

STATE OF OKLAHOMA
CANADIAN COUNTY
RECORDED
1935
COUNTY CLERK
Book 8 Page 177

KNOW ALL MEN BY THESE PRESENTS:

That GARY E. SKIPPER hereby certify that they are the owners of and the only persons, firm or corporation having any right, title or interest, in and to the land shown on the annexed plat of RIDGEWOOD ESTATES ADDITION, SECTION ONE, an addition to the City of Yukon, Oklahoma. That they have caused this same to be surveyed and plotted 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

They further certify that they are the owners of and only person, firm or corporation who has any right, title, or interest to the land included in the above mentioned plat, and they do hereby dedicate all streets and easements as shown on said annexed plat to the use of the public highways, streets, drainage and utility easements for their heirs, executors, administrators, successors, and assigns forever and have caused the same to be released from all encumbrances so that the title is clear.

In witness whereof the undersigned has caused this instrument to be executed on this 20th day of FEBRUARY 1995

Gary Skipper
Gary Skipper

STATE OF OKLAHOMA S.S.
COUNTY OF CANADIAN

Before me, the undersigned, a notary public in and for said county and state, personally appeared Gary Skipper 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.

Witness by hand and seal this 20th day of February 1995

My commission expires: Aug 24 1998
Carolee Martin
Notary Public

STATE OF OKLAHOMA S.S.
COUNTY OF CANADIAN

Before me, the undersigned, a notary public in and for said county and state on the 20th day of February 1995, personally appeared Gary Skipper to me known to be the identical person or persons who executed the within and foregoing instrument and acknowledged to me that they executed the same as their 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:
Aug 24 1998
Notary Public

CERTIFICATE OF CITY CLERK

Doreen Habel City Clerk of Yukon, 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 RIDGEWOOD ESTATES ADDITION, SECTION ONE, an addition to the City of Yukon, Oklahoma.

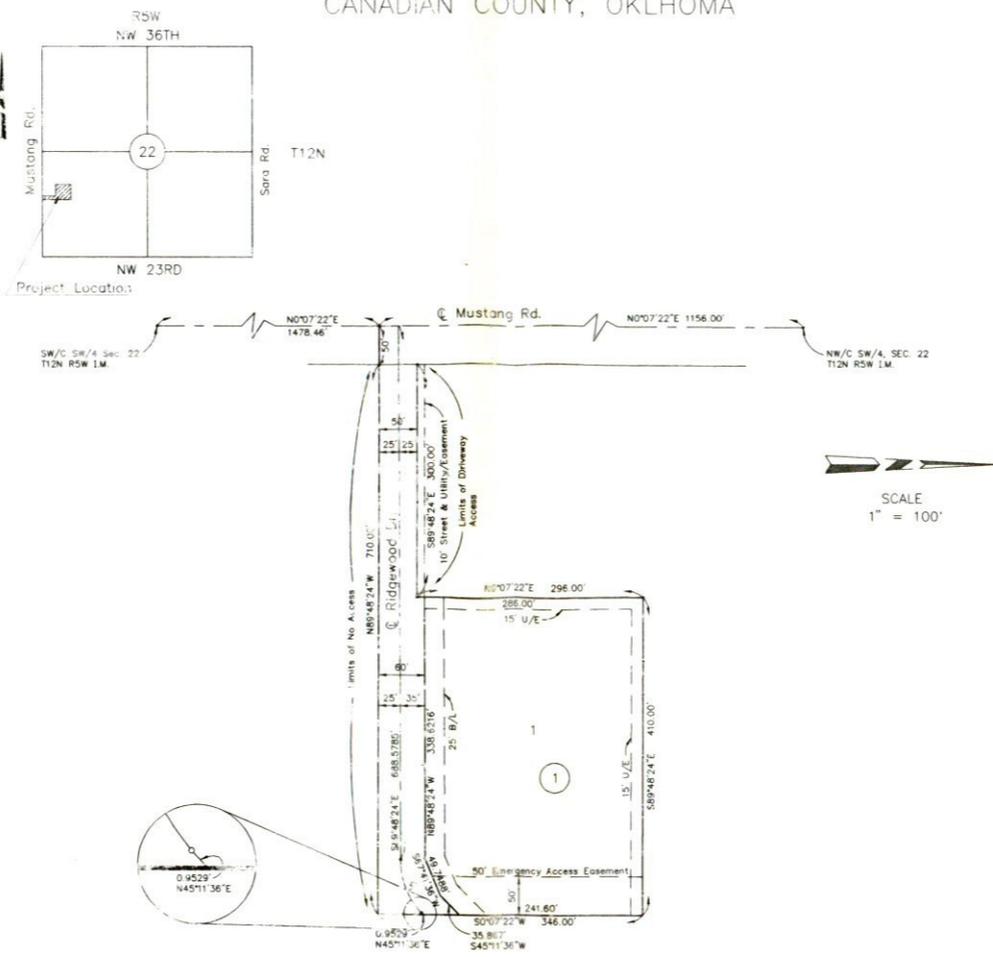
Signed by the City Clerk on this 21st day of February 1995
Doreen Habel
City Clerk

LEGAL DESCRIPTION:

A part of the SW/4 of Section 22, T12N, R5W of the Indian Meridian, Canadian County, Oklahoma, more particularly described as follows: Beginning at a point 1478.46' N07°22'E 50.00'; S89°52'38"E from the SW corner of said SW/4; thence N07°22'E 50.00'; thence S89°48'24"E 300.00'; thence N07°22'E 296.00'; thence S89°48'24"E 410.00'; thence S07°22'W 346.00'; thence N89°48'24"W 710.00' to the point or place of beginning.

RIDGEWOOD ESTATES ADDITION, SECTION 1

BEING A SUBDIVISION OF A PART OF THE SOUTHWEST QUARTER (SW/4), SECTION 22, TOWNSHIP 12 NORTH, RANGE 5 WEST OF THE INDIAN MERIDIAN, YUKON, CANADIAN COUNTY, OKLAHOMA



CURVE DATA					
Curve No.	Δ	R	T	L	D
#1	45°00'00"	100.00'	41.42'	78.54'	57.17'45"

COUNTY TREASURER'S CERTIFICATE

I, David T. Rodeff do hereby certify that I am the duly qualified and acting County Treasurer of Canadian County, Oklahoma, that the tax records of said county show that all taxes for the year 1994, and prior years are paid on the annexed plat of RIDGEWOOD ESTATES ADDITION, SECTION ONE, an addition to the City of Yukon, Oklahoma, that the required statutory security has been deposited in the offices of the County Treasurer guaranteeing the current year's taxes.

In witness whereof said County Treasurer has caused this instrument to be executed this 2nd day of March 1995
David T. Rodeff
County Treasurer
-by Harold Alkeman, Deputy

REGISTERED SURVEYORS CERTIFICATE

I, William M. Love, do hereby certify that I am by profession a land surveyor and the annexed plat of RIDGEWOOD ESTATES ADDITION, SECTION ONE, an addition to the City of Yukon, Oklahoma, consisting of 1 sheet represents a survey made under my supervision on the 20th day of February 1995, and that all monuments shown thereon actually exist and their positions are correctly shown.

I further certify that said annexed plat complies with Requirements of Senate Bill 377, Section 518 as amended.
William M. Love

STATE OF OKLAHOMA S.S.
COUNTY OF CANADIAN

Before me, the undersigned, a notary public in and for said county and state on the 20th day of February 1995, personally appeared William M. Love to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that they executed the same as their 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: 8-27-98
Susan E. Plawen
Notary Public

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

Be it resolved by the Council of the City of Yukon, Oklahoma, that the dedication shown on the annexed plat of RIDGEWOOD ESTATES ADDITION, SECTION ONE, an addition to the City of Yukon, Oklahoma, is hereby accepted.

Adopted by the Council of the City of Yukon this 21st day of February 1995
Doreen Habel City Clerk
Victor Mayor

CERTIFICATE OF PLANNING COMMISSION

I, Frank Vasquez, Chairman of the City Planning Commission of the City of Yukon, Oklahoma, hereby certify that the said Planning Commission duly approved the final recorded plat of RIDGEWOOD ESTATES ADDITION, SECTION ONE, an addition to the City of Yukon, Oklahoma, at a meeting on the 12th day of February 1995.

Frank Vasquez
Chairman

BONDED ABSTRACTORS CERTIFICATE

The undersigned, a duly qualified and lawfully bonded abstractor of titles in and for Canadian 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 RIDGEWOOD ESTATES ADDITION, SECTION ONE, an addition to the City of Yukon, Oklahoma, is vested in Gary E. Skipper and Wm. V. Skipper and on the 21st day of February 1995, there are no actions pending or judgments of any nature in any court or on file with the clerk of any court of said county and state against said land or owners thereof, that the taxes are paid for the year of 1994 and prior years, that there are no outstanding tax sales certificates against said land and no tax deeds are issued to any person, that there are no liens, mortgages, or other encumbrances except easements, rights of ways, mineral conveyances and mortgages of record.

In witness whereof, said Bonded Abstractor has caused this instrument to be executed this 1st day of March 1995
Sumner Babbitt ASST. Secretary
Canadian Valley Abstract Co.
Clarence Adams Vice President

STATE OF OKLAHOMA S.S.
COUNTY OF CANADIAN

Before me, the undersigned, a notary public in and for said county and state, personally appeared Clarence Adams, 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.

Witness by hand and seal this 1st day of March 1995
My commission expires: 9-3-97
Carol Kienburg
Notary Public

Owner:
Gary Skipper

Engineer:
Clowers Engineering
Box 44185
Ok. City Ok. 73144
636-1118

