

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Mustang Park Development, LLC, does hereby certify that they are the owners of and the only persons, firms or corporation having any rights, title, or interest in and to the land shown on the annexed plat and that they have caused the same to be surveyed and plotted, and that they hereby dedicate all the streets and easements shown hereon to the public, for the purposes of streets, utilities, and drainage, for their heirs, executors, administrators, successors, and assign forever, and have caused the same to be released from all encumbrances so that the title is clear, except as shown in the abstractor's certificate.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed this _____ day of _____, 2019. Covenants, reservations, and restrictions for this addition are contained in a separate instrument.

Mustang Park Development, LLC

ANTHONY MIRZAI
MANAGER

STATE OF OKLAHOMA)
)
COUNTY OF CLEVELAND)

Before me, the undersigned Notary Public, in and for said County and State on this _____ day of _____, 2019, personally appeared ANTHONY MIRZAI, MANAGER OF Mustang Park Development, LLC, to me known to be the identical person who executed the within and foregoing instrument, and 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 said corporation, for the uses and purposes herein set forth.

MY COMMISSION EXPIRES:

May 02, 2019

NOTARY PUBLIC
#11004011

LEGAL DESCRIPTION

A tract of land situate within the Northeast Quarter (NE/4) of Section Twenty-One (21), Township Eleven North (T11N), Range Five West (R5W) of the Indian Meridian (I.M.), Oklahoma City, Canadian County, Oklahoma, being more particularly described as follows:

COMMENCING at the Northeast corner of said NE/4 of Sec. 2; thence N89°44'37"W along the North line of said NE/4 a distance of 1736.87 feet to the POINT OF BEGINNING; thence

S00°15'23"W a distance of 50.00 feet; thence S45°15'23"W a distance of 35.36 feet to a point on a non-tangent curve to the right; thence 46.34 feet along the arc of said curve having a radius of 140.00 feet, subtended by a chord of 46.13 feet which bears S09°44'21"W to a point of reverse curvature; thence 19.86 feet along the arc of said curve having a radius of 60.00 feet, subtended by a chord of 19.77 feet which bears S09°44'21"W; thence S44°44'37"E a distance of 35.36 feet; thence S89°44'37"E a distance of 74.06 feet; thence S00°15'23"W a distance of 114.54 feet; thence S18°06'59"W a distance of 148.55 feet; thence S01°19'21"E a distance of 86.23 feet; thence S24°40'02"E a distance of 169.67 feet; thence S15°35'07"E a distance of 339.88 feet to a point on a non-tangent curve to the left; thence 16.96 feet along the arc of said curve having a radius of 125.00 feet, subtended by a chord of 16.95 feet which bears N65°56'21"E; thence S27°56'53"E a distance of 50.00 feet; thence S69°37'59"E a distance of 256.84 feet; thence S55°11'53"E a distance of 50.00 feet; thence S34°48'07"W a distance of 103.71 feet; thence S07°58'23"E a distance of 36.70 feet to a point on a non-tangent curve to the right; thence 138.83 feet along the arc of said curve having a radius of 483.00 feet, subtended by a chord of 138.36 feet which bears S41°01'50"E to a point of reverse curvature; thence 41.08 feet along the arc of said curve having a radius of 475.00 feet, subtended by a chord of 41.07 feet which bears S35°16'25"E; thence

LAND SURVEYOR'S CERTIFICATE

I, DENVER WINCHESTER, do hereby certify that I am a LICENSED PROFESSIONAL LAND SURVEYOR, and that the annexed plat represents a survey made under my direction, and that the monuments noted hereon actually exist and their positions are correctly shown.

DENVER WINCHESTER, LPLS 1952

STATE OF OKLAHOMA)
)
COUNTY OF OKLAHOMA)

Before me, the undersigned, a Notary Public, in and for said County and State personally appeared DENVER WINCHESTER, to me known to be the identical person who executed the above instrument and acknowledged to me that he executed the same as his free and voluntary act and deed. Given under my hand and seal this _____ day of _____, 2019.

MY COMMISSION EXPIRES:

March 28, 2019

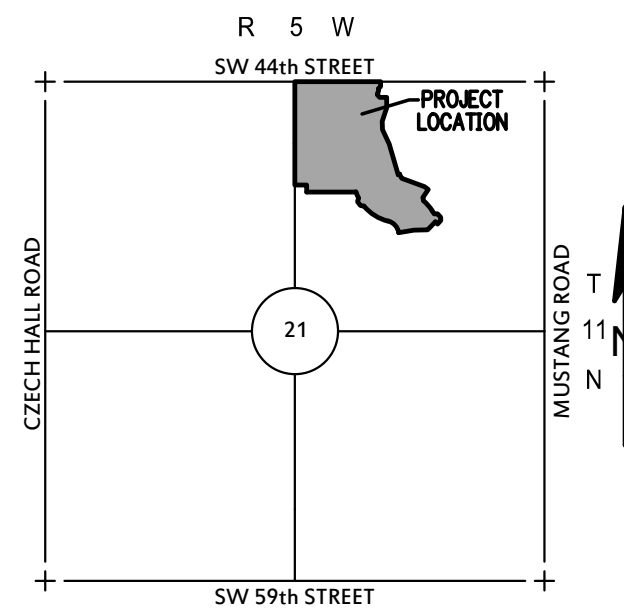
NOTARY PUBLIC
#03005138

CITY PLANNING COMMISSION APPROVAL

I, _____, Planning Director of the City of Oklahoma City, do certify that the Oklahoma City Planning Commission duly approved this plat on the _____ day of _____, 2019.

PLANNING DIRECTOR

FINAL PLAT
OF
**MUSTANG PARK
SECTION 1**
A PART OF THE NE/4 OF SECTION 21, T11N, R5W, I.M.
OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA



LOCATION MAP
SCALE: 1" = 2000'

S86°31'23"E a distance of 33.93 feet; thence S43°46'40"E a distance of 50.00 feet; thence S00°09'28"E a distance of 34.50 feet; thence S43°28'14"W a distance of 50.00 feet; thence N46°28'46"W a distance of 22.69 feet to a point on a non-tangent curve to the right; thence 10.03 feet along the arc of said curve having a radius of 525.00 feet, subtended by a chord of 10.03 feet which bears N46°28'46"W; thence S44°04'03"W a distance of 115.03 feet; thence S88°15'58"W a distance of 145.17 feet; thence S80°59'24"W a distance of 166.72 feet to a point on a non-tangent curve to the left; thence 174.91 feet along the arc of said curve having a radius of 150.00 feet, subtended by a chord of 165.17 feet which bears N42°24'57"W to a point of reverse curvature; thence 307.77 feet along the arc of said curve having a radius of 483.00 feet, subtended by a chord of 302.59 feet which bears N57°34'02"W; thence N81°16'56"W a distance of 37.18 feet; thence N33°22'48"W a distance of 50.00 feet; thence N14°31'21"E a distance of 37.18 feet to a point on a non-tangent curve to the right; thence 72.43 feet along the arc of said curve having a radius of 483.00 feet, subtended by a chord of 72.37 feet which bears N23°09'03"W; thence N89°44'37"W a distance of 520.06 feet; thence N89°44'37"W a distance of 119.94 feet to a point on the West line of said NE/4; thence N00°15'23"E a distance of 78.34 feet to a point of curvature to the left; thence 6.55 feet along the arc of said curve having a radius of 35.00 feet, subtended by a chord of 6.54 feet which bears N05°06'23"W; thence N89°44'37"W a distance of 119.94 feet to a point on the West line of said NE/4; thence N00°01'42"W along said West line a distance of 1085.16 feet to the Northwest corner of said NE/4; thence S89°44'37"E along the North line of said NE/4 a distance of 909.22 feet to the POINT OF BEGINNING.

Said tract contains 1,434,345 Sq Ft or 32.929 Acres, more or less.

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned, a duly qualified and lawful bonded abstractor of titles, in and for the County of CANADIAN, State of OKLAHOMA, hereby certifies that the records of said county show that the title to the land on the annexed plat is vested in Mustang Park Development, LLC, that on the _____ day of _____, 2019, 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 the owners thereof, and that the taxes are paid for the year _____, and prior years, that there are no outstanding tax sales certificates against said land, and no tax deeds are issued to any one person, that there are no liens, mortgages or other encumbrances of any kind against the land included in the annexed plat, except mortgages, mineral rights, water rights, and easements of record previously reserved, excepted or granted.

IN WITNESS WHEREOF, said bonded abstractor has caused this instrument to be executed this _____ day of _____, 2019.

OLD REPUBLIC TITLE OF OKLAHOMA

VICE-PRESIDENT

COUNTY TREASURER'S CERTIFICATE

I, _____, do hereby certify that I am the duly elected, qualified and acting County Treasurer of CANADIAN COUNTY, STATE OF OKLAHOMA, that the tax records of said County show all taxes are paid for the year _____, and prior years on the land shown on the annexed plat, that the required statutory security has been deposited in the office of the county treasurer, guaranteeing payment of the current years taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed at the CITY OF EL RENO, OKLAHOMA, this _____ day of _____, 2019.

COUNTY TREASURER

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

Be it resolved by the Council of the CITY OF OKLAHOMA CITY, OKLAHOMA, that the dedications shown on the annexed plat are hereby accepted, adopted by the Council of the CITY OF OKLAHOMA CITY, OKLAHOMA, this _____ day of _____, 2019.

ATTEST:

CITY CLERK

MAYOR

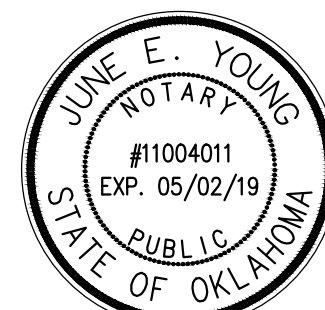
CERTIFICATE OF CITY CLERK

I, _____, City Clerk of the CITY OF OKLAHOMA CITY, STATE OF OKLAHOMA, hereby certify that I have examined the records of said City and find that all deferred payments or unreturned installments upon special assessment have been paid in full and that there is no special assessment procedure now pending against the land shown on the annexed plat on this _____ day of _____, 2019.

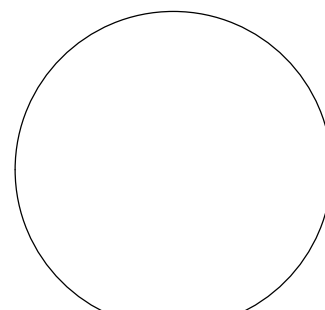
CITY CLERK

NOTES

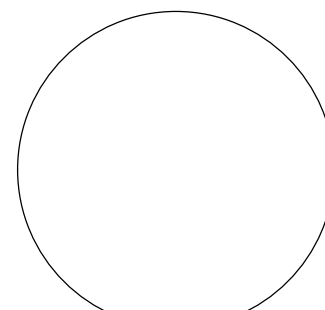
- THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS, AND THAT SAID FINAL PLAT COMPLIES WITH THE REQUIREMENTS OF TITLE 11 SECTION 41-108 OF THE OKLAHOMA STATE STATUTES.
- CENTERLINE OF RIGHT-OF-WAY MONUMENTS SHALL BE AS FOLLOWS:
MAGNETIC NAIL WITH WASHER STAMPED "CTA CA973" FOR ALL PAVING
- PROPERTY CORNER MONUMENTS SHALL BE:
3/8" IRON ROD WITH A PLASTIC CAP STAMPED "CTA CA973"
- MAINTENANCE OF THE COMMON AREAS, ISLANDS/MEDIANS IN PUBLIC RIGHTS-OF-WAY AND ARTERIAL LANDSCAPING SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS AND/OR PROPERTY OWNERS ASSOCIATION. NO STRUCTURES, STORAGE OF MATERIAL, GRADING, FILL, OR OTHER OBSTRUCTIONS, EITHER TEMPORARY OR PERMANENT SHALL BE PLACED WITHIN THE DRAINAGE RELATED COMMON AREAS AND/OR DRAINAGE AREAS SHOWN. CERTAIN AMENITIES SUCH AS, BUT NOT LIMITED TO, WALKS, BENCHES, PIERS, AND DOCKS, SHALL BE PERMITTED IF INSTALLED IN A MANNER TO MEET THE REQUIREMENTS SPECIFIED ABOVE.
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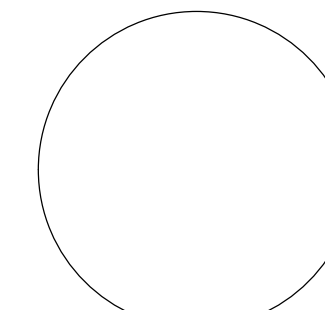
Owner's Notary Seal



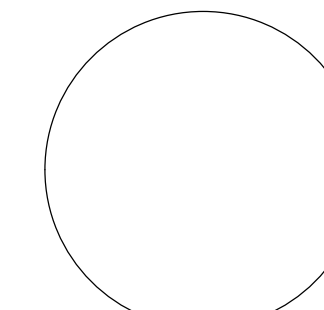
County Treasurer's Seal



Bonded Abstractor's Seal



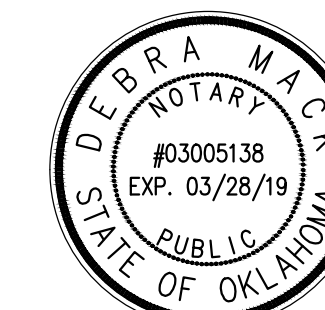
City Corporate Seal



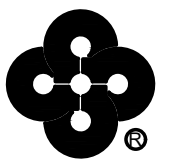
City Clerk Seal



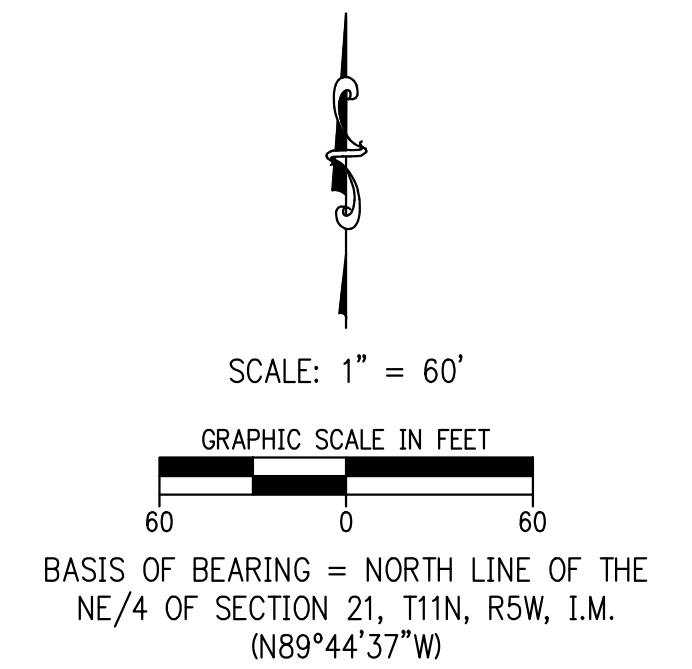
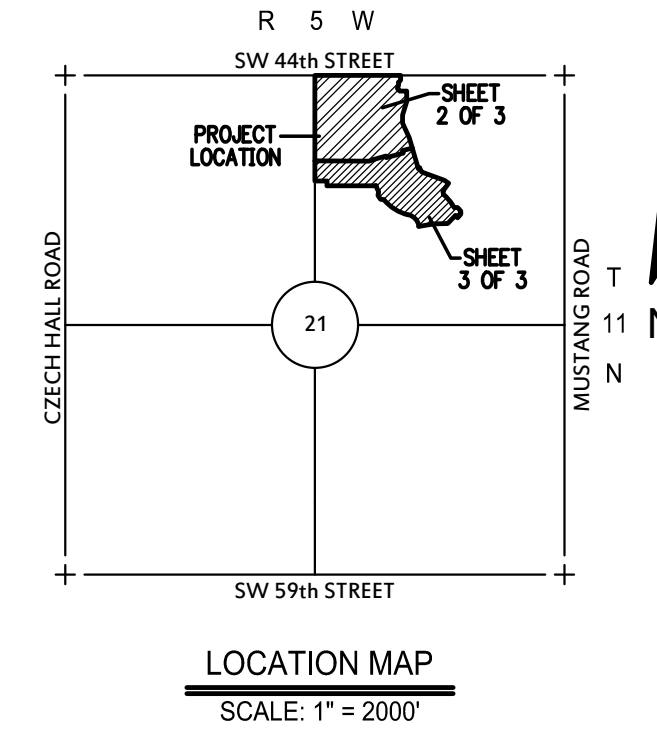
Land Surveyor's Seal



Surveyor's Notary Seal

FINAL PLAT TO SERVE MUSTANG PARK SECTION 1	
 Crafton Tull architecture engineering surveying 300 Pointe Parkway Blvd. Yukon, Oklahoma 73099 405.787.6270 405.787.6276 www.craftontull.com	SHEET NO.: 1 OF 3 DATE: 05/30/18 PROJECT NO.: 17610900
CERTIFICATE OF AUTHORIZATION: CA 973 (P&S) (RPS) (RWS) (RZ)	

FINAL PLAT
OF
MUSTANG PARK SECTION 1
A PART OF THE NE/4 OF SECTION 21, T11N, R5W, I.M.
OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA

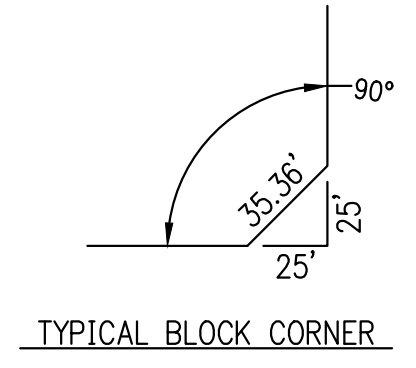


LINE #	LENGTH	DIRECTION
L1	50.00'	S00° 15' 23"W
L2	35.36'	S45° 15' 23"W
L3	35.36'	S44° 44' 37"E
L4	74.06'	S89° 44' 37"E
L18	35.36'	S44° 44' 37"E
L19	35.36'	S45° 15' 23"W
L20	35.36'	S44° 44' 37"E
L21	35.36'	S45° 15' 23"W
L22	35.36'	S44° 44' 37"E
L23	35.36'	N45° 15' 23"E
L24	35.36'	S45° 15' 23"W
L25	35.36'	S44° 44' 37"E
L26	37.65'	S17° 05' 24"W
L27	37.65'	S80° 11' 35"E

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
EC8	169.79'	373.00'	026°04'50"	N28° 37' 32"W	168.32'
EC9	148.85'	327.00'	026°04'50"	S28° 37' 32"E	147.57'
EC10	145.81'	177.00'	047°11'59"	S18° 03' 58"E	141.72'
EC11	183.71'	223.00'	047°11'59"	S18° 03' 58"E	178.55'
EC12	70.11'	277.00'	014°30'06"	S12° 47' 05"W	69.92'
EC13	81.75'	323.00'	014°30'06"	S12° 47' 05"W	81.53'
EC14	76.91'	226.02'	019°29'50"	N10° 08' 45"E	76.54'
EC15	61.15'	180.02'	019°27'48"	S10° 08' 45"W	60.86'

LEGEND	
BL	BUILDING LIMIT LINE
D/E	DRAINAGE EASEMENT
EX.	EXISTING
L.N.A.	LIMITS OF NO ACCESS
(NR)	NONRADIAL LINE
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT-OF-WAY
U/E	UTILITY EASEMENT
P/D/E	PRIVATE DRAINAGE EASEMENT
(TO ML)	TO MATCH LINE

- NOTES**
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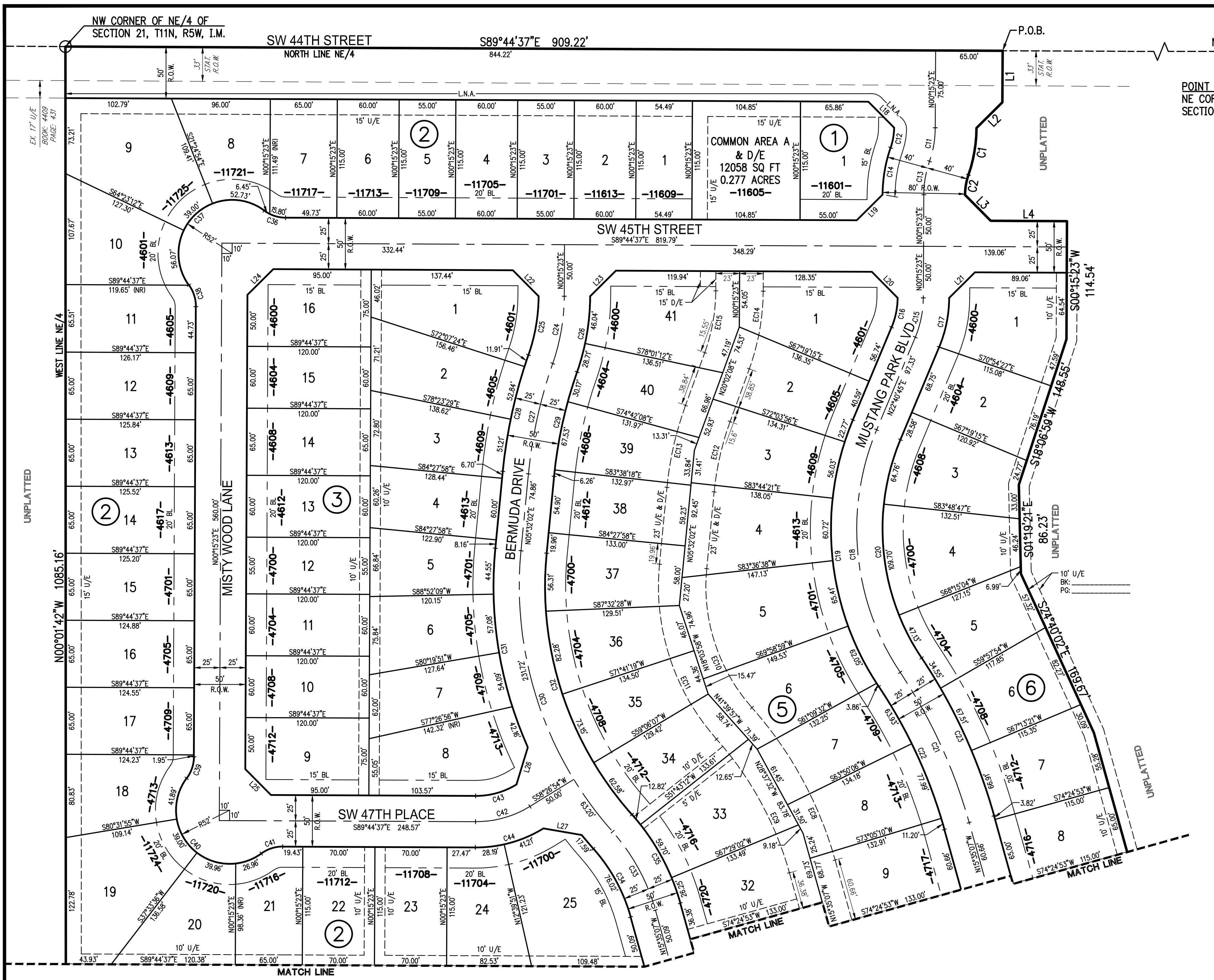


FINAL PLAT TO SERVE
MUSTANG PARK SECTION 1

300 Pointe Parkway Blvd.
Yukon, Oklahoma 73099

Crafton Tull
architecture | engineering | surveying
405.787.6270 | 405.787.6272 f
www.craftontull.com

SHEET NO.: 2 OF 3
DATE: 05/30/18
PROJECT NO.: 17610900



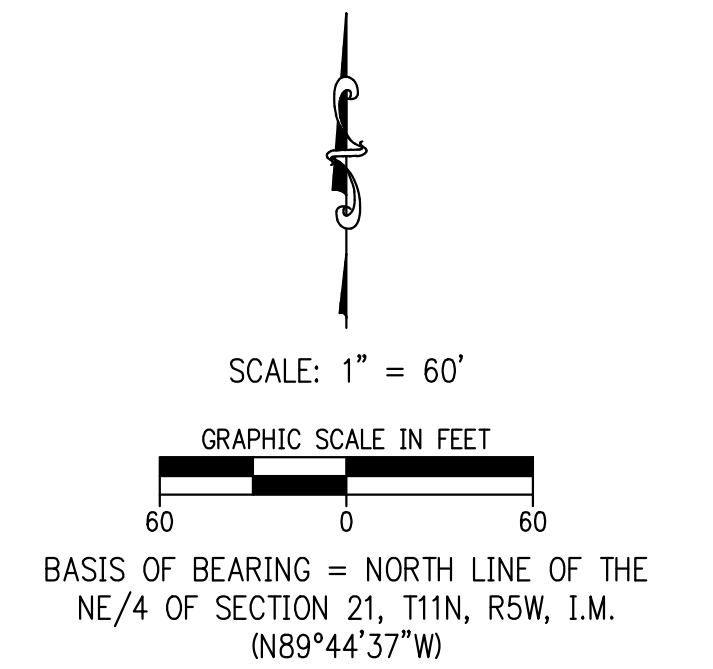
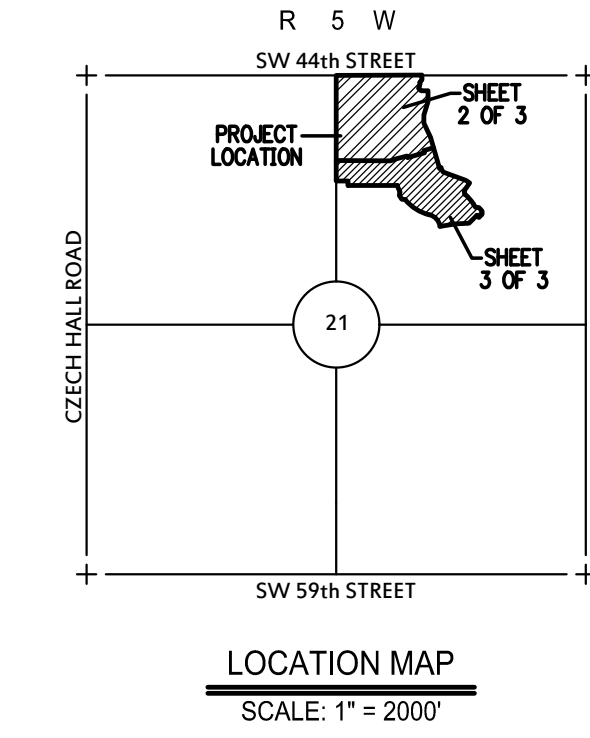
CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	46.34'	140.00'	018°57'56"	S09° 44' 21"W	46.13'
C2	19.86'	60.00'	018°57'56"	S09° 44' 21"W	19.77'
C11	33.10'	100.00'	018°57'56"	N09° 44' 21"E	32.95'
C12	19.86'	60.00'	018°57'56"	N09° 44' 21"E	19.77'
C13	33.10'	100.00'	018°57'56"	N09° 44' 21"E	32.95'
C14	46.34'	140.00'	018°57'56"	S09° 44' 21"W	46.13'
C15	39.14'	100.00'	022°25'22"	N11° 28' 04"E	38.89'
C16	29.35'	75.00'	022°25'22"	N11° 28' 04"E	29.16'
C17	48.92'	125.00'	022°25'22"	N11° 28' 04"E	48.61'
C18	246.22'	250.00'	056°25'42"	N05° 32' 06"W	236.38'

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C19	270.84'	275.00'	056°25'42"	S05° 32' 06"E	260.02'
C20	221.59'	225.00'	056°25'42"	S05° 32' 06"E	212.75'
C21	161.05'	508.00'	018°09'50"	N24° 40' 02"W	160.37'
C22	153.12'	483.00'	018°09'50"	N24° 40' 02"W	152.48'
C23	168.97'	533.00'	018°09'50"	N24° 40' 02"W	168.27'
C24	66.44'	200.00'	019°02'01"	N09° 46' 23"E	66.13'
C25	58.13'	175.00'	019°02'01"	N09° 46' 23"E	57.87'
C26	74.74'	225.00'	019°02'01"	N09° 46' 23"E	74.40'
C27	109.96'	458.00'	013°45'21"	N12° 24' 43"E	109.70'
C28	115.96'	483.00'	013°45'21"	S12° 24' 43"W	115.68'

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C29	103.96'	433.00'	013°45'21"	S12° 24' 43"W	103.71'
C30	294.92'	358.00'	047°11'59"	N18° 03' 58"E	286.65'
C31	197.88'	383.00'	029°36'08"	S09° 16' 02"E	195.69'
C32	255.02'	333.00'	043°52'45"	S16° 24' 20"E	248.84'
C33	87.40'	192.00'	026°04'50"	N28° 37' 32"W	86.64'
C34	76.02'	167.00'	026°04'50"	N28° 37' 32"W	75.36'
C35	98.78'	217.00'	026°04'50"	N28° 37' 32"W	97.93'
C36	22.25'	35.00'	036°25'43"	S71° 31' 46"E	21.88'
C37	147.80'	52.00'	162°51'26"	S45° 15' 23"W	102.84'
C38	22.25'	35.00'	036°25'43"	N17° 57' 28"W	21.88'

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C39	22.25'	35.00'	036°25'43"	N18° 28' 14"E	21.88'
C40	147.80'	52.00'	162°51'26"	S44° 44' 37"E	102.84'
C41	22.25'	35.00'	036°25'43"	S72° 02' 32"W	21.88'
C42	55.52'	100.00'	031°48'29"	N74° 21' 09"E	54.81'
C43	41.64'	75.00'	031°48'29"	N74° 21' 09"E	41.10'
C44	69.39'	125.00'	031°48'29"	N74° 21' 09"E	68.51'

FINAL PLAT
OF
MUSTANG PARK SECTION 1
A PART OF THE NE/4 OF SECTION 21, T11N, R5W, I.M.
OKLAHOMA CITY, CANADIAN COUNTY, OKLAHOMA



LEGEND

BL	BUILDING LIMIT LINE
D/E	DRAINAGE EASEMENT
EX.	EXISTING
L.N.A.	LIMITS OF NO ACCESS
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U/E	UTILITY EASEMENT
P/D/E	PRIVATE DRAINAGE EASEMENT
(TO ML)	TO MATCH LINE

CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C3	16.96'	125.00'	007°46'27"	N65° 56' 21"E	16.95'
C4	138.83'	483.00'	016°28'09"	S41° 01' 50"E	138.36'
C5	41.08'	475.00'	004°57'19"	S35° 16' 25"E	41.07'
C6	10.03'	525.00'	001°05'40"	N46° 28' 46"W	10.03'
C7	174.91'	150.00'	066°48'41"	N42° 24' 57"W	165.17'
C8	307.77'	483.00'	036°30'31"	N57° 34' 02"W	302.59'
C9	72.43'	483.00'	008°35'33"	N23° 09' 03"W	72.37'
C10	6.55'	35.00'	010°43'34"	N05° 06' 23"W	6.54'
C45	22.25'	35.00'	036°25'43"	N17° 57' 28"W	21.88'
C46	147.80'	52.00'	162°51'26"	S45° 15' 23"W	102.84'
C47	22.25'	35.00'	036°25'43"	S71° 31' 46"E	21.88'
C48	27.65'	100.00'	015°50'30"	N82° 20' 08"E	27.56'
C49	20.74'	75.00'	015°50'30"	N82° 20' 08"E	20.67'
C50	34.56'	125.00'	015°50'30"	N82° 20' 08"E	34.45'
C51	481.50'	458.00'	060°14'10"	N45° 42' 12"W	459.63'
C52	455.22'	433.00'	060°14'10"	S45° 42' 12"E	434.54'
C53	99.99'	483.00'	011°51'42"	S21° 30' 58"E	99.81'
C54	204.06'	175.00'	066°48'41"	N42° 24' 57"W	192.70'
C55	91.85'	200.00'	026°18'48"	N62° 39' 53"W	91.05'
C56	41.20'	200.00'	011°48'12"	N14° 54' 42"W	41.13'
C57	32.37'	150.00'	012°21'46"	N68° 14' 00"E	32.30'
C58	24.34'	125.00'	011°09'18"	N68° 50' 14"E	24.30'
C59	37.76'	175.00'	012°21'46"	N68° 14' 00"E	37.69'
C60	133.95'	142.00'	054°02'52"	N42° 36' 33"W	129.04'
C61	157.53'	167.00'	054°02'52"	S42° 36' 33"E	151.76'
C62	60.13'	117.00'	029°26'39"	S54° 54' 39"E	59.47'
C63	294.46'	458.00'	036°50'13"	N51° 12' 52"W	289.42'
C64	71.67'	483.00'	008°30'07"	N65° 22' 55"W	71.61'

CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C65	59.07'	433.00'	007°48'59"	N65° 43' 29"W	59.03'
C66	119.28'	433.00'	015°47'01"	N40° 41' 16"W	118.91'
C67	119.85'	500.00'	013°44'01"	N39° 39' 46"W	119.56'
C68	130.40'	525.00'	014°13'51"	S39° 54' 41"E	130.06'
C69	34.97'	100.00'	020°02'15"	N44° 49' 14"E	34.79'
C70	26.23'	75.00'	020°02'15"	N44° 49' 14"E	26.10'
C71	43.71'	125.00'	020°02'15"	N44° 49' 14"E	43.49'

EASEMENT CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
EC1	134.32'	182.00'	042°17'04"	S34° 03' 21"E	131.29'
EC2	160.88'	218.00'	042°17'04"	S34° 03' 21"E	157.26'
EC3	56.18'	223.00'	014°26'06"	S62° 24' 56"E	56.03'
EC4	59.90'	127.00'	027°01'26"	S56° 07' 16"E	59.35'
EC5	81.60'	173.00'	027°01'26"	S56° 07' 16"E	80.84'
EC6	59.90'	127.00'	027°01'26"	S29° 05' 50"E	59.35'
EC7	81.60'	173.00'	027°01'26"	S29° 05' 50"E	80.84'

LINE TABLE

LINE #	LENGTH	DIRECTION
L5	50.00'	S27° 56' 53"E
L6	50.00'	S55° 11' 53"E
L7	36.70'	S07° 58' 23"E
L8	33.93'	S86° 31' 23"E
L9	50.00'	S43° 46' 40"E
L10	34.50'	S00° 09' 28"E
L11	50.00'	S43° 28' 14"W
L12	22.69'	N46° 28' 46"W
L13	37.18'	N81° 16' 56"W
L14	50.00'	N33° 22' 48"W
L15	37.18'	N14° 31' 21"E
L16	78.34'	N00° 15' 23"E
L17	119.94'	N89° 44' 37"W

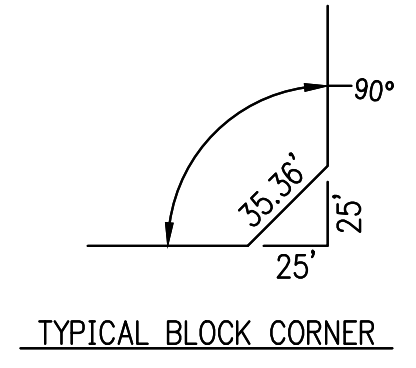
LINE TABLE

LINE #	LENGTH	DIRECTION
L28	35.36'	N45° 15' 23"E
L29	35.36'	N29° 24' 53"E
L30	35.36'	N60° 35' 07"W
L31	35.36'	N60° 35' 07"W
L32	29.22'	N20° 10' 46"E
L33	39.74'	S86° 59' 06"E
L34	39.74'	N16° 39' 50"E
L35	33.79'	N12° 40' 49"W
L36	36.70'	S77° 34' 37"W
L37	33.79'	N82° 17' 02"E
L38	27.25'	N46° 31' 46"W
L39	44.07'	N55° 11' 53"W

EASEMENT LINE TABLE

LINE #	LENGTH	DIRECTION
E1	28.60'	N20° 10' 46"E
E2	25.78'	N74° 24' 53"E
E3	48.42'	S45° 46' 39"W
E4	37.95'	N12° 54' 49"W
E5	4.17'	N55° 11' 53"W
E6	36.00'	N34° 48' 07"E
E7	4.17'	S55° 11' 53"E
E8	45.06'	S12° 54' 49"E
E9	15.76'	S37° 18' 02"E
E10	7.09'	S55° 11' 53"E

- NOTES**
- THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS, AND THAT SAID FINAL PLAT COMPLIES WITH THE REQUIREMENTS OF TITLE 11 SECTION 41-108 OF THE OKLAHOMA STATE STATUTES.
 - CENTERLINE OF RIGHT-OF-WAY MONUMENTS SHALL BE AS FOLLOWS:
MAGNETIC NAIL WITH WASHER STAMPED "CTA CA973" FOR ALL PAVING
 - PROPERTY CORNER MONUMENTS SHALL BE:
3/8" IRON ROD WITH A PLASTIC CAP STAMPED "CTA CA973"
 - MAINTENANCE OF THE COMMON AREA, ISLANDS/MEDIANS IN PUBLIC RIGHTS-OF-WAY AND ARTERIAL LANDSCAPING SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS AND/OR PROPERTY OWNERS ASSOCIATION. NO STRUCTURES, STORAGE OF MATERIAL, GRADING, FILL, OR OTHER OBSTRUCTIONS, EITHER TEMPORARY OR PERMANENT SHALL BE PLACED WITHIN THE DRAINAGE RELATED COMMON AREAS AND/OR DRAINAGE AREAS SHOWN. CERTAIN AMENITIES SUCH AS, BUT NOT LIMITED TO, WALKS, BENCHES, PIERS, AND DOCKS, SHALL BE PERMITTED IF INSTALLED IN A MANNER TO MEET THE REQUIREMENTS SPECIFIED ABOVE.
 - A SIDEWALK IS REQUIRED ON EACH LOT WHERE IT ABUTS A LOCAL AND/OR A COLLECTOR STREET. THE SIDEWALK IS REQUIRED AT THE BUILDING PERMIT STAGE AND MUST BE INSTALLED PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY FROM THE CITY OF OKLAHOMA CITY FOR THE APPLICABLE LOT.
 - TWO 1 1/2 INCH CALIPER TREES, OR ONE 3-INCH CALIPER TREE, SHALL BE PLANTED IN THE FRONT YARD OF ALL LOTS WHERE THE GARAGE EXTENDS BEYOND THE FRONT WALL OF A RESIDENCE, TOWARDS THE STREET RIGHT-OF-WAY.



FINAL PLAT TO SERVE
MUSTANG PARK SECTION 1

300 Pointe Parkway Blvd.
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SHEET NO.: 3 OF 3
DATE: 05/30/18
PROJECT NO.: 17610900

CERTIFICATE OF AUTHORIZATION
CS 975 (P&S) EXPIRES 6/30/2018