the identical person who subscribed the name of the maker thereof and 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 Notary Seal the day and year last above written.

Nikki R. Zook  
NOTARY PUBLIC

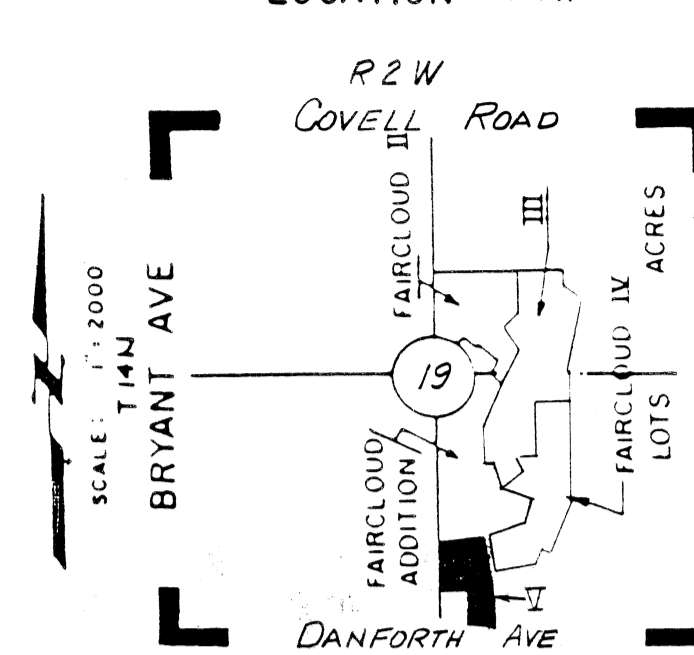
MY COMMISSION EXPIRES:  
November 29, 1992



# FAIRCLOUD V

A Part of E. 1/2, Sec. 19, T.14N, R. 2 W., I.M.  
TO THE CITY OF EDMOND, OKLAHOMA

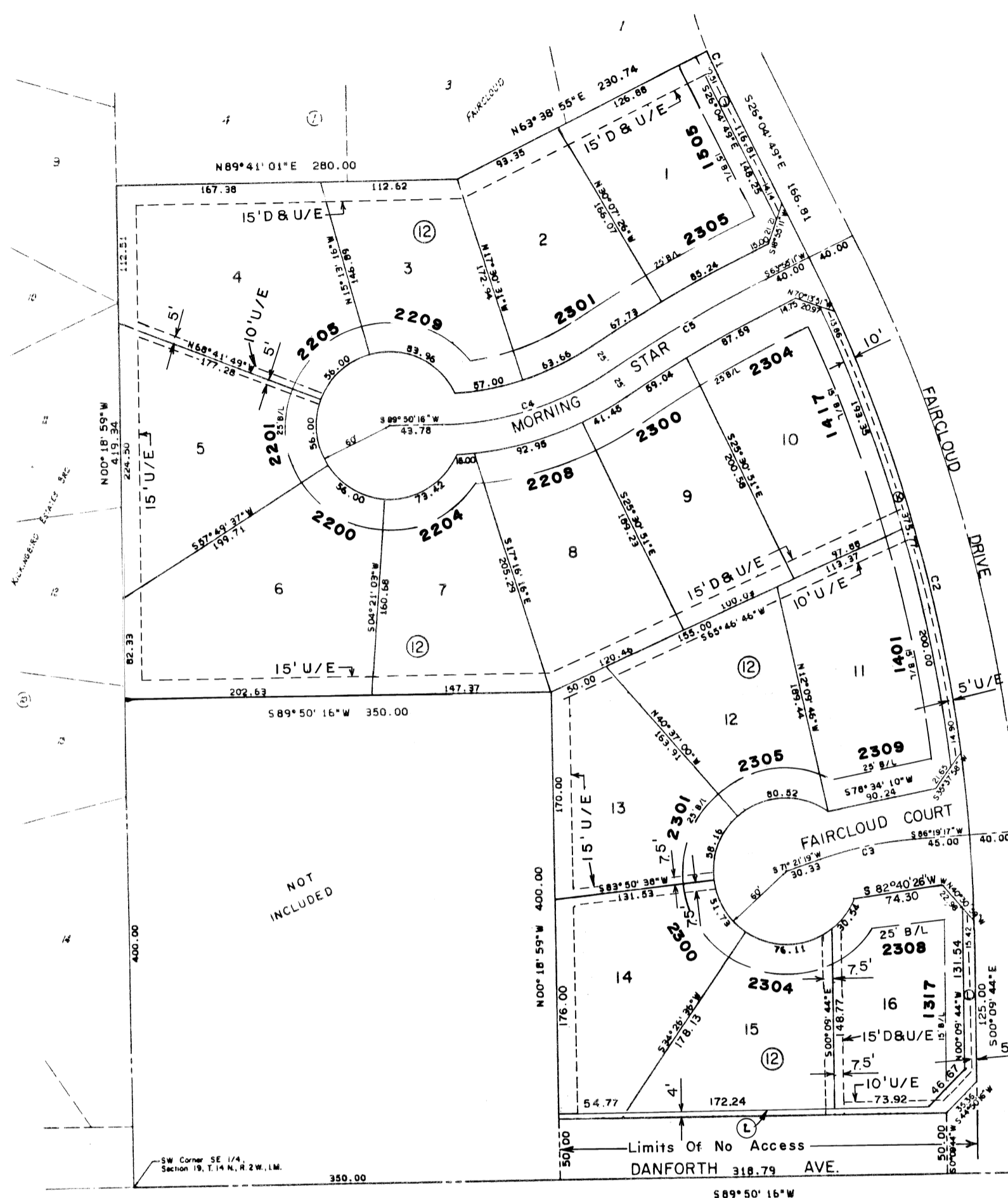
**LOCATION MAP**



**CURVE DATA TABLE**

| Curve # | Ch.    | Δ         | R       | L      | T      |
|---------|--------|-----------|---------|--------|--------|
| 1       | 21.50  | 002 42 51 | 453.80  | 21.50  | 10.75  |
| 2       | 566.78 | 025 55 05 | 1263.69 | 571.64 | 290.80 |
| 3       | 79.32  | 014 57 58 | 304.53  | 79.55  | 40.00  |
| 4       | 143.76 | 033 10 29 | 251.79  | 145.79 | 75.00  |
| 5       | 149.70 | 007 15 24 | 1182.78 | 149.80 | 75.00  |

Scale 1" = 100'



**LEGAL DESCRIPTION**

Being a part of the E-1/2 of Section 19, T 14 N, R 2 W, I.M., to the City of Edmond, Oklahoma County, Oklahoma, and being more particularly described as follows: COMMENCING at the SW Corner of the SE 1/4 of said Section 19,

- THENCE: N 0°18'59"W along the west line of said E-1/2 for a distance of 400.00' TO THE POINT OR PLACE OF BEGINNING,
  - THENCE: Continuing north 0°18'59"W along said west line for a distance of 419.34' to the southwest corner of Lot 4, Block 1, FAIRCLOUD,
  - THENCE: N 89°41'01"E along the south line of said Lot 4 and Lot 3, Block 1, FAIRCLOUD, for a distance of 280.00',
  - THENCE: N 63°38'55"E along the south line of said Lot 3 and Lot 1, Block 1, FAIRCLOUD, for a distance of 230.74' to a point on the west right of way line of Faircloud Drive,
  - THENCE: Southeasterly along said west right of way line, the same being a curve to the left having a radius of 453.80' for a distance of 21.50',
  - THENCE: S 26°04'49"E and continuing along said west right of way line for a distance of 166.81' to a point of curve,
  - THENCE: Southeasterly and continuing along said west right of way line, the same being a curve to the right having a radius of 1,263.69' for a distance of 571.64',
  - THENCE: S 0°09'44"E and continuing along said west right of way line for a distance of 125.00',
  - THENCE: S 44°50'16"W and continuing along said west right of way line for a distance of 35.36' to a point on the northerly right of way line of Danforth,
  - THENCE: S 0°09'44"W for a distance of 50.00' to a point on the south line of said E-1/2, Section 19,
  - THENCE: S 89°50'16"W along said south line for a distance of 318.79',
  - THENCE: N 0°18'59"W and parallel with the west line of said E-1/2 for a distance of 400.00',
  - THENCE: S 89°50'16"W and parallel with the south line of said E-1/2 for a distance of 350.00' TO THE POINT OR PLACE OF BEGINNING.
- Said described tract contains 9.38 acres more or less.

**BONDED ABSTRACTOR'S CERTIFICATE**

The undersigned duly qualified and lawfully bonded abstractor of titles in and for the County of Oklahoma, State of Oklahoma, hereby certifies that the records of said County show that the title to said land shown on the annexed plat of FAIRCLOUD V, a part of the E-1/2, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, is vested in FINANCIAL I & A, Inc., an Oklahoma corporation, and that on the 8th day of December, 1989, there were no actions pending, or judgments of any nature in any Court, or on file with any Clerk of any Court in said County and State against said land or the owner thereof, and that there are no outstanding tax sales certificates, tax deeds outside the chain of title relied on and is subject to mortgages, easements, rights of ways, oil and gas leases and mineral conveyances of record.

CAPITOL ABSTRACT AND TITLE CO.

By Charles L. Frede, Jr.  
CHARLES L. FREDE, JR.  
VICE PRESIDENT

ATTEST:

Jack F. Skaggs  
JACK F. SKAGGS, SECRETARY

**COUNTY TREASURER'S CERTIFICATE**

I, the undersigned, do hereby certify that I am the duly elected, qualified and acting County Treasurer of Oklahoma County, State of Oklahoma, and that the tax records of said County show all taxes are paid for the year 1989, and prior years, on the land shown on the annexed plat of FAIRCLOUD V, a part of the E-1/2, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, and that the required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current year's taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed in Oklahoma City, Oklahoma, on this 17th day of November, 1989.

Jim Howard  
COUNTY TREASURER  
Chief Deputy

**CITY PLANNING COMMISSION APPROVAL**

I, the undersigned, Chairman of the City Planning Commission of the City of Edmond, Oklahoma, do hereby certify that said Planning Commission duly approved the Final Plat of FAIRCLOUD V, a part of the E-1/2, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, an addition to the City of Edmond on the 8th day of November, 1989.

Jack Skaggs  
CHAIRMAN

**CITY CLERK'S CERTIFICATE**

I, PATSY SANDEFUR, City Clerk of the City of Edmond, Oklahoma, do hereby certify that I have examined the records of said City and find all deferred payments or unmatured installments on special assessments have been paid in full and there is no special assessment procedure now pending against the land shown on the annexed plan of FAIRCLOUD V, a part of the E-1/2, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, on the 13 day of November, 1989.

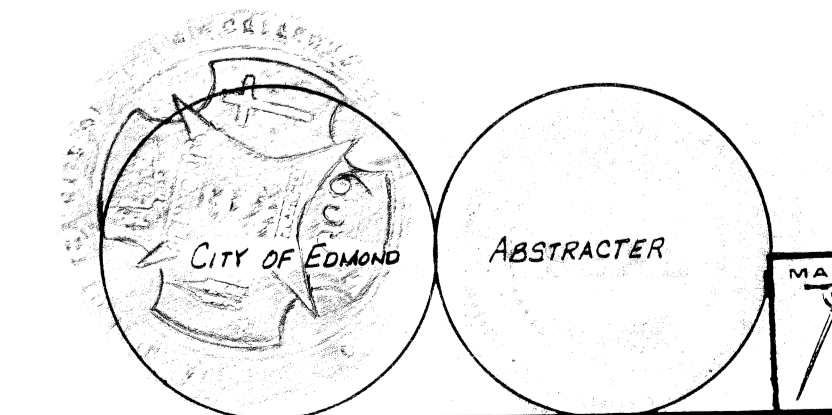
Patsy Sandefur  
PATSY SANDEFUR, CITY CLERK

**APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATIONS BY CITY COUNCIL**

Be it hereby resolved by the Council for the City of Edmond, Oklahoma, that the annexed plat of FAIRCLOUD V, a part of the E-1/2, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, 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 13 day of November, 1989.

Patsy Sandefur Paul Walters  
CITY CLERK MAYOR



**MAPCO ENGINEERING AND ASSOCIATES**  
ENGINEERS PLANNERS SURVEYORS  
SUITE 310 • 2500 SOUTH BROADWAY • EDMOND, OKLA. 73013 • 405-348-0590