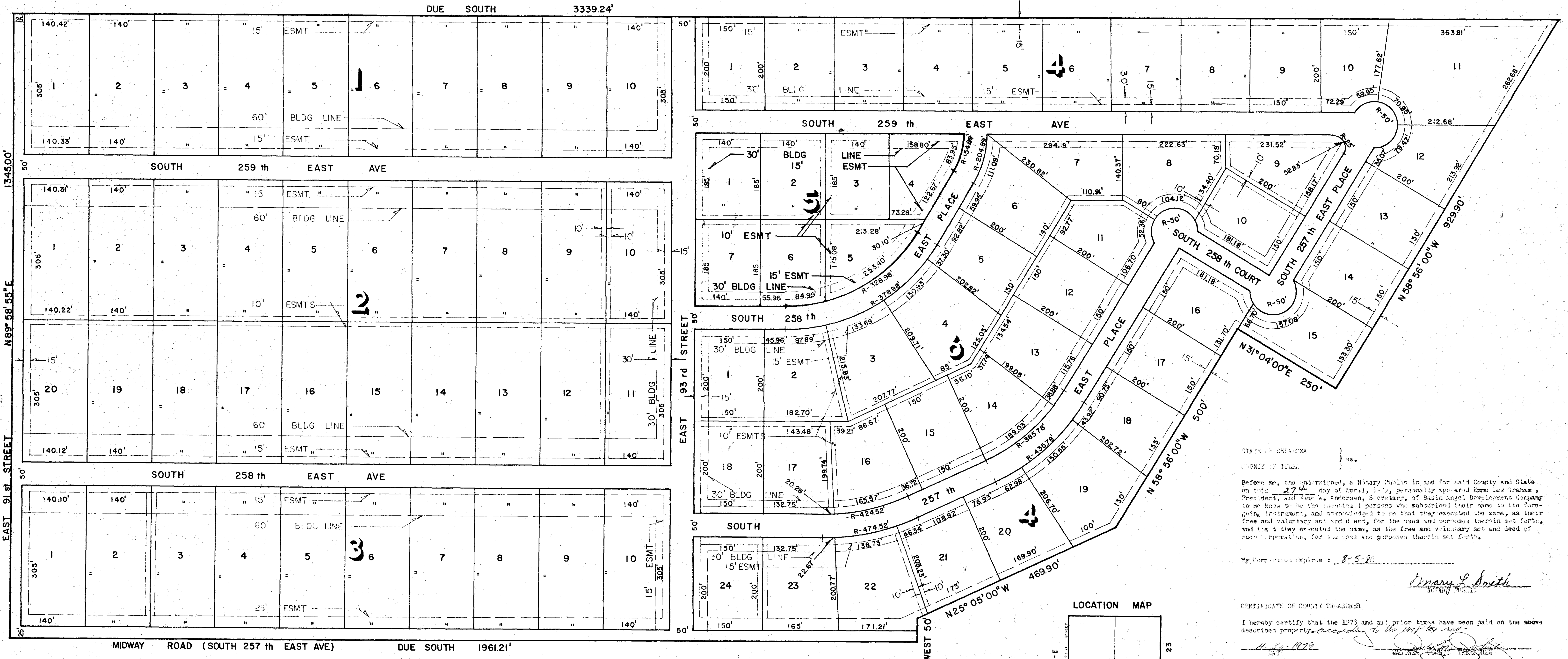
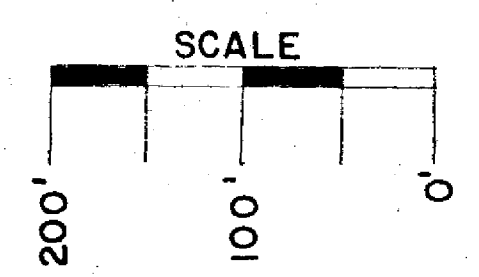


Plat Cabinet 1-108.
 APR 30 1979
 JACK C. JONES, Surveyor
 By *[Signature]*

— BASIN ANGEL RANCH ESTATES —
 A subdivision in the West half of section 23, T-18-N, R-15-E,
 Wagoner County, Oklahoma

OWNER: BASIN ANGEL DEVELOPMENT COMPANY
 EMMA LEW GRAHAM PRESIDENT
 WADE W. ANDERSEN SECRETARY

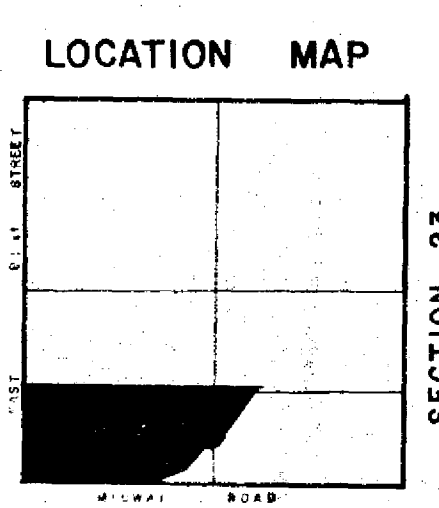
RAMSEY SURVEYING SERVICE
 ROUTE 1 BOX 144
 BIXBY, OKLAHOMA 74008
 918 366 4520



I, Jack D. Ramsey, a Registered Land Surveyor in the State of Oklahoma do hereby certify that I have personally and accurately surveyed and staked into lots, blocks and streets, the real estate and premises described as Basin Angel Ranch Estates, and that the attached plat is a true and correct representation of said survey showing the lengths, widths and depths of all lots and blocks and the names, width, boundaries, and extension of all streets.

IN WITNESS WHEREOF, I hereunto set my hand and official seal this 27th day of April, 1979.

[Signature]
 Jack D. Ramsey
 Registered Land Surveyor
 Number 1111



STATE OF OKLAHOMA)
 COUNTY OF WAGONER) ss.
 Before me, the undersigned, a Notary Public in and for said County and State on this 27th day of April, 1979, personally appeared Emma Lew Graham, President, and Wade W. Andersen, Secretary, of Basin Angel Development Company to me known to be the identical persons who subscribed their name to the foregoing instruments, 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, and that they executed the same, as the free and voluntary act and deed of such corporation, for the uses and purposes therein set forth.

My Commission Expires: 8-5-80

[Signature]
 Mary L. Smith
 Notary Public

CERTIFICATE OF COUNTY TREASURER
 I hereby certify that the 1978 and all prior taxes have been paid on the above described property according to the 1978 tax roll.

11-16-1979
 [Signature]
 COUNTY TREASURER

OKLAHOMA STATE DEPARTMENT OF HEALTH CERTIFICATE
 The Oklahoma State Department of Health certifies that this plat is approved for the construction of individual sewage disposal systems.

4-30-1979
 [Signature]
 STATE DEPARTMENT OF HEALTH

CERTIFICATE OF DESIGNATION AND COVENANTS
 FOR
BASIN ANGEL RANCH ESTATES

WHEREAS, Basin Angel Development Company, an Oklahoma Corporation is the owner of the following described real property in Wagoner County, State of Oklahoma, to-wit:

That certain lot in the West Half (1/2) of Section 23, Township 18 North, Range 15 East, Wagoner County, Oklahoma according to the 1978 Wagoner County Tax Map, being more particularly described as follows, to-wit: Beginning at the Northwest corner of the said section 23, thence North 89°58'45" West along the North line of the said section 23 for 339.24', thence East 339.24' to a point on the Northern Right of Way line of the Muskogee Turnpike, thence North 58°30'00" West along said Right of Way for 929.90', thence North 31°00'00" East for 500', thence North 55°00'00" West for 500', thence North 25°00'00" West for 469.90', thence the West for 50' to a point on the West line of the said section 23, thence the North for 196.11' to the point of beginning, containing 45.49 acres more or less.

WHEREAS, the said OWNER has caused the above described real property to be surveyed, platted and staked into lots and streets in conformity with the accompanying plat which may be seen at the office of the above described land in Basin Angel Ranch Estates, an addition in Wagoner County, Oklahoma.

AND, the undersigned OWNER hereby declares for the purpose of the streets as shown and designated on the accompanying plat for the several purposes of construction, maintenance, operation, repairing, removing and replacing any and all public utilities, including storm and sanitary sewers, telephone lines, electric power lines and transformers, gas lines and water lines together with all fittings and equipment for each such facility, including the poles, wires, conduits, pipes, valves, meters and any other appurtenances thereto, with the right of ingress and egress to and upon said streets for the use and purposes aforesaid, together with similar rights in each and all the streets shown on the said plat: PROVIDED, HOWEVER, that the undersigned OWNER hereby reserves the right to construct, install, operate, lay and relay water and sewer lines together with the civil or structural and sewage for such construction, maintenance, operation, laying and relaying over, across and along all the public streets shown on said plat, and over, across and along all strips of land included within the easement space shown, both for the purpose of furnishing water and/or sewer service to the area included on the said plat.

AND, the undersigned OWNER for the purpose of providing an orderly development of the entire tract, and for the further purpose of limiting and regulating building and other uses, and for the mutual benefit of the undersigned OWNER, its successors and assigns, on the subject aforesaid, the undersigned OWNER, its successors and assigns, do hereby impose the following restrictions, limitations and insertions which shall be binding upon all subsequent purchasers.

PROTECTIVE COVENANTS AND RESTRICTIONS

- Overhead pole lines for the supply of electrical services may be located as needed in said subdivision. All utility poles may be located in easement and utility easements throughout said Addition. All supply lines shall be located underground, in the easements reserved for general utility services and streets, shown on the attached plat. Service pedestals and transformers, as sources of supply at secondary voltages, may also be located in said easement-ways.
- Except to houses on lots described in paragraph (1) above, which may be served from overhead electric service lines, underground service lines to all houses which may be located on all lots in said Addition may be run from the nearest service pedestal or transformer to the point of use, determined by the location and construction of each house as may be located upon each said lot; provided that upon the installation of such service lines to a particular house, the supplier of electric service shall thereafter be deemed to have a distributive personnel, effective and exclusive right-of-way easement on said lot, covering a five foot strip 2.5 feet on each side of such service cable, extending from the service pedestal or transformer to the service entrance on said house.
- The supplier of electric service, through its proper agents and employees shall at all times have right of access to all such easement-ways shown on said plat, or provided for in this deed of dedication for the purpose of installing, maintaining, repairing or replacing any portion of said underground electric facilities so installed by it.
- The owner of each lot shall be responsible for the protection of the underground electric facilities located on his property and shall prevent the alteration of grade or any construction activity which may interfere with said electric facilities. The Company shall be responsible for ordinary maintenance of underground electric facilities, but the owner will pay for damage or relocation of such facilities caused or necessitated by acts of the owner or his agents or contractors.
- The foregoing covenants concerning underground electric facilities shall be enforceable by the supplier of electric service, and the owner of each lot agrees to be bound hereby.
- All structures must be new construction.
- All homesites in the lot or shall be known and described as single family residential homesites with the exception of lot (1)(2) Block (1) which shall be used for commercial purposes. These 3 commercial lots shall not be subject to restrictive covenants No. 8, 11, 13 and any other restrictive covenants contained within the accompanying plat of a 44 lots. No structures shall be erected, placed or permitted to remain on any homesite which exceeds two stories in height and all residences must have a private garage for not less than two cars attached to the residence. Any detached structures to be built on the homesite such as storage buildings, covered entertainment areas, etc., shall conform to the basic design materials and appearance of the dwelling thereon. Porch in addition to a two car garage will be permitted only if attached to the residence.
- The exterior walls of the structures erected on any homesite shall be constructed of a minimum of 405 stone, brick or masonry.
- No noxious or offensive trade or activity shall be carried on upon any homesite nor shall anything be done thereon that may become an annoyance or nuisance to the neighborhood.
- No animals, livestock, or poultry of any kind shall be raised, bred or kept on any homesite, except dogs, cats or other household pets may be kept provided that they are not kept, sold or maintained for any commercial purpose.
- No sign of any kind may be displayed to the public view on any lot except the professional sign of not more than one square foot, one sign of not more than five square feet advertising the property for sale or rent, or signs used by a builder during the construction and sales period.
- No trailer, basement, tent, shack, mobile storage building, garage, barn or other outbuilding type structure shall be moved onto any homesite in this residential development. No temporary structures will be permitted.
- No homesite will be used for the storage of materials for a period of greater than 30 days prior to the start of construction. All homesites shall be maintained in neat and orderly condition at all times.
- No fences of any kind shall be placed beyond the front building line of the residence. No fencing shall be higher than six feet.
- All entrances from the street shall have an L.I. line, also approved by Developer or County Commissioner of Wagoner County.
- There will be no less than 1600 square feet of livable floor area in the residence, exclusive of garage, porch and patio areas. Where two story homes are built, there shall be a minimum of 1000 square feet on the ground floor and a minimum of 600 square feet on the second floor of such two story structures.
- All structures shall be located a minimum distance of 15 feet from any side lot line.
- The dwelling to be built on lot (9), Block (5) shall face West.
- Lot (11), Block (4) may be utilized for the purpose of constructing amenities thereon at the option of the developer, such as swimming pool, tennis court, driving pool, clubhouse or any other such amenities and shall not be subject to any covenant or restriction imposed with such use.

WITNES OUR HANDS this 27th day of April, 1979, at Tulsa, Tulsa County, State of Oklahoma.

[Signature]
 Emma Lew Graham, President

[Signature]
 Wade W. Andersen, Secretary