

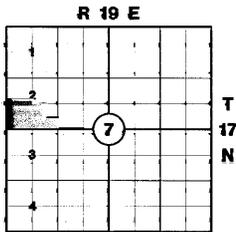
REVISED BY: B. BREMER DATE: 06/12/03
 CHECKED BY: R. ENTZ FILE NO.: 4492C

WAGONER COUNTY, OKLAHOMA
 JERRY FIELDS, COUNTY CLERK

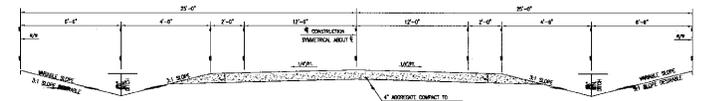
PLC 4-391-B

04/26/2004 #2004-6097
 11:42:46AM B-1396 P-570

FINAL PLAT OF TWIN BAY II ADDITION AN ADDITION IN THE S1/2 OF THE NW1/4 OF SECTION 7, T17N, R19E, WAGONER COUNTY, STATE OF OKLAHOMA.

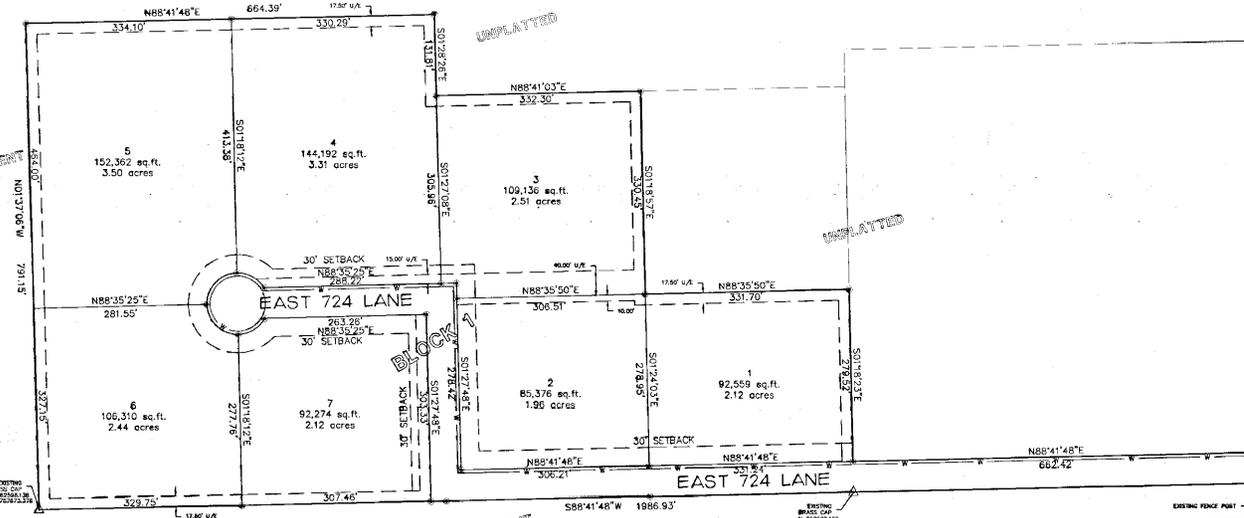


LOCATION MAP
 NOT TO SCALE



ROAD TYPICAL

- LEGEND —
- ST — STORM SEWER
 - C — GAS LINES
 - SS — SANITARY SEWER
 - W — WATER LINES
 - E — ELECTRIC LINES
 - OE — OVERHEAD ELECTRIC LINES
 - UE — UNDERGROUND ELECTRIC LINES
 - C — COMMUNICATION LINES
 - OH — OVERHEAD COMMUNICATION LINES
 - UC — UNDERGROUND COMMUNICATION LINES
 - △ — BRASS CAP
 - — SET 5/8" IRON PIN
 - — FENCE
 - × — CHISELED "X" IN CONCRETE
 - ⊙ — STORM SEWER MANHOLE
 - ⊙ — SANITARY SEWER MANHOLE
 - ⊙ — SANITARY SEWER CLEAN-OUT
 - ⊙ — FIRE HYDRANT
 - ⊙ — WATER VALVE
 - ⊙ — WATER METER
 - ⊙ — GAS VALVE
 - ⊙ — GAS METER
 - ⊙ — CURB INLET
 - ⊙ — TELEPHONE PEDESTAL
 - ⊙ — POWER POLE
 - ⊙ — LIGHT POLE
 - ⊙ — DOWN GUY
 - ⊙ — TREE



OWNER'S CERTIFICATE AND DEDICATION

STATE OF OKLAHOMA)
 COUNTY OF WAGONER)

KNOW ALL MEN BY THESE PRESENTS, that we, John R. Phillips Trust dated September 22, 2000, hereby certify that we are the Owners of the land and the persons having any right, title or interest in the following described tract of land, to-wit:

A tract of land situated in the S1/2 of the NW1/4 of Section 7, Township 17 North, Range 19 East, L88M, Wagoner County, State of Oklahoma, being more particularly described by metes and bounds as follows: Beginning at the Southwest corner of the NW1/4 of said Section 7; thence N01°30'00"W along the West line thereof a distance of 791.15 feet to the Northwest corner of the South 2 acres of the Northwest 10.02 acres of Lot 2 of said Section 7; thence N88°41'48"E a distance of 864.39 feet; thence S01°27'02"E a distance of 131.81 feet; thence N88°41'03"E a distance of 334.10 feet; thence S01°15'37"E a distance of 330.29 feet; thence N88°35'25"E a distance of 330.45 feet; thence N88°35'07"E a distance of 331.70 feet; thence S01°23'14"E a distance of 278.52 feet; thence N88°41'48"E a distance of 662.42 feet; thence S01°18'12"E a distance of 500.00 feet to the Northwest corner of Virginia Lee Addition, said point being on the South line of the NW1/4 of said Section 7; thence S88°41'48"W along said South line a distance of 1966.93 feet to the Point of Beginning Containing 20.33 acres, 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 dimensions of lots and streets. We hereby designate said tract of land as TWIN BAY II ADDITION and dedicate to public use all streets and utility easements as shown hereon.

John R. Phillips
 John R. Phillips, Trustees

OWNER'S CERTIFICATE

STATE OF OKLAHOMA
 COUNTY OF MUSKOGEE

Before me, the undersigned, a notary public in and for the County of Muskogee, State of Oklahoma, personally appeared *Eric Huffnagle* 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 17th day of February, 2004.

Eric Huffnagle
 Eric Huffnagle
 Notary Public

My Commission expires: 8-6-05

TREASURER'S CERTIFICATE

I hereby certify that as to all real estate involved in the plat, all taxes have been paid for 2003 as reflected by the current tax roll and that there are no taxes due for prior years, and security has been provided for 2004 taxes not as yet certified to the town 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.

Alan Marshall
 Alan Marshall
 County Treasurer

CERTIFICATE OF COUNTY CLERK

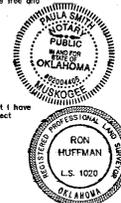
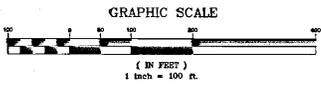
This plat has been filed in the office of the County Clerk, Wagoner County, Oklahoma, this 26th day of April, 2004, Book 1396, Page 472.

Janet Hill
 Janet Hill
 County Clerk

NOTARY PUBLIC IN AND FOR STATE OF OKLAHOMA
 Eric O. Morgan
 Muskogee County
 Comm. Exp. 08-08-05
 801015087



BEARINGS ARE BASED ON NAD83(93) STATE PLANE COORDINATE SYSTEM, NORTH ZONE.
 THIS PLAT MEETS MINIMUM TECHNICAL SURVEY STANDARDS.



Approved: Wagoner County Planning Commission
Brandee Johnson
 Brandee Johnson
 Planning Director

APPROVED: *The Vicent*
 County Commissioner
 4-5-04

Date: 4/5/04

The Wagoner Office of the Department of Environmental Quality has approved this plat for the use of Public water systems and on-site sewer systems on the 26th day of April, 2004.

Therrell Hill
 Therrell Hill
 Environmental Program Specialist
 Department of Environmental Quality

APR 05 2004

PREPARED BY:
Entz Engineering and Associates, Inc.
 CA #535 (expires 6/30/2005)
 600 Emporia St., Ste. "C"
 Muskogee, Oklahoma 74401
 (918) 682-3832