SANITARY SEWER PLANS

MEDITERRANEAN PLAZA

LAT. 46 MAIN 22 W.I.S

PROJECT NO.

468-76-245-81795-000-000-001

CITY OF WICHITA, KANSAS

MICHAEL E. LINDEBAK, CITY ENGINEER

GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRESERVING PROPERTY IRONS. THE CONTRACTOR SHALL BE REQUIRED TO RE-ESTABLISH ANY PROPERTY IRONS WHICH ARE DAMAGED OR DESTROYED BY HIS CONSTRUCTION OPERATIONS. SUCH IRONS SHALL BE RE-FSTABLISHED BY A LICENSED LAND SURVEYOR IN ACCORDANCE WITH STATE LAWS.

2. A PORTION OF EXCESS EXCAVATED MATERIAL SHALL BE MOUNDED AROUND MANHOLES WHICH EXTEND MORE THAN ONE (1) FOOT ABOVE THE EXISTING GROUND. SUCH MOUNDS SHALL BE CONSTRUCTED WITH A SIX (6) FOOT DIAMETER FLAT TOP WITH 4 TO 1 SIDE SLOPES DOWN TO THE ORIGINAL GROUND. THE ELEVATION OF THE FLAT TOP OF THE MOUND SHALL BE 0.4 FOOT BELOW THE TOP OF THE MANHOLE.

3. CONTRACTOR WILL BE REQUIRED TO PROVIDE A MINIMUM ADVANCE NOTICE OF TWENTY-FOUR (24) HOURS TO UTILITY COMPANIES PRIOR TO STARTING ANY EXCAVATION AS FOLLOWS:

KANSAS ONE-CALL 1-800-344-7233

THE CONTRACTOR MUST NOTIFY THE FOLLOWING IN CASE OF EMERGENCY:

ARKLA GAS COMPANY	942-8350 or 263-8161
BELL TELEPHONE	1-316-571-2611
CABLEVISION	262-4270 or 262-2051
GAS SERVICE COMPANY	263-7511
KANSAS GAS & ELECTRIC	264-1141
CITY OF WICHITA WATER DEPARTMENT	268-4908
CITY OF WICHITA SEWER MAINTENANCE	268-4071

4. EXISTING UTILITIES AND THEIR LOCATIONS, AS SHOWN ON THE PLANS, REPRESENT THE BEST INFORMATION OBTAINABLE FOR DESIGN. LOCATION INFORMATION HAS BEEN OBTAINED FROM THE VARIOUS UTILITY COMPANIES AND IS EITHER FROM COMPANY RECORD DRAWINGS OR COMPANY PROVIDED FIELD LOCATIONS. THE PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.

5. ALL STUBS AND PLUGGED PIPES SHALL BE LOCATED WITH GREEN PLASTIC TAPE IN THE SAME MANNER AS RISERS.

6. COST OF EXCAVATION, HAULING, AND DUMPING OF EXCESS EXCAVATION SHALL BE SUBSIDIARY TO THE PROJECT.

7. PRIOR TO LAYING SEWER LINES USING EXISTING STUBS IN EXISTING MANHOLES, THE CONTRACTOR SHALL EXPOSE AND VERIFY THE ELEVATION, GRADE AND ALIGNMENT OF EXISTING STUBS AND NOTIFY THE ENGINEER OF ANY DEVIATION FROM THE PLAN. WHERE CONNECTING TO AN EXISTING MANHOLE THAT DOES NOT HAVE AN EXISTING STUB OR THE STUB IS UNUSABLE DUE TO ELEVATION GRADE OR ALIGNMENT, THE CONTRACTOR SHALL RESHAPE THE EXISTING MANHOLE INVERT TO PROVIDE SMOOTH FLOW. THE COST OF RESHAPING EXISTING MANHOLE INVERTS IS INCIDENTAL TO THE PROJECT.

8. TREES TO BE REMOVED ARE MARKED ⊗. ALL TREES WHICH IN THE OPINION OF THE FIELD ENGINEER CAN BE SAVED, SHALL BE SAVED.

BENCH MARKS

B.M. #1 "□" cut on TC Theater Parking lot ± 608' E. of Rock Road 40' S. of Centerline 32nd St. N.
Elev. = 212.22

B.M. #2 "T" Post 40' ± Rt of Sta. 11 + 91.39 Penstemon Street 5' NE of PI Iron on Lot 17-1, Mediterranean Plaza
Elev. = 223.71

B.M #3 "T" Post 5' S. of the NW cor. of Lot 2-1 Mediterranean Plaza
Elev. = 221.50

B.M. #4 "T" Post 5' S. & 30' E. of the NW cor. of Lot 5-1 Mediterranean Plaza
Elev. = 229.75

B.M. #5 "U" Post in the N-S Hedge Row on the ¼ section line ± 170' N. of the center line of 32nd St. N. extended east
Elev. = 231.70

B.M. #6 "T" Post 5' S.W. of the E. cor. of Lot 9-1 Mediterranean Plaza
Elev. = 221.27

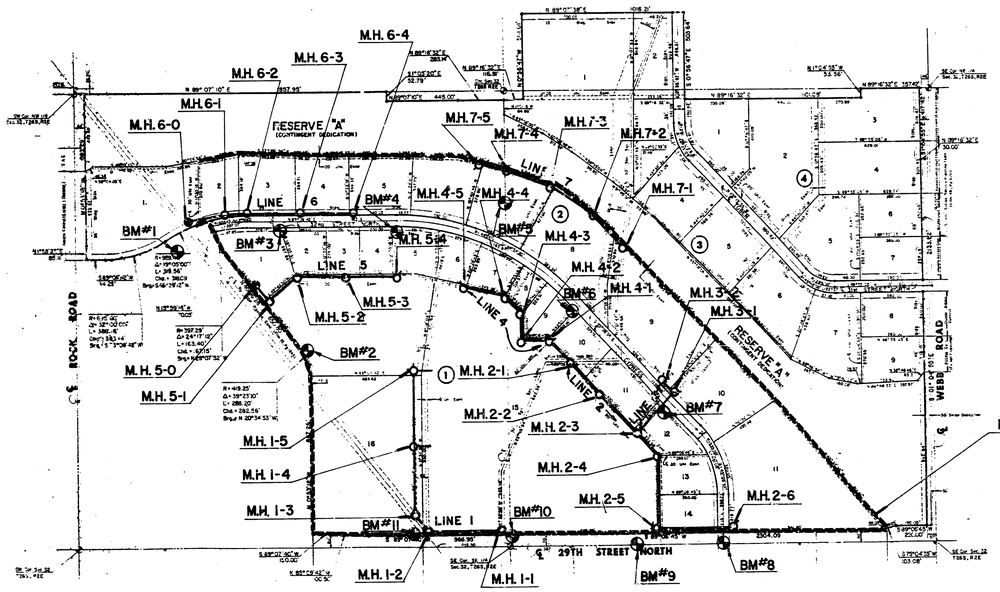
B.M. #7 "T" Post 100' S.E. & 5' S.W. of the common cor. of Lots 11 & 12-1 on Cypress, Mediterranean Plaza
Elev. = 220.25

B.M. #8 "□" cut on S. TC 29th St. N. at center line of Cypress
Elev. = 222.80

B.M. #9 "□" cut on S. T.C. 29th St. N. ± 530' W. of the centerline of Cypress
Elev. = 219.70

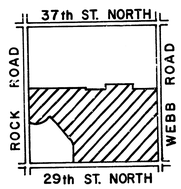
B.M. #10 City Disc in N.W. cor. of RCB on 29th N. + 100' E of the S ¼ cor. sec. 32-26S-2E.
Elev. = 215.65

B.M. #11 City Disc in N.E. cor. of RCB on 29th N. + 550' W. of the S ¼ cor. sec. 32-26S-2E
Elev. = 215.83



N

Scale 1" = 400'



LOCATION MAP

INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2,3	PLAN & PROFILE LINE 1
4	PLAN & PROFILE LINE 2
5	PLAN & PROFILE LINES 2 & 3
6	PLAN & PROFILE LINE 4
7	PLAN & PROFILE LINE 5
8	PLAN & PROFILE LINE 6
9	PLAN & PROFILE LINE 7
10,11	FINAL PLAT

AS BUILT
9-88
RDL

KENNETH A. GERTSEMA LICENSED 7238 KANSAS PROFESSIONAL ENGINEER

LYLE S. SELLERS 3933 REGISTERED LAND SURVEYOR

MEDITERRANEAN PLAZA SANITARY SEWER PLANS

Design: G.J.A.
Drawn by: K.S.M.
Checked by: D.SS./K.H.B.
Date: March, 1988
Job no.

MID-KANSAS ENGINEERING CONSULTANTS PA
3500 NORTH ROCK ROAD
BUILDING #800
WICHITA, KANSAS 67226
682-6561

Sheet 1 of 11

87-145-081B

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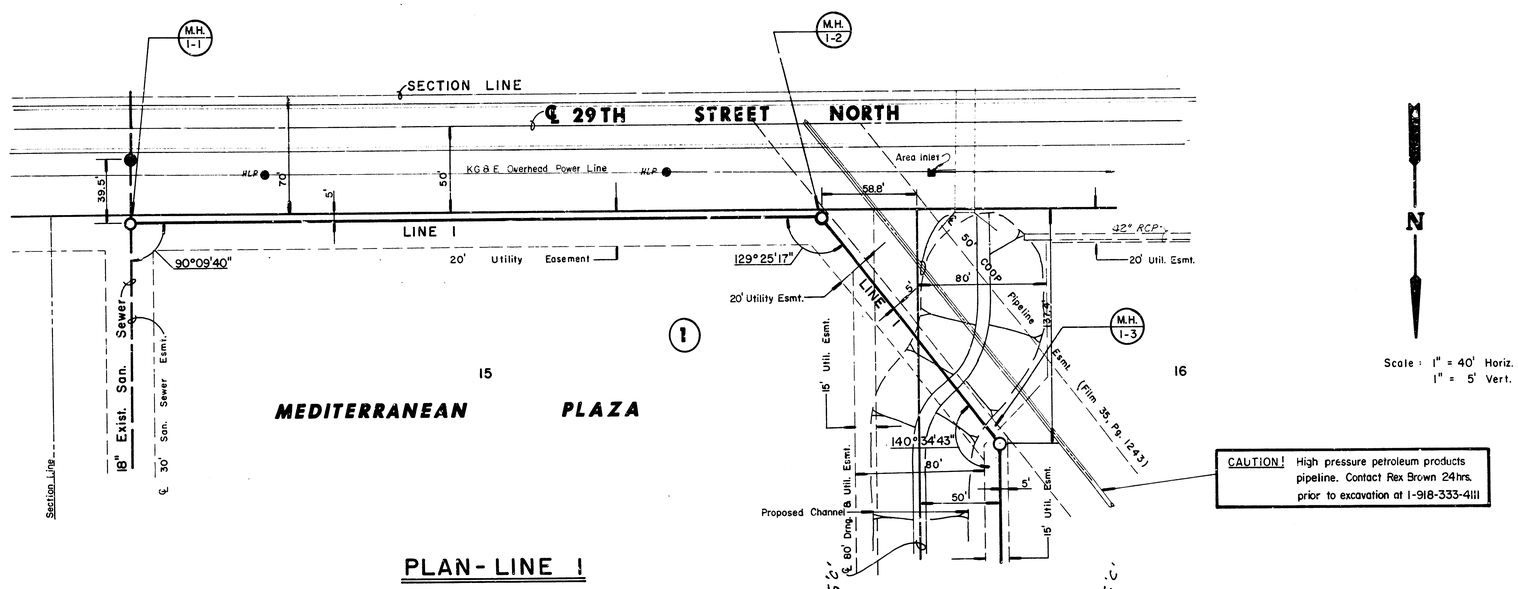
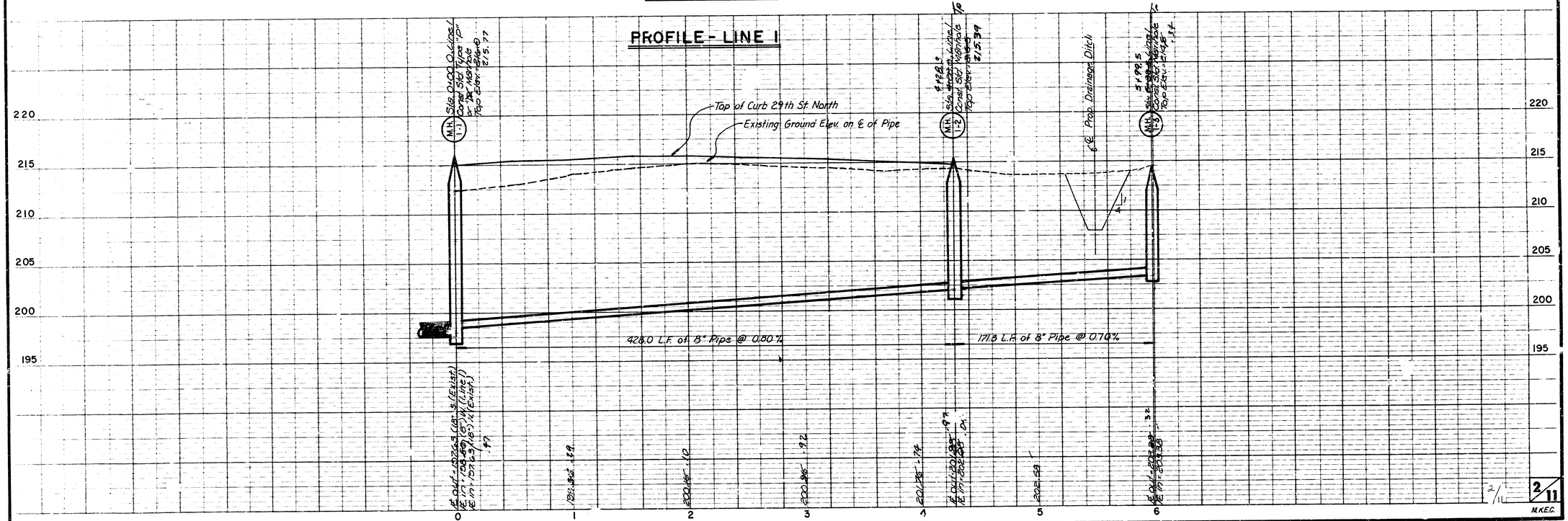
6" RISERS LOCATIONS AND ELEVATIONS					
LINE	STATION	TOP OF 6" RISERS	FLOW LINE	LOT	BLOCK
1	2+00	207.0	200.2	15	1

MEDITERRANEAN PLAZA
SANITARY SEWER-LAT. 46, MAIN 22, W.I.S.
PROJ.NO.468-76-245-81795-000-000-001



PLAN - LINE 1

PROFILE - LINE 1



2/11

M.K.E.C.

87-145-08/B

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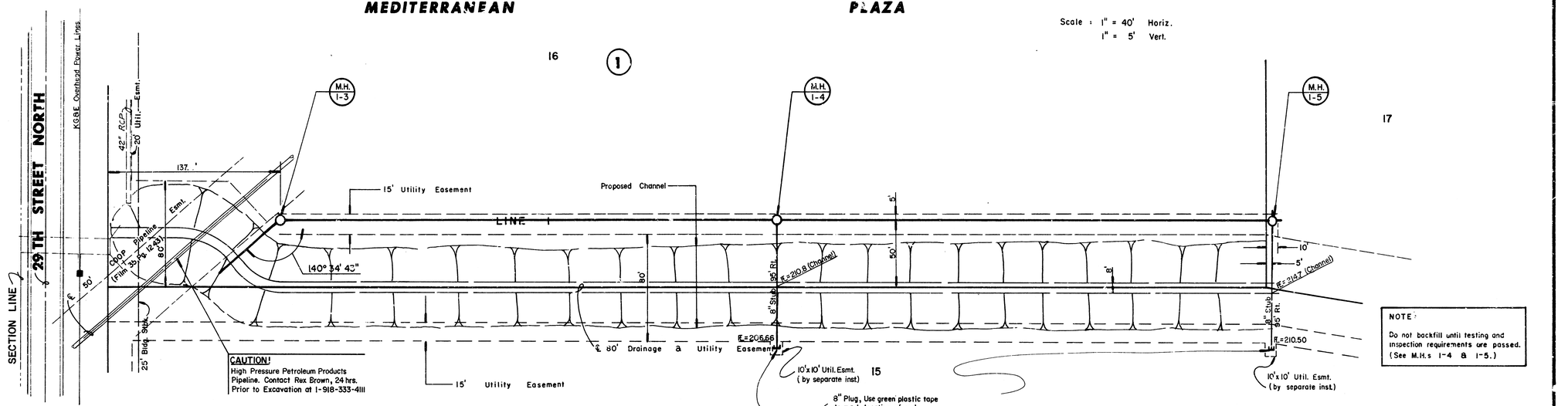
MEDITERRANEAN PLAZA
SANITARY SEWER-LAT. 46, MAIN 22, W.I.S.
PROJ. NO. 468-76-245-81795-000-000-001

MEDITERRANEAN PLAZA

N

Scale : 1" = 40' Horiz.
1" = 5' Vert.

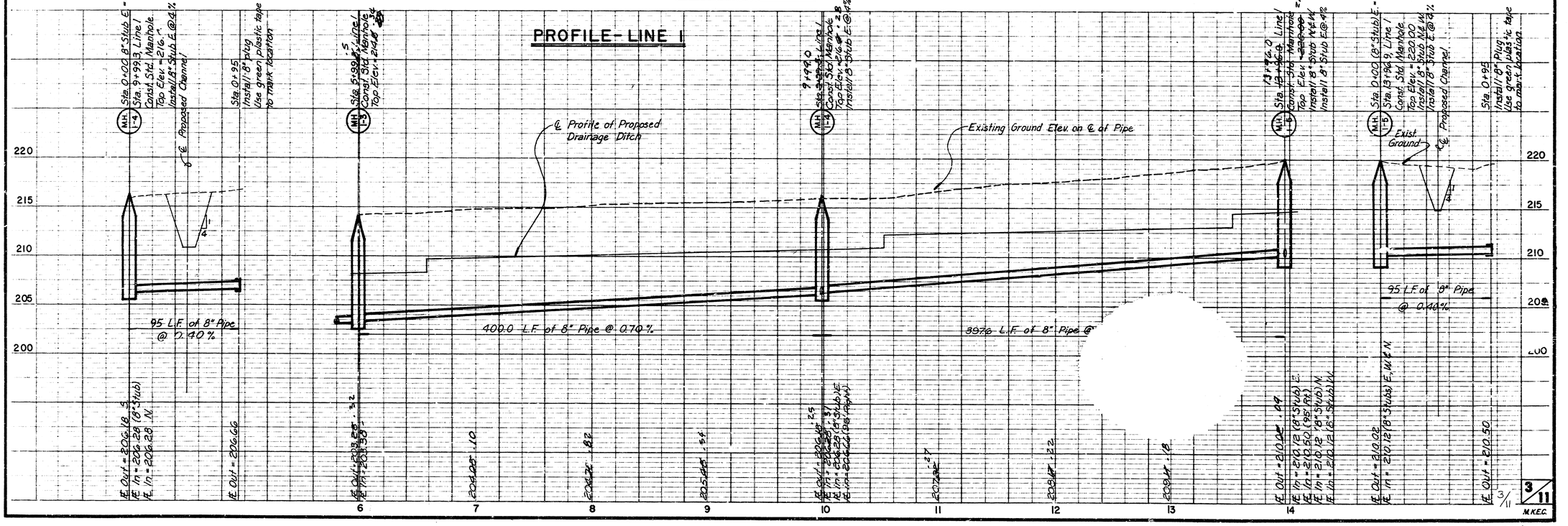
16 (1) 17



NOTE:
Do not backfill until testing and inspection requirements are passed. (See M.H.s I-4 & I-5.)

PLAN - LINE 1

PROFILE - LINE 1



3/11

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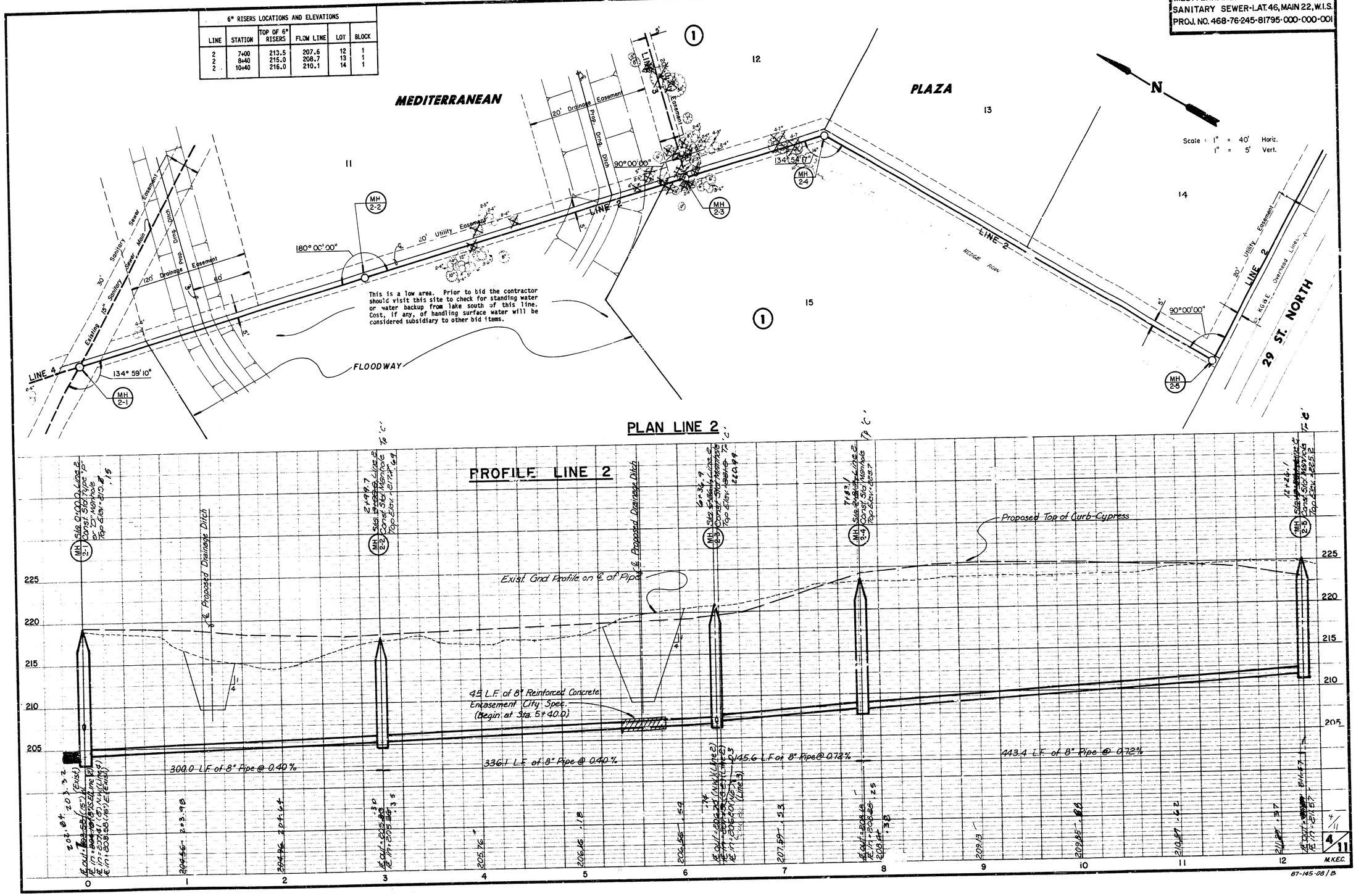
SANITARY SEWER-LAT. 46, MAIN 22, W.I.S.
PROJ. NO. 468-76-245-81795-000-000-001

6" RISERS LOCATIONS AND ELEVATIONS					
LINE	STATION	TOP OF 6" RISERS	FLOW LINE	LOT	BLOCK
2	7+00	213.5	207.6	12	1
2	8+40	215.0	208.7	13	1
2	10+40	216.0	210.1	14	1



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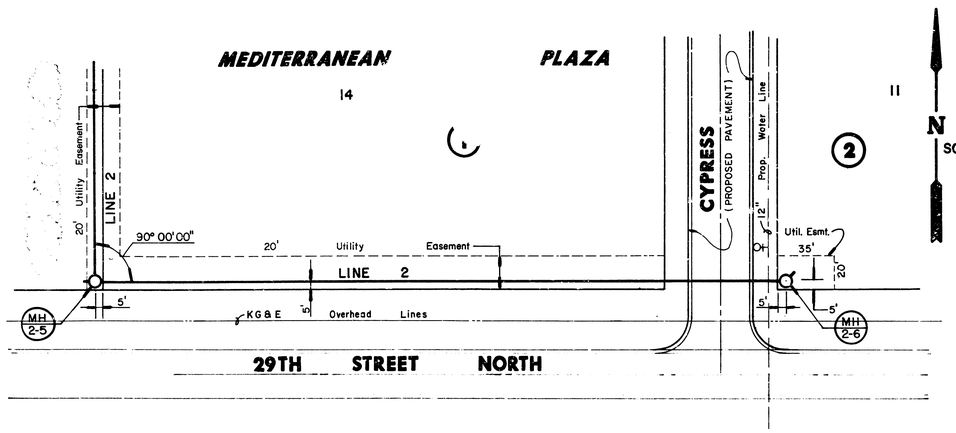
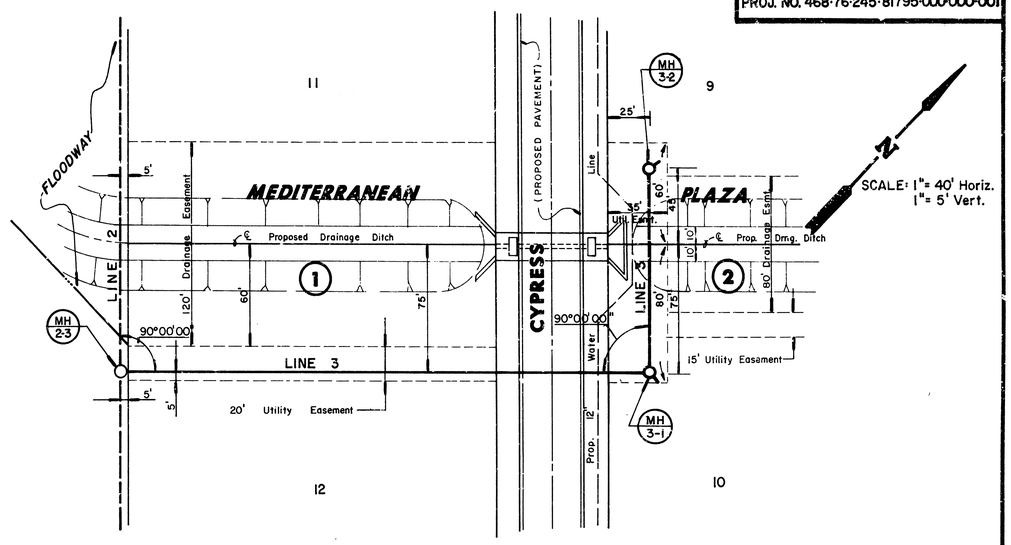
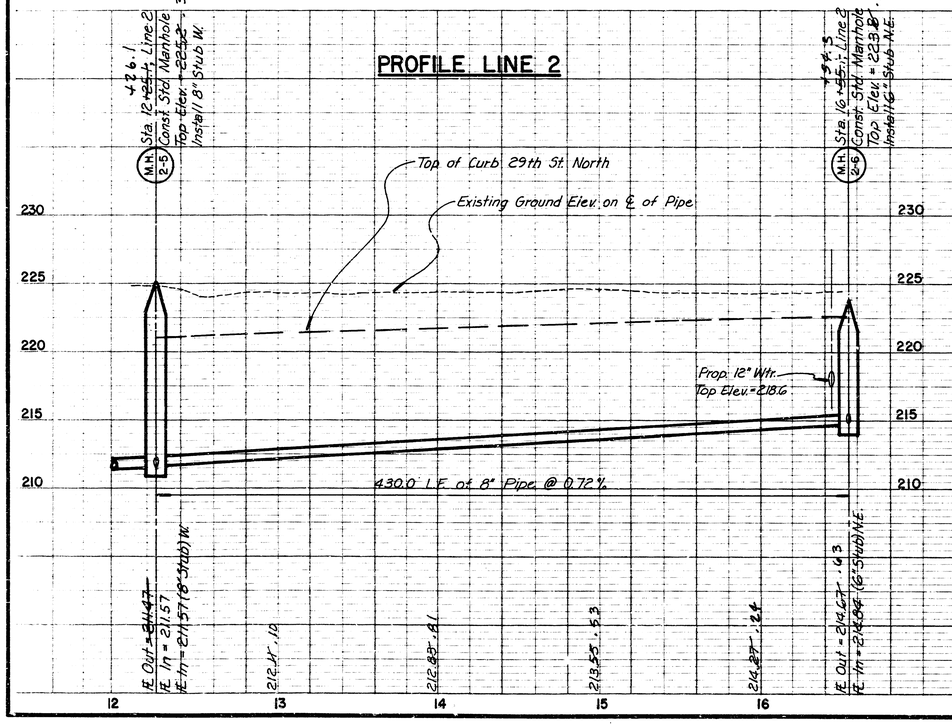
MEDITERRANEAN PLAZA
SANITARY SEWER-LAT. 46, MAIN 22, W.I.S.
PROJ. NO. 468-76-245-81795-000-000-001





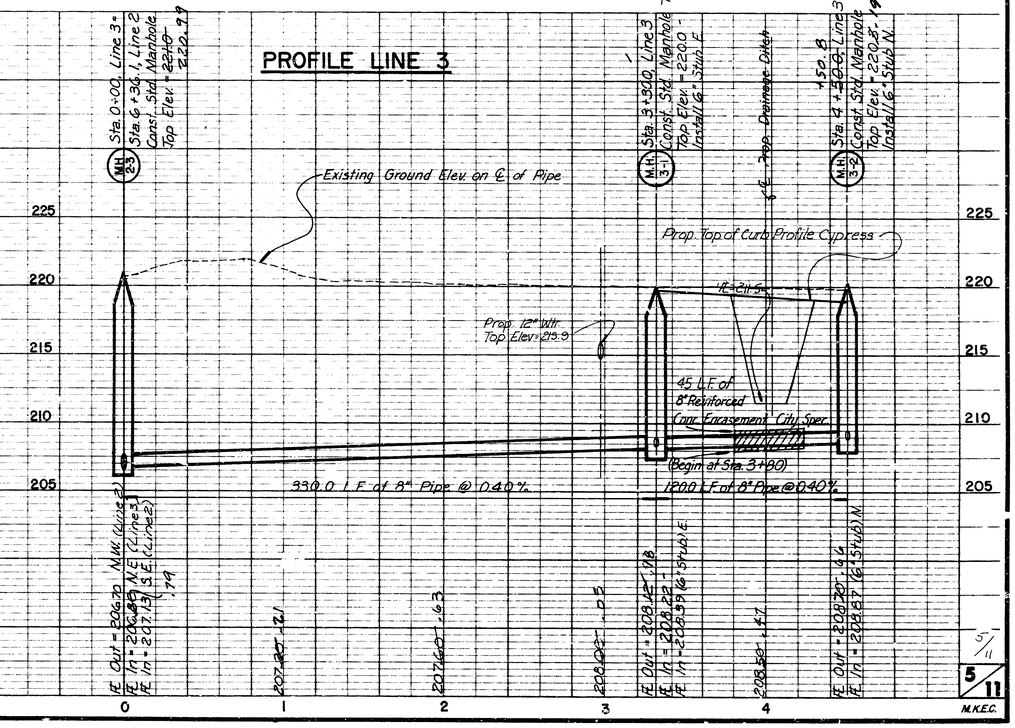
PLAN LINE 2

PROFILE LINE 2



PLAN LINE 3

PROFILE LINE 3



5/11

M.K.E.C.

87-145-08/B

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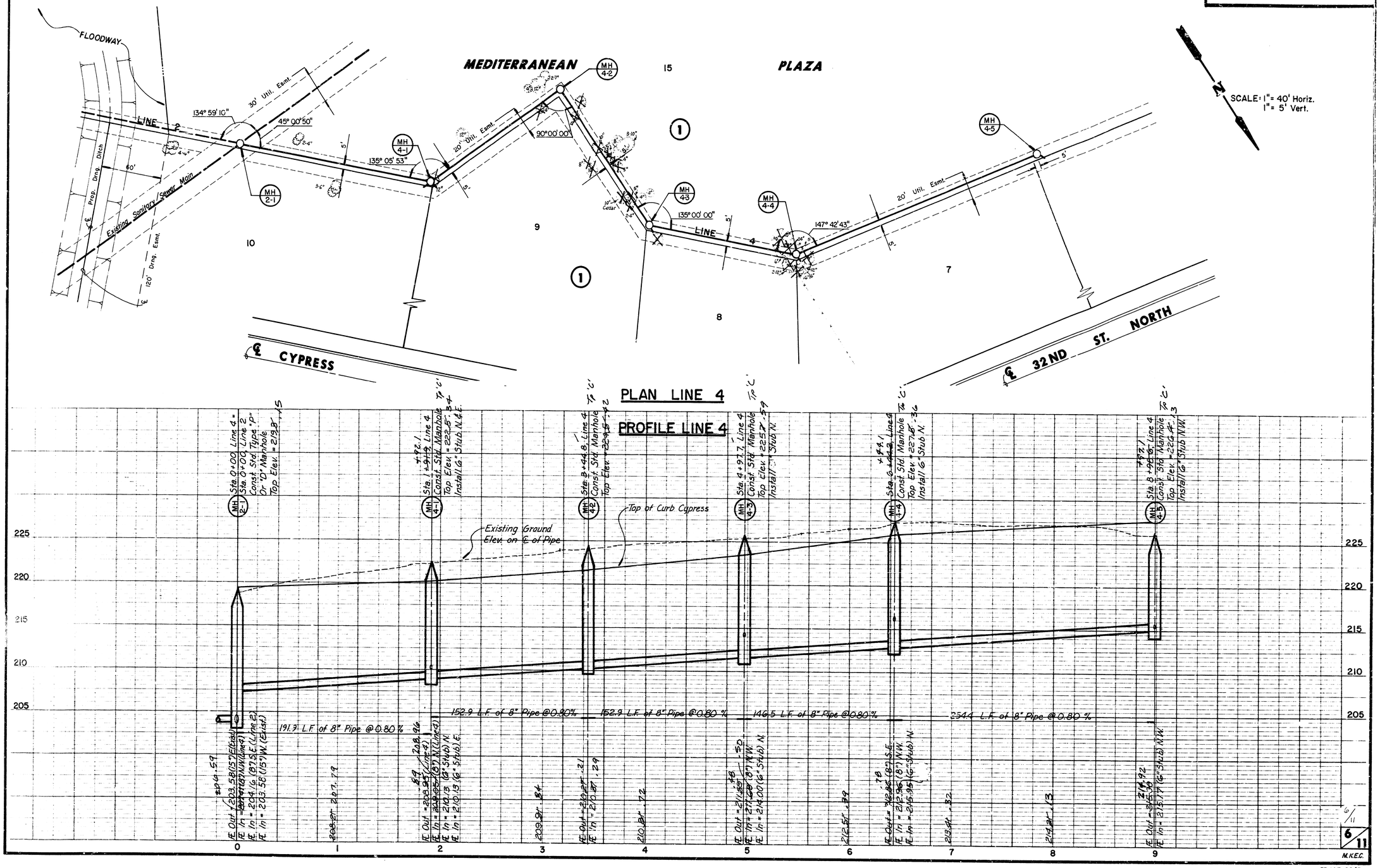
MEDITERRANEAN PLAZA
SANITARY SEWER-LAT 46, MAIN 22, W.L.S.
PROJ. NO. 468-76-245-81795 -000-000-004

SCALE: 1" = 40' Horiz.
1" = 5' Vert.



6/11
M.K.E.C.

87-145-08/8

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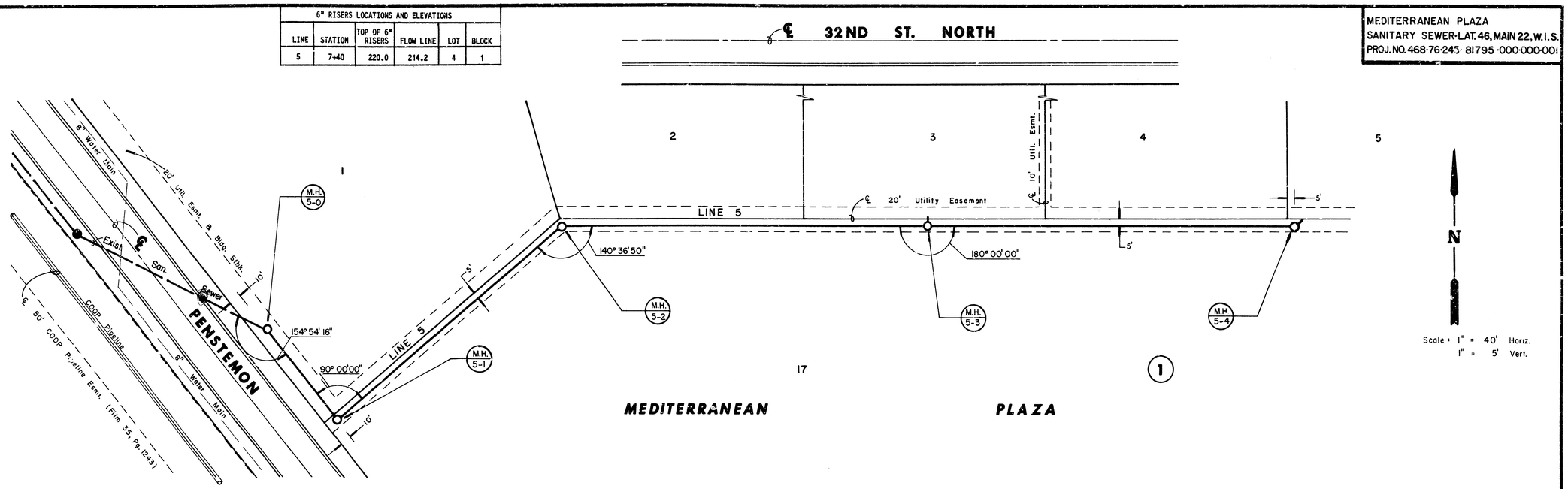
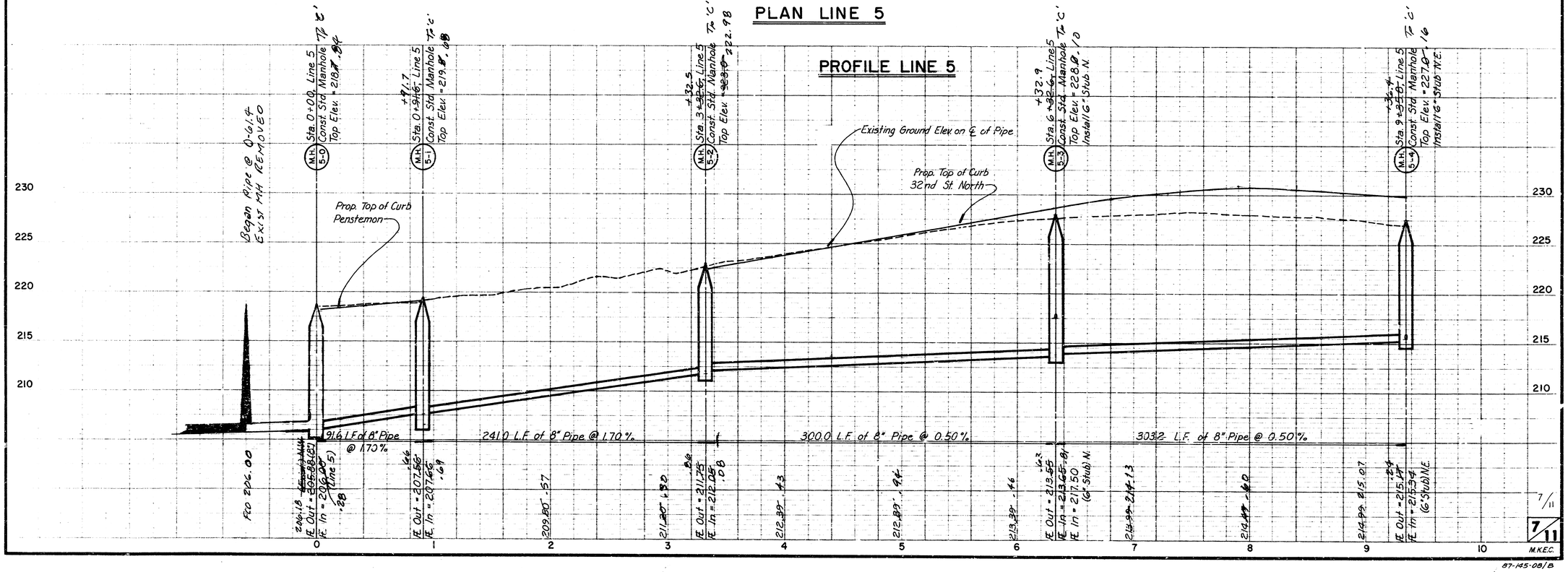
6" RISERS LOCATIONS AND ELEVATIONS					
LINE	STATION	TOP OF 6" RISERS	FLOW LINE	LOT	BLOCK
5	7+40	220.0	214.2	4	1

MEDITERRANEAN PLAZA
SANITARY SEWER-LAT. 46, MAIN 22, W.I.S.
PROJ. NO. 468-76-245 · 81795-000-000-001



PLAN LINE 5

PROFILE LINE 5



7/11

87-145-08/B

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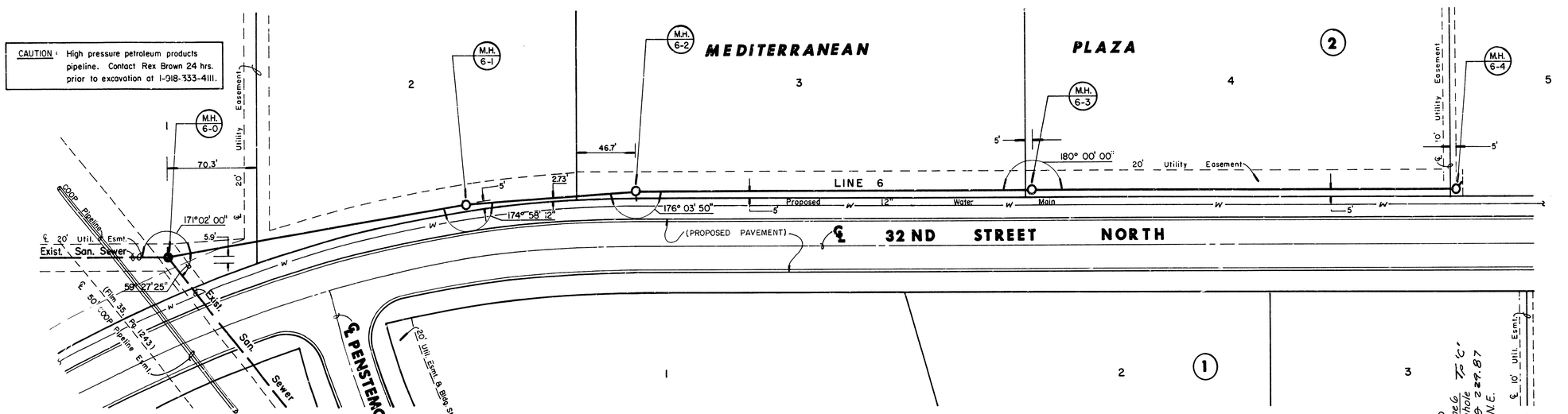
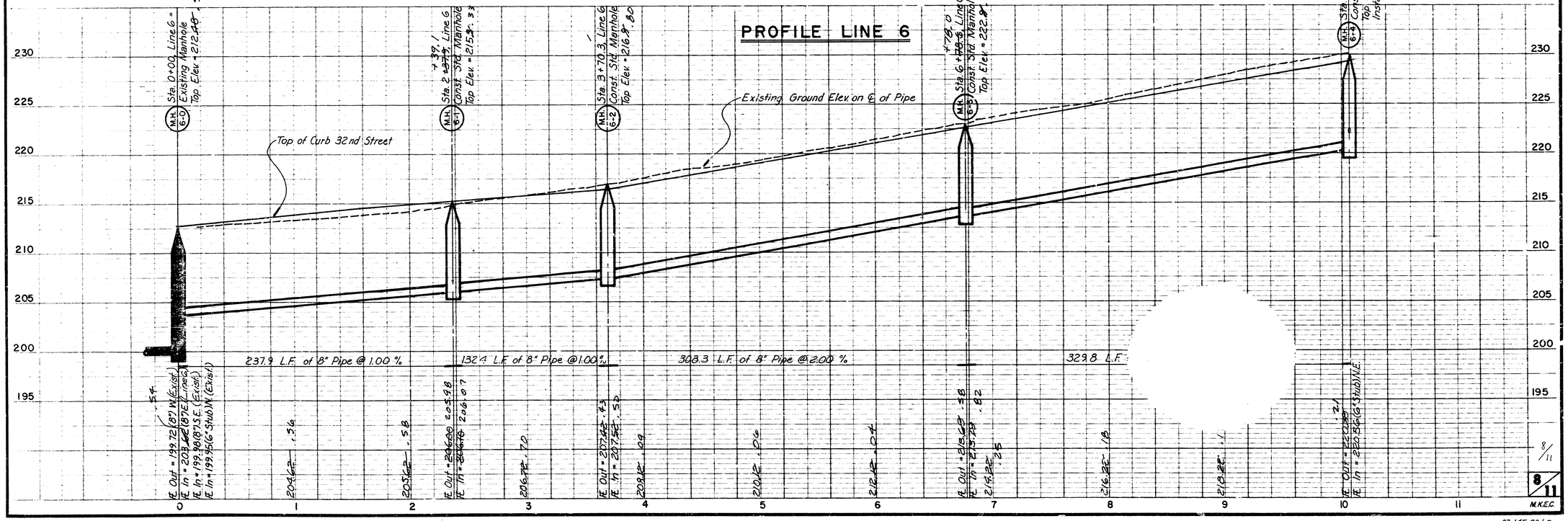
MEDITERRANEAN PLAZA
SANITARY SEWER-LAT. 46, MAIN 22, W.I.S.
PROJ. NO. 468-76-245-81795-000-000-001

CAUTION: High pressure petroleum products pipeline. Contact Rex Brown 24 hrs. prior to excavation at 1-918-333-4111.



PLAN LINE 6

PROFILE LINE 6



8/11

M.K.E.C.

87-145-08/B

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MEDITERRANEAN PLAZA
SANITARY SEWER-LAT. 46, MAIN 22, W.I.S.
PROJ. NO. 468-76-245-81795-000-000-001

MEDITERRANEAN PLAZA

SCALE: 1"= 40', Horiz.
1"= 5', Vert.

9 | 8 | 7 | 6

FLOODWAY

Exist. 30' San. Sewer Easmt.

San. Sewer Main

124° 58' 47"

55° 01' 15"

87.0'

15'

193.3'

MH 7-1

MH 7-2

167° 21' 00"

5'

24" 20"

3.12'

2.42%

7

7.8%

MH 7-3

166° 57' 48"

15'

10' Util. Esmt. ℄

20' Utility Easement

174° 34' 44"

MH 7-4

MH 7-5

15'

5'

RESERVE "A"

(NORTHEAST EXPRESSWAY)

PLAN LINE 7

PROFILE LINE 7

MH 7-1 Sta. 0+00 Line 7
Const. Std. Type "P" or "S" Manhole
Top Elev. = 222.0

MH 7-2 Sta. 2+69.5 Line 7
Const. Std. Manhole
Top Elev. = 224.3

MH 7-3 Sta. 5+57.3 Line 7
Const. Std. Manhole
Top Elev. = 226.5

MH 7-4 Sta. 8+37.1 Line 7
Const. Std. Manhole
Top Elev. = 231.2

MH 7-5 Sta. 10+21.6 Line 7
Const. Std. Manhole
Top Elev. = 232.5
Install 6" Stub S.W.

Surface Profile N.E. Expressway

Existing Ground Elev. on ℄ of Pipe

Proposed Top of Curb 32nd St. North

230 | 225 | 220 | 215 | 210

269.4 L.F. of 8" Pipe @ 0.80%

288.0 L.F. of 8" Pipe @ 0.80%

279.6 L.F. of 8" Pipe @ 0.80%

184.3 L.F. of 8" Pipe @ 0.80%

(Exist.) (12") S.
IE Out = 208.41
IE In = 209.27 (8") N.W.
IE In = 208.64 (12") N. (Line 7)
(Exist.)

.12

.33

IE Out = 211.36
IE In = 211.46

IE Out = 213.26 .77
IE In = 213.86 .85

IE Out = 216.10
IE In = 216.20 .15

IE Out = 217.67 .68
IE In = 217.82 (6" Stub) S.W.

0 | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11

9/11

M.K.E.C.

87-145-06/B

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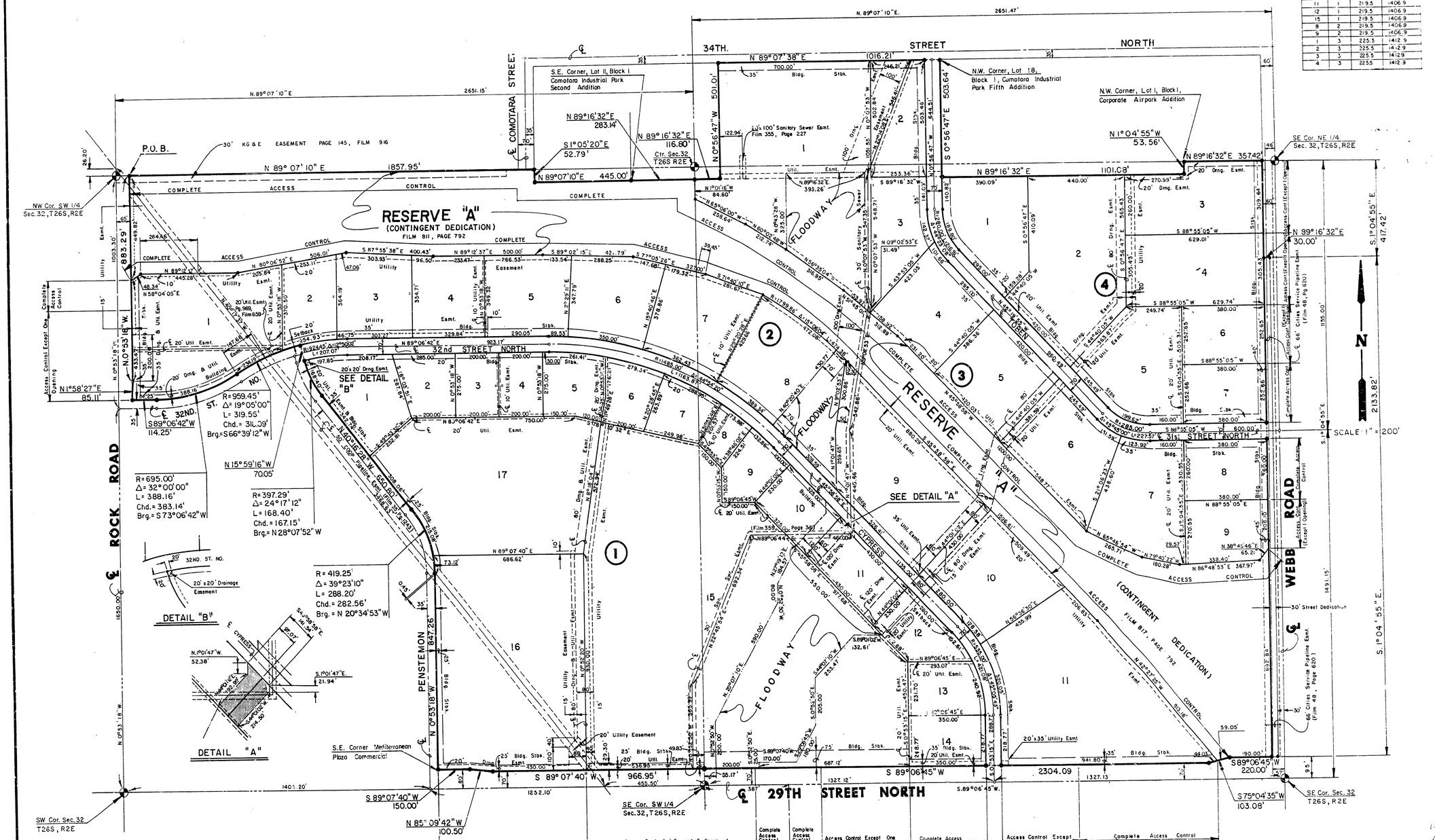
D 6-31A

FINAL PLAT OF

MEDITERRANEAN PLAZA

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

Lot No.	Block No.	Minimum Pad Elev. Datum	Minimum Pad (U.S.G.S.)
10	1	219.5	1406.9
11	1	219.5	1406.9
12	1	219.5	1406.9
15	1	219.5	1406.9
8	2	219.5	1406.9
9	2	219.5	1406.9
1	3	225.5	1412.9
2	3	225.5	1412.9
3	3	225.5	1412.9
4	3	225.5	1412.9



87-145-08/9

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D 6-318

FINAL PLAT FOR

MEDITERRANEAN PLAZA

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

I, Kenneth H. Bengtson, a Civil Engineer and a Registered Land Surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "MEDITERRANEAN PLAZA", an addition to Wichita, Sedgwick County, Kansas, into Lots, Blocks, Streets and a Reserve, the same being accurately set forth in the accompanying plat and described herein:

A tract of unplatted and platted land consisting of CORPORATE AIRPARK ADDITION, a portion of THE RENAISSANCE, and a portion of COMOTARA INDUSTRIAL PARK FIFTH ADDITION, additions to Wichita, Sedgwick County, Kansas, all lying in Section 32, Township 26 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas, more particularly described as follows:

Beginning at a point lying 65.00 feet East of the Northwest corner and lying on the North line of the Southwest Quarter of said Section 32; thence N 89° 07' 10" E, 1857.95 feet along the North line of said Southwest Quarter to a point on the East right-of-way line of Comotara Street as platted in COMOTARA INDUSTRIAL PARK SECOND ADDITION, an addition to Wichita, Sedgwick County, Kansas, said point also lying on the West line of Lot 11, Block 1, in said addition; thence S 01° 05' 20" E, 52.79 feet along the West line of said Lot 11, Block 1; thence N 89° 07' 10" E, 445.00 feet along the South line of said Lot 11, Block 1, to the Southeast corner of said Lot 11, Block 1, said point also being the Southeast corner of said COMOTARA INDUSTRIAL PARK SECOND ADDITION and the Southwest corner of COMOTARA INDUSTRIAL PARK FIFTH ADDITION, an addition to Wichita, Sedgwick County, Kansas; thence N 89° 16' 32" E, 283.14 feet along the South line of said COMOTARA INDUSTRIAL PARK FIFTH ADDITION; said point lying on the East line of said Southwest Quarter; thence continuing along said South line N 89° 16' 32" E, 116.86 feet parallel with the North line of the Southeast Quarter of said Section 32; thence N 00° 56' 47" W, 501.01 to the South line of 34th Street North, as platted in said COMOTARA INDUSTRIAL PARK FIFTH ADDITION; thence N 89° 07' 38" E, 1016.21 feet along said South line to the Northwest corner of Lot 18, Block 1, of said COMOTARA INDUSTRIAL PARK FIFTH ADDITION; thence S 00° 56' 47" E, 503.64 feet to the Southwest corner of said Lot 18, Block 1; thence N 89° 16' 32" E, 1101.08 feet along said South line to a point on the West line of CORPORATE AIRPARK ADDITION, an addition to Wichita, Sedgwick County, Kansas; thence N 01° 04' 55" W, 53.56 feet to the Northwest corner of said CORPORATE AIRPARK ADDITION said point lying on the South line of said COMOTARA INDUSTRIAL PARK FIFTH ADDITION; thence N 89° 16' 32" E, 357.42 feet along said South line to the Southeast corner of said COMOTARA INDUSTRIAL PARK FIFTH ADDITION, said point also being the Northeast corner of Lot 1, Block 1, of said CORPORATE AIRPARK ADDITION; thence S 01° 04' 55" E, 417.42 feet parallel and 60.00 feet West of the East line of said Southeast Quarter; thence N 89° 16' 32" E, 30.00 feet; thence S 01° 04' 55" E, 2133.82 feet parallel and 30.00 feet West of the East line of said Southeast Quarter to a point lying 95.00 feet North of the South line of said Southeast Quarter; thence S 89° 06' 45" W, 220.00 feet parallel with said South line; thence S 75° 04' 35" W, 103.08 feet to a point lying 70.00 feet North of the South line of Southeast Quarter; thence S 89° 06' 45" W, 2304.09 feet parallel and 70.00 feet North said South line to a point on the West line of said Southeast Quarter; thence S 89° 07' 40" W, 956.95 feet parallel and 70.00 feet North of the South line of said Southwest Quarter; thence N 85° 09' 42" W, 100.50 feet to a point lying 80.00 feet North of the South line of said Southwest Quarter; thence S 89° 07' 40" W, 150.00 feet to the Southeast corner of MEDITERRANEAN PLAZA COMMERCIAL, an addition to Wichita, Sedgwick County, Kansas; thence following the Easterly and Northerly boundary of said MEDITERRANEAN PLAZA COMMERCIAL N 00° 53' 18" W, 847.26 feet to a point on a curve to the left thence along said curve 288.20 feet, said curve having a central angle of 39° 23' 10", a radius 419.25 feet, and a long chord of 282.56 feet, bearing N 20° 34' 53" W; thence N 40° 16' 28" W, 650.80 feet to a point on a curve to the right; thence along said curve 168.40 feet, said curve having a central angle of 24° 17' 12", a radius of 397.29 feet, and a long chord of 167.15 feet, bearing N 28° 07' 52" W; thence N 15° 59' 16" W 70.05 feet to a point on a curve to the left; thence along said curve 319.56 feet, said curve having a central angle of 19° 05' 00", a radius of 959.45 feet, and a long chord of 318.09 feet, bearing S 66° 39' 12" W, to a point on a curve to the right; thence along said curve 388.16 feet, said curve having a central angle of 32° 00' 00", a radius of 695.00 feet, and a long chord of 383.14 feet, bearing S 73° 06'42" W; thence S 89° 06' 42" W, 114.25 feet; thence N 01° 58' 27" E, 85.11 feet to a point lying 65.00 feet East of the West line of said Southwest Quarter; thence N 00° 53' 18" W, 883.29 feet parallel with and 65.00 feet East of the West line of said Southwest Quarter to the point of beginning.

All lots, blocks, streets, platted easements, building setbacks within the above described property are being vacated and replatted by virtue of K.S.A. 12-512b.

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 31st day of December, 1987.

Kenneth H. Bengtson
Kenneth H. Bengtson, P.E., R.L.S. #922
Mid-Kansas Engineering Consultants, P.A.
3500 N. Rock Road, Building #800
Wichita, KS 67226

KENNETH H. BENGTSON REGISTERED LS-922 KANSAS LAND SURVEYOR

Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineer's and Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into Lots, Blocks, Streets and a Reserve, the same to be known as "MEDITERRANEAN PLAZA", an addition to Wichita, Sedgwick County, Kansas. The streets are hereby dedicated to and for the use of the public. Easements for the construction and maintenance of drainage and public utilities as indicated on the accompanying plat are hereby granted. The floodway shall be the responsibility of the owners until such time as the governing body exercising jurisdiction elects to assume the responsibility for the maintenance and improvement of the drainage, provided further. that no structure shall be constructed on or within said floodway, nor shall any fill, change of grade, creation of channel or other work be carried on without the permission of the City Engineer. Reserve "A" is platted for the right-of-way for the Northeast Expressway and is subject to the terms of a contingent dedication recorded on Film 811, Page 792. All abutter rights of access to or from Reserve "A" are hereby dedicated to the City of Wichita. All abutter rights of access to or from the East line of Rock Road over and across the West line of Mediterranean Plaza, are hereby dedicated to the City of Wichita, except that Lot 1, Block 2 shall have access to Rock Road at one location. All abutters rights to or from the North line of 29th Street North over and across the South line of Mediterranean Plaza, are hereby dedicated to the City of Wichita, except that Lot 15, Block 1 shall have access to 29th Street North at four locations; Lot 16, Block 1 shall have access to 29th Street North at two locations; and, Lot 11, Block 2 shall have access to 29th Street North at two locations. All abutters rights of access to or from the West line of Webb Road over and across the East line of Mediterranean Plaza, are hereby dedicated to the City of Wichita, except that Lot 9, Block 3 and Lots 3, 4, and 6, Block 4 shall have access to Webb Road at 1 location each. All access locations shall be determined by the City Engineer. Minimum pad elevations are as indicated on the accompanying plat.

All lots, blocks, streets, platted easements, and building setbacks within the above described property are hereby vacated and replatted by virtue of K.S.A. 12-512(b).

WOODLAWN DEVELOPMENT COMPANY,
a partnership

By: Donald J. Ablah
Donald J. Ablah, Attorney-in-fact for
Woodlawn Development Company

STATE OF KANSAS)
) ss:
SEDGWICK COUNTY)

Be it remembered that on this 31st day of December, 1987, before me a Notary Public in and for said State and County, came Donald J. Ablah, Attorney-in-fact for Woodlawn Development Company, 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.

Dawn Hardy, Notary Public
Dawn Hardy
My Appointment Expires: 10/20/90

DAWN HARDY NOTARY PUBLIC STATE OF KANSAS MY APPT. EXPIRES 10/20/90

We, the Chemical Bank, mortgagees on the above described property, do hereby consent to the plat of "MEDITERRANEAN PLAZA".

CHEMICAL BANK

By: Phillip S. Frick
Phillip S. Frick, Attorney-in-fact

STATE OF KANSAS)
) ss:
SEDGWICK COUNTY)

Be it remembered that on this 31st day of December, 1987, before me a Notary Public in and for said State and County, came Phillip S. Frick, Attorney-in-fact, on behalf of Chemical Bank, 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.

Dawn Hardy, Notary Public
Dawn Hardy
My Appointment Expires: 10/20/90

DAWN HARDY NOTARY PUBLIC STATE OF KANSAS MY APPT. EXPIRES 10/20/90

This plat of "MEDITERRANEAN PLAZA" has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 26 day of May, 1987.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

John Terry Moore, Chairman

Marvin S. Krout, Secretary

This plat approved and all dedications shown hereon, if any, accepted by the City Council of the City of Wichita, Kansas, this 19th day of January, 1988.

Robert G. Knight, Mayor

Dale E. Rea, Deputy City Clerk

Entered on transfer record this 15th day of March, 1988.

Don Wright, County Clerk

STATE OF KANSAS)
) SS:
SEDGWICK COUNTY)

This is to certify that this instrument was filed for record in the Register of Deeds office this 16TH day of MARCH, 1988. at 10:00 AM

Pat Kettler, Register of Deeds

Ed Resa, Deputy
Ed Resa

936453

20.00

67-145-08/B

FILMED FROM THE BEST AVAILABLE COPY....