

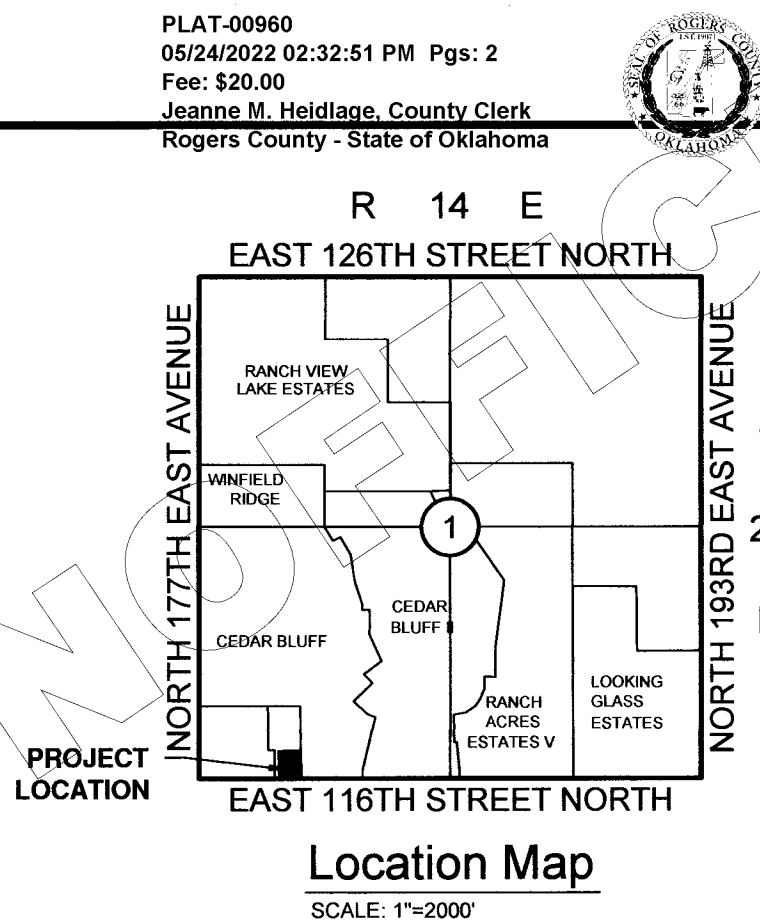
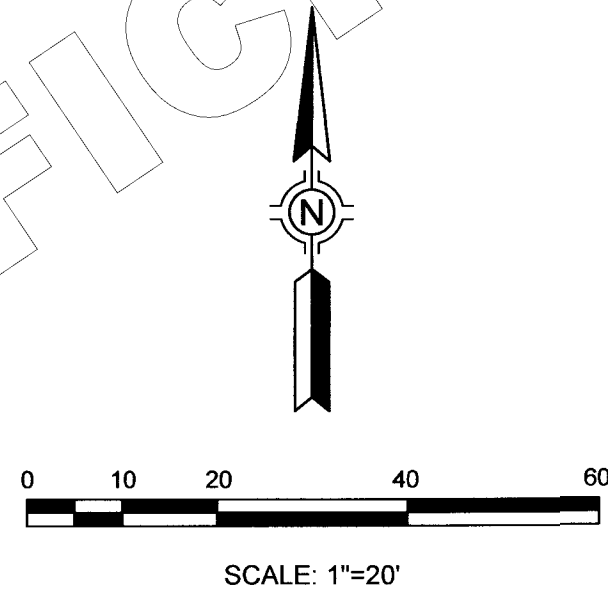
Final Plat

The Shops

A SUBDIVISION BEING A PART OF THE SOUTHWEST QUARTER (SW/4) OF SECTION ONE (1), TOWNSHIP TWENTY-ONE (21) NORTH, RANGE FOURTEEN (14) EAST, OF THE INDIAN BASE & MERIDIAN, ROGERS COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF

Owner/Developer:
Christian Irrigation, Inc.
11227 N. 113rd E. Ave.
Owasso, Oklahoma 74055
Phone: (918) 584-3905
Contact: Christian DaRosa

Engineer/Surveyor:
Sismore & Associates, Inc.
Certificate of Authorization No. 2421 Exp. June 30, 2023
6660 S. Sheridan, Suite 210
Tulsa, Oklahoma 74133
Phone: (918) 665-3600
E-mail: dstowers@sw-assoc.com



Utilities Contact List

Telephone
AT&T Oklahoma
9031 N. 121st E. Ave.
Owasso, OK 74055
Phone: 918-272-1456

Electric Service
Verdigris Vally Cooperative
8901 E. 146th St. North
Collinsville, OK 74021
Phone: 918-371-2584

Natural Gas
Oklahoma Natural Gas
5848 E. 15th Street
Tulsa, OK 74112
Phone: 918-831-8292

Water
Rural Water District #3,
Rogers County
13277 S. Ash Street
Claremore, OK 74017
Phone: 918-341-0851

Sanitary Sewer
Individual Aerobic System

Subdivision Statistics:

SUBDIVISION CONTAINS ONE (1) LOT IN ONE (1) BLOCK
SUBDIVISION CONTAINS 0.81 ACRES (39,628 SF)

Legend:

U/E = UTILITY EASEMENT
B/L = BUILDING SETBACK LINE
R/W = RIGHT-OF-WAY
ACC = ACCESS
LNA = LIMITS OF NO ACCESS
FFE = FINISHED FLOOR ELEVATION
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
DOC. = DOCUMENT
BK. = BOOK
PG. = PAGE
--- = PROPERTY LINE
--- = EASEMENT LINE
--- = BUILDING SETBACK LINE
77795 = STREET ADDRESS

Note:

ADDRESSES SHOWN ON THIS PLAT WERE ACCURATE AT THE TIME THIS PLAT WAS FILED. ADDRESSES ARE SUBJECT TO CHANGE AND SHOULD NEVER BE RELIED ON IN PLACE OF LEGAL DESCRIPTION.

Monumentation:

3/8" IRON PINS TO BE SET AT ALL PROPERTY CORNERS UNLESS OTHERWISE NOTED.

Zoning:

AT THE DATE OF PLAT FILING THE PROPERTY IS ZONED C4.

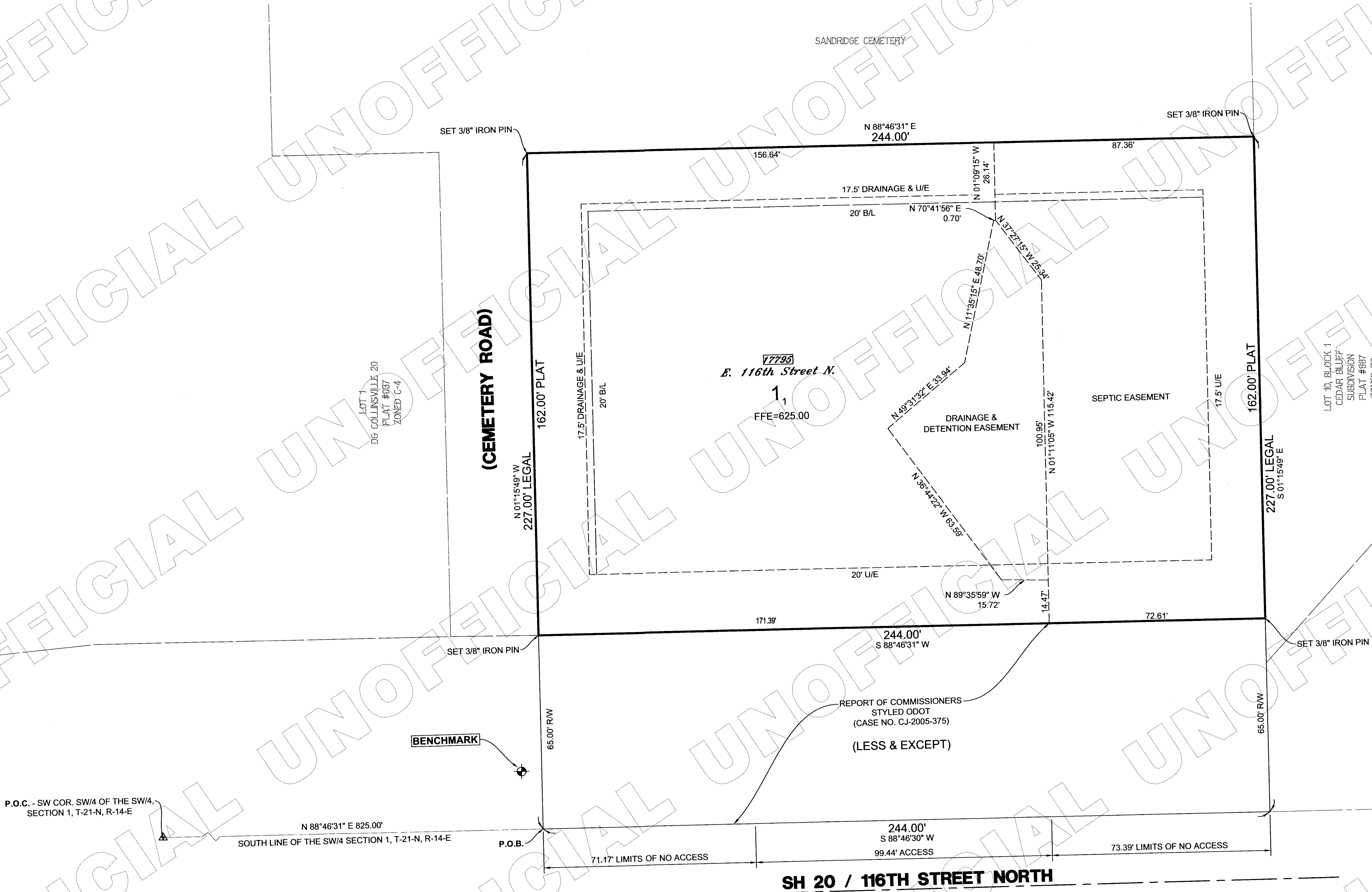
Basis of Bearing:

THE BEARING BASE FOR THIS SURVEY IS BASED ON THE OKLAHOMA STATE PLANE COORDINATE SYSTEM, NORTH ZONE 3501.

Benchmark:

CHISELED SQUARE SW CORNER OF INLET LOCATED APPROXIMATELY 45.59' SOUTH OF SW PROPERTY CORNER
NAVD 1988 DATUM
ELEVATION=727.40

THE SUBJECT PROPERTY LIES IN UNSHADED ZONE "X" PER FIRM COMMUNITY PANEL NO. 40151C0235H AS LAST REVISED 4/3/2012. UNSHADED ZONE "X" ARE AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.



Final Plat

The Shops

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Deed of Dedication
The Shops

KNOW ALL MEN BY THESE PRESENTS:

THAT CHRISTIAN DAROSA, A SINGLE PERSON, HEREINAFTER REFERRED TO AS THE "OWNER", IS THE OWNER OF THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN ROGERS COUNTY, OKLAHOMA, TO-WIT:

A TRACT OF LAND IN THE SW¼ OF SW¼ OF SECTION 1, TOWNSHIP 21 NORTH, RANGE 14 EAST OF THE 18 AM., ROGERS COUNTY, OKLAHOMA, MORE PARTICULARLY DESCRIBED AS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 1, THENCE EAST 825.50 FEET TO THE POINT OF BEGINNING; THENCE NORTH 227 FEET; THENCE EAST 244 FEET; THENCE SOUTH 227 FEET; THENCE WEST 244 FEET TO THE POINT OF BEGINNING, LESS AND EXCEPT THAT PART TAKEN BY STATE OF OKLAHOMA AS DESCRIBED IN DISTRICT COURT CASE NO. CJ-2005-375.

THE OWNER HAS CAUSED THE SAME TO BE SURVEYED, STAKED, PLATTED AND SUBDIVIDED INTO 1 LOT AND 1 BLOCK AS SHOWN BY THE ACCOMPANYING PLAT AND SURVEY THEREOF, AND WHICH PLAT IS MADE A PART HEREOF, AND THE OWNER HAS GIVEN TO SAID PLAT THE NAME OF "THE SHOPS", AN ADDITION IN ROGERS COUNTY, OKLAHOMA (WHEREVER THE WORD "ADDITION" APPEARS HEREIN THE SAME SHALL BE CONCLUSIVELY DEEMED TO MEAN "THE SHOPS" UNLESS THE CONTEXT CLEARLY DICTATES OTHERWISE). NOW, THEREFORE, FOR THE PURPOSE OF PROVIDING FOR THE ORDERLY DEVELOPMENT OF THE ADDITION, AND FOR THE PURPOSE OF PROVIDING FOR ADEQUATE RESTRICTIONS FOR THE MUTUAL BENEFIT OF THE OWNER, ITS SUCCESSORS, GRANTEEES AND ASSIGNS, THE OWNER DOES HEREBY IMPOSE THE FOLLOWING RESTRICTIONS AND COVENANTS, WHICH SHALL BE COVENANTS RUNNING WITH THE LAND AND WHICH SHALL BE ENFORCEABLE BY THE OWNER OR THE OWNER OF ANY LOT OR PROPERTY WITHIN THE ADDITION AND BY THE BENEFICIARIES OF THE COVENANTS SET FORTH BELOW AS TO SUCH RESTRICTIONS.

SECTION I. STREETS, EASEMENTS AND UTILITIES

A. STREETS AND UTILITY EASEMENTS

THE OWNER DOES HEREBY DEDICATE FOR THE PUBLIC USE THE RIGHTS-OF-WAY AS SHOWN ON THE ACCOMPANYING PLAT (THE SHOPS) AND FURTHER DEDICATES FOR PUBLIC USE RIGHTS-OF-WAY AND THE UTILITY EASEMENTS AS DEPICTED ON THE ATTACHED PLAT FOR THE SEVERAL PURPOSES OF CONSTRUCTING, MAINTAINING, REPAIRING, REMOVING AND REPLACING ANY AND ALL PUBLIC UTILITIES, INCLUDING STORM AND SANITARY SEWERS, TELEPHONE LINES, CABLE TELEVISION, ELECTRIC POWER LINES AND TRANSFORMERS, GAS LINES AND WATER LINES, TOGETHER WITH ALL FITTINGS AND EQUIPMENT FOR EACH OF SUCH FACILITIES INCLUDING THE POLES, WIRES, CONDUITS, PIPES, VALVES, METERS AND ANY OTHER APPURTENANCES THERETO, WITH RIGHT OF INGRESS AND EGRESS TO THE EASEMENTS FOR THE USES AND PURPOSES AFORESAID, PROVIDED, HOWEVER, THAT THE OWNER HEREBY RESERVES TO ITSELF, AND TO ITS ASSIGNS, THE RIGHT TO USE OR DELEGATE TO OTHERS THE RIGHT TO USE THE DESIGNATED EASEMENTS AND RIGHTS-OF-WAY TO PROVIDE ANY OF THE SERVICES SET FORTH HEREIN, INCLUDING, BUT NOT LIMITED TO THE RIGHT TO CONSTRUCT, MAINTAIN, OPERATE, LAY AND RELAY WATER LINES AND SEWER LINES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS EVER, ACROSS AND ALONG ALL OF THE UTILITY EASEMENTS DEPICTED ON THE PLAT, FOR THE PURPOSE OF FURNISHING WATER AND/OR SEWER SERVICE TO THE AREA INCLUDED WITHIN THE PLAT. THE OWNER HEREIN IMPOSES A RESTRICTIVE COVENANT, WHICH SHALL BE BINDING ON EACH LOT OWNER AND SHALL BE ENFORCEABLE BY ROGERS COUNTY, OKLAHOMA AND THE SUPPLIER OF ANY AFFECTED UTILITY SERVICE, THAT WITHIN THE UTILITY EASEMENTS DEPICTED ON THE ATTACHED PLAT, NO BUILDING, STRUCTURE OR OTHER ABOVE OR BELOW GROUND OBSTRUCTION THAT INTERFERES WITH THE ABOVE SET FORTH USES AND PURPOSES OF THE EASEMENT SHALL BE PLACED, ERECTED, INSTALLED OR MAINTAINED UPON SAID EASEMENT; PROVIDED HOWEVER, NOTHING HEREIN SHALL BE DEEMED TO PROHIBIT UTILITY EASEMENTS, DRIVES, PARKING AREAS.

B. ELECTRIC, TELEPHONE, CABLE TELEVISION AND GAS SERVICE

1. OVERHEAD LINES FOR THE SUPPLY OF ELECTRIC, TELEPHONE AND CABLE TELEVISION SERVICES MAY BE LOCATED ALONG THE SOUTH SIDE OF THE SUBDIVISION, ALL SUPPLY LINES INCLUDING ELECTRIC, TELEPHONE, CABLE TELEVISION AND GAS LINES SHALL BE LOCATED UNDERGROUND, IN EASEMENTS DEDICATED FOR GENERAL UTILITY EASEMENTS AS DEPICTED THE ACCOMPANYING PLAT. SERVICE PEDESTALS AND TRANSFORMERS, AS SOURCES OF SUPPLY AT SECONDARY VOLTAGES, MAY ALSO BE LOCATED IN THE GENERAL UTILITY EASEMENTS.

2. UNDERGROUND SERVICE CABLES AND GAS SERVICE LINES TO ALL STRUCTURES WHICH MAY BE LOCATED WITHIN THE SUBDIVISION MAY BE RUN FROM THE NEAREST GAS MAIN, SERVICE PEDESTAL, OR TRANSFORMER TO THE POINT OF USAGE DETERMINED BY THE LOCATION AND CONSTRUCTION OFF SUCH STRUCTURE AS MAY BE LOCATED UPON THE LOT, PROVIDED THAT UPON THE INSTALLATION OF A SERVICE CABLE OR GAS SERVICE LINE TO A PARTICULAR STRUCTURE, THE SUPPLIER OF SERVICE SHALL THEREAFTER BE DEEMED TO HAVE A DEFINITIVE, PERMANENT AND EFFECTIVE NON-EXCLUSIVE EASEMENT ON THE LOT, COVERING A 5 FOOT STRIP EXTENDING 2.5 FEET ON EACH SIDE OF THE SERVICE CABLE, OR LINE EXTENDING FROM THE GAS MAIN SERVICE PEDESTAL OR TRANSFORMER TO THE SERVICE ENTRANCE ON THE STRUCTURE.

3. THE SUPPLIER OF ELECTRIC, TELEPHONE, AND CABLE TELEVISION, AND GAS SERVICE THROUGH ITS AUTHORIZED AGENTS AND EMPLOYEES, SHALL AT ALL TIMES HAVE RIGHT OF ACCESS TO ALL GENERAL UTILITY EASEMENTS DEPICTED ON THE ACCOMPANYING PLAT OR OTHERWISE PROVIDED FOR IN THIS DEED OF DEDICATION FOR THE PURPOSE OF INSTALLING, MAINTAINING, REMOVING OR REPLACING ANY PORTION OF THE UNDERGROUND ELECTRIC, TELEPHONE CABLE TELEVISION OR GAS FACILITIES INSTALLED BY THE SUPPLIER OF THE UTILITY SERVICE.

4. THE OWNER OF THE LOT SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE UNDERGROUND SERVICE FACILITIES LOCATED ON HIS LOT AND SHALL PREVENT THE ALTERATION OF GRADE OF ANY CONSTRUCTION ACTIVITY WHICH WOULD INTERFERE WITH THE ELECTRIC, TELEPHONE, CABLE TELEVISION OR GAS FACILITIES. THE SUPPLIER OF SERVICE SHALL BE RESPONSIBLE FOR ORDINARY MAINTENANCE OF UNDERGROUND FACILITIES, BUT THE OWNER OF EACH LOT IN THE SUBDIVISION SHALL PAY FOR DAMAGE OF RELOCATION OF SUCH FACILITIES CAUSED OR NECESSITATED BY ACTS OF THE OWNER OR HIS AGENTS OR CONTRACTORS.

5. THE FOREGOING COVENANTS SET FORTH IN THIS PARAGRAPH B SHALL BE ENFORCEABLE BY THE SUPPLIER OF THE ELECTRIC, TELEPHONE, CABLE TELEVISION OR GAS SERVICE AND THE OWNER OF THE LOT AGREES TO BE BOUND HEREBY.

C. WATER SERVICE

1. THE OWNER OF THE LOT SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE PUBLIC WATER MAINS LOCATED ON HIS LOT.

2. WITHIN RESTRICTED WATER LINE EASEMENTS DEPICTED ON THE ACCOMPANYING PLAT, THE ALTERATION OF GRADE FROM THE CONTOURS EXISTING UPON THE COMPLETION OF THE INSTALLATION OF A PUBLIC WATER MAIN, OR ANY CONSTRUCTION ACTIVITY WHICH MAY INTERFERE WITH PUBLIC WATER MAINS SHALL BE PROHIBITED.

3. ROGERS COUNTY RURAL WATER DISTRICT NO. 3, HEREINAFTER REFERRED TO AS "RWD NO. 3", OR ITS SUCCESSORS, SHALL BE RESPONSIBLE FOR ORDINARY MAINTENANCE OF PUBLIC WATER SYSTEMS, BUT THE OWNER OF THE LOT SHALL PAY FOR DAMAGE OR RELOCATION OF SUCH FACILITIES CAUSED OR NECESSITATED BY ACTS OF THE OWNER, HIS AGENTS OR CONTRACTORS.

4. RWD NO. 3, OR ITS SUCCESSORS, SHALL AT ALL TIMES HAVE RIGHT OF ACCESS TO ALL RESTRICTED WATERLINE EASEMENTS DEPICTED ON THE ACCOMPANYING PLAT, OR OTHERWISE PROVIDED FOR IN THIS DEED OF DEDICATION, FOR THE PURPOSE OF INSTALLING, MAINTAINING, REMOVING OR REPLACING ANY PORTION OF UNDERGROUND WATER FACILITIES OWNED BY IT, THE FOREGOING COVENANTS SET FORTH IN THIS PARAGRAPH C SHALL BE ENFORCEABLE BY RWD NO. 3, OR ITS SUCCESSORS, AND THE OWNER OF THE LOT AGREES TO BE BOUND BY THEM.

D. GAS SERVICE

1. THE SUPPLIER OF GAS SERVICE THROUGH ITS AGENTS AND EMPLOYEES SHALL AT ALL TIMES HAVE THE RIGHT OF ACCESS TO ALL SUCH UTILITY EASEMENTS SHOWN ON THE PLAT OR AS OTHERWISE PROVIDED PER IN THIS DEED OF DEDICATION FOR THE PURPOSE OF INSTALLING, REMOVING, REPAIRING, OR REPLACING ANY PORTION OF THE FACILITIES INSTALLED BY THE SUPPLIER OF GAS SERVICE.

2. THE OWNER OF THE LOT SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE UNDERGROUND GAS FACILITIES LOCATED WITHIN THE LOT AND SHALL PREVENT THE ALTERATION OF GRADE OR ANY OTHER CONSTRUCTION ACTIVITY WHICH WOULD INTERFERE WITH GAS SERVICE. THE SUPPLIER OF GAS SERVICE SHALL BE RESPONSIBLE FOR THE ORDINARY MAINTENANCE OF ITS FACILITIES, BUT THE OWNER SHALL PAY FOR DAMAGE OR RELOCATION OF FACILITIES CAUSED OR NECESSITATED BY ACTS OF THE OWNER, HIS AGENTS OR CONTRACTORS.

3. THE COVENANTS SET FORTH IN THIS SUBSECTION SHALL BE ENFORCEABLE BY THE SUPPLIER OF THE GAS SERVICE AND THE OWNER OF THE LOT AGREES TO BE BOUND BY THEM.

E. SURFACE DRAINAGE AND LOT GRADING RESTRICTION

1. EACH LOT SHALL RECEIVE AND DRAIN, IN AN UNOBSTRUCTED MANNER, THE STORM AND SURFACE WATERS FROM LETS AND DRAINAGE AREAS OF HIGHER ELEVATION, NO LOT OWNER SHALL CONSTRUCT OR PERMIT TO BE CONSTRUCTED ANY FENCING OR OTHER OBSTRUCTIONS WHICH WOULD IMPAIR THE DRAINAGE OF STORM AND SURFACE WATERS EVER AND ACROSS HIS LOT. THE FOREGOING COVENANTS SET FORTH IN THIS PARAGRAPH SHALL BE ENFORCEABLE BY ANY AFFECTED LOT OWNER AND BY ROGERS COUNTY, OKLAHOMA.

F. LIMITS OF NO ACCESS

1. THE OWNER HEREBY RELINQUISHES RIGHT OF VEHICULAR INGRESS AND EGRESS FROM THE LOTS WITHIN THE SUBDIVISION TO ADJOINING PUBLIC STREET WITHIN THE BOUNDS DESIGNATED AS "LIMITS OF NO ACCESS" (LNA) ON THE ATTACHED PLAT, WHICH LIMITS OF NO ACCESS MAY BE RELEASED, OR AMENDED BY THE ROGERS COUNTY PLANNING COMMISSION OR ITS SUCCESSORS WITH ROGERS COUNTY APPROVAL, OR AS OTHERWISE PROVIDED BY THE STATUTES AND LAWS OF THE STATE OF OKLAHOMA PERTAINING THERETO.

2. THE FOREGOING COVENANTS CONCERNING LIMITS OF NO ACCESS SHALL BE ENFORCEABLE BY ROGERS COUNTY, AND THE OWNER OF THE LOT AGREES TO BE BOUND BY THESE COVENANTS.

G. PRIVATE SANITARY SEWER

1. WITHIN THIS SUBDIVISION, SEWERAGE IS INITIALLY INTENDED TO BE DISPOSED OF BY INDIVIDUAL SEPTIC TANK DISPOSAL SYSTEMS OR ALTERNATIVE SEPTIC SYSTEMS WHICH ARE SUBJECT TO REGULATION BY THE OKLAHOMA DEPARTMENT OF ENVIRONMENTAL QUALITY.

2. THE APPROVAL AND RELEASE OF THE PLAT OF THIS SUBDIVISION DOES NOT CONSTITUTE A GUARANTY OR WARRANTY THAT EACH SEPTIC TANK SYSTEM OR ALTERNATIVE SEPTIC SYSTEM WILL FUNCTION PROPERLY.

3. NO SEPTIC SYSTEM OR ALTERNATIVE SEPTIC SYSTEM SHALL BE INSTALLED WITHIN ANY LOT UNTIL THE PLANS THEREFORE HAVE BEEN SUBMITTED TO AND APPROVED BY THE OKLAHOMA DEPARTMENT OF ENVIRONMENTAL QUALITY AND PERMIT DULY ISSUED.

4. IF NOT PROVIDED BY THE DEVELOPER, THE OWNER MAY OR MAY NOT BE RESPONSIBLE FOR SUPPLYING PERC TESTING INFORMATION TO THE OKLAHOMA DEPARTMENT OF ENVIRONMENTAL QUALITY PER APPROVAL OF SEPTIC SYSTEM OR ALTERNATIVE SEPTIC SYSTEMS.

5. THE SEPTIC SYSTEM OR ALTERNATIVE SEPTIC SYSTEM, AND THE SEWER SERVICE LINE SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE APPROVED PLANS.

6. TO BE SUBMITTED TO THE OKLAHOMA DEPARTMENT OF ENVIRONMENTAL QUALITY SHALL INCLUDE A SEWER LINE LOCATED AND DESIGNED TO PERMIT EFFECTIVE CONNECTION TO FUTURE PUBLIC SANITARY SEWER EXTENSIONS TO THE LOT.

7. SUBSEQUENT TO INSTALLATION OF THE SEPTIC SYSTEM OR ALTERNATIVE SEPTIC SYSTEM, NO DRIVE, PAVING, SWIMMING POOL, LAWN SPRINKLER SYSTEM, OR BUILDING SHALL BE CONSTRUCTED EVER THE AREA OF THE LOT CONTAINING THE SEPTIC TANK, SEPTIC SYSTEM LATERAL LINES OR ALTERNATIVE SEPTIC SYSTEM.

8. THE FOREGOING COVENANTS CONCERNING SEWERAGE FACILITIES SHALL BE COVENANTS RUNNING WITH THE LAND, AND SHALL INURE TO THE BENEFIT OF AND SHALL BE ENFORCEABLE BY ROGERS COUNTY, OKLAHOMA OR ITS SUCCESSORS.

H. SITE PLAN REVIEW AND COMPLIANCE WITH APPROVED PLANS

1. THE APPROVED FINAL PLAT OF THE SUBDIVISION SHALL CONSTITUTE THE DETAILED SITE PLAN REQUIRED BY THE ROGERS COUNTY PLANNING COMMISSION, THE DEVELOPMENT AND USE OF "THE SHOPS" SHALL BE IN COMPLIANCE WITH THE APPROVED BUILDING PLANS AND SIGN PLANS, AS MAY BE LATER APPROVED BY THE ROGERS COUNTY PLANNING COMMISSION OR ITS SUCCESSOR.

I. DEFINITIONS

1. IN THE EVENT OF AMBIGUITY OF ANY WORD OR TERM SET FORTH IN THIS SECTION, THE MEANING THEREOF SHALL BE DEEMED TO BE DEFINED AS SET FORTH WITHIN THE ROGERS COUNTY PLANNING COMMISSION ZONING CODE AS THE SAME EXISTED ON JULY 24, 2017.

OWNERS CERTIFICATE AND DEDICATION

THE UNDERSIGNED, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF AND THE ONLY PERSONS HAVING ANY RIGHT, TITLE OR INTEREST IN THE LAND SHOWN ON THE PLAT OF "THE SHOPS" AND THAT THE PLAT REPRESENTS A CORRECT SURVEY OF THE ABOVE DESCRIBED PROPERTY MADE WITH OUR CONSENT, AND THAT WE HEREBY DEDICATE TO THE PUBLIC USE ALL STREETS AS SHOWN ON THE PLAT, THAT THE EASEMENTS AS SHOWN ON THE PLAT ARE CREATED FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES; THAT WE HEREBY GUARANTEE A CLEAR TITLE TO ALL LANDS SO DEDICATED FROM OURSELVES, OUR HEIRS, OR ASSIGNS FOREVER AND HAVE CAUSED THE SAME TO BE RELEASED FROM ALL ENCUMBRANCES SO THE TITLE IS CLEAR, EXCEPT AS SHOWN IN THE ABSTRACTERS CERTIFICATE.

IN WITNESS THEREOF, CHRISTIAN DAROSA BEING THE OWNER OF "THE SHOPS" HEREBY APPROVES THE FOREGOING DEED OF DEDICATION THIS 12 DAY OF May, 2022.

Christian Darosa, OWNER

NOTARY PUBLIC

STATE OF OKLAHOMA)
SS
ROGERS COUNTY)

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS 12 DAY OF May, 2022, PERSONALLY APPEARED CHRISTIAN DAROSA TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE ABOVE AND FOREGOING INSTRUMENT ON THIS 12 DAY OF May, 2022.

Brittany Sutter
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-04-2023

SURVEYOR'S CERTIFICATE

I, SALVADOR TITONE, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OKLAHOMA, HEREBY CERTIFY THAT I HAVE SURVEYED, SUBDIVIDED, AND PLATTED THE TRACT OF LAND DESCRIBED ABOVE DESIGNATED HEREIN AS "THE SHOPS", A SUBDIVISION IN ROGERS COUNTY, STATE OF OKLAHOMA, THE ABOVE PLAT IS AN ACCURATE REPRESENTATION OF SAID SURVEY AND MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND SURVEYORS.

WITNESS MY HAND AND SEAL THIS 5TH DAY OF MARCH, 2022.

Salvador Titone
REGISTERED PROFESSIONAL LAND SURVEYOR
OKLAHOMA NO. 1460

NOTARY PUBLIC

STATE OF OKLAHOMA)
SS
ROGERS COUNTY)

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS 5 DAY OF May, 2022, PERSONALLY APPEARED CHRISTIAN DAROSA TO ME KNOWN TO BE THE IDENTICAL PERSON WHO EXECUTED THE ABOVE AND FOREGOING INSTRUMENT ON THIS 5 DAY OF May, 2022.

Jeana Collins
NOTARY PUBLIC

MY COMMISSION EXPIRES: 06/04/2024

PLANNING COMMISSION APPROVAL

Missy Richardson, DIRECTOR OF ROGERS COUNTY PLANNING COMMISSION, DO HEREBY CERTIFY THAT SAID COMMISSION DULY APPROVED THE PLAT OF "THE SHOPS" ON 16TH DAY OF May, 2022.

Missy Richardson
SIGNATURE
Director
TITLE-PLANNING COMMISSION

DEPARTMENT OF ENVIRONMENTAL QUALITY APPROVAL

THE ROGERS COUNTY OFFICE OF THE DEPARTMENT OF ENVIRONMENTAL QUALITY HAS APPROVED THIS PLAT FOR THE USE OF ROGERS COUNTY RURAL WATER DISTRICT NO. 3 AND PRIVATE SANITARY SEWER ON THIS 11 DAY OF May, 2022.

n/a
ODEQ REPRESENTATIVE

CERTIFICATE OF COUNTY TREASURER

I, JASON CARINI, COUNTY TREASURER OF ROGERS COUNTY, OKLAHOMA, 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 2022.

DATED THIS 11TH DAY OF May, 2022.

Jason Carini
COUNTY TREASURER

ACCEPTANCE OF DEDICATION BY BOARD OF COMMISSIONERS

THE BOARD OF COMMISSIONERS OF ROGERS COUNTY, OKLAHOMA, HERE BY ACCEPTS THE DEDICATION SHOWN ON THE ATTACHED PLAT OF "THE SHOPS." THE BOARD WILL ASSUME MAINTENANCE OF DEDICATED PUBLIC ROADS.

APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OR ROGERS COUNTY, OKLAHOMA THIS 16TH DAY OF May, 2022.

Don Hankins
CHAIRMAN
BOARD OF COMMISSIONERS

Jeana Collins
COUNTY CLERK

