



FINAL PLAT of HIDDEN ACRES

Being a Part of the Northeast Quarter of
Section 26-Township 8 North-Range 5 West of the I.M.
Grady County, Blanchard, Oklahoma

POINT OF COMMENCEMENT
 NE CORNER NE/4
 SECTION 26-T8N-R5W
 FOUND SURVEY CONTROL

OWNER'S CERTIFICATE AND DEDICATION
 KNOW ALL MEN BY THESE PRESENTS: THAT, KILKENNY ARMS, INC. 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 HERES, EXECUTORS, ADMINISTRATORS, SUCCESSORS AND ASSIGNS 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. 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 14th DAY OF February 2019.

KILKENNY ARMS, INC.
 TIM KILKENNY

STATE OF OKLAHOMA
 COUNTY OF McClain

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, ON THIS 14th DAY OF February 2019, PERSONALLY APPEARED TIM KILKENNY OF KILKENNY ARMS, INC., TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENTS 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: 3/6/19
 NOTARY PUBLIC

LEGAL DESCRIPTION

A TRACT OF LAND OUT OF THE NORTHEAST QUARTER (NE/4) OF SECTION TWENTY SIX (26) TOWNSHIP EIGHT (8) NORTH, RANGE FIVE (5) WEST OF THE INDIAN MERIDIAN, OKLAHOMA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NE/4 OF SECTION 26; THENCE SOUTH 00°00'27" WEST ALONG THE EAST LINE OF THE NE/4 A DISTANCE OF 1299.96 FEET TO THE POINT OF BEGINNING;
 THENCE SOUTH 00°00'27" WEST A DISTANCE OF 480.81 FEET;
 THENCE SOUTH 89°50'46" WEST A DISTANCE OF 284.00 FEET;
 THENCE SOUTH 08°45'55" WEST A DISTANCE OF 282.41 FEET;
 THENCE SOUTH 38°32'58" WEST A DISTANCE OF 462.82 FEET;
 THENCE SOUTH 89°38'19" WEST A DISTANCE OF 104.91 FEET;
 THENCE NORTH 54°42'32" WEST A DISTANCE OF 183.22 FEET;
 THENCE NORTH 89°03'27" WEST A DISTANCE OF 309.45 FEET;
 THENCE NORTH 00°01'49" WEST A DISTANCE OF 1321.53 FEET TO THE POINT OF BEGINNING.
 SAID TRACT CONTAINING 29.85 ACRES, MORE OR LESS

LAND SURVEYOR'S CERTIFICATE

I, Ade L. Brunt, 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.

Ade L. Brunt, LS 1407

STATE OF OKLAHOMA
 COUNTY OF McClain

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED ADE L. BRUNT 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 HIS HAND AND SEAL THE 14th DAY OF February 2019.

MY COMMISSION EXPIRES: 5-22-21
 NOTARY PUBLIC

COUNTY TREASURER'S CERTIFICATE

I, Robin Blanton, DO HEREBY CERTIFY THAT I AM THE DULY ELECTED, QUALIFIED OR ACTING COUNTY TREASURER OF GRADY COUNTY, STATE OF OKLAHOMA, THAT THE TAX RECORDS OF SAID COUNTY SHOW ALL TAXES ARE PAID FOR THE YEAR 2018, 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 CHICKASAW, OKLAHOMA THIS 13th DAY OF February 2019.

Robin Blanton, Co. Clerk
 COUNTY TREASURER

CITY PLANNING COMMISSION APPROVAL

I, Jeff Trumble, PLANNING COMMISSION CHAIRMAN FOR THE CITY OF BLANCHARD, STATE OF OKLAHOMA, HEREBY CERTIFY THAT BLANCHARD PLANNING COMMISSION DULY APPROVED THE ANNEXED PLAT ON THE 13th DAY OF February 2019.

Jeff Trumble
 PLANNING COMMISSION CHAIRMAN

ACCEPTANCE OF DEDICATION OF CITY COUNCIL

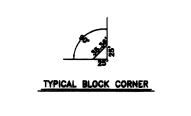
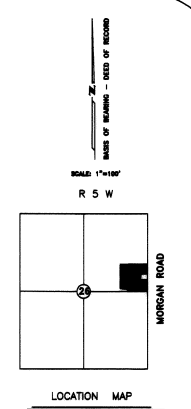
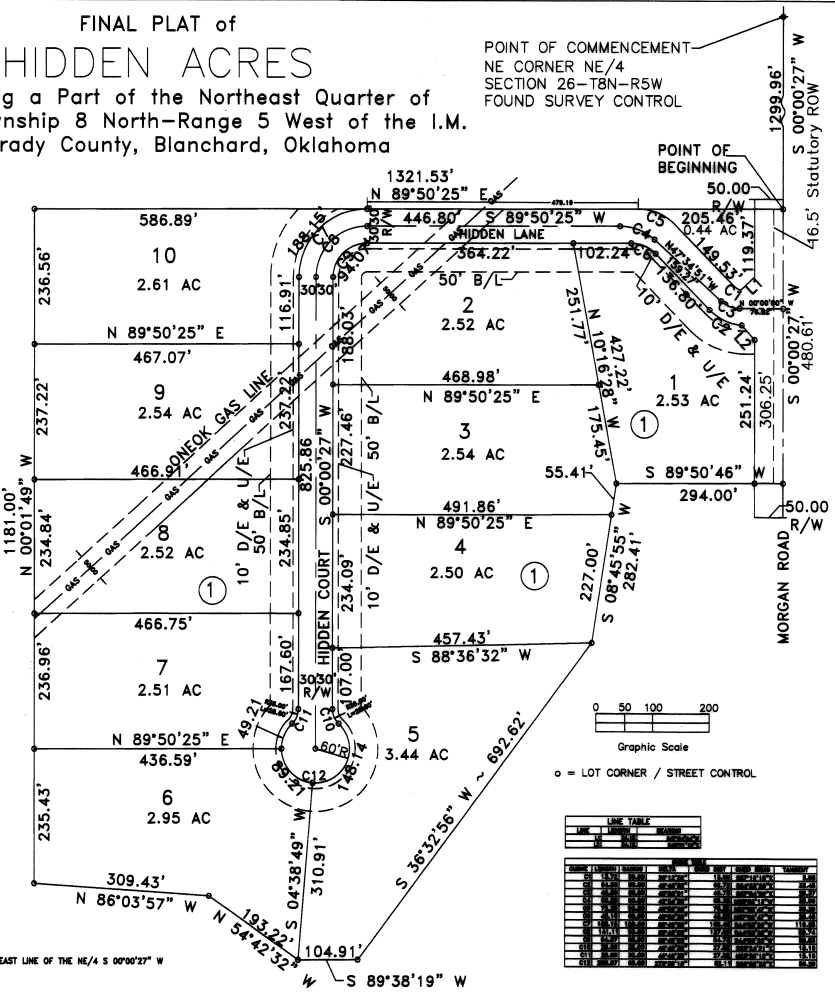
BE IT RESOLVED BY THE COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA, THAT THE DEDICATIONS SHOWN ON THE ANNEXED PLAT ARE HEREBY ACCEPTED, ADOPTED BY THE COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA THIS 13th DAY OF February 2019.

Attest: Julie Maeder, City Clerk; Eddie Cole, Mayor

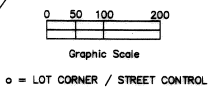
CERTIFICATE OF CITY CLERK

I, Julie Maeder, CITY CLERK OF THE CITY OF BLANCHARD, 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 13th DAY OF February 2019.

Julie Maeder, City Clerk



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



LINE	BEARING	DISTANCE	AREA
1	N 89°50'25" E	466.90'	2.52 AC
2	S 89°50'46" W	282.41'	2.53 AC
3	N 89°50'25" E	466.98'	2.54 AC
4	S 89°50'46" W	282.41'	2.50 AC
5	N 89°50'25" E	466.75'	3.44 AC
6	S 89°50'46" W	282.41'	2.95 AC
7	N 89°50'25" E	466.75'	2.51 AC
8	S 89°50'46" W	282.41'	2.52 AC
9	N 89°50'25" E	467.07'	2.54 AC
10	S 89°50'46" W	282.41'	2.61 AC

BASES OF BEARING THE EAST LINE OF THE NE/4 S 00°00'27" W



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