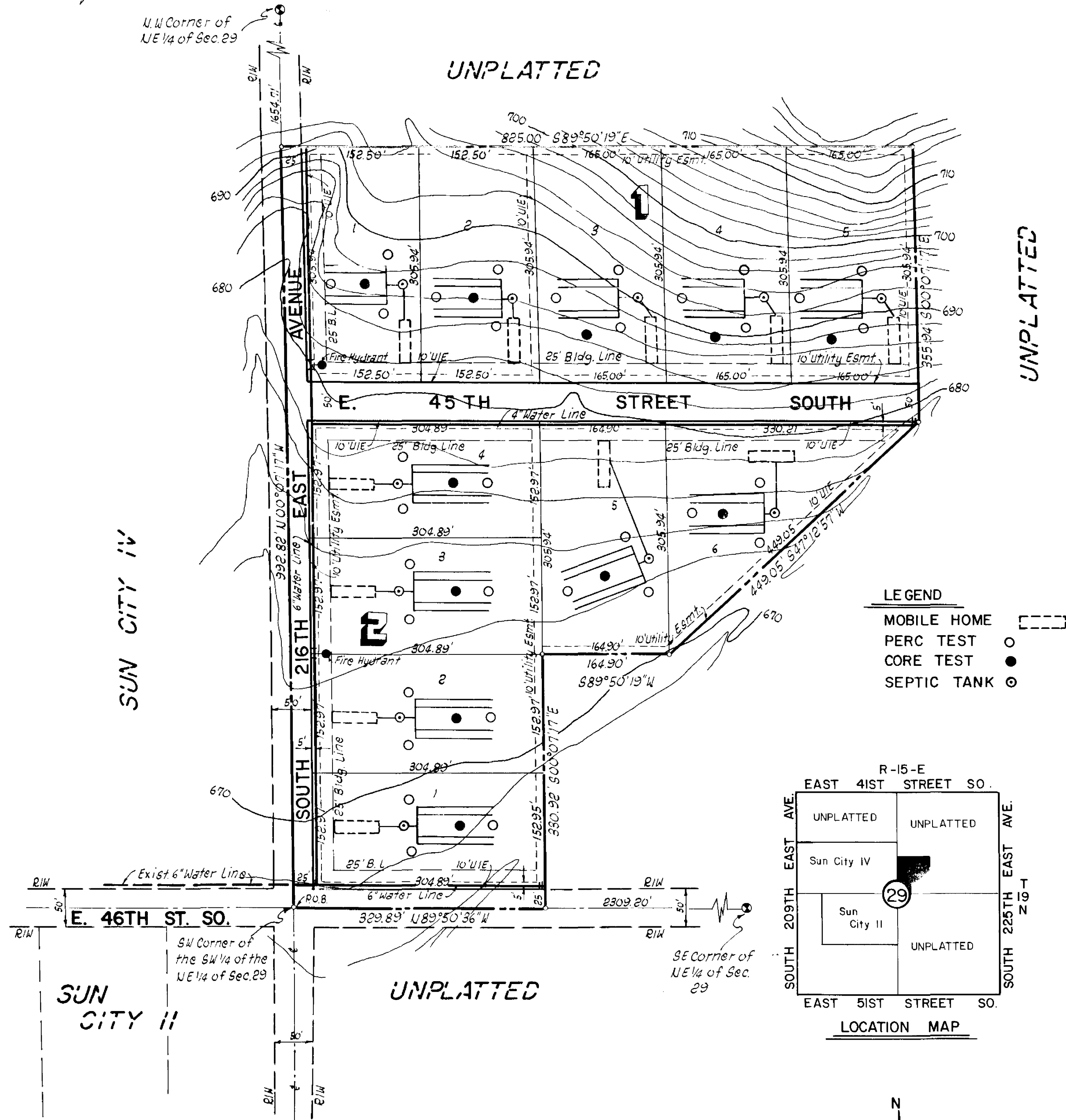


Plat Cabinet 1 #25B
STATE OF OKLAHOMA)
COUNTY OF WAGONER)
Filed for Record in this Office of the
COUNTY CLERK AND RECORDED
SEP 26 1980
AT 4:22 O'CLOCK
JAMES C. BURROW, County Clerk
By *James C. Burrow* Deputy

SUN CITY V

AN ADDITION TO THE CITY OF NEW TULSA, WAGONER COUNTY, OKLAHOMA
A SUBDIVISION OF A PART OF THE SW 1/4 OF THE NE 1/4 OF SECTION 29, T-19-N, R-15-E



OWNER DEVELOPER:

SUNCREST PROPERTIES, INC.
6363 E. 31ST STREET
TULSA, OKLAHOMA 74135

ENGINEERS:

ENGINEERING CONSULTANTS, INC.
5550 SOUTH LEWIS AVENUE
TULSA, OKLAHOMA
PH. 1-918-749-7968

STATE OF OKLAHOMA)
COUNTY OF WAGONER)

BEFORE ME, the undersigned Notary Public, being the owner of the SUN CITY V subdivision, being the sole owner of the following described real property situated in Wagoner County, State of Oklahoma, to-wit:

A tract of land located in the Southwest Quarter (SW 1/4), of the Northeast Quarter (NE 1/4), of Section 29, Township 19 North, Range 15 East of the Indian Base and Meridian, Wagoner County, Oklahoma, being more particularly described as follows:

BEGINNING AT A POINT, said point being the Southwest corner of said 40 acre tract and running thence N 00°-07'-17" W along the West line of said 40 acre tract a distance of 992.82 feet to a point, thence S 89°-50'-19" E a distance of 825.00 feet to a point, thence S 00°-07'-17" E a distance of 333.94 feet to a point, thence S 47°-12'-57" W a distance of 449.05 feet to a point, thence N 89°-50'-19" W a distance of 164.90 feet to a point, thence S 00°-07'-17" E a distance of 330.92 feet to a point in the South line of said 40 acre tract, thence N 89°-50'-36" W along said South line a distance of 329.89 feet to THE POINT OF BEGINNING, said described tract containing 13.88 acres, more-or-less.

herby certifies that it has caused the same to be surveyed into lots, blocks, streets and avenues in conformity to the annexed plat which it hereby adopts as the plat of the above described land under the name of SUN CITY V, an Addition to the City of New Tulsa, Oklahoma.

DEED OF DEDICATION
(Covenants and restrictions are recorded by separate instrument)

The owners hereby dedicate for public use all the streets as shown on the accompanying plat, and do hereby guarantee clear title to all the land so dedicated.

The undersigned owners further dedicate to the public for use forever, easements and right-of-ways as shown on and designated on the accompanying plat for the several purposes of constructing, maintaining, operating, 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 of such facilities including the poles, wire conduits, pipes, valves, meters, and any other appurtenances thereto with the right of ingress and egress to and upon said easements and right-of-ways for the uses and purposes of aforesaid, together with similar rights in any and all of the streets and alleys shown on said plat.

The supplier of electric service, through its proper agents and employees, shall at all times have right of access to the easements shown on the accompanying plat, for the purpose of installing, maintaining, removing, or replacing any portion of the electrical facilities required for proper service.

Except to dwellings on lots which may be served from overhead electric service lines, underground service cables to all dwellings 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 such dwelling as may be located upon each said lot; provided that upon the installation of such a service cable to a particular dwelling, the supplier of electric service shall thereafter be deemed to have a definitive, permanent, effective and exclusive right-of-way easement on said lot, covering a five-foot strip extending 2.5 feet on each side of such service cable, extending from the service pedestal or transformer to the service entrance on said dwelling.

NOTES FOR POTABLE WATER MAINS

- All P.V.C. is 1220, A.S.T.M. 2241 for potable water service. N.S.P. approved.
- Excavator is to check with local authorities and companies for all buried wires and pipes before beginning excavation. Damage to same is excavators responsibility and liability.
- All materials, methods, equipment and workmanship must meet the requirements of the Oklahoma State Department of Health and Green Country Utility Company of Wagoner County. Before beginning construction, contact Mr. Gene Spradling for instruction. 1-918-663-0211.
- Air bleeds are required where reverse grades are encountered. Concrete blocking is required per the standards of the water district.
- Minimum depth of cover 30" over top of pipe.

NOTES FOR SEPTIC TANK DISPOSAL SYSTEMS

- If depth of tile field will exceed health department standards after finish grading, relocate or install retention boxes to comply.
- Construction shall be in accordance with Oklahoma Department Health Bulletin No. 600, latest edition.

IN WITNESS WHEREOF, SUNCREST PROPERTIES, INC., being the owner of the SUN CITY V division, which is plated herewith, hereby approve the foregoing Deed of Dedication Conditions, Restrictions and plat this 25th day of September, 1980.

James C. Burrow PRESIDENT
STATE OF OKLAHOMA, COUNTY OF WAGONER, SS.

Before me, the undersigned Notary Public within and for said County and State, on this 25th day of September, 1980, personally appeared *James C. Burrow* to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its President and acknowledged to me that he executed the same as his free and voluntary act and deed of said Corporation, for the uses and purposes therein set forth.

WITNESS my hand and Official Seal the day and year last above written.

My commission expires:

Gertrude L. Smith 5-19-81
Notary Public (Seal)

SURVEYOR'S CERTIFICATE

I, LYNDEN L. BURROW, the undersigned, do hereby certify that I am by profession a Registered Land Surveyor in the State of Oklahoma, and that the plat herewith of SUN CITY V correctly represents a boundary survey made under my supervision on the 25th day of SEPT, 1980.

Lynden L. Burrow
LYNDEN L. BURROW L.S. #1077

CERTIFICATE OF COUNTY TREASURER

I, *James C. Burrow*, County Treasurer of Wagoner County, Oklahoma do hereby certify that I have examined the records pertaining to ad valorem taxes on the tract described in the accompanying plat and find that all ad valorem taxes have been paid to and including 1979 according to the 1979-80 roll.

Dated this 25th day of SEPT, 1980.

James C. Burrow
County Treasurer

HEALTH DEPARTMENT APPROVAL

I, *Oscar W. Sparks*, Sanitarian for the Oklahoma State Department of Health, certify that this plat SUN CITY V is approved for construction of individual sewage disposal systems.

Date: Sept. 26, 1980

Oscar W. Sparks R.P.S.
Sanitarian, Wagoner County Health

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

Be it resolved by the Board of Councilmen of New Tulsa, Oklahoma, that the dedications shown on the attached plat of SUN CITY V, are hereby accepted.

Adopted by the Board of Councilmen of New Tulsa, Oklahoma, on this 22nd day of September, 1980.

Approved by the Chairman of the Board of Councilmen of New Tulsa, Oklahoma, this 22nd day of September, 1980.

D. V. Corby
Chairman, New Tulsa City Council

Calvin L. Timney
Secretary, City of New Tulsa

PLANNING COMMISSION APPROVAL

I, *Calvin L. Timney*, Chairman of the City of New Tulsa Planning Commission, hereby certify that the said Commission duly approved the annexed map of SUN CITY V on 24th day of September, 1980.

Calvin L. Timney
Chairman