

SURVEYOR'S CERTIFICATE

To: DOLESE BROS. CO., an Oklahoma corporation
 THE TWIN LAKES SPORTS CLUBS ASSOCIATION, INC., an Oklahoma corporation
 STEWART TITLE GUARANTY COMPANY
 STEWART TITLE OF OKLAHOMA, INC.

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 7(a)(b)(c), 8, 9, 11(a)(b), 13, 16, 17 and 19 of Table A thereof.

The field work was completed on December 22, 2022

Randall A. Mansfield
 Randall A. Mansfield, Professional Land Surveyor No. 1613



Date of Plat of Map: December 26, 2022

Date of Signature: January 23, 2023

GENERAL SURVEY NOTES:

- This plat or map and the survey on which it is based were made in accordance with 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.
- The property described hereon is the same as the property described by Stewart Title Guaranty Company in Commitment No. 1899563 with an effective date of January 5, 2023 and that all easements, covenants and restrictions referenced in said title commitment or apparent from a physical inspection of the site or otherwise known to me have been plotted hereon or otherwise noted as to their effect on the subject property.
- Said described property is located within an area having a Zone Designation Zone AE by the Federal Emergency Management Agency (FEMA), on Flood Insurance Rate Map No. 40083C0335G, with a date of identification of June 7, 2019, for Community No. 400096, in Logan County, State of Oklahoma, which is the current Flood Insurance Rate Map for the community in which said premises is situated and is shown hereon in its approximate location as determined by scaled map location and graphic plotting only.

Flood Zone Definitions:
 Zone AE: Special Flood Hazard Areas with base flood elevations determined.

- The Property does not have direct access to a public road.
- The total number of striped parking spaces on the subject property is 0, including 0 designated handicap spaces.
- There is no observed evidence of current earth moving work, building construction or building additions.
- There are no proposed changes in street right of way lines, according to the best of my knowledge.
- There is no observed evidence of recent street or sidewalk construction or repairs.
- There is no observed evidence of site use as a solid waste dump, sump or sanitary landfill.
- The Oklahoma State Plane Coordinate System (North Zone) using the bearing of South 89°18'26" West as the south line of the Northwest Quarter of Section 18, Township 16 North, Range 4 West of the Indian Meridian, also being a part of the south line of the subject property, was used as the basis of bearings for this survey.

RECORD DESCRIPTION:

A tract of land lying in the Northwest Quarter (NW/4) of Section Eighteen (18), Township Sixteen (16) North, Range Four (4) West of the Indian Meridian, Logan County, Oklahoma being more particularly described as follows:

BEGINNING at the southeast corner of said Northwest Quarter;

THENCE South 89°18'26" West, along the south line of said Northwest Quarter, a distance of 1092.66 feet to a point lying in the Cimarron River;

THENCE along said river, the following Twelve (12) courses:

- North 07°36'10" East a distance of 158.14 feet;
- North 09°08'13" East a distance of 262.64 feet;
- North 14°29'30" East a distance of 174.67 feet;
- North 23°47'49" East a distance of 159.81 feet;
- North 30°48'11" East a distance of 203.44 feet;
- North 43°01'49" East a distance of 150.12 feet;
- North 51°38'40" East a distance of 129.13 feet;
- North 59°05'36" East a distance of 146.07 feet;
- North 64°11'27" East a distance of 153.86 feet;
- North 85°53'20" East a distance of 119.68 feet;
- North 86°32'12" East a distance of 164.10 feet;
- South 76°10'52" East a distance of 64.76 feet to a point on the east line of said Northwest Quarter;

THENCE South 00°11'21" East, along said east line, a distance of 1,208.00 feet to the POINT OF BEGINNING.

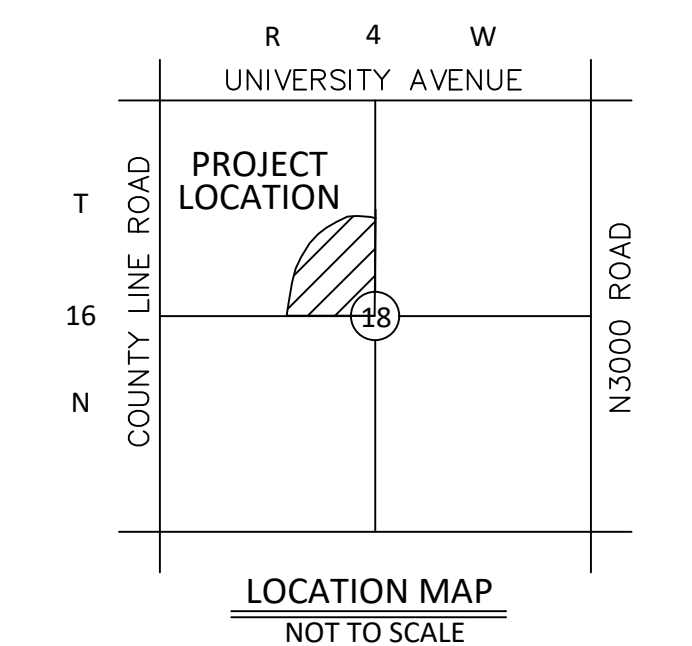
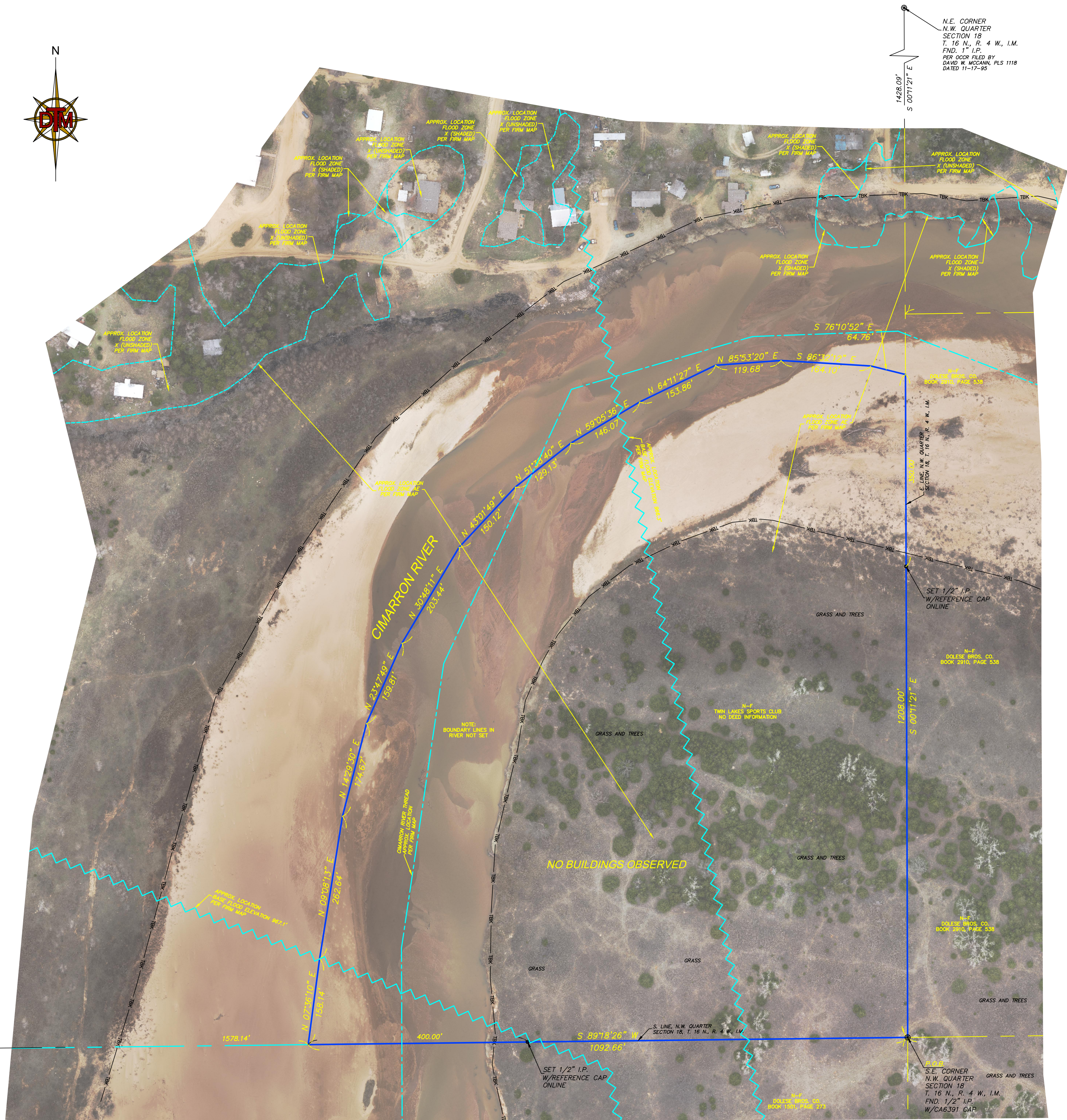
Said described tract of land contains an area of 1,101,681 square feet or 25.2911 acres, more or less.

TITLE COMMITMENT EXCEPTION NOTES:

- Statutory roadway right of way 33 feet (2 rods) in width created pursuant to Federal Statute Title 43 as 1095 does not affect subject property.
- RIGHT OF WAY EASEMENT in favor of Cimarron Electric Cooperative, for electrical system to be constructed, recorded in Book 382, Page 478 affects subject property inasmuch as subject property lies within Section 18, Township 16 North, Range 4 West of the Indian Meridian as described therein. This is a blanket type easement with no defined width or location of easement, therefore the easement's location and effect upon subject property is unknown. (Non Plottable).
- RIGHT OF WAY AGREEMENT in favor of Continental Oil Company, for pipelines, recorded in Book 918, Page 451 affects subject property inasmuch as subject property lies within the lands described therein. This is a blanket type easement with no defined width or location of easement, therefore the easement's location and effect upon subject property is unknown. (Non Plottable).
- EASEMENT in favor of Cimarron Electric Cooperative, for electrical system to be constructed, recorded in Book 2680, Page 680 affects subject property inasmuch as subject property lies within the lands described therein. The easement is to be 10 feet in width along the centerlines of single phase circuits and 15 feet along the centerlines of three phase circuits as described therein. At the time of this survey there were no electric lines lying within the subject property.

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.



LEGEND

ALPHA	ALPHA	POWER POLE	
AS	AUTO SPRINKLER	LP	LIGHT POLE
AC	AIR CONDITIONER	UP	UTILITY POLE
EP	ELEC. PIED.	GA	GUY ANCHOR
EM	ELEC. METER	GP	GUARD POST
ET	ELEC. TRANS.	GM	GAS METER
TP	TELE. PIED.	WM	WATER METER
TPD	CABLE PIED.	WMP	WATER METER PIT
AD	AREA DRAIN	VP	VENT PIPE
CO	CLEAN OUT	FV	FIRE VALVE
FD	FIRE DETECTOR	FM	FIRE MARKER
DS	DOWN SPOUT	FW	FIRE VALVE
FP	FLAG POLE	WV	WATER VALVE
EMK	ELEC. MARKER	GV	GAS VALVE
F/O	FIBER OPTIC MARKER	PLB	PULL BOX
GMK	GAS MARKER	TRB	TRAFFIC CONTROL BOX
UMK	UTILITY MARKER	TS	TRAFFIC SIGNAL LIGHT
PMK	PIPELINE MARKER	SCV	SPRINKLER VALVE
TKM	CABLE MARKER	YL	YARD LIGHT
TUG	TELE. MARKER	YH	YARD HYDRANT
MW	MONITORING WELL	BS	STORM GRATE
MB	MALIBOY	VP	VENT PIPE
GT	GREASE TRAP	HS	HANDICAPPED SIGN
SS	SANITARY SEWER	S	SIGN
SW	STORM WATER	BE	BENCHMARK ELEVATION
LH	LAMP HOLE	T	TREE
TEL	TELEPHONE	B	BUSH
CTV	CABLE TV	CS	HANDICAPPED SPACE
E	ELECTRIC	GL	GAS LINE
W	WATER	WL	WATER LINE
BF	BARBIRE/FIELDWIRE FENCE	FO	FIBER OPTIC
ST	STOCKADE FENCE	U/E	UNDERGROUND ELECTRIC
OW	OVERWALK FENCE	U/W	UNDERGROUND WATER
OH	OVERHEAD ELECTRIC	U/T	UNDERGROUND TELEPHONE
TR	TRAILER	U/TV	UNDERGROUND CABLE TV
TR	TRAILER	US	UNDERGROUND SANITARY SEWER
TR	TRAILER	US	UNDERGROUND SANITARY SEWER
TR	TRAILER	US	UNDERGROUND SANITARY SEWER

Field Book.....2022
 Party Chief.....J.W.
 Drawn By.....R.J.
 Checked By.....R.M.

Project Number
14,243
 Scale
1"=100'

NO.	DATE	REVISIONS DESCRIPTION	BY

ALTA / NSPS LAND TITLE SURVEY
TWIN LAKES SPORTS to DOLESE BROS. CO.
 EAST OF COUNTY LINE ROAD
 TWIN LAKES, LOGAN COUNTY
 STATE OF OKLAHOMA

DTM DODSON - THOMPSON - MANSFIELD, PLLC
 20 NE 38th Street, Oklahoma City, OK 73105
 Phone: 405-601-7402 email: randym@dtm-ok.com
 Surveying - Engineering - Earthwork
 CERTIFICATE OF AUTHORIZATION NO: 6391 EXPIRES JUNE 30, 2024

