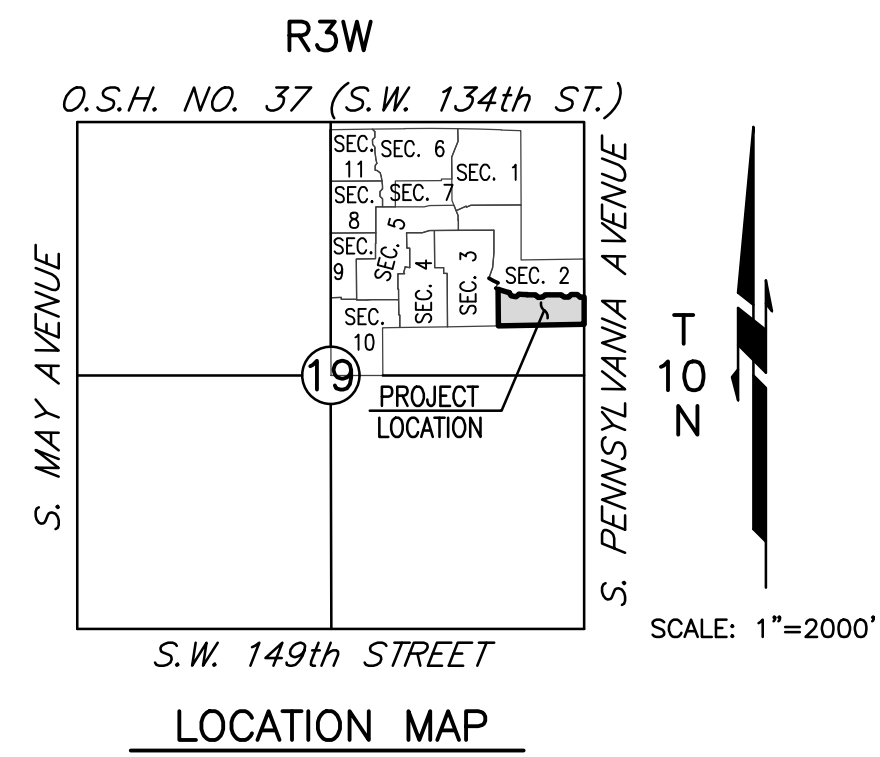


**FINAL PLAT**  
**COUNTRY PLACE ADDITION SECTION 12**  
 A PART OF THE N.E. 1/4, SECTION 19, T10N, R3W, I.M.  
 OKLAHOMA CITY, CLEVELAND COUNTY, OKLAHOMA



**OWNER'S CERTIFICATE AND DEDICATION**  
**KNOW ALL MEN BY THESE PRESENTS:**

That we the undersigned, LANDMARK LAND COMPANY, L.L.C., a Limited Liability Company, do hereby certify that we are the owners of and the only person or persons, corporation or corporations having any right, title or interest in the land shown on the annexed plat of COUNTRY PLACE ADDITION SECTION 12, a subdivision of a part of the N.E. 1/4, Section 19, T10N, R3W, of the Indian Meridian to Oklahoma City, Cleveland County, Oklahoma, and have caused the said premises to be surveyed and platted into lots, blocks, streets and easements, as shown on said annexed plat, said annexed plat represents a correct survey of all property included therein and is hereby adopted as the plat of land under the name of COUNTRY PLACE ADDITION SECTION 12. LANDMARK LAND COMPANY, L.L.C., dedicates all streets and easements shown on said annexed plat to the public for public highways, streets and easements, for themselves, their successors and assigns forever and have caused the same to be released from all rights, easements and encumbrances except as shown on the Bonded Abstracter's Certificate.

In Witness Whereof the undersigned have caused this instrument to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

LANDMARK LAND COMPANY, L.L.C., a Limited Liability Company

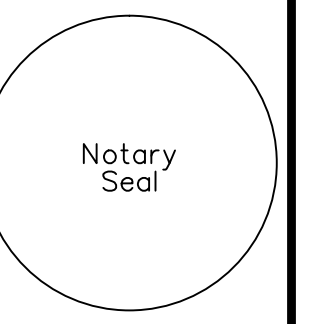
\_\_\_\_\_, MANAGER

**STATE OF OKLAHOMA s.s.**  
**COUNTY OF CLEVELAND**

Before me, the undersigned, a Notary Public in and for said County and State, on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_ personally appeared \_\_\_\_\_, as manager of LANDMARK LAND COMPANY, L.L.C., 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 and as the free and voluntary act and deed of LANDMARK LAND COMPANY, L.L.C., for the uses and purposes therein set forth.

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

My Commission Expires: \_\_\_\_\_ NOTARY PUBLIC



**BONDED ABSTRACTER'S CERTIFICATE**

The undersigned, duly qualified abstractor in and for said County and State, hereby certifies that according to the records of said County, title to the land shown on the annexed plat of COUNTRY PLACE ADDITION SECTION 12, a subdivision of a part of the N.E. 1/4, Section 19, T10N, R3W, of the I.M. to Oklahoma City, Cleveland County, Oklahoma appears to be vested in LANDMARK LAND COMPANY, L.L.C., a Limited Liability Company, on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_ unencumbered by pending actions, judgments, liens, taxes or other encumbrances except minerals previously conveyed and mortgages of record.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_. FIRST AMERICAN TITLE & TRUST COMPANY

**CERTIFICATE OF APPROVAL**

I, \_\_\_\_\_, Secretary to the Planning Commission of the City of Oklahoma City, Oklahoma, hereby that the Oklahoma City Planning Commission duly approved this plat on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Secretary

**ACCEPTANCE OF DEDICATIONS**

Be it resolved by the City Council of the City of Oklahoma City, Oklahoma that the dedications shown on the annexed plat of COUNTRY PLACE ADDITION SECTION 12, to Oklahoma City, Oklahoma are hereby accepted. Signed by the Mayor of the City of Oklahoma City, Oklahoma this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

ATTEST:

CITY CLERK, Frances Kersey

MAYOR

**CERTIFICATE OF CITY CLERK**

I, Frances Kersey, City Clerk of the City of Oklahoma City, Oklahoma, hereby certify that I have examined the records of said City and find that all deferred payments on unmatured installments have been paid in full and that there is no special assessment procedure now pending against the land on the annexed plat of COUNTRY PLACE ADDITION SECTION 12, to the City of Oklahoma City, Oklahoma.

Signed by the City Clerk on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

CITY CLERK, Frances Kersey

**COUNTY TREASURER'S CERTIFICATE**

I, Jim Reynolds, hereby certify that I am the duly elected and acting County Treasurer of Cleveland County, State of Oklahoma, that the tax records of said County show all taxes paid for the year 20\_\_ and all prior years on the land shown on the annexed plat of COUNTRY PLACE ADDITION SECTION 12, an addition to the City of Oklahoma City, Cleveland County, Oklahoma that the required statutory security has been deposited in the office of the County Treasurer, guaranteeing payment of current years taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

COUNTY TREASURER, Jim Reynolds

**LICENSED LAND SURVEYOR**

I, Damon K. Durham, do hereby certify that I am a Professional Land Surveyor in the State of Oklahoma, and that the Final Plat of COUNTRY PLACE ADDITION SECTION 12, an addition to the City of Oklahoma City, Oklahoma, consisting of two (2) sheets, represents a survey made under my supervision on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, and that monuments shown thereon actually exist and their positions are correctly shown, that this Survey meets the Oklahoma Minimum Standards for the Practice of Land Surveyors as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors; and that said Final Plat complies with the requirements of Title 11 Section 41-108 of the Oklahoma State Statutes.

DURHAM SURVEYING, INC.  
 1819 S. MORGAN RD.  
 Oklahoma City, OK 73128  
 (405) 265-3404

Damon K. Durham, LICENSED LAND SURVEYOR No. 1521  
 OKLAHOMA CERTIFICATE OF AUTHORIZATION NO. 5313 EXPIRES June 30, 2016.

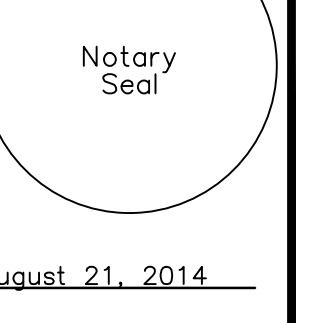
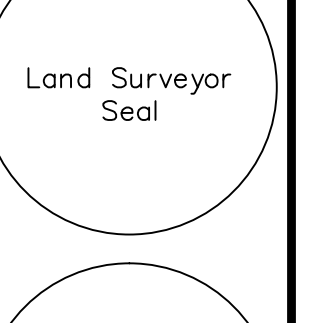
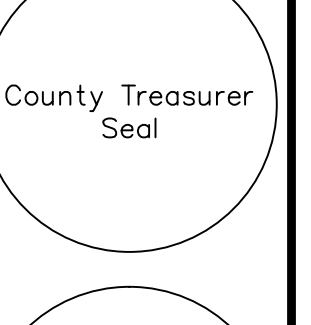
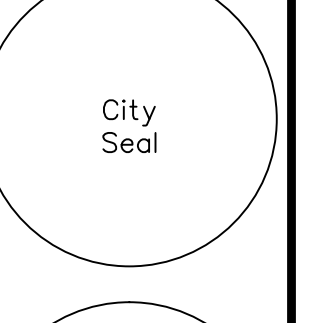
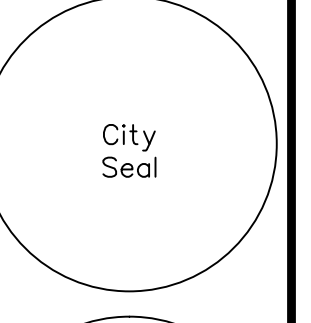
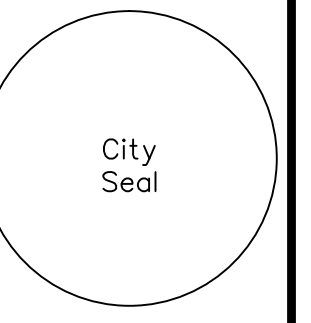
**STATE OF OKLAHOMA s.s.**  
**COUNTY OF OKLAHOMA**

Before me, the undersigned, a Notary Public in and for said County and State on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, personally appeared Damon K. Durham, 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: \_\_\_\_\_ NOTARY PUBLIC

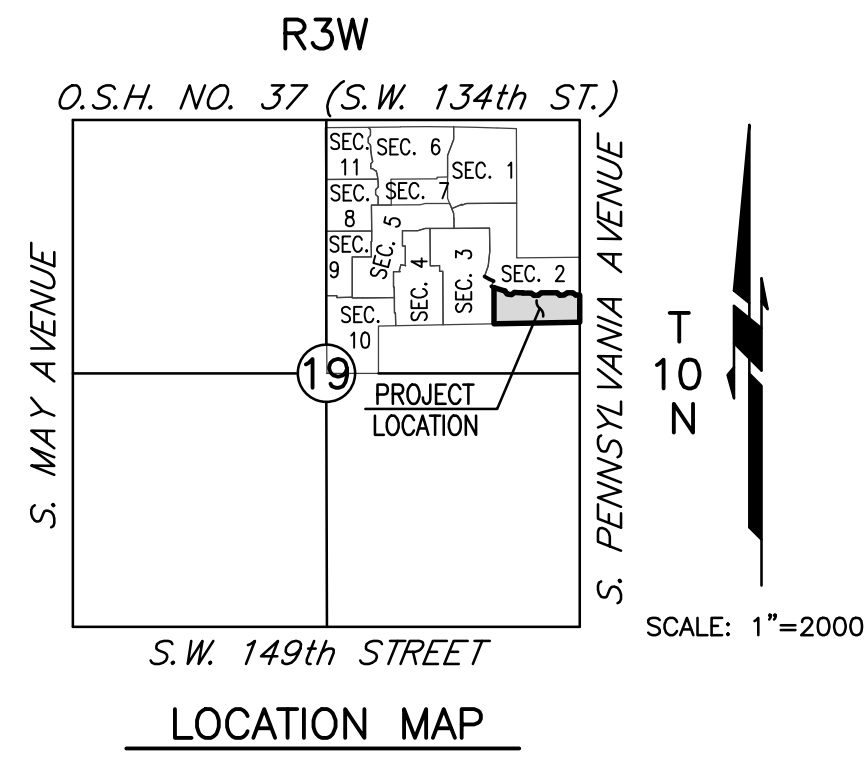
Date: August 21, 2014



NOTE: THE UNIT OF MEASUREMENT SHOWN FOR ALL DIMENSIONS ON THE FINAL PLAT IS U.S. SURVEY FEET.

SMC Consulting Engineers, P.C.  
 815 W. Main Street  
 Oklahoma City, OK 73106  
 Ph.: (405) 232-7715  
 Oklahoma CA#464 Exp.: 6-30-2015

**FINAL PLAT**  
**COUNTRY PLACE ADDITION SECTION 12**  
 A PART OF THE N.E. 1/4, SECTION 19, T10N, R3W, I.M.  
 OKLAHOMA CITY, CLEVELAND COUNTY, OKLAHOMA



**LEGAL DESCRIPTION**

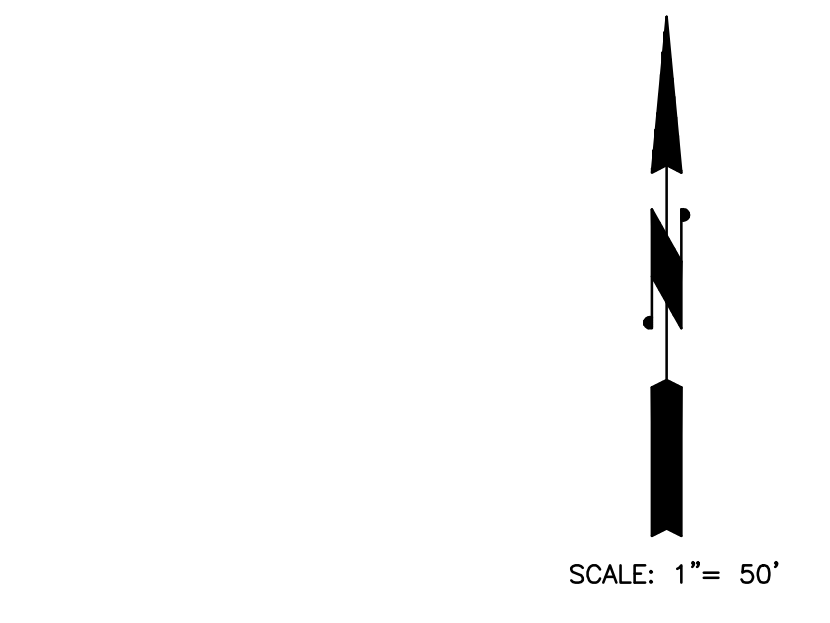
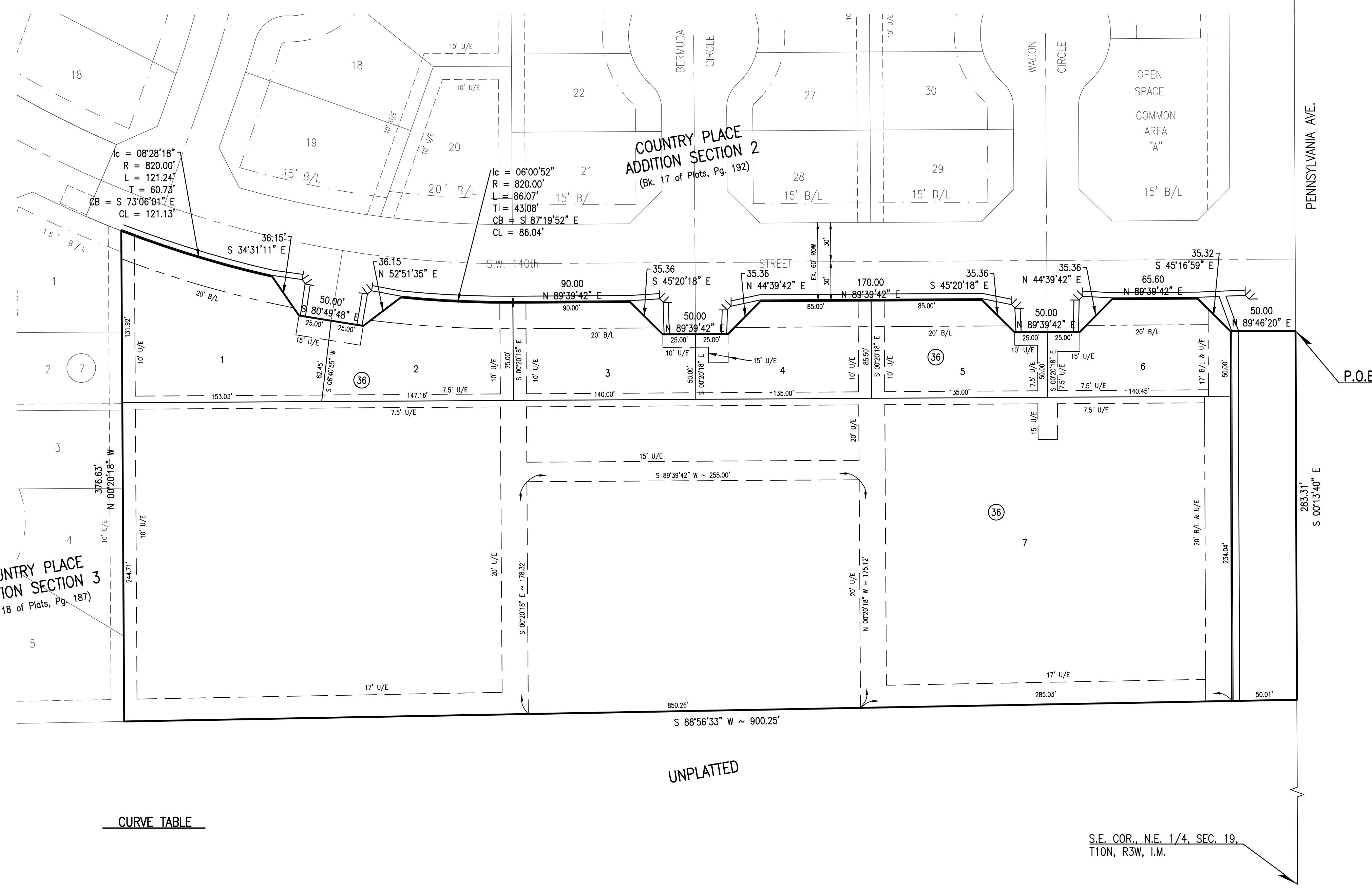
A tract of land being a part of the Northeast Quarter (NE/4) of Section 19, T10N, R3W, of the Indian Meridian, Oklahoma City, Cleveland County, Oklahoma, being more particularly described as follows:

COMMENCING at the Northeast corner of said NE/4; THENCE South 00°13'40" East along the East line of said NE/4 a distance of 1822.88 feet to the POINT OF BEGINNING;

THENCE South 00°13'40" East along said East line a distance of 283.31 feet; THENCE South 88°56'33" West a distance of 900.25 feet to a point, said point being a point on the property line of the filed final plat of COUNTRY PLACE ADDITION SECTION 3 (as filed in Book 18 of Plats, Page 187); THENCE North 00°20'18" West along the property line of said final plat a distance of 376.63 feet to a point on a non-tangent curve, said point being a point on the property line of COUNTRY PLACE ADDITION SECTION 2 (as filed in Book 17 of Plats, Page 192); THENCE along the property line of said final plat the following sixteen (16) courses:

- 1) THENCE around a curve to the left having a radius of 820.00 feet (said curve subtended by a chord which bears South 73°06'01" East, a distance of 121.13 feet) and an arc length of 121.24 feet;
- 2) THENCE South 34°31'11" East a distance of 36.15 feet;
- 3) THENCE South 80°49'48" East a distance of 50.00 feet;
- 4) THENCE North 52°51'35" East a distance of 36.15 feet to a point on a non-tangent curve;
- 5) THENCE around a curve to the left having a radius of 820.00 feet (said curve subtended by a chord which bears South 87°19'52" East, a distance of 86.04 feet) and an arc length of 86.07 feet;
- 6) THENCE North 89°39'42" East a distance of 90.00 feet;
- 7) THENCE South 45°20'18" East a distance of 35.36 feet;
- 8) THENCE North 89°39'42" East a distance of 50.00 feet;
- 9) THENCE North 44°39'42" East a distance of 35.36 feet;
- 10) THENCE North 89°39'42" East a distance of 170.00 feet;
- 11) THENCE South 45°20'18" East a distance of 35.36 feet;
- 12) THENCE North 89°39'42" East a distance of 50.00 feet;
- 13) THENCE North 44°39'42" East a distance of 35.36 feet;
- 14) THENCE North 89°39'42" East a distance of 65.60 feet;
- 15) THENCE South 45°16'59" East a distance of 35.32 feet;
- 16) THENCE North 89°46'20" East a distance of 50.00 feet to POINT OF BEGINNING.

Said tract contains 281,244 square feet, or 6.456 acres, more or less.



BASIS OF BEARING FOR THIS PLAT IS S 00°13'40" E AS RECORDED IN THE FINAL PLAT OF COUNTRY PLACE ADDITION SECTION 2 (BK. 17 PG. 192).

TOTAL LOTS = 7

**NOTES:**

1. A SIDEWALK IN ACCORDANCE WITH CITY SPECIFICATIONS SHALL BE REQUIRED ON EACH LOT WHERE IT ABUTS A LOCAL OR COLLECTOR STREET AT THE BUILDING PERMIT STAGE WITH INSTALLATION PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
2. ALL ISLANDS AND/OR MEDIANS WITHIN STREET RIGHTS-OF-WAY WILL BE MAINTAINED BY THE PROPERTY OWNERS ASSOCIATION OF COUNTRY PLACE ADDITION.
3. A SECOND TREE SHALL BE PLANTED IN THE FRONT YARD OF EACH LOT IN WHICH THE GARAGE FRONT FACES THE FRONT STREET AND LIES FORWARD OF THE MAIN FRONT WALL OF THE HOUSE.
4. MAINTENANCE OF THE COMMON AREAS AND PRIVATE DRAINAGE EASEMENTS SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION. NO STRUCTURES, STORAGE OF MATERIAL, GRADING, FILL OR OTHER OBSTRUCTIONS, INCLUDING FENCES, EITHER TEMPORARY OR PERMANENT SHALL BE PLACED IN DRAINAGE RELATED COMMON AREAS.

**CURVE TABLE**

1	820.00'	86.07'	86.04'
2	820.00'	121.24'	121.13'

NOTE: THE UNIT OF MEASUREMENT SHOWN FOR ALL DIMENSIONS ON THE FINAL PLAT IS U.S. SURVEY FEET.

Date: August 21, 2014

U/E = UTILITY EASEMENT  
 B/L = BUILDING LINE  
 R.O.W. = RIGHT OF WAY  
 L.N.A. = LIMITS OF NO ACCESS  
 -1000- = ADDRESS

SMC Consulting Engineers, P.C.  
 815 W. Main Street  
 Oklahoma City, OK 73106  
 Ph.: (405)232-7715  
 Oklahoma CA#464 Exp.: 6-30-2015