

NOTES:

- 4. Except as specifically stated or shown on this plat, the survey does not purport to reflect any of the following which may be applicable to the subject real estate: Easements, other than possible easements which were visible at the time of making of this survey; building setback lines; restrictive covenants; subdivision restrictions; zoning or other land-use regulations, or any other facts which an accurate and current title search may disclose.
- 5. This plat represents a Replat of Lot 2, Block 1 W-M Addition recorded in Plat Book 8, Page 156 at the courthouse in Canadian County, Oklahoma.
- 6. No abstract of title, nor title commitment, nor results of title searches were furnished the surveyor. There may exist other documents of record which would affect this parcel.
- 7. This property is zoned C-3 (restricted commercial). Building setbacks for zone C-3 are as follows:  
 Front 50 Feet  
 Side(Interior) 0 Feet  
 Side(R.O.W) 0 Feet  
 Rear 10 Feet
- 8. By scaled map location and graphical plotting only. This property is not located within any presently established 100-year floodplain as determined by the National Flood Insurance Program, Flood Insurance Rate Map for Canadian County, Oklahoma.  
 Map Number: 40017C0457E  
 Map Revised: July 2, 2002
- 9. Lot 2B has access via a cross access easement to be filed by other.
- 10. The maintenance of improvements within this Planned Unit Development shall be assumed to be the responsibility of the current owner unless an agreement with the future owner(s) of proposed lots specifies otherwise.

Certificate of Ownership

We the undersigned, owners of the real estate shown and described herein, do hereby certify that we have laid off, plated, and subdivided and do hereby lay off, plat, subdivide said real estate in accordance with this plat and do hereby dedicate to the use of the public the streets, alleys, drives, easements, etc. as shown on said plat.

Date of Execution: 3/7/08

Signed: WAL-MART REAL ESTATE BUSINESS TRUST, a Delaware statutory trust

By: [Signature]

Name: ROY CARROLL

Title: DR.

Subscribed and sworn before me, this 7 day of

March, 2008

[Signature] Notary Public

My Commission Expires 03/01/2016

Certificate of Planning Commission Approval

I, Joe Sewell, Chairman of the City Planning Commission for the City of Yukon, State of Oklahoma, hereby certify that the said Commission duly approved the Replat on the 4th day of February, 2008.

Signed: [Signature]

Yukon Planning Commission Chairman

Acceptance of Dedications by City Council

Be it resolved, by the Council of the City of Yukon, that the dedications shown on the Replat are hereby accepted.

Adopted by the Council of the City of Yukon this 4th day of March, 2008.

Approved by the Council of the City of Yukon this 4th day of March, 2008.

Attest:

Signed: [Signature]

Mayor, City of Yukon

Signed: [Signature]

City Clerk, City of Yukon

Certificate of City Clerk

I, Patricia G. Haggis, City Clerk of the City of Yukon, 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 assessments have been paid in full and that there is no special assessment procedure now pending against the land shown on the Replat on this 4th day of March, 2008.

Signed: [Signature]

City Clerk, City of Yukon

County Treasurer's Certificate

I, David T. Radcliff, do hereby certify that I am the duly elected, Qualified and acting County Treasurer of Canadian County, Oklahoma, that the tax records of said County show all taxes are paid for the year 2007 and prior years on the land shown on the Replat, that the required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current year's taxes.

Signed: [Signature]

County Treasurer

Certificate of Surveying Accuracy

I, Mark A. Meador, hereby certify that this plat correctly represents a boundary survey made by me and boundary markers and lot corners shown hereon actually exist and their location, type and material are correctly shown and all minimum requirements of the Oklahoma Minimum Standards for Land Surveyors have been met.

Date of Execution: 5 March 2008

Signed: [Signature]

Registered Land Surveyor No. 1639 State of Oklahoma

Parent Tract Description:

Lot 2 Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded in Plat Book 8, Page 156.

Lot 2A Survey Description:

Part of Lot 2, Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded at Plat Book 8, Page 156 in the records of Canadian County, OK also being located in the Northeast Quarter of Section Thirty (30), Township Twelve (12) North, Range Five (5) West and described by metes and bounds as follows:

Beginning at a 5/8 inch capped rebar (COA 1789) at the Northeast corner of said Lot 2; Thence South 00'16'47" East, a distance of 256.56 feet to a 3/8 inch rebar; Thence South 89'57'35" West, a distance of 236.90 feet to a 3/8 inch rebar; Thence South 00'16'56" East, a distance of 377.43 feet to a chiseled "X"; Thence South 00'18'39" East, a distance of 174.95 feet to a 5/8 inch capped rebar (COA 1789); Thence North 78'49'32" West, a distance of 149.88 feet to a 5/8 inch capped rebar (COA 1789); Thence South 00'17'28" East, a distance of 220.09 feet to a 3/8 inch capped rebar (LS 917); Thence North 78'27'51" West, a distance of 57.00 feet to a 3/8 inch rebar (bent); Thence along a non-tangent curve to the right having a radius of 2197.20 feet, an arc length of 696.00 feet, and a chord which bears North 69'42'44" West, a chord distance of 693.10 feet to a 3/8 inch capped rebar (LS 917); Thence North 47'58'35" West, a distance of 110.02 feet to a point from which a disturbed 3/8 inch rebar bears North 45'18'28" East, a distance of 1.10 feet; Thence along a non-tangent curve to the left having a radius of 43184.26 feet, an arc length of 288.38 feet, and a chord which bears North 58'55'40" West, a chord distance of 286.38 feet to a 3/8 inch capped rebar (LS 917); Thence North 00'17'42" West, a distance of 586.15 feet to a t-post (bent); Thence North 89'59'19" East, a distance of 590.92 feet to a 3/8 inch rebar; Thence South 00'02'50" East, a distance of 168.29 feet to a 3/8 inch rebar; Thence South 90'00'00" East, a distance of 556.54 feet to a 1/2 inch rebar; Thence North 00'13'01" West, a distance of 108.88 feet to a 1/2 inch rebar; Thence North 89'58'26" East, a distance of 267.55 feet to the Point of Beginning.

Less and Except:

Part of Lot 2, Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded at Plat Book 8, Page 156 in the records of Canadian County, OK also being located in the Northeast Quarter of Section Thirty (30), Township Twelve (12) North, Range Five (5) West and described by metes and bounds as follows:

Commencing at the Northeast corner of said Lot 2; Thence South 00'16'47" East, a distance of 256.56 feet to a 3/8 inch rebar; Thence South 89'57'35" West, a distance of 236.90 feet to a 3/8 inch rebar; Thence South 00'16'56" East, a distance of 377.43 feet to a chiseled "X"; Thence South 00'18'39" East, a distance of 174.95 feet to a 5/8 inch capped rebar (COA 1789); Thence North 78'49'32" West, a distance of 149.88 feet to a 5/8 inch capped rebar (COA 1789); Thence South 00'17'28" East, a distance of 220.09 feet to a 3/8 inch capped rebar (LS 917); Thence North 78'27'51" West, a distance of 57.00 feet to a 3/8 inch rebar (bent); Thence North 11'22'28" East, a distance of 39.94 feet to a mag nail for the Point of Beginning; Thence South 89'42'51" West, a distance of 38.81 feet to a chiseled "X"; Thence North 74'08'38" West, a distance of 166.84 feet to a mag nail; Thence North 00'17'08" West, a distance of 16.56 feet to a mag nail; Thence North 89'42'51" East, a distance of 42.54 feet to a chiseled "X"; Thence North 00'17'10" West, a distance of 31.00 feet to a mag nail; Thence North 89'42'51" East, a distance of 156.53 feet to a mag nail; Thence South 00'17'09" East, a distance of 93.94 feet to the Point of Beginning and containing 0.31 acres or 13,665 square feet more or less.

Having a remaining area of 22.38 acres or 974,807 square feet more or less.

Lot 2B Survey Description:

Part of Lot 2, Block 1 Wal-Mart Addition as shown on the Final Plat of Wal-Mart Addition recorded at Plat Book 8, Page 156 in the records of Canadian County, OK also being located in the Northeast Quarter of Section Thirty (30), Township Twelve (12) North, Range Five (5) West and described by metes and bounds as follows:

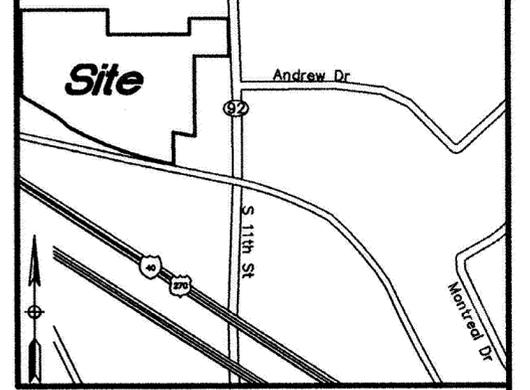
Commencing at the Northeast corner of said Lot 2; Thence South 00'16'47" East, a distance of 256.56 feet to a 3/8 inch rebar; Thence South 89'57'35" West, a distance of 236.90 feet to a 3/8 inch rebar; Thence South 00'16'56" East, a distance of 377.43 feet to a chiseled "X"; Thence South 00'18'39" East, a distance of 174.95 feet to a 5/8 inch capped rebar (COA 1789); Thence North 78'49'32" West, a distance of 149.88 feet to a 5/8 inch capped rebar (COA 1789); Thence South 00'17'28" East, a distance of 220.09 feet to a 3/8 inch capped rebar (LS 917); Thence North 78'27'51" West, a distance of 57.00 feet to a 3/8 inch rebar (bent); Thence North 11'22'28" East, a distance of 39.94 feet to a mag nail for the Point of Beginning; Thence South 89'42'51" West, a distance of 38.81 feet to a chiseled "X"; Thence North 74'08'38" West, a distance of 166.84 feet to a mag nail; Thence North 00'17'08" West, a distance of 16.56 feet to a mag nail; Thence North 89'42'51" East, a distance of 42.54 feet to a chiseled "X"; Thence North 00'17'10" West, a distance of 31.00 feet to a mag nail; Thence North 89'42'51" East, a distance of 156.53 feet to a mag nail; Thence South 00'17'09" East, a distance of 93.94 feet to the Point of Beginning and containing 0.31 acres or 13,665 square feet more or less.

Doc#: P 2008 7  
Bk&Pg: PL 9 222-223  
Filed: 04-11-2008 TMH  
08:48:25 AM PL  
Canadian County, OK

COA #1789 Expires 06/30/08



2-21-08	Revised per Planning Commission comments.	
1-25-08	Revised per City Comments	
10-29-07	Revised Per Client Comments	
NO.	DATE	DESCRIPTION
REVISIONS		
1" = 100'	7-30-07	MAM TDH DGR RDS DATE PLS DRW CHK'R FIELD
<b>Replat of W-M Addition Lot 2 Block 1</b>		
<b>CEI ENGINEERING ASSOCIATES, INC</b>		
ENGINEERS PLANNERS SURVEYORS		
3317 S.W. 1 Street Bentonville, AR 72712	(479) 273-9472 FAX (479) 273-0844	JOB NO.: 23083 DWG NAME: 23083.SPLTR-3
<b>Replat</b> 1200 Garth Brooks Blvd Yukon, Oklahoma		DATE SHEET NO. 02-22-08 1 OF 2 4:22 PM Rev-2



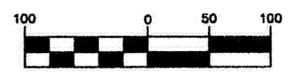
Latitude 35°29'24.89"N  
Longitude 97°45'44.26"W

**Vicinity Map**  
Not to Scale

**LEGEND**

- EXISTING**
- EASEMENT LINE
  - BOUNDARY LINE
  - SECTION LINE
  - MONUMENT FOUND (AS NOTED)
  - SET 5/8" REBAR W/CAP (CA 1789)
  - ⊙ MAG SET "MAG" NAIL W/WASHER (CA 1789)
  - ⊠ SET CHISELED CROSS
  - ① Block Number

**GRAPHIC SCALE**



( IN FEET )  
1 inch = 100 ft.

**Wal-Mart #221**  
**Murphy Oil USA #6582**

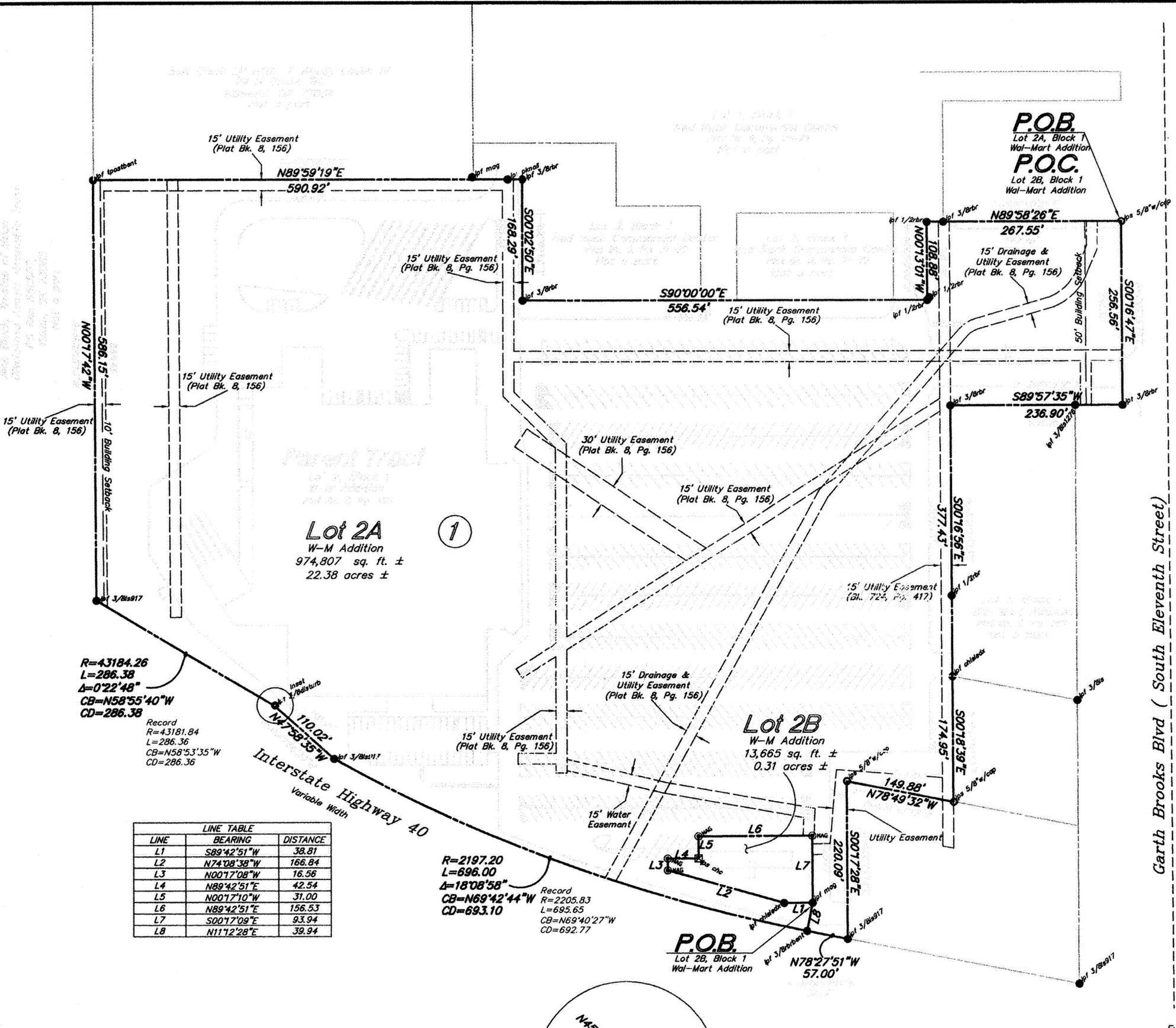
2-21-08	Revised per Planning Commission comments.				
1-25-08	Revised per City Comments				
10-29-07	Revised Per Client Comments				
NO.	DATE	DESCRIPTION			
REVISIONS					
7-30-07	MAM	TDH	DGR	RDS	
1" = 100'	DATE	PLS	DRW	CHK'R	FIELD

**Replat of W-M Addition**  
**Lot 2 Block 1**

**CEI ENGINEERING ASSOCIATES, INC**  
ENGINEERS PLANNERS SURVEYORS

3317 S.W. 1 Street Bentonville, AR 72712 (479) 273-9472 FAX (479) 273-0844 JOB NO.: 23083 DWG NAME: 23083.PLR-3

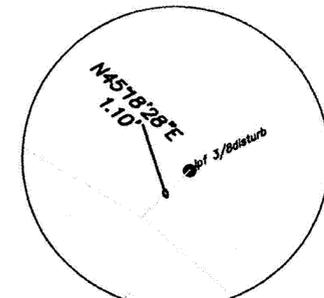
**Replat**  
1200 Garth Brooks Blvd Yukon, Oklahoma  
DATE: 02-22-08 4:22 PM SHEET NO. 2 OF 2  
Rev-2



R=43184.26  
L=286.38  
Δ=0°22'48"  
CB=N58°55'40"W  
CD=286.38  
Record  
R=43181.84  
L=286.36  
CB=N58°53'35"W  
CD=286.36

R=2197.20  
L=696.00  
Δ=18°08'58"  
CB=N69°42'44"W  
CD=693.10  
Record  
R=2205.83  
L=695.65  
CB=N69°40'27"W  
CD=692.77

LINE	BEARING	DISTANCE
L1	S89°42'51"W	38.81
L2	N74°08'38"W	166.84
L3	N00°17'08"W	16.56
L4	N89°42'51"E	42.54
L5	N00°17'10"W	31.00
L6	N89°42'51"E	156.53
L7	S00°17'09"E	93.94
L8	N11°12'28"E	39.94



**Inset**  
Not to scale

**Certificate of Surveying Accuracy**

I, Mark A. Meador, hereby certify that this plat correctly represents a boundary survey made by me and boundary markers and lot corners shown hereon actually exist and their location, type and material are correctly shown and all minimum requirements of the Oklahoma Minimum Standards for Land Surveyors have been met.

Date of Execution: 5 March 2008

Signed: Mark A. Meador  
Registered Land Surveyor  
No. 1639  
State of Oklahoma



COA #1789  
Expires 06/30/08

**NOTES:**

1. Basis of Bearings: South most North Line of Lot 2A, Block 1 taken as South 90°00'00" East per record plat.
2. This survey meets current "Oklahoma Minimum Standards for the Practice of Land Surveying".
3. No attempt has been made as a part of this boundary survey to obtain or show data concerning existence, size, depth, condition, capacity, or location of any utility or facilities.