

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS that the undersigned, Watson Properties, L.L.C., an Oklahoma Limited Liability Company, 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 VILLAS AT LANDMARK, an Addition to the City of Yukon, Oklahoma, being a Replat of Block B SUNRISE HILLS ADDITION SECTION 2 located in the NW 1/4, Section 22, T12N, R5W, I.M., Canadian County, and does further certify:

THAT as the owner of the title to said land which is shown and described on the Annexed Plat of VILLAS AT LANDMARK does hereby create as private streets for the use of the Property Owners in the VILLAS AT LANDMARK Addition the areas designated as Private Streets as shown on the face of said Plat. And as owner does further grant to the City of Yukon a public utility easement, a fire lane, and access easement for police, fire and other emergency vehicles over, across and upon said private streets. The maintenance of all private streets shown hereon shall be the responsibility of the VILLAS AT LANDMARK Owners Association comprised of all lot owners within the VILLAS AT LANDMARK Addition. The undersigned guarantees a clear title to the private streets and all utility easements and has caused the same to be released of all encumbrances so that the title is clear, except as shown in the Bonded Abstractor's Certificate hereon.

THAT the areas indicated on said plat as public utility easements are hereby reserved for the purpose 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/or removal of any such public or quasi-public utility.

THAT as the owner of the title to said land which is shown and described on the Annexed Plat of VILLAS AT LANDMARK, does hereby create BLOCKS A through F as shown on said plat as common areas for landscaping, recreation, pedestrian trails, parking, and stormwater detention purposes for the use of the property owners in the VILLAS AT LANDMARK. The maintenance of all improvements located within said BLOCKS A through F shall be the responsibility of the Property Owners Association comprised of all lot owners within the VILLAS AT LANDMARK.

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 the filing of this plat.

IN WITNESS WHEREOF, said limited liability company has caused this instrument to be executed at Yukon, Oklahoma, this 2nd day of November 2005.

Watson Properties, L.L.C.
 By: *Donald Watson*
 Manager

STATE OF OKLAHOMA)
) SS
 COUNTY OF CANADIAN)

Before me, the undersigned, a Notary Public in and for said County and State, on this 2nd day of November, 2005, personally appeared *Donald Watson* as Manager of Watson Properties, 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 for the purposes therein set forth.

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

Robert L. McCutchan
 Notary Public

My Commission Expires: 10/25/06
 # 02017996

SURVEYOR'S CERTIFICATE

I, Robert L. McCutchan, a Registered Land Surveyor in the State of Oklahoma, do hereby certify that the annexed plat of VILLAS AT LANDMARK, an Addition to the City of Yukon, Canadian County, Oklahoma, correctly represents a careful survey made under my supervision, and that the monuments shown thereon actually exist and are correctly shown.

Robert L. McCutchan 10/21/05
 Robert L. McCutchan, R.L.S. #153

STATE OF OKLAHOMA)
) SS
 COUNTY OF OKLAHOMA)

Before me, the undersigned, a Notary Public in and for said County and State, on this 2nd day of November, 2005, 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 SEAL the day and year last above written.

Robert L. McCutchan
 NOTARY PUBLIC

MY COMMISSION EXPIRES: 10/25/06
 COMMISSION # 02017996

BONDED ABSTRACTOR'S CERTIFICATE

I, the undersigned, duly qualified and lawfully bonded abstractor of titles in and for the County of Canadian, State of Oklahoma, hereby certify that the records of said County show that the title to said land shown on the annexed plat of VILLAS AT LANDMARK, being a Replat of Block B SUNRISE HILLS ADDITION SECTION 2 located in the NW 1/4, of Section 22, T12N, R5W, I.M., Canadian County, Oklahoma is vested in Watson Properties, L.L.C., an Oklahoma Limited Liability Company, and that on the 2nd day of November, 2005, there were no actions pending, or judgments of any nature in any Court, or on file with any Clerk or Court in said County and State against said land or the owner thereof, and that the taxes are paid for 2005, and prior years, and that there are no outstanding tax sale certificates, tax deeds outside the chain of title relied on and that there are no liens, mortgages, easements, rights of way, oil and gas lease and mineral conveyances except those of record.

ATTEST:
 By: *Dona R. Strick*
 Vice President - American Surety Title Co.

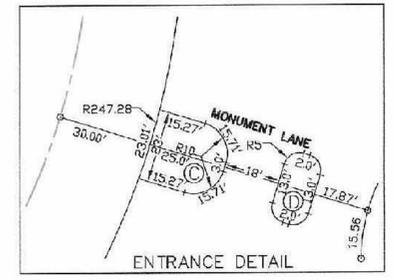
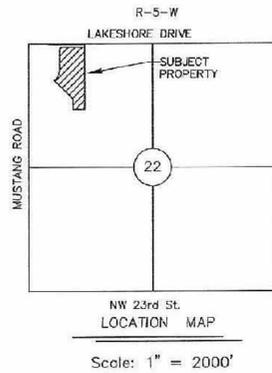
FINAL PLAT

Villas at Landmark

A REPLAT OF BLOCK B SUNRISE HILLS ADDITION SECTION 2

Located in the NW 1/4, Section 22, T12N, R5W, I.M.
 City of Yukon
 Canadian County, Oklahoma

NW Corner of the NW 1/4
 SECTION 22, T12N, R2W, I.M.



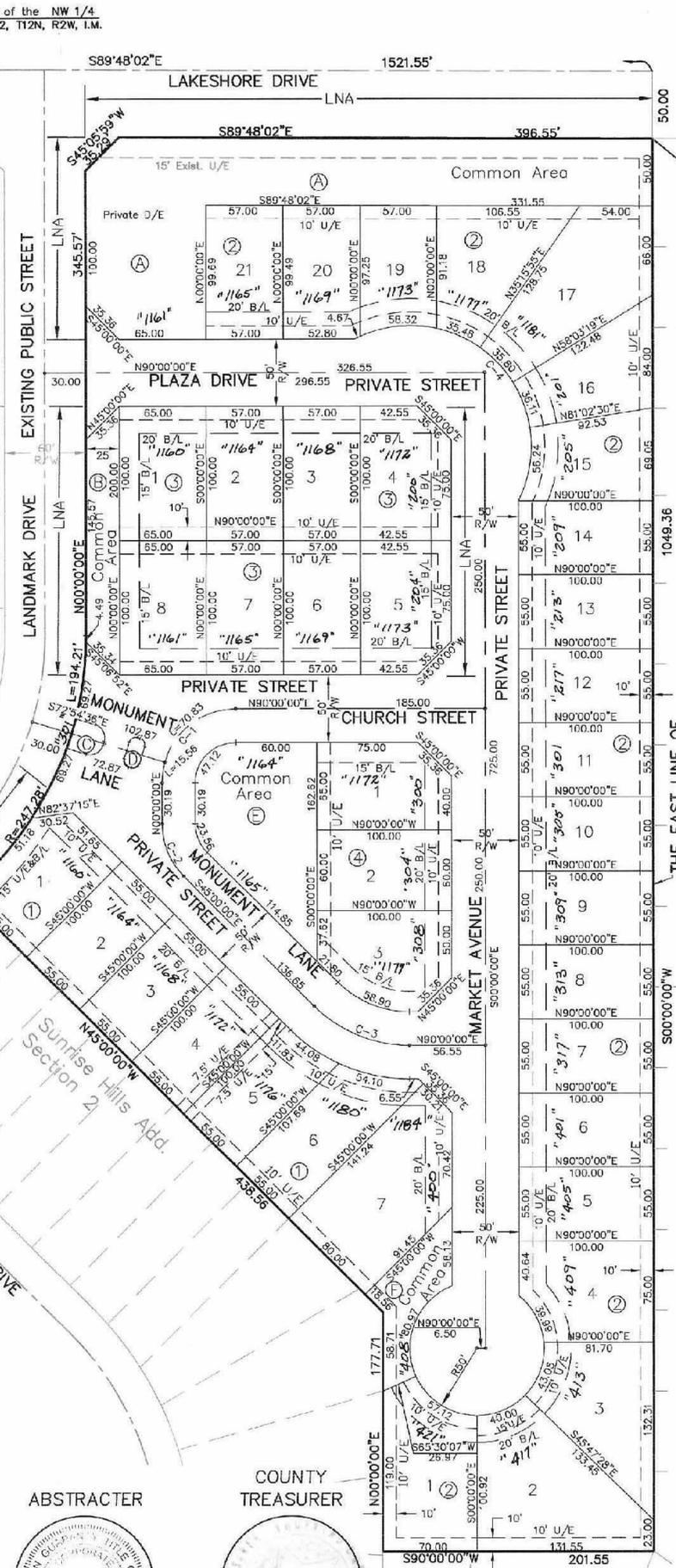
- Legend**
- U/E ~ Utility Easement
 - D/E ~ Drainage Easement
 - LNA ~ Limits of No Access

| CURVE | RADIUS | DELTA | TANGENT LENGTH | CHORD | BEARING |
|-------|---------|------------|----------------|---------|-------------|
| C-1 | 55.00' | 90°00'00" | 55.00' | 85.39' | N45°00'00"E |
| C-2 | 55.00' | 45°00'00" | 22.78' | 43.20' | S22°30'00"E |
| C-3 | 100.00' | 45°00'00" | 41.42' | 78.54' | S67°30'00"E |
| C-4 | 90.00' | 144°15'53" | 279.18' | 226.61' | S45°17'10"E |

** NOTE ** A SIDEWALK meeting City of Yukon requirements shall be constructed along all adjacent perimeter streets and all internal streets.

** NOTE ** The Basis of Bearings for this Plat is the Platted Bearing of the East Line of SUNRISE HILLS ADDITION Section 2 as shown on this plat.

** NOTE ** This 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. This Final Plat complies with the requirements of Title II Section 41-108 of the Oklahoma State Statutes.



LEGAL DESCRIPTION

A tract of land being Block B of Sunrise Hills Addition, Section 2, according to the Plat thereof recorded in the records of Canadian County, Oklahoma and being more particularly described as follows:

BEGINNING at the NE corner of said Block B;
 THENCE S00°00'00"W a distance of 1049.36 ft;
 THENCE S90°00'00"W a distance of 201.55 ft;
 THENCE N00°00'00"E a distance of 177.71 ft;
 THENCE N45°00'00"W a distance of 438.56 ft;
 THENCE N45°00'00"E a distance of 25.00 ft. to a point of curve;
 THENCE Northerly on a curve to the left having a radius of 247.28 ft.
 and a chord bearing N22°30'00"E and a chord distance of 189.26 ft. for a length of 194.21 ft.;
 THENCE N00°00'00"E a distance of 345.57 ft.;
 THENCE N45°05'59"E a distance of 35.29 ft.;
 THENCE S89°48'02"E a distance of 396.55 ft. to the POINT OF BEGINNING.

The above described tract contains 8.92 acres more or less.

COUNTY TREASURER'S CERTIFICATE

I, the undersigned, do hereby certify that I am the duly elected, qualified and acting County Treasurer of Canadian County, State of Oklahoma, and that the tax records of said County show all taxes are paid for the year 2005, and prior years, on the land shown on the annexed plat of VILLAS AT LANDMARK, a Replat of Block B SUNRISE HILLS ADDITION SECTION 2 located in the NW 1/4, of Section 22, T12N, R5W, I.M., Canadian 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 City of Yukon, Oklahoma, on this 16th day of December, 2005.

David T. Radcliff
 COUNTY TREASURER

CITY CLERK'S CERTIFICATE

I, the undersigned, City Clerk of the City of Yukon, Oklahoma, do hereby certify that I have examined the records of said City and find all delinquent payments or unratified 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 plat of VILLAS AT LANDMARK, an addition to the City of Yukon, Canadian County, Oklahoma on the 16th day of September, 2005.

Petruia D. Hargis
 CITY CLERK

CITY PLANNING COMMISSION APPROVAL

I, the undersigned, Chairman of the Municipal Planning Commission of the City of Yukon, Oklahoma, do hereby certify that said Planning Commission duly approved the Final Plat of VILLAS AT LANDMARK, an addition to the City of Yukon being a Replat of Block B SUNRISE HILLS ADDITION SECTION 2 located in the NW 1/4, of Section 22, T12N, R5W, I.M., Canadian County, Oklahoma, on the 9th day of August, 2005.

Bob Broadway
 CHAIRMAN

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

Be it hereby resolved by the City Council of the City of Yukon, Oklahoma that the dedications shown on the attached plat of VILLAS AT LANDMARK are hereby accepted.

ADOPTED by the City Council of the City of Yukon, Oklahoma this 16th day of September, 2005.

Bob Broadway
 ATTEST: CITY CLERK

8.92 ACRES
 39 LOTS

Final Plat

Villas at Landmark

A REPLAT OF BLOCK B SUNRISE HILLS ADDITION SECTION 2
 Located in the NW 1/4, Section 22, T12N, R5W, I.M.
 City of Yukon
 Canadian County, Oklahoma

ISCH & ASSOCIATES, INC.
 2000 E. 15TH STREET - EDMOND - OKLAHOMA 73013
 405 - 348 - 1183
 Certificate of Authorization No. 1139 Exp. Date: 6-30-07

OWNER'S NOTARY SURVEYOR SURVEYOR'S NOTARY ABSTRACTOR COUNTY TREASURER CITY