

FINAL PLAT
TO SERVE
STONE LAKE ADDITION
BEING A PART OF THE NE/4, SEC. 3, T8N, R2W, IM
CITY OF NORMAN, CLEVELAND COUNTY, OKLAHOMA

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT SHAY DEVELOPMENT, LLC., DOES HEREBY CERTIFY THAT IT IS THE OWNER OF AND THE ONLY PERSON, FIRM, OR CORPORATION HAVING ANY RIGHT, TITLE OR INTEREST IN AND TO THE LAND SHOWN ON THE ANNEXED PLAT, AND THAT THEY HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, 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 POWERS, AND HAVE CAUSED THE SAME TO BE RELEASED FROM ALL ENCUMBRANCES SO THAT THE TITLE IS CLEAR, EXCEPT AS SHOWN IN THE ABSTRACT'S CERTIFICATE. AFTER INITIAL INSTALLATION OF ELECTRIC, TELEPHONE, CABLE AND GAS LINES, ANY DUPLICATE LINES, INCLUDING TRANSFORMERS AND PEDESTALS, MUST BE INSTALLED COMPLETELY UNDERGROUND.

IN WITNESS WHEREOF, THE UNDERSIGNED HAVE CAUSED THIS INSTRUMENT TO BE EXECUTED THIS ____ DAY OF ____ 20____.

SHAY DEVELOPMENT, LLC.

YOUSSEF HOOSHVAR HAMID NABAVI

ALIRZA FARZANDEH SAIED FARZANDEH

STATE OF OKLAHOMA SS:

COUNTY OF OKLAHOMA

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, ON THIS ____ DAY OF ____, 20____, PERSONALLY APPEARED YOUSSEF HOOSHVAR OF SHAY DEVELOPMENT, LLC., TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT ON BEHALF OF SAID COMPANY, 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 COMPANY, FOR THE USES AND PURPOSES HEREIN SET FORTH.

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC

STATE OF OKLAHOMA SS:

COUNTY OF OKLAHOMA

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, ON THIS ____ DAY OF ____, 20____, PERSONALLY APPEARED HAMID NABAVI OF SHAY DEVELOPMENT, LLC., TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT ON BEHALF OF SAID COMPANY, 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 COMPANY, FOR THE USES AND PURPOSES HEREIN SET FORTH.

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC

STATE OF OKLAHOMA SS:

COUNTY OF OKLAHOMA

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, ON THIS ____ DAY OF ____, 20____, PERSONALLY APPEARED ALIRZA FARZANDEH OF SHAY DEVELOPMENT, LLC., TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT ON BEHALF OF SAID COMPANY, 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 COMPANY, FOR THE USES AND PURPOSES HEREIN SET FORTH.

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC

STATE OF OKLAHOMA SS:

COUNTY OF OKLAHOMA

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, ON THIS ____ DAY OF ____, 20____, PERSONALLY APPEARED SAIED FARZANDEH OF SHAY DEVELOPMENT, LLC., TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT ON BEHALF OF SAID COMPANY, 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 COMPANY, FOR THE USES AND PURPOSES HEREIN SET FORTH.

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC

LEGAL DESCRIPTION

Part of the Northeast Quarter (NE/4) of Section Three (3), Township Eight (8) North, Range Two (2) West of the Indian Meridian, Cleveland County, Oklahoma, more particularly described as follows: Beginning at a point 1495 feet West and 33 feet South of the Northeast Corner of said Northeast Quarter (NE/4); Thence West 574.45 feet; Thence South 827 feet; Thence East 574.45 feet; Thence North 827 feet to the point of beginning. Soil tract containing 10.91 acres, more or less.

BONDED ABSTRACTOR'S CERTIFICATE

THE UNDERSIGNED, A DULY QUALIFIED AND LAWFULLY BONDED ABSTRACTOR OF TITLES, IN AND FOR THE COUNTY OF OKLAHOMA, 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 SHAY DEVELOPMENT, LLC., AN OKLAHOMA CORPORATION, THAT ON THE ____ DAY OF ____, 20____, 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 20____ 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, MINERALS, 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 ____ 20____.

FIRST AMERICAN ABSTRACT

COUNTY	SECTION	TOWNSHIP	RANGE	ACRES	OWNER
CL	28.14	48.00	271.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	272.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	273.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	274.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	275.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	276.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	277.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	278.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	279.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	280.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	281.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	282.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	283.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	284.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	285.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	286.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	287.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	288.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	289.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	290.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	291.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	292.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	293.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	294.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	295.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	296.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	297.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	298.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	299.0716	3.00	SHAY DEV-000-0000
CL	12.83	48.00	300.0716	3.00	SHAY DEV-000-0000

VICE-PRESIDENT

COUNTY TREASURER'S CERTIFICATE

I, _____, DO HEREBY CERTIFY THAT I AM THE DULY ELECTED, QUALIFIED OR ACTING COUNTY TREASURER OF CLEVELAND COUNTY, STATE OF OKLAHOMA, THAT THE TAX RECORDS OF SAID COUNTY SHOW ALL TAXES ARE PAID FOR THE YEAR 20____ 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 CITY OF OKLAHOMA CITY, THIS ____ DAY OF ____ 20____.

COUNTY TREASURER

CERTIFICATION OF THE CITY OF NORMAN DEVELOPMENT COMMITTEE

I, _____, CHAIRPERSON OF THE CITY OF NORMAN DEVELOPMENT COMMITTEE, HEREBY CERTIFY THAT THE PUBLIC IMPROVEMENTS AND FINAL PLAT COMPLY WITH THE STANDARDS AND SPECIFICATIONS OF THE CITY OF NORMAN ON THE ____ DAY OF ____, 20____.

DEVELOPMENT COMMITTEE CHAIRPERSON

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORMAN, 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 ____ 20____.

ATTEST:

CITY CLERK MAYOR

CERTIFICATE OF CITY CLERK

I, _____, CITY CLERK OF THE CITY OF NORMAN, STATE OF OKLAHOMA, HEREBY CERTIFY THAT I HAVE EXAMINED THE RECORDS OF SAID CITY AND FIND THAT ALL DEFERRED PAYMENTS OR UNMATURED INSTALLMENTS UPON SPECIAL ASSESSMENTS 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 ____ 20____.

CITY CLERK

LAND SURVEYOR'S CERTIFICATE

I, ROSS C. MORRIS, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL REGISTERED LAND SURVEYOR, AND THAT THE ANNEXED PLAT CORRECTLY REPRESENTS A CAREFUL SURVEY MADE UNDER MY DIRECTION, AND THAT THE MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN.

ROSS C. MORRIS, L.S. 1457

STATE OF OKLAHOMA SS:

COUNTY OF OKLAHOMA

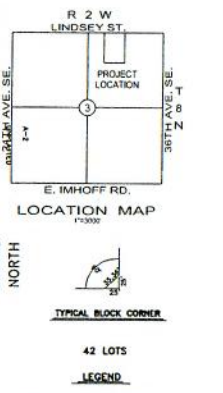
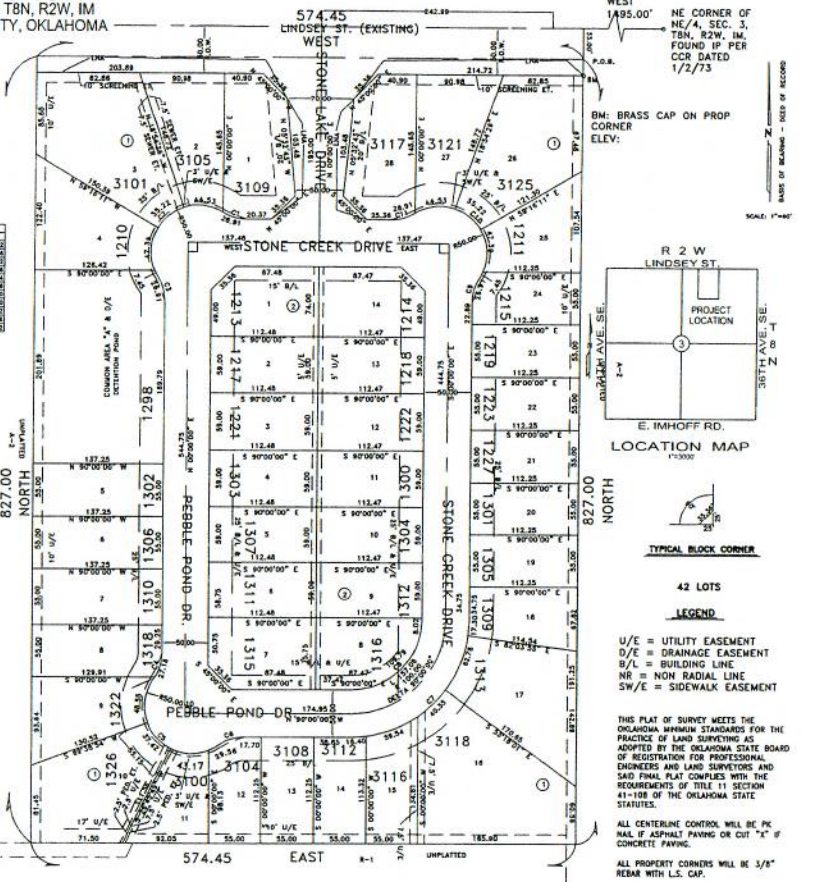
BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED ROSS C. MORRIS, TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE ABOVE INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED. GIVEN UNDER MY HAND AND SEAL THE ____ DAY OF ____ 20____.

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC

STORM DRAINAGE DETENTION FACILITY EASEMENT

DETENTION FACILITY EASEMENTS ARE HEREBY ESTABLISHED AS SHOWN TO PROVIDE FOR DETENTION OF STORM SURFACE WATER AND CONSTRUCTED AS APPROVED BY THE CITY ENGINEER. ALL MAINTENANCE WITHIN THE DRAINAGE DETENTION FACILITY EASEMENT SHALL BE THE RIGHT, DUTY, AND RESPONSIBILITY OF THE PROPERTY OWNER(S) IN THE PLAT OF STONE LAKE ADDITION. HOWEVER, IF MAINTENANCE IS COLLECTED OR SUBJECT TO OTHER UNUSUAL CIRCUMSTANCES AND IS DETERMINED TO BE A HAZARD OR THREAT TO PUBLIC SAFETY BY THE CITY ENGINEER, CORRECTIVE MAINTENANCE MAY BE PERFORMED BY THE GOVERNING JURISDICTION WITH COSTS ASSIGNED TO AND BORN BY THE PROPERTY OWNER(S). OFFICIALS REPRESENTING THE ENGINEERING DIVISION, PUBLIC WORKS DEPARTMENT, SHALL HAVE THE RIGHT TO ENTER UPON THE FACILITY FOR PURPOSES OF VISUAL INSPECTION AND/OR CORRECTIVE MAINTENANCE OF THE FACILITY. UPON RECEIVING WRITTEN APPROVAL FROM THE ENGINEERING DIVISION, PUBLIC WORKS DEPARTMENT, PROPERTY OWNERS MAY CONSTRUCT IMPROVEMENTS WITHIN THE EASEMENT, PROVIDED THE IMPROVEMENT DOES NOT INTERFERE WITH THE FUNCTION OF THE DETENTION FACILITY.



42 LOTS
LEGEND
U/E = UTILITY EASEMENT
D/E = DRAINAGE EASEMENT
B/L = BUILDING LINE
NR = NON RADIAL LINE
SW/E = SIDEWALK EASEMENT

THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF REGISTRATION 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.

ALL CENTERLINE CORNERS WILL BE MARKED WITH 1.5" CAP OR CONCRETE PAVING.

ALL PROPERTY CORNERS WILL BE 3/8" REBAR WITH 1.5" CAP.
NOTE: ALL UTILITIES SHALL BE LOCATED IN THE PUBLIC STREET RIGHT-OF-WAY AND PUBLIC UTILITY EASEMENTS.

THE MAINTENANCE OF ALL PRIVATE STREET, ALL COMMON AREAS/DRAINAGE EASEMENTS, ALL WEIRANS, AND PUBLIC UTILITY EASEMENTS WILL BE THE RESPONSIBILITY OF THE HOMEOWNER'S ASSOCIATION.

STONELAKE ADDITION

PRIOR TO FILING

MORRIS
REGISTERED PROFESSIONAL LAND SURVEYOR
147 N.W. 2ND STREET
NORMAN, OK 73106
(405) 913-2375
(405) 913-2322 FAX
OK 0000, EXP. 8-23-17

