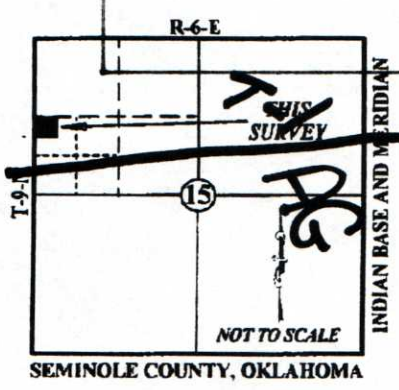
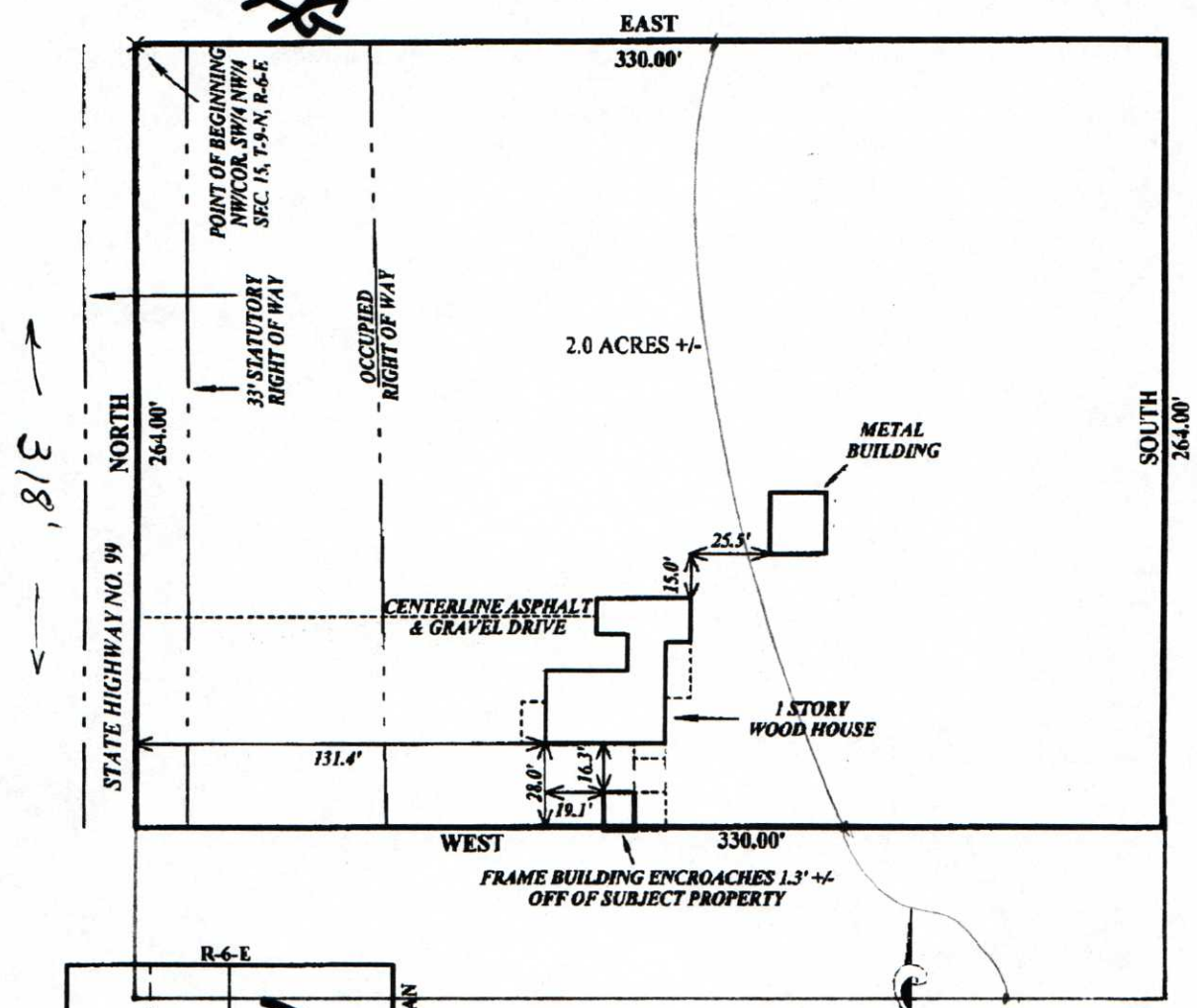


zoned T-1

MORTGAGE INSPECTION CERTIFICATE



Pam Robinson Real Estate
(405) 382-7653
601 N. Milt Phillips
Seminole, OK 74868

Purchased additional 54'

SCALE 1" = 60'

NOTE:
NO ABSTRACT INFORMATION PROVIDED TO SURVEYOR.

LEGAL DESCRIPTION:

THE NORTH 2 ACRES OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (W/2 NW/4 SW/4 NW/4) OF SECTION FIFTEEN (15), TOWNSHIP NINE (9) NORTH, RANGE SIX (6) EAST OF L.M., MORE PARTICULARLY DESCRIBED AS: BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW/4 NW/4); THENCE EAST 330 FEET; THENCE SOUTH 264 FEET; THENCE WEST 330 FEET; THENCE NORTH 264 FEET TO THE POINT OF BEGINNING.

BASIS OF BEARING


ASSUMED BEARINGS OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW/4 NW/4) OF SECTION FIFTEEN (15), TOWNSHIP NINE (9) NORTH, RANGE SIX (6) EAST OF L.M.

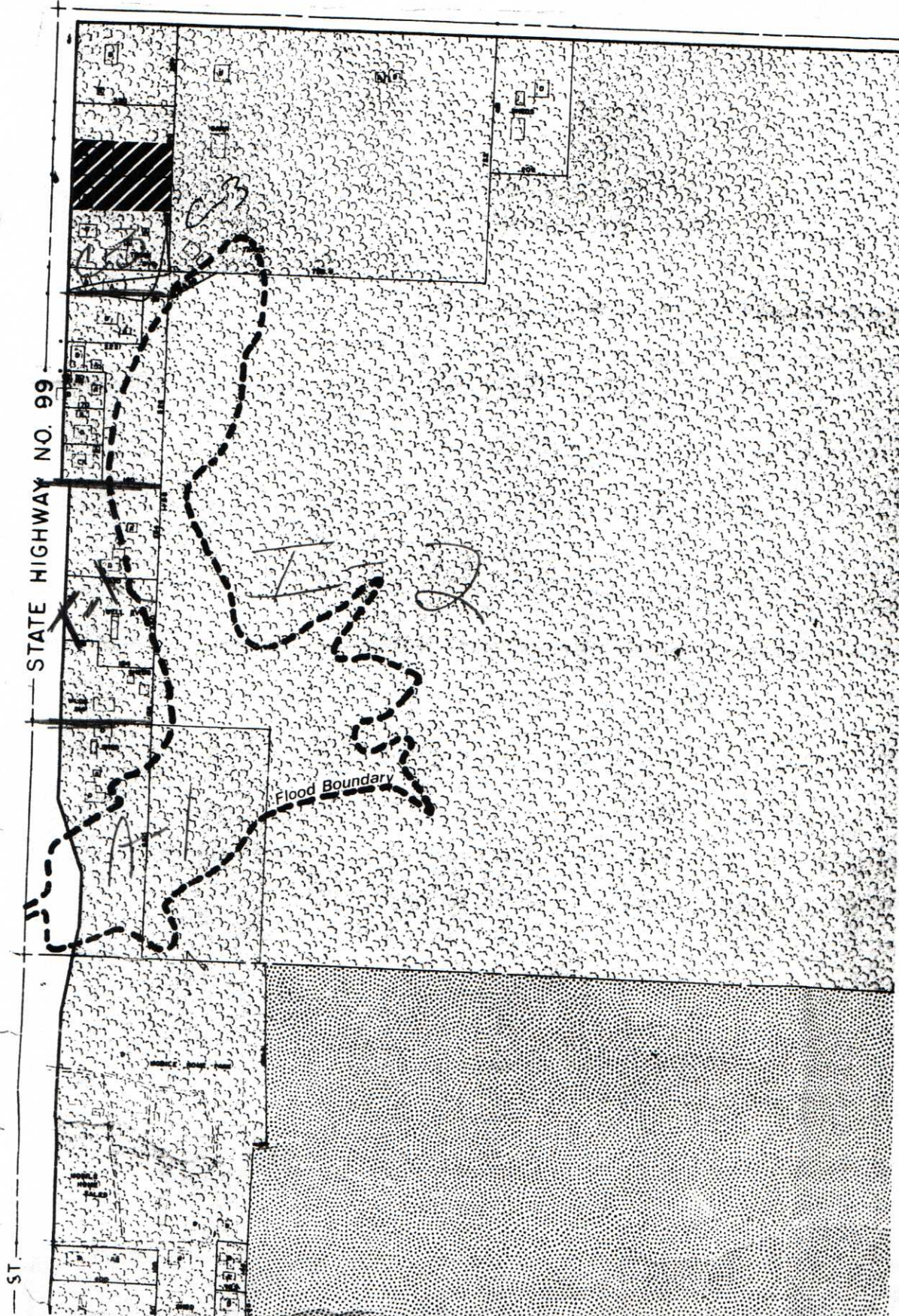
I hereby certify that this Mortgage Inspection Certificate was prepared for the client listed below, that it is not a land or boundary or ALTA survey plat, and that it is not to be relied upon for the establishment of fence, building or other future improvement lines. I further certify that the improvements on the above parcel, on the date of survey listed below, except utility connections appear to be entirely within the parcel, except as shown, that there are no apparent encroachments on the described premises by improvements on any adjoining premises, except as indicated, there is no apparent evidence or sign of any easement crossing or burdening any part of said parcel, except as noted, and no abstract information was provided to surveyor, unless shown and/or noted.

[Signature] 12/7/07
FLOYD W. DRANNON, PLS #1503 DATE

FLOOD STATEMENT:	
THIS PROPERTY IS LOCATED IN	
ZONE X	FIRM MAP# 40133C0069 C
EFFECTIVE DATE: FEBRUARY 16, 1990	



SCALE 1" = 60'	DATE 11/20/07	CERTIFICATE OF AUTHORIZATION # 3546 EXP. DATE 6/30/08	FOR:
SHEET 1 OF 1	DATE REVISED 12/7/07	 580-759-3886 RT 2 BOX 191B STRATFORD, OK 74872	ELSNER & HARGRAVE, P.C. 600 NORTH MILT PHILLIPS AVENUE P.O. BOX 32 SEMINOLE, OK 74818-0032 (405) 382-1204
DRAWN BY: J.G.	PROJECT# CLS-07-3076		
CHECKED BY: F.W.D.	DATE OF SURVEY 11/20/07		



12-3D-2: T-1 TRANSITIONAL DISTRICT:

A. Characteristics: The characteristics of the T-1 transitional district are a buffer zone that allows the gradual conversion of residence on the fringe of a commercial area into uses that are incidental to the businesses but not harmful to the residential character of the neighborhoods. (2000 Code § 12-341)

B. General Uses: The following and all essentially similar uses are permitted in this zone:

All uses allowed in R-3 multiple-family dwelling district.

Administrative, executive, professional and research offices.

Apothecaries and drugstores.

Art gallery.

Government offices.

Hospital and clinic.

Medical and biological laboratories.

Mortuary and funeral home.

Parking lot.

Professional schools and studies. (2000 Code § 12-342)

C. Accessory Uses: Accessory uses in the T-1 district are other accessory uses that are incidental to the permitted uses and not detrimental to the adjacent property or the character of the zone. (2000 Code § 12-343)

D. Conditional Uses: The following uses may be permitted only if authorized by obtaining a conditional use permit as provided in section 12-2A-9 of this title and after the planning commission has approved the site plan:

- Shipping container (subject to review and approval by the Planning Commission on an annual basis).

E. Area Regulations: Any T-1 zone lot established and any structure erected on any T-1 zone lot after the initial effective date hereof shall comply with the following requirements:

1. Front Yard: Minimum is twenty feet (20').
2. Side Yard:
 - a. Minimum side yard is five feet (5').
 - b. Minimum side yard on street side of corner lots is fifteen feet (15').
3. Lot Width: Minimum is fifty feet (50').
4. Intensity Of Use:
 - a. Minimum lot area is six thousand five hundred (6,500) square feet.
 - b. Minimum space between unconnected buildings on the same lot is ten feet (10').
 - c. Minimum unobstructed open space per dwelling unit is one thousand five hundred (1,500) square feet.
5. Off Street Parking: Buildings shall be provided with a yard area adequate to meet off street parking requirements set forth in chapter 2, article D of this title. (2000 Code § 12-344)

F. Height Regulations: No buildings shall exceed three and one-half ($3\frac{1}{2}$) stories or forty five feet (45') in height except as provided in chapter 2, article C of this title. (2000 Code § 12-345)