

FINAL PLAT
WEST END POINTE ADDITION, PHASE II, SECTION 4
A REPLAT OF LOTS 1 and 3, BLOCK 1 OF
WEST END POINTE ADDITION, PHASE II, SECTION 3
A PART OF THE S.W. QUARTER, SECTION 29, T. 12 N., R. 5 W., I.M.
CITY OF YUKON, CANADIAN COUNTY, OKLAHOMA

Doc#:P 2018 26
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Filed:09-26-2018
10:51:22 AM
Canadian County, OK

TMH
PL



OWNER'S CERTIFICATE AND DEDICATION

Know All Men By These Presents:

That the undersigned, KG Holdings, L.C., an Oklahoma limited company, W.E.P. Land Holdings, LLC, an Oklahoma limited liability company and Manish Patel hereby certify that they are the owners of, and the only persons, firms or corporations or entities having any ownership, rights, title or interest in, and to the land shown on the Final Plat of WEST END POINTE ADDITION, PHASE II, SECTION 4, an Addition to the City of Yukon, Canadian County, Oklahoma.

The above listed owners, hereby dedicate all rights-of-way, alleys and easements, as shown on said Final Plat to the public for streets, fire protection, utility and drainage easements, for themselves, their successors and assigns forever and have caused the same to be released from all rights, easements, and encumbrances except as may be shown on the Bonded Abstractor's certificate.

In witness whereof the undersigned having caused this instrument to be executed this 15 day of Aug., 2018

KG Holdings, L.C., an Oklahoma limited company

Ken R. McGee
Ken R. McGee, Manager

STATE OF Oklahoma
COUNTY OF Canadian :SS

Before me, the undersigned, a notary public in and for said county and state on the 15 day of August, 2018 personally appeared Ken R. McGee, Manager, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument, and duly acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of such corporation for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.

My Commission Expires: 9-7-19
My Commission Number: 99014863
Susan Bible
Notary Public

W.E.P. Land Holdings, LLC, an Oklahoma limited liability company

Ken R. McGee
Ken R. McGee, Manager

STATE OF Oklahoma
COUNTY OF Canadian :SS

Before me, the undersigned, a notary public in and for said county and state on the 15 day of August, 2018 personally appeared Ken R. McGee, Manager, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument, and duly acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of such limited liability company for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.

My Commission Expires: 9-7-19
My Commission Number: 99014863
Susan Bible
Notary Public

Manish Patel and Alka Patel, Husband and Wife

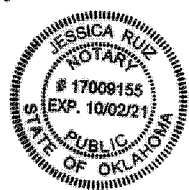
Manish Patel
Manish Patel

Alka Patel
Alka Patel

STATE OF Oklahoma
COUNTY OF Oklahoma :SS

Before me, the undersigned, a notary public in and for said county and state on the 30 day of August, 2018 personally appeared Manish Patel and Alka Patel, Husband and Wife, to me known to be the identical persons who subscribed their names of the maker thereof to the foregoing instrument, and duly acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.

My Commission Expires: 10/2/21
My Commission Number: 17009155
Jessica Rios
Notary Public



CERTIFICATE OF CITY CLERK

I, DOUG SHIVERS, City Clerk of the City of Yukon, Oklahoma, hereby certify that I have examined the records of said City and find that all deferred payments on unmatured installments upon special assessments have been paid in full and that there are no special assessment procedures now pending against the land shown on the Final Plat of WEST END POINTE ADDITION, PHASE II, SECTION 4, an Addition to the City of Yukon, Canadian County, Oklahoma.

Signed by the City Clerk this 16th day of SEPT., 2018

Doug Shivers
City Clerk

CERTIFICATE OF PLANNING COMMISSION

I, Larry Dwyer, Chair of the City Planning Commission, of the City of Yukon, Oklahoma, hereby certify that the said Planning Commission duly approved the Final Plat of WEST END POINTE ADDITION, PHASE II, SECTION 4, an Addition to the City of Yukon, Canadian County, Oklahoma, at a meeting the 9th day of July, 2018.

Larry Dwyer
Chairman

COUNTY TREASURER'S CERTIFICATE

I, Carolyn Guak by Diana Ramsey, hereby certify that I am the duly qualified and acting County Treasurer of Canadian County, Oklahoma, that the tax records of said county show that all taxes for the year 2011, and prior years are paid on the Final Plat of WEST END POINTE ADDITION, PHASE II, SECTION 4, an Addition to the City of Yukon, Canadian County, Oklahoma, that the required statutory security has been deposited in the offices of the County Treasurer guaranteeing the current year's taxes.

In witness whereof, said County Treasurer has caused this instrument to be executed this 26 day of September, 2018

Carolyn Guak by Diana Ramsey
County Treasurer

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

Be it resolved by the Council of the City of Yukon, Oklahoma, that the dedications shown on the Final Plat of WEST END POINTE ADDITION, PHASE II, SECTION 4, an Addition to the City of Yukon, Canadian County, Oklahoma, are hereby accepted.

Adopted by the Council of the City of Yukon, this 18th day of SEPTEMBER, 2018

Doug Shivers Michael McEach
City Clerk Mayor

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned, a duly qualified and lawfully bonded abstractor of titles in and for Canadian County and State of Oklahoma, hereby certify that the records of said county show that the Title to the land shown on the Final Plat of WEST END POINTE ADDITION, PHASE II, SECTION 4, an Addition to the City of Yukon, Canadian County, Oklahoma, is vested in KG Holdings, L.C., an Oklahoma limited company, W.E.P. Land Holdings, LLC, an Oklahoma limited liability company and Manish Patel, on the 24th day of August, 2018 and there are no actions pending or judgments of any nature in any court or on file with the clerk of any court in said county and state against said land or owners thereof, and that the taxes are paid for the year of 2017 and prior years, and that there are no outstanding tax sales certificates against said land and no tax deeds are issued to any person, and there are no liens, or other encumbrances of any kind against the land included in the Final Plat, except, mortgages, rights-of-way, easements, water rights, restrictive covenants and mineral conveyances of record.

In witness whereof, said Bonded Abstractor has caused this instrument to be executed this 31st day of August, 2018

FIRST AMERICAN TITLE INSURANCE COMPANY

BY: Joe J. Strucke
Joe J. Strucke, Area Manager

STATE OF OKLAHOMA
COUNTY OF CANADIAN :SS

Before me, the undersigned, a notary public in and for said county and state on the 31st day of August, 2018, personally appeared JOE J. STRUCKE, Vice President, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument and duly acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of such corporation for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.

My Commission Expires: 3-7-19
My Commission Number: 03002079
Edith Cook
Notary Public

REGISTERED SURVEYOR'S CERTIFICATE

I, Randall A. Mansfield, hereby certify that I am a Professional Land Surveyor in the State of Oklahoma, and the Final Plat of WEST END POINTE ADDITION, PHASE II SECTION 4, an Addition to the City of Yukon, Canadian County, Oklahoma, consisting of two (2) sheets, represents a survey made under my supervision on the 10th day of August, 2018, and the monuments shown thereon exist and their positions are correctly shown, and this survey meets the Oklahoma Minimum Standards for the Practice of Land Surveyors as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors, and said Final Plat complies with the requirements of Title 11 Section 41-108 of the Oklahoma State Statutes.

Randall A. Mansfield
Randall A. Mansfield, PLS 1613

STATE OF OKLAHOMA
COUNTY OF OKLAHOMA :SS

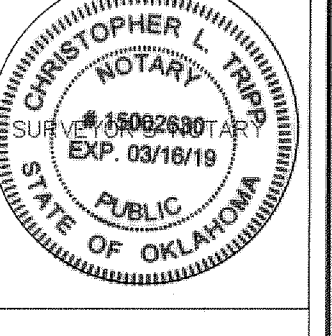
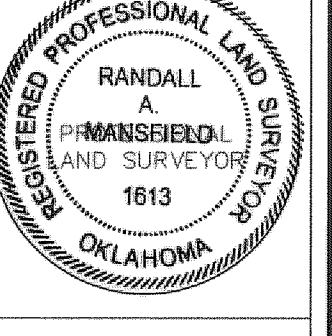
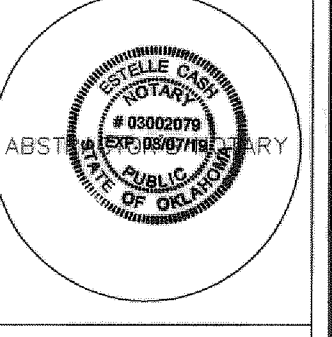
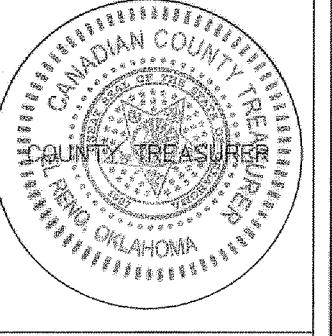
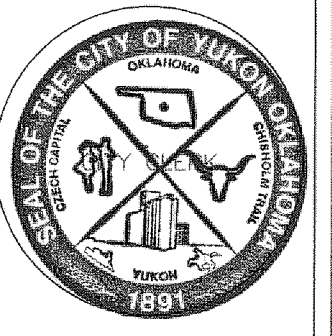
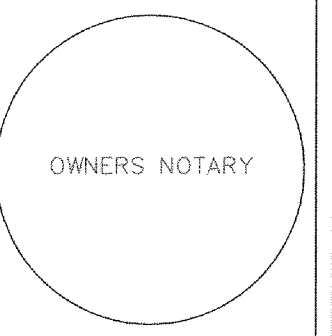
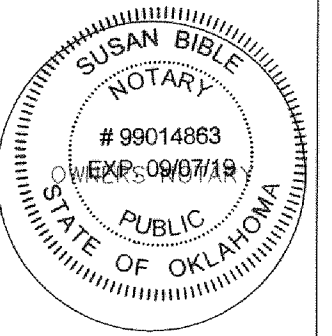
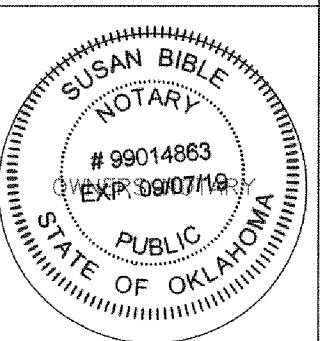
Before me, the undersigned, a notary public in and for said county and state on the 10th day of August, 2018, personally appeared Randall A. Mansfield, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument and duly acknowledged to me that he executed the same as his free and voluntary act for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.

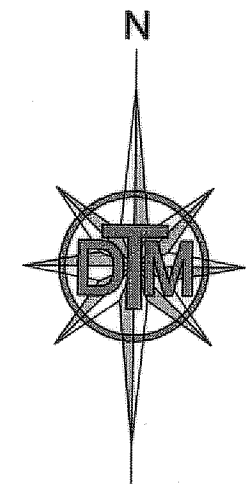
My Commission Expires: 3-16-2019
My Commission Number: 15002630
Christopher L. Thompson
Notary Public

LEGAL DESCRIPTION

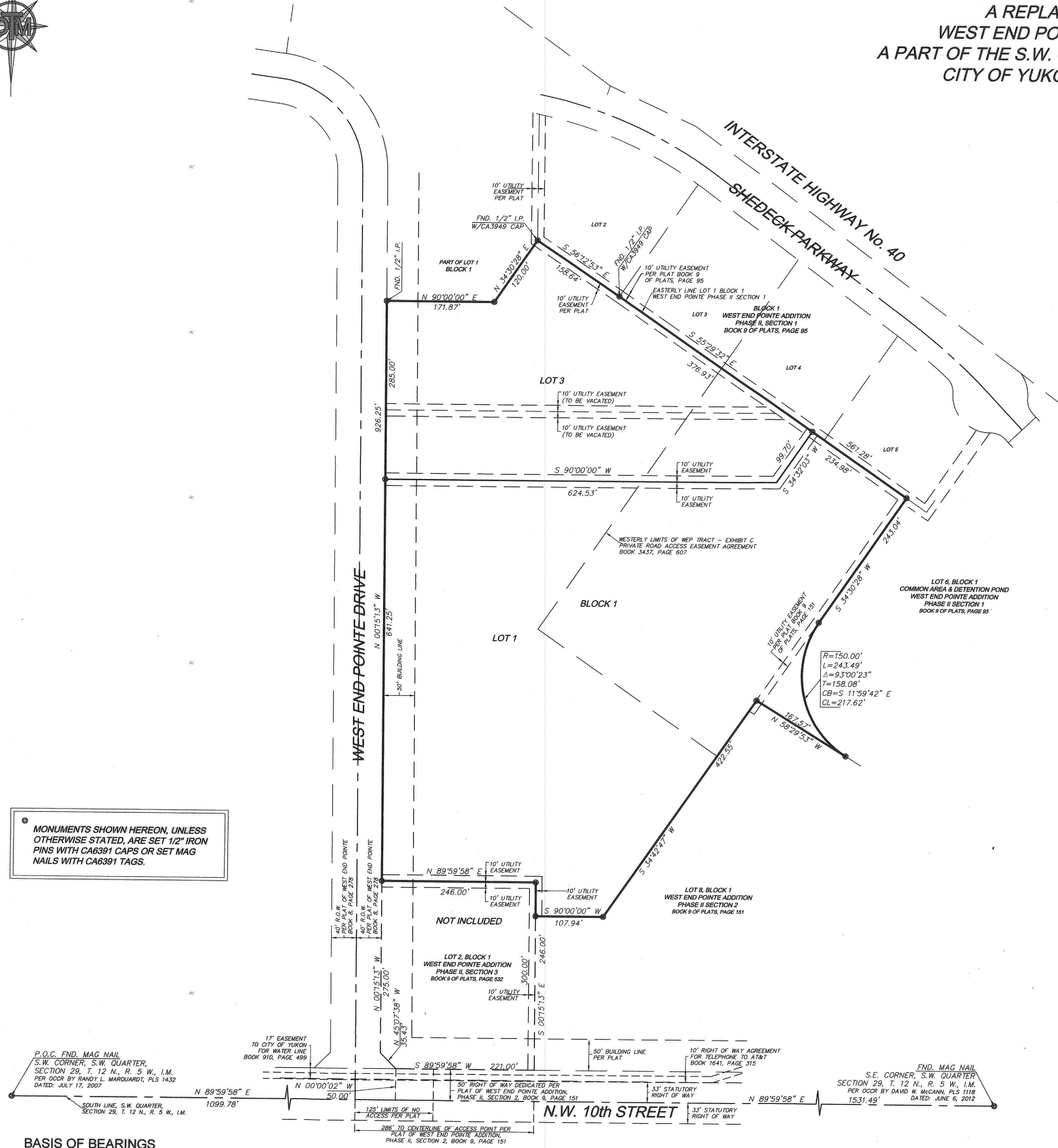
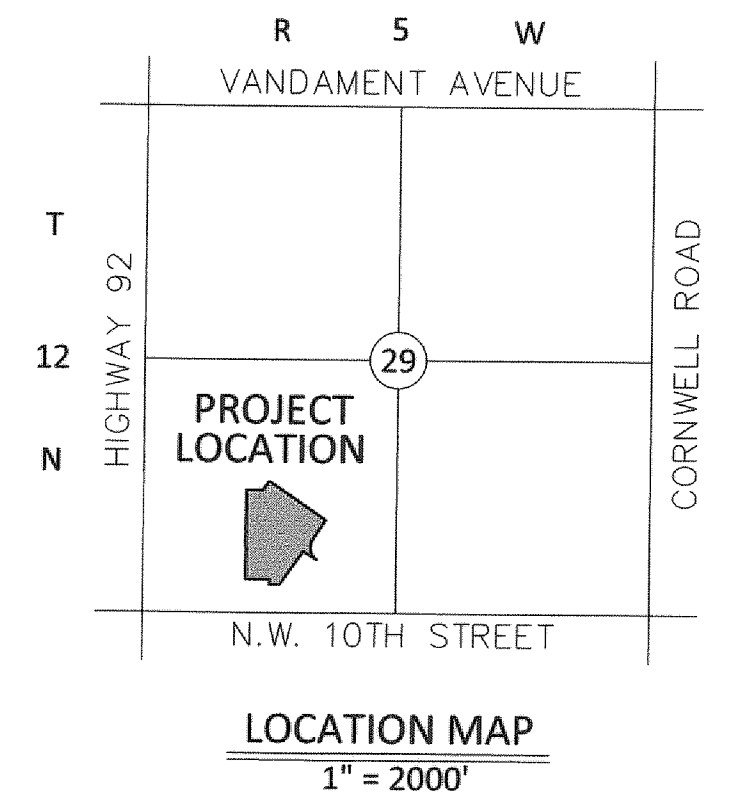
All Lots One (1) and Three (3), Block One (1), WEST END POINTE ADDITION, PHASE II, SECTION 3, an Addition to the City of Yukon, Canadian County, Oklahoma, according to the recorded plat thereof in Book 9 of Plats, Page 532, being a part of the Southwest Quarter (SW4) of Section 29, Township 12 North, Range 5 West of the Indian Meridian.

Said described tract of land contains an area of 589,827 square feet or 13.5406 acres, more or less.





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WEST END POINTE ADDITION, PHASE II, SECTION 4
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CITY OF YUKON, CANADIAN COUNTY, OKLAHOMA



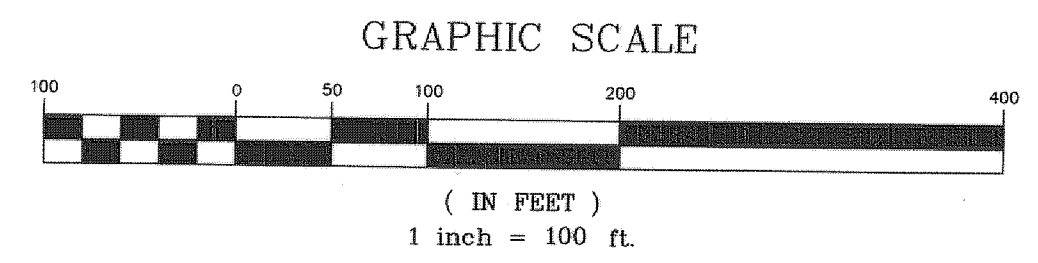
MONUMENTS SHOWN HEREON, UNLESS OTHERWISE STATED, ARE SET 1/2" IRON PINS WITH CA6391 CAPS OR SET MAG NAILS WITH CA6391 TAGS.

BASIS OF BEARINGS

The bearing of North 00°15'13" West as shown on the west line of Lot 1, Block 1 (the east right of way line of West End Pointe Drive) of the plat of West End Pointe Addition, Phase II, Section 1 and as shown on the west line of the subject property, was used as the basis of bearings for this survey.

NOTES

- Easements shown hereon by specific recording information are shown for information purposes only and are not dedicated as a part of this plat.



DODSON - THOMPSON - MANSFIELD, PLLC
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Oklahoma City, OK 73105
Phone: 405-601-7402
Fax: 405-601-7421
email: randym@dtm-ok.com
Surveying - Engineering - Planning
CERTIFICATE OF AUTHORIZATION NO: 6391 EXPIRES JUNE 30, 2020