

4-01-08
(Sub 2007-09)

FILE COPY

Fanter's 2nd Addition to Sedgwick County, Kansas

PLANNING COMMISSION CERTIFICATE

State of Kansas)
County of Sedgwick) SS

This plat of "Fanter's 2nd Addition" to Sedgwick County, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this ____ day of _____, 2007

WICHITA-SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION

M.S. Mitchell, Chairman
John L. Schlegel, Secretary

COUNTY SURVEYOR CERTIFICATE

Reviewed in accordance with K.S.A. 2005 on this 29th day of October, 2007.

Tricia L. Robell
Tricia L. Robell #1246
Deputy County Surveyor
Sedgwick County, Kansas

COUNTY COMMISSIONER CERTIFICATE

State of Kansas)
County of Sedgwick) SS

This plat approved and all dedications shown hereon, if any, accepted by the Board of County Commissioners of Sedgwick County, Kansas, this ____ day of _____, 2007

Thomas G. Winters, Chairman

ATTEST: Don Brace, County Clerk

TRANSFER RECORD

Entered on transfer record this ____ day of _____, 2007

Don Brace, County Clerk

REGISTER OF DEEDS CERTIFICATE

State of Kansas)
County of Sedgwick) SS

This is to certify that this instrument was filed for record in the Register of Deeds Office, at ____ a.m.-p.m., on the ____ day of _____, 2007

Bill Meek, Register of Deeds

Tonya Buckingham, Deputy

OWNER'S CERTIFICATE

State of Kansas)
County of Sedgwick) SS

Know all men by these presents that I the undersigned owner of the land as above set forth in the Surveyor's Certificate, have caused the same to be surveyed and platted into a lot and a block, the same to be known as "Fanter's 2nd Addition" to Sedgwick County, Kansas. The 60' Street Right-of-Way along 77th Street West is hereby dedicated to and for the use of the public. The Utility Easement is hereby dedicated for the construction and maintenance of all public utilities. Access control as shown on the face of this plat is hereby granted to the appropriate governing body. A drainage plan has been developed for the plat and all drainage easements, rights-of-ways, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and will remain unobstructed to allow for the conveyance of stormwater.

John M. Minihan
John M. Minihan

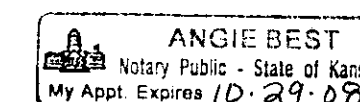
NOTARY CERTIFICATE

State of Kansas)
County of Sedgwick) SS

Be it remembered that on this 12th day of December, 2007, before me a notary public in and for said County and State, came John M. Minihan and Tammy E. Minihan to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof, I have hereunto set my hand and affixed my notarial seal the day and year above written.

Sworn before me this 12th day of December, 2007.

Angie Best, Notary Public



My appointment expires: October 29, 2008

MORTGAGE HOLDERS CERTIFICATE

We the undersigned, holders of a mortgage on the above described property, do hereby consent to this plat of "Fanter's 2nd Addition", to Sedgwick County, Kansas.

Edward Jones Mortgage, L.L.C.

Stacy L. Buzay, (Title) President
Print Name: Stacy L. Buzay

NOTARY CERTIFICATE

State of Kansas)
County of Sedgwick) SS

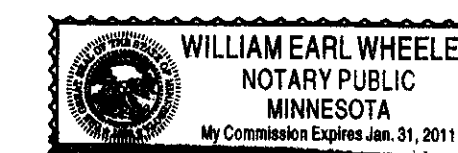
Be it remembered that on this 3 day of January, 2008, before me a notary public in and for said County and State, came Stacy L. Buzay to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof, I have hereunto set my hand and affixed my notarial seal the day and year above written.

Sworn before me this 3 day of January, 2008.

William Earl Wheeler, Notary Public

(Print Name) William Earl Wheeler

My appointment expires: Jan 31, 2011

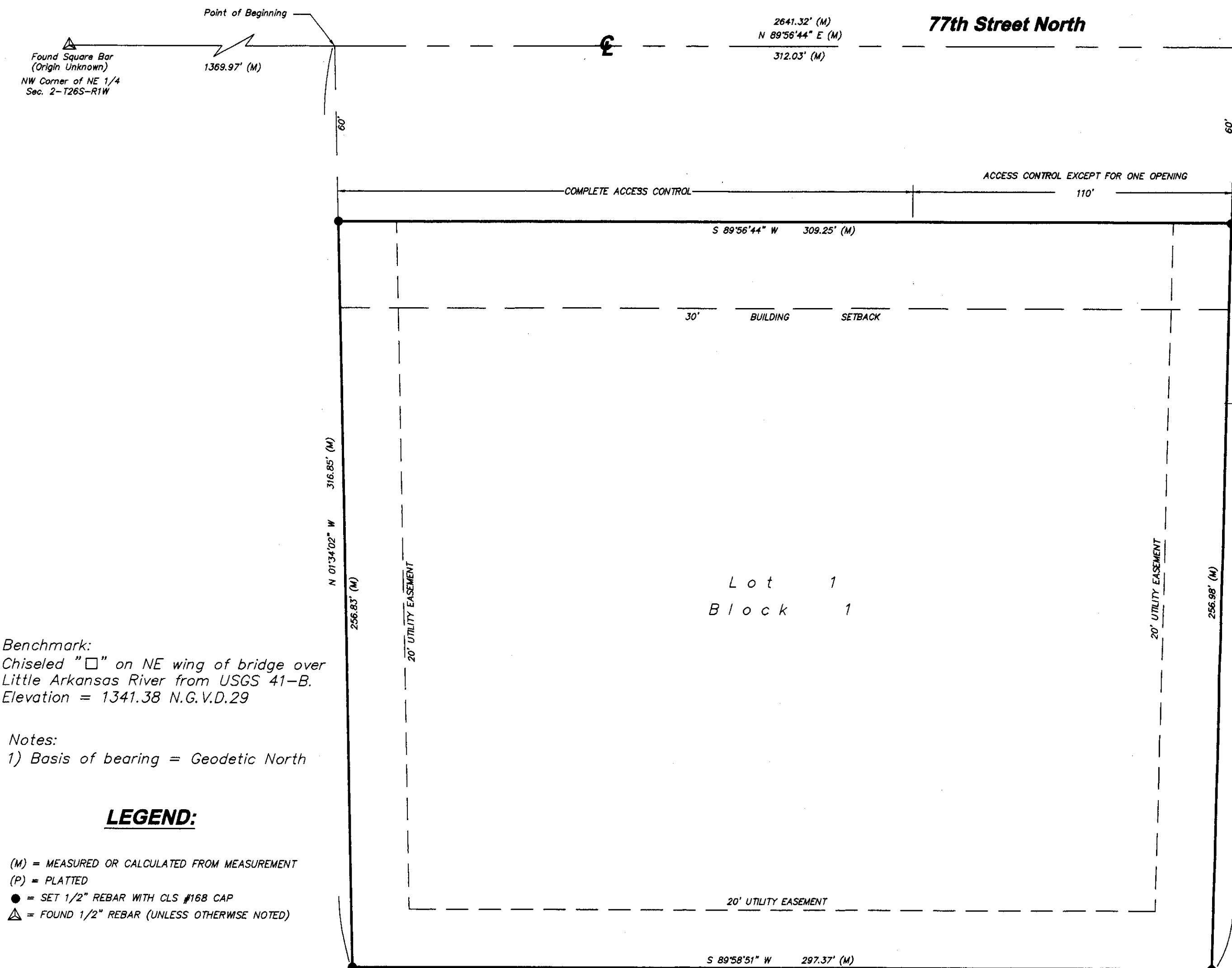


CITY COUNCIL CERTIFICATE

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this ____ day of _____, 2007

Carl Brewer, Mayor

Karen Sublett, City Clerk



Benchmark:
Chiseled "□" on NE wing of bridge over
Little Arkansas River from USGS 41-B.
Elevation = 1341.38 N.G.V.D.29

Notes:
1) Basis of bearing = Geodetic North

LEGEND:

(M) = MEASURED OR CALCULATED FROM MEASUREMENT
(P) = PLATTED
● = SET 1/2" REBAR WITH OLS #168 CAP
△ = FOUND 1/2" REBAR (UNLESS OTHERWISE NOTED)

CERTIFICATE OF SURVEY

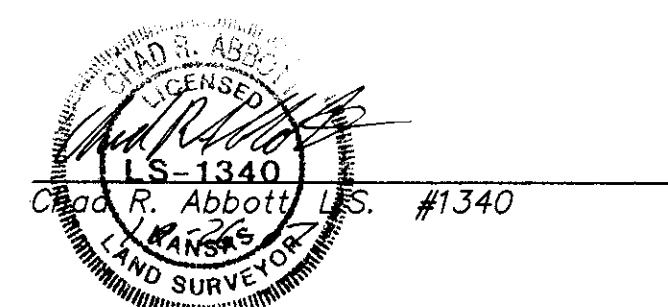
State of Kansas)
County of Sedgwick) SS

We, Benchmark Land Survey, P.A., Surveyors in aforesaid county and state and do hereby certify that we have surveyed and platted "Fanter's 2nd Addition" to Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of said survey described as follows:

Beginning at the Northwest Corner of the Northeast 1/4 of Section 2, Township 26 South, Range 1 West of the 6th P.M., Sedgwick County, Kansas; thence N 89°56'44" E, along the North line of said Northeast 1/4, a distance of 1369.97 feet to the point of beginning; thence continuing N 89°56'44" E, along said line, a distance of 312.03 feet; thence S 01°05'00" W, a distance of 316.99 feet; thence S 89°58'51" W, a distance of 297.37 feet; thence N 01°34'02" W, a distance of 316.85 feet to the point of beginning.

Existing public easements and dedications are being vacated by virtue of K.S.A. 12-512(b)

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 10 day of October, 2007.



CLOSURE CALCULATIONS:

N 89°56'44" E 312.03'
S 01°05'00" W 316.99'
S 89°58'51" W 297.37'
N 01°34'02" W 316.85'

PRECISION:
1:252,601

SCALE: 1" = 30'

0 30 60

JOB DESCRIPTION:

Final Plat

PREPARED FOR:

Dick & Janice Fanter



JOB LOCATION:
4301 W. 77th N.
Valley Center, Kansas
JOB NUMBER:
7735

DATE OF PREPARATION:
October 26, 2007

SHEET 1 OF 1

DRAWN BY: B.L.R. CHECKED BY: C.B.A.