

Plot Cabinet #3-294A

WAGONER COUNTY CLERK

PLAT OF SPRING VALLEY ACRES

AN ADDITION IN WAGONER COUNTY,
STATE OF OKLAHOMA
IN SECTION 27, T16N, R18E,
OF THE I.B. & M.

OWNER'S CERTIFICATE AND DEDICATION

STATE OF OKLAHOMA)
COUNTY OF WAGONER)ss

KNOW ALL MEN BY THESE PRESENTS, that we, Odie O. and Alice K. Hinesley, husband and wife, hereby certify that we are the Owners of the and the persons having any right, title or interests to the following described tract of land, to-wit:

Legal Description

A tract of land in the SE 1/4 NW 1/4 of Section 27, T16N, R18E, I.B. & M., Wagoner County, State of Oklahoma, more particularly described as follows: Beginning at the southeast corner of said SE 1/4 NW 1/4; THENCE S 89°49'48" W a distance of 720.18 feet along the south line of said SE 1/4 NW 1/4; THENCE N 03°54'03" W a distance of 764.61 feet to a point for corner; THENCE N 29°03'58" W a distance of 58.41 feet to a point for corner; THENCE S 81°27'31" E a distance of 359.50 feet to a point for corner; THENCE N 83°56'34" E a distance of 76.74 feet to a point for corner; THENCE N 83°56'34" E a distance of 190.96 feet to a point for corner; THENCE N 06°03'26" W a distance of 160.98 feet to a point on the southeasterly right of way of Muskogee Turnpike; THENCE S 70°49'34" E a distance of 300.81 feet along said right of way to a point on the east line of said SE 1/4 NW 1/4; THENCE S 00°13'40" E a distance of 913.93 feet to the POINT OF BEGINNING, and containing 64492.4 square feet or 14.8064 acres of land, more or less.

AND
A tract of land in the SE 1/4 NW 1/4 and the NE 1/4 SW 1/4 of Section 27, T16N, R18E, I.B. & M., Wagoner County, State of Oklahoma, more particularly described by metes and bounds as follows: Commencing at the southeast corner of said SE 1/4 NW 1/4; THENCE S 89°49'48" W a distance of 1132.97 feet along the south line of the SE 1/4 NW 1/4 of said Section 27 to the POINT OF BEGINNING; THENCE S 00°10'35" E a distance of 489.37 feet to the northerly extremity of the county road being 60.0 feet wide; THENCE N 78°25'46" W a distance of 189.28 feet along said road easement to the west line of said NE 1/4 SW 1/4; THENCE N 00°10'35" E a distance of 852.97 feet along said west line and the west line of said SE 1/4 NW 1/4; THENCE N 89°49'25" E a distance of 332.97 feet to a point for corner; THENCE S 30°44'18" W a distance of 379.76 feet to a point for corner; THENCE S 32°22'14" E a distance of 90.19 feet to the POINT OF BEGINNING, and containing 175929.6 square feet or 4.0388 acres of land, more or less.

We further certify that we have caused said tract of land to be platted into lots and blocks and have caused this plat to be made of said tract showing accurate dimension of lots and streets. We hereby designate said tract of land as Spring Valley Acres and dedicate to public use all streets and utility easements as shown hereon.

Odie O. Hinesley
Odie O. Hinesley
Alice K. Hinesley
Alice K. Hinesley

STATE OF OKLAHOMA
COUNTY OF WAGONER

Before me, the undersigned, a notary public in and for the County of Wagoner, State of Oklahoma, personally appeared Odie O. and Alice K. Hinesley, to me known to be the identical persons who executed the foregoing instrument and acknowledged to me that they executed the same as their free and voluntary act and deed for the purpose set forth.

WITNESS my hand and seal this 15 day of July, 1994.
Brenda Robertson
Brenda Robertson
Notary Public

My Commission expires: 9-1-97

CERTIFICATE OF SURVEY

KNOW ALL MEN BY THESE PRESENTS, that I, Roy Entz, a resident of Wagoner County, State of Oklahoma, do hereby certify that I have carefully and accurately surveyed and platted into lots and blocks the above described property and that this plat is a true and correct representation thereof.

WITNESS my hand and seal this 26 day of July, 1994.
Roy Entz
Roy Entz, Land Surveyor S19
C.A. #638 expires 8/30/95

STATE OF OKLAHOMA
COUNTY OF WAGONER

Before me, the undersigned, a notary public in and for the County of Wagoner, State of Oklahoma, personally appeared Roy Entz to me known to be the identical person who executed the foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the purpose therein set forth.

WITNESS my hand and seal this 25 day of July, 1994.
Paula Smith
Paula Smith
Notary Public

My Commission expires: 4-14-98

TREASURER'S CERTIFICATE

I hereby certify that as to all real estate involved in the plat, all taxes have been paid for 1993 as reflected by the current tax roll and that there are no taxes due for prior years, and security has been provided for 1994 taxes not as yet certified to me.

Mary Ann Jeddou
Mary Ann Jeddou
County Treasurer

CERTIFICATE OF COUNTY CLERK

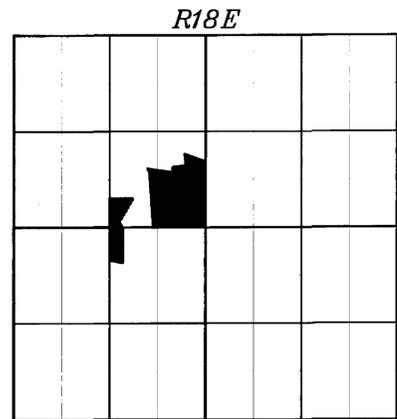
This plat has been filed in the office of the County Clerk, Wagoner County, Oklahoma, this 28 day of Nov, 1994. Book Page
Jerry Fells
County Clerk

APPROVED: Wagoner City-County Planning and Zoning Commission

Date: 12/21/1994
Joe M. Scott
Chairperson

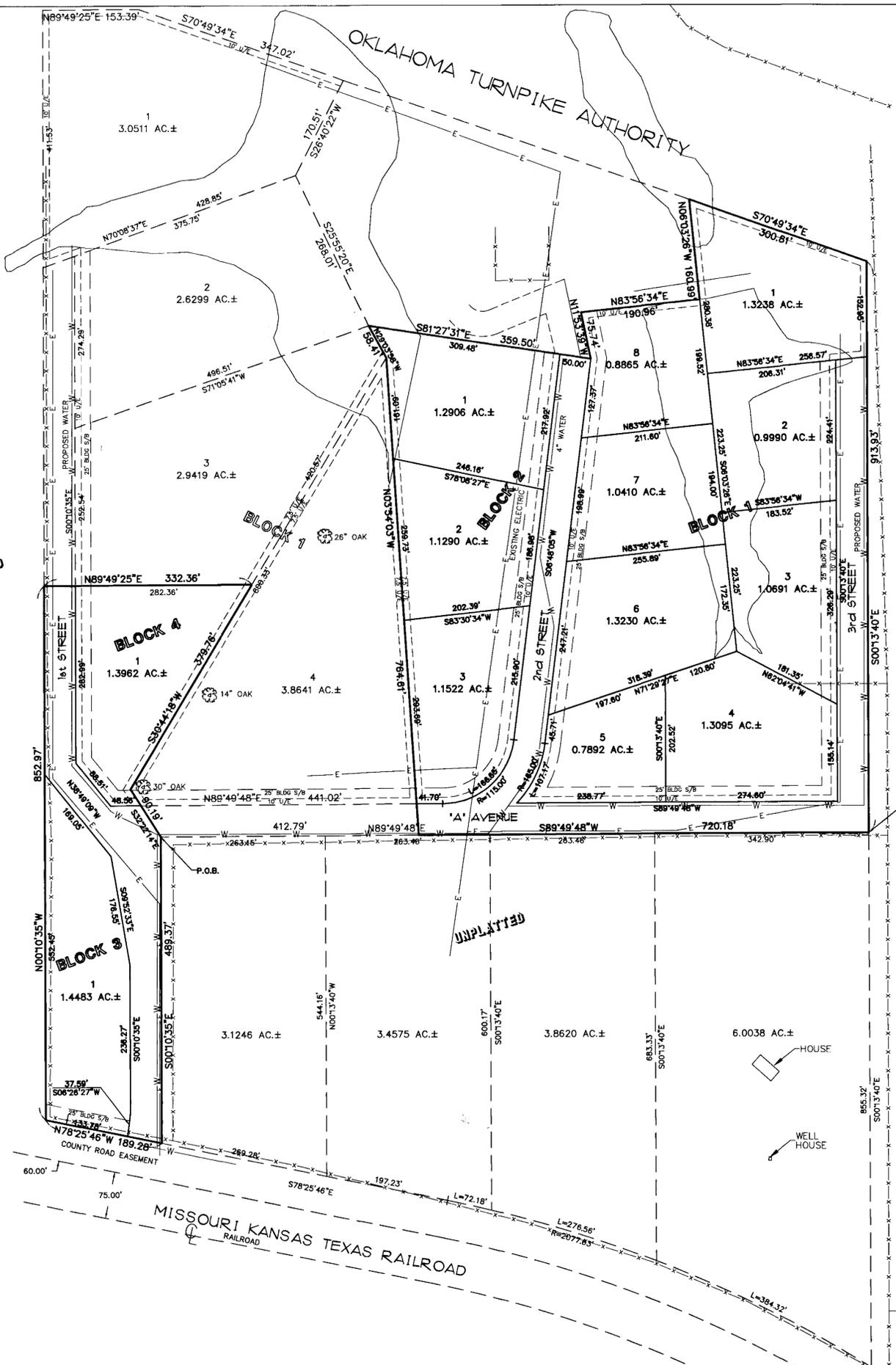
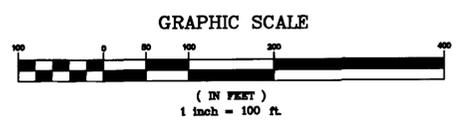
The Oklahoma State Department of Health certifies that this plat is approved for the construction of individual sewage disposal systems.

signed: Hubert J. Bay date: 10/6/94



SECTION 27
LOCATION MAP
N.T.S.

- LEGEND -
- PERC TEST
- BRASS CAP
- IRON PIN
- FENCE
- CHISELED "X" IN CONCRETE
- STORM SEWER MANHOLE
- SANITARY SEWER MANHOLE
- FIRE HYDRANT
- WATER VALVE
- WATER METER
- GAS VALVE
- GAS METER
- CURB INLET
- TELEPHONE PEDESTAL
- POWER POLE
- LIGHT POLE
- DOWN GUY
- TREE (DECIDUOUS)
- TREE (CONIFEROUS)



PREPARED BY: ENTZ ENGINEERING AND ASSOC., INC.
MUSKOGEE, OKLA.

PREPARED FOR: ODIE AND ALICE HINESLEY
WAGONER COUNTY, OKLA.