

# FINAL PLAT OF LAKE WOODS SEC. 3

BEING A PART OF THE S.E./4 OF SEC 26, T-10-N, R-3-W, I.M.  
CITY OF MOORE, CLEVELAND COUNTY, OKLAHOMA

**OWNER'S CERTIFICATE AND DEDICATION**

KNOW ALL MEN BY THESE PRESENTS: That WOODS ENTERPRISE LLC., AN OKLAHOMA LIMITED LIABILITY COMPANY, does hereby certify that they are the owners of and the only persons, firms or corporation having any rights, title, or interest in and to the land shown on the annexed plat and that they have caused the same to be surveyed and platted, and that they hereby dedicate all the streets and easements shown hereon to the public, for the purposes of streets, utilities, and drainage, for their heirs, executors, administrators, successors, and assign forever, and have caused the same to be released from all encumbrances so that the title is clear, except as shown in the abstractor's certificate.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 2010.  
Convenants, reservations, and restrictions for this addition are contained in a separate instrument.

WOODS ENTERPRISE LLC.  
AN OKLAHOMA LIMITED LIABILITY COMPANY

JOHN N. WOODS  
GENERAL MANAGER

STATE OF OKLAHOMA }  
COUNTY OF \_\_\_\_\_ }SS:

Before me, the undersigned Notary Public, in and for said County and State on this \_\_\_\_\_ day of \_\_\_\_\_, 2010, personally appeared JOHN N. WOODS, GENERAL MANAGER 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 said corporation, for the uses and purposes herein set forth.

MY COMMISSION EXPIRES: \_\_\_\_\_

NOTARY PUBLIC  
# \_\_\_\_\_

**BONDED ABSTRACTOR'S CERTIFICATE**

The undersigned, a duly qualified and lawful bonded abstractor of titles, in and for the County of CLEVELAND, State of OKLAHOMA, hereby certifies that the records of said county show that the title to the land on the annexed plat is vested in WOODS ENTERPRISE LLC., AN OKLAHOMA LIMITED LIABILITY COMPANY, that on the \_\_\_\_\_ day of \_\_\_\_\_, 2010, 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 owners thereof, and that the taxes are paid for the year \_\_\_\_\_, and prior years, that there are no outstanding tax sales certificates against said land, and no tax deeds are issued to any one person, that there are no liens, mortgages or other encumbrances of any kind against the land included in the annexed plat, except mortgages, mineral rights, water rights, and easements of record previously reserved, excepted or granted.

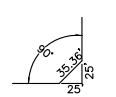
IN WITNESS WHEREOF, said bonded abstractor has caused this instrument to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

CLEVELAND COUNTY ABSTRACT COMPANY

EXEC. VICE-PRESIDENT

**LEGEND**

- B/L = BUILDING LINE
- D/E = DRAINAGE EASEMENT
- EX. = EXISTING
- P.O.B. = POINT OF BEGINNING
- U/E = UTILITY EASEMENT



**COUNTY TREASURER'S CERTIFICATE**

I, \_\_\_\_\_, do hereby certify that I am the duly elected, qualified and acting County Treasurer of CLEVELAND COUNTY, STATE OF OKLAHOMA, that the tax records of said county show all taxes are paid for the year \_\_\_\_\_, and prior years on the land shown on the annexed plat, 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 the CITY OF NORMAN, OKLAHOMA, this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

COUNTY TREASURER

**CITY PLANNING COMMISSION APPROVAL**

I, \_\_\_\_\_, Chairman of the City Planning Commission for the CITY OF MOORE, STATE OF OKLAHOMA, hereby certify that the said commission duly approved the annexed plat on this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

CHAIRMAN

**ACCEPTANCE OF DEDICATION OF CITY COUNCIL**

Be it resolved by the Council of the CITY OF MOORE, OKLAHOMA, that the dedications shown on the annexed plat are hereby accepted, adopted by the Council of the CITY OF MOORE, OKLAHOMA, this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

ATTEST:

CITY CLERK

MAYOR

**CERTIFICATE OF CITY CLERK**

I, \_\_\_\_\_, City Clerk of the CITY OF MOORE, STATE OF OKLAHOMA, hereby certify that I have examined the records of said city and find that all deferred payments or unmatured installments upon special assessment have been paid in full and that there is no special assessment procedure now pending against the land shown on the annexed plat on this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

CITY CLERK

**LEGAL DESCRIPTION**

A TRACT OF LAND IN THE SOUTHEAST QUARTER (S.E./4) OF SECTION TWENTY-SIX (26), TOWNSHIP TEN NORTH (T-10-N), RANGE THREE WEST (R-3-W), OF THE INDIAN MERIDIAN (I.M.), CITY OF MOORE, CLEVELAND COUNTY, OKLAHOMA SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID S.E./4; THENCE S89°43'44"W ALONG THE NORTH LINE OF SAID S.E./4 A DISTANCE OF 1674.11 FEET; THENCE S00°15'17"E A DISTANCE OF 250.00 FEET TO THE POINT OF BEGINNING;  
THENCE N89°43'44"E A DISTANCE OF 736.75 FEET;  
THENCE S00°15'17"E A DISTANCE OF 553.96 FEET;  
THENCE S14°21'23"E A DISTANCE OF 223.93 FEET;  
THENCE S75°38'37"W A DISTANCE OF 21.86 FEET TO A POINT ON A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 225.00 FEET, A CHORD BEARING OF S75°56'02"W, AND A CHORD DISTANCE OF 2.28 FEET; THENCE ALONG SAID CURVE A DISTANCE OF 2.28 FEET;  
THENCE S25°00'31"W A DISTANCE OF 88.07 FEET;  
THENCE N64°59'29"W A DISTANCE OF 125.49 FEET TO A POINT ON A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 225.00 FEET, A CHORD BEARING OF N20°29'12"E, AND A CHORD DISTANCE OF 5.85 FEET; THENCE ALONG SAID CURVE A DISTANCE OF 5.85 FEET;  
THENCE N56°47'24"E A DISTANCE OF 38.17 FEET;  
THENCE N06°59'46"E A DISTANCE OF 50.00 FEET;  
THENCE N42°47'51"W A DISTANCE OF 38.17 FEET TO A POINT ON A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 225.00 FEET, A CHORD BEARING OF N10°03'08"W, AND A CHORD DISTANCE OF 33.79 FEET; THENCE ALONG SAID CURVE A DISTANCE OF 33.80 FEET;  
THENCE N14°21'23"W A DISTANCE OF 76.53 FEET;  
THENCE S75°38'37"W A DISTANCE OF 50.00 FEET TO A POINT ON A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 225.00 FEET, A CHORD BEARING OF N14°01'53"W, AND A CHORD DISTANCE OF 2.55 FEET; THENCE ALONG SAID CURVE A DISTANCE OF 2.55 FEET;  
THENCE S89°44'43"W A DISTANCE OF 522.94 FEET;  
THENCE N00°15'17"W A DISTANCE OF 48.19 FEET;  
THENCE N03°23'06"W A DISTANCE OF 353.34 FEET;  
THENCE S89°44'43"W A DISTANCE OF 15.69 FEET;  
THENCE N00°15'17"W A DISTANCE OF 200.15 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINING 10.64 ACRES, MORE OR LESS.

**LAND SURVEYOR'S CERTIFICATE**

I, WILLIAM SULLIVAN, do hereby certify that I am a REGISTERED PROFESSIONAL LAND SURVEYOR, and that the annexed plat represents a survey made under my direction, and that the monuments shown hereon actually exist and their positions are correctly shown.

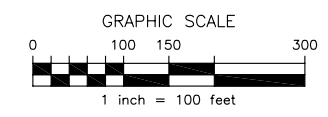
WILLIAM SULLIVAN, R.P.L.S. 1571

STATE OF OKLAHOMA }  
COUNTY OF CANADIAN }SS:

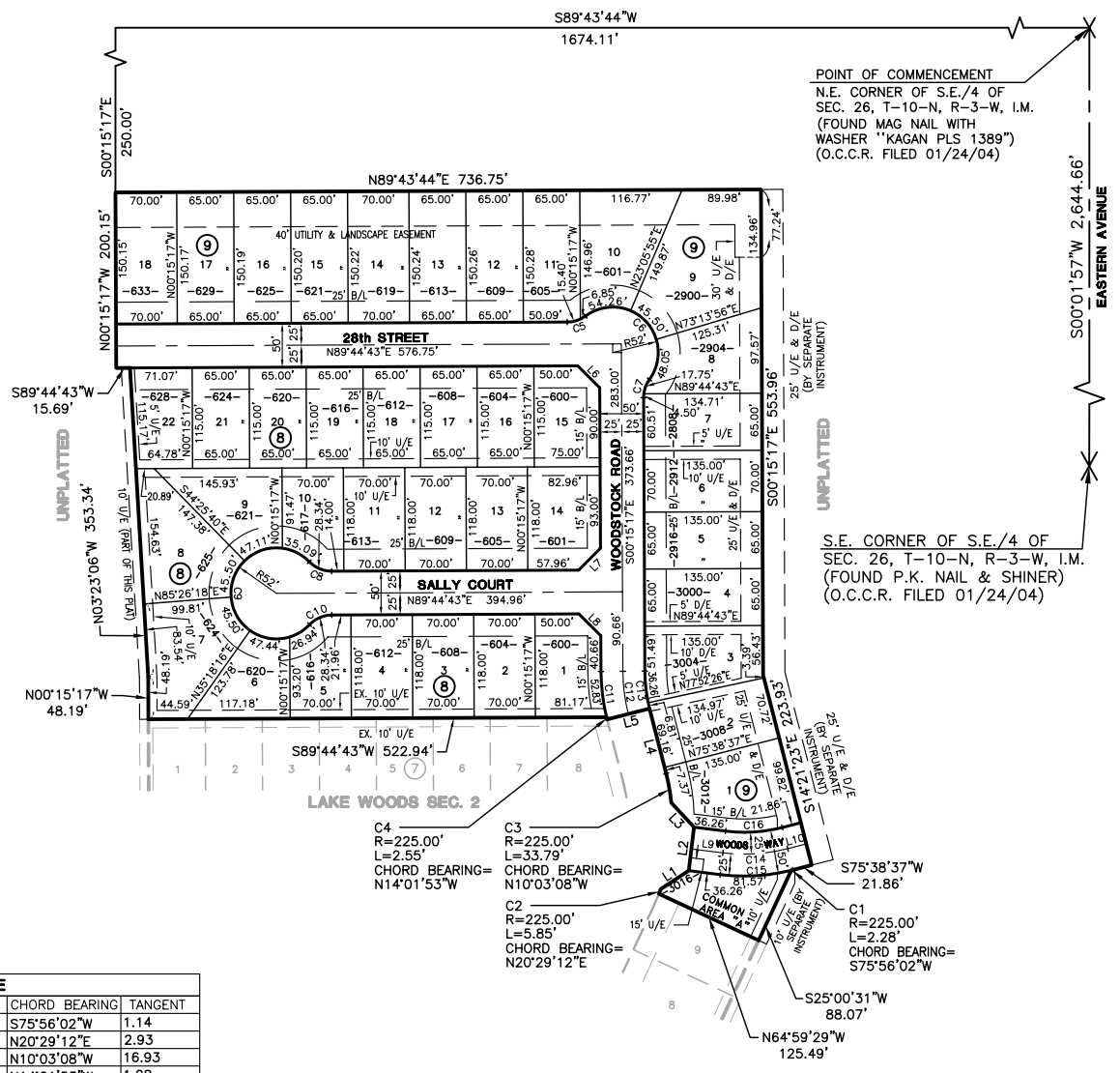
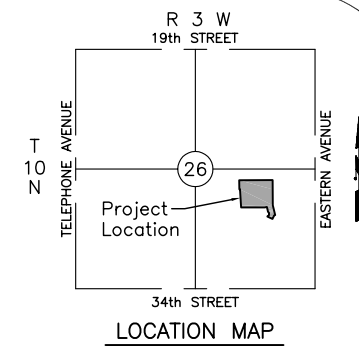
Before me, the undersigned, a Notary Public, in and for said County and State personally appeared WILLIAM SULLIVAN, to me known to be the identical person who executed the above instrument and acknowledged to me that he executed the same as his free and voluntary act and deed. Given under my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

MY COMMISSION EXPIRES: \_\_\_\_\_

NOTARY PUBLIC  
#06003946



BASIS OF BEARINGS = EAST LINE OF THE S.E./4 OF SEC. 26, T-10-N, R-3-W, I.M. (S00°01'57"W)



NUMBER	DIRECTION	DISTANCE
L1	N56°47'24"E	38.17
L2	N06°59'46"E	50.00
L3	N42°47'51"W	38.17
L4	N14°21'23"W	76.53
L5	S75°38'37"W	50.00
L6	S45°15'17"E	35.36
L7	S44°44'43"W	35.36
L8	S45°15'17"E	35.36
L9	S83°00'14"E	36.26
L10	N75°38'37"E	21.86

NO.	DELTA	RADIUS	ARC	CHORD	CHORD BEARING	TANGENT
C1	0°34'51"	225.00	2.28	2.28	S75°56'02"W	1.14
C2	1°29'23"	225.00	5.85	5.85	N20°29'12"E	2.93
C3	8°36'26"	225.00	33.79	33.77	N10°03'08"W	16.93
C4	0°38'59"	225.00	2.55	2.55	N14°01'53"W	1.28
C5	36°25'43"	35.00	22.25	21.88	N71°31'52"E	11.52
C6	16°25'12"	52.00	147.80	102.84	S45°15'17"E	345.00
C7	36°25'43"	35.00	22.25	21.88	S17°57'34"W	11.52
C8	46°23'50"	35.00	28.34	27.57	N67°03'22"W	15.00
C9	272°47'40"	52.00	247.58	71.72	S00°15'17"E	49.52
C10	46°23'50"	35.00	28.34	27.57	N66°32'48"E	15.00
C11	14°06'06"	225.00	55.38	55.24	S07°18'20"E	27.83
C12	14°06'06"	200.00	49.22	49.10	S07°18'20"E	24.74
C13	14°06'06"	175.00	43.07	42.96	S07°18'20"E	21.64
C14	21°21'10"	200.00	74.53	74.10	N86°19'12"E	37.70
C15	21°21'10"	225.00	83.85	83.37	N86°19'12"E	42.42
C16	21°21'10"	175.00	65.22	64.84	N86°19'12"E	32.99

**NOTES:**

- CENTERLINE OF ROADWAY MONUMENTS SHALL BE AS FOLLOWS:  
MAG NAILS WITH WASHER FOR ASPHALT PAVING CUT "X" FOR CONCRETE PAVING
- PROPERTY CORNER MONUMENTS SHALL BE:  
3/8" IRON RODS WITH A PLASTIC CAP
- ALL RESIDENCES SHALL BE CONSTRUCTED WITH CLASS "C" OR BETTER ROOFS.

THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF REGISTRATION 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.

**FINAL PLAT OF  
LAKE WOODS SEC. 3**  
Design Engineers, Inc.

Civil and Environmental Engineering  
1614 Greenbriar Place  
Oklahoma City, OK, 73159  
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CA 1020, EXP. 6-30-08

