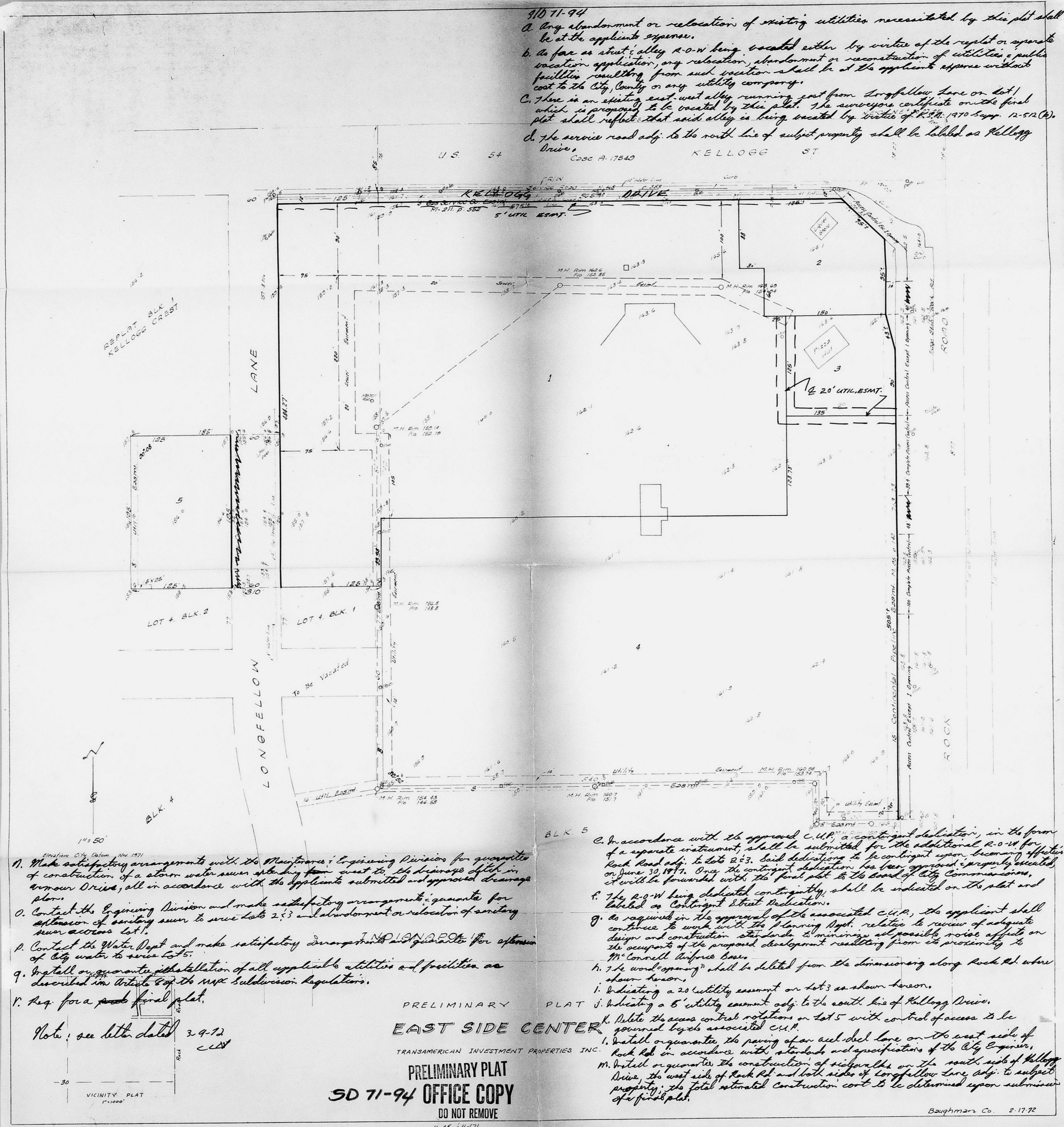


E

910 71-94
 A. Any abandonment or relocation of existing utilities necessitated by this plat shall be at the applicant's expense.
 B. As far as sheet alley R.O.W. being vacated either by written order of the register or separate vacation application, any relocation, abandonment or reconstruction of utilities & public facilities resulting from such vacation shall be at the applicant's expense without cost to the City, County or any utility company.
 C. There is an existing east-west alley running east from Longfellow Lane on Lot 1 which is proposed to be vacated by this plat. The sewerage certificate on the final plat shall reflect that said alley is being vacated by virtue of R.O.W. 1971-5499 12-512 (R).
 D. The service road adj. to the north line of subject property shall be labeled as Kellogg Drive.

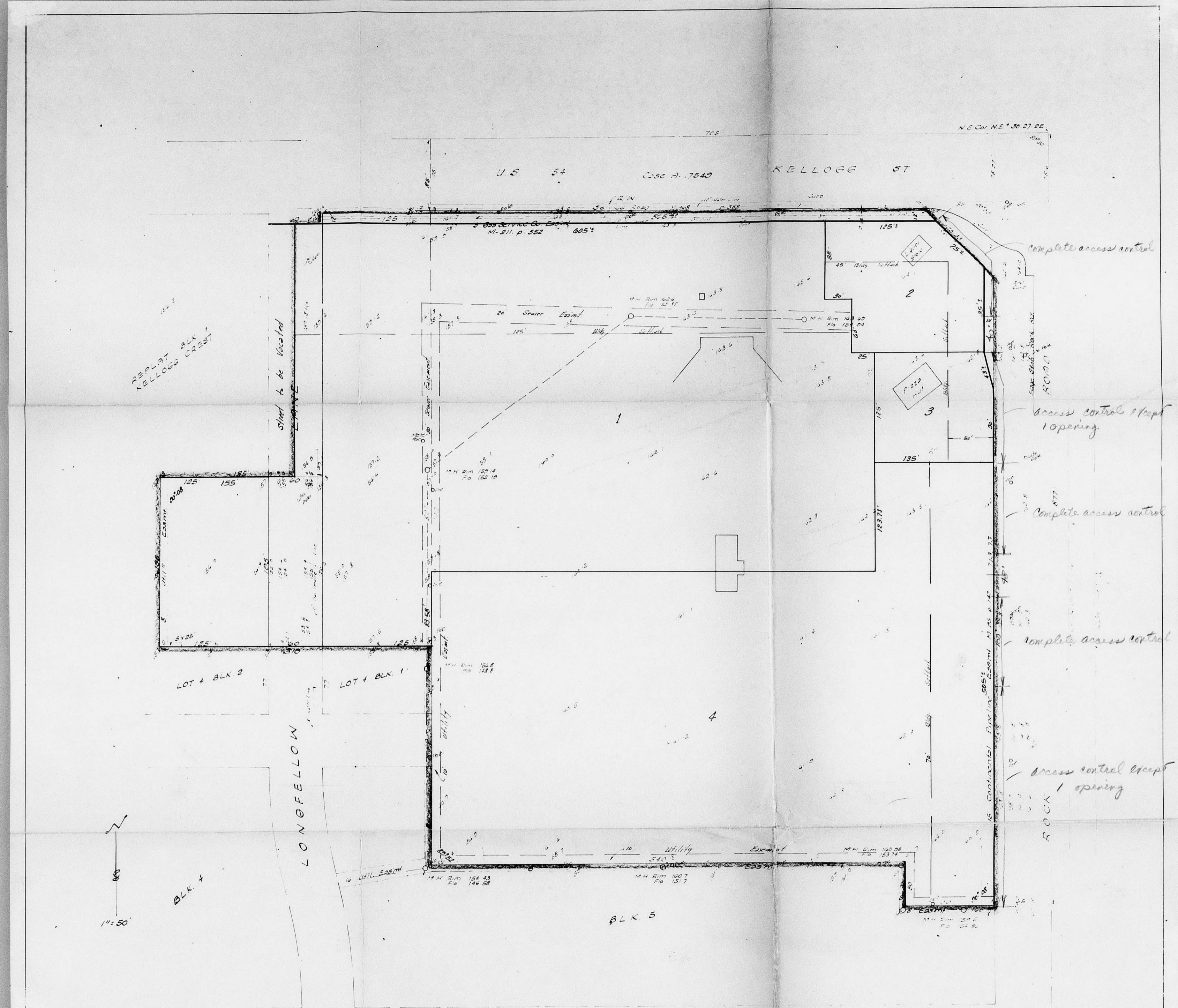


1. Make satisfactory arrangements with the Registrar & Engineering Division for purposes of construction of a storm water sewer system from street to lot drainage system in Armour Drive, all in accordance with the applicant's submitted and approved drainage plan.
2. Contact the Engineering Division and make satisfactory arrangements guarantee for extension of existing sewer to serve lots 2 & 3 and abandonment or relocation of existing sewer access lot 1.
3. Contact the Water Dept and make satisfactory arrangements and guarantee for extension of city water to serve lot 5.
4. Install or guarantee installation of all applicant's utilities and facilities as described in Article 8 of the M&C Subdivision Regulations.
5. Prep for a final plat.

Note: see letter dated 3-9-72
 C.E.V.

6. In accordance with the approved C.U.P. a contingent dedication, in the form of a separate instrument, shall be submitted for the additional R.O.W. for Rock Road adj. to lots 2 & 3. Said dedication to be contingent upon becoming effective on June 30, 1972. Upon the contingent dedication has been approved & properly executed, it will be forwarded with the final plat to the Board of City Commissioners.
7. The R.O.W. being dedicated contingently, shall be indicated on the plat and labeled as Contingent Street Dedication.
8. As required in the approval of the associated C.U.P., the applicant shall continue to work with the Planning Dept. relative to review of adequate design and construction standards & minimize all possible noise effects on the occupants of the proposed development resulting from its proximity to M. Cornell Airforce Base.
9. 7 1/2' wood opening shall be deleted from the driveway along Rock Rd. where shown hereon.
10. Indicating a 20' utility easement on lot 3 as shown hereon.
11. While the access control regulations on lot 5 with control of access to be governed by rules associated C.U.P.
12. Install or guarantee the paving of an incl. incl. loop on the west side of Rock Rd. in accordance with standards and specifications of the City Engineer.
13. Install or guarantee the construction of sidewalks on the south side of Kellogg Drive, the west side of Rock Rd. and both sides of Longfellow Lane adj. to subject property; the total estimated construction cost to be determined upon submission of the final plat.

PRELIMINARY
 EAST SIDE CENTER
 TRANSAMERICAN INVESTMENT PROPERTIES INC.
 PRELIMINARY PLAT
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 E-45 11-771



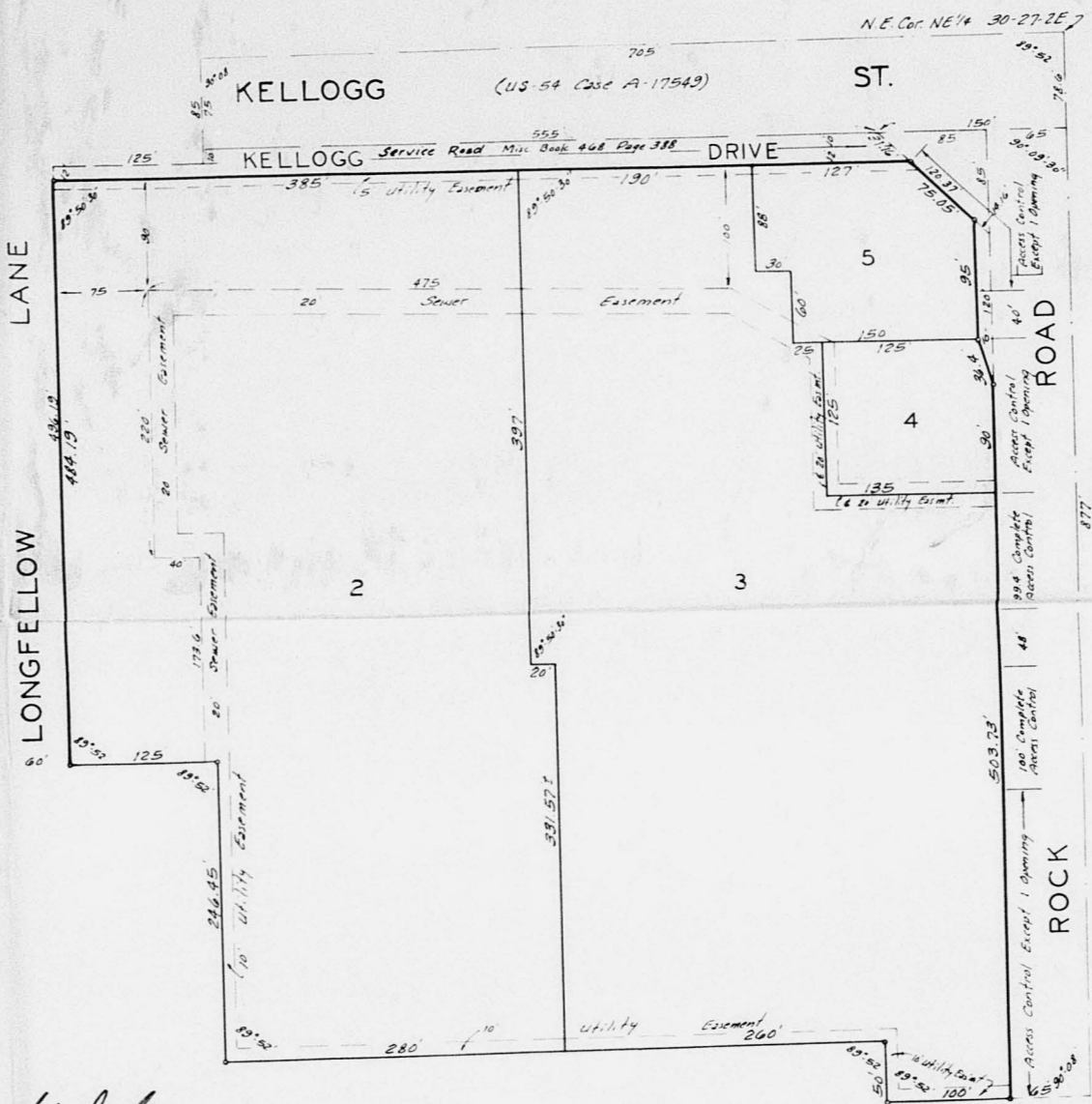
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 SKETCH PLAT SD 71-94
 EAST SIDE CENTER
 TRANSAMERICAN INVESTMENT PROPERTIES INC.

FINAL PLAT SD 71-94 OFFICE COPY DO NOT REMOVE

EAST SIDE CENTER

AN ADDITION TO WICHITA KANSAS.



State of Kansas } ss. We, Baughman Company, Surveyors... in aforesaid county and state do hereby certify that we have surveyed and plotted 'EAST SIDE CENTER'...

SD 71-94 Approved subject to:

A. The applicant's agreement shall contain... Kellogg Drive and Rock Road.

B. Any abandonment or relocation of utilities... shall be at the applicant's expense.

C. The applicant to acquire any easement... shall be subject to the approval of the City of Wichita.

D. The applicant shall be responsible for... all dedications shown herein accepted by the Board of Commissioners...

E. Install or guarantee paving of... Rock Rd. in accordance with specifications of the City Engineer.

F. Detail or guarantee the construction of sidewalks on the south side of Kellogg Drive...

This plat of 'EAST SIDE CENTER' an Addition to Wichita, Kansas, has been submitted to and approved by the Wichita Sedgewick County Metropolitan Area Planning Commission...

G. Make satisfactory arrangements with the Maintenance Department for the maintenance of the sewer lines...

H. Contact the Engineering Department... for relocation of existing sewer lines...

I. Contact the Water Dept. and make satisfactory arrangements for the extension of City water to serve lots.

J. Recording in 30 days... Plat: see letter dated 4-7-72

Entered on transfer record this day of 1972

County Clerk

Register of Deeds Deputy

Know all men by these presents that we Transamerican Investment Properties, Inc. a Corporation by David H. Bull, President and LaVetrice Lewis, Secretary and Richard M. Leslie and Jennae C. Leslie, his wife, have caused the land described in the surveyors certificate to be divided into lots and street to be known as 'EAST SIDE CENTER'...

Transamerican Investment Properties, Inc. David H. Bull, President; LaVetrice Lewis, Secretary; Richard M. Leslie, Jennae C. Leslie

State of Kansas } ss. Be it remembered that on this day of 1972 before me a notary public in aforesaid county and state came David H. Bull, President and LaVetrice Lewis, Secretary of Transamerican Investment Properties, Inc. and Richard M. Leslie and Jennae C. Leslie, his wife, to me known to be the same persons who executed the foregoing instrument of writing and duly acknowledged the execution of the same...

My Commission Expires