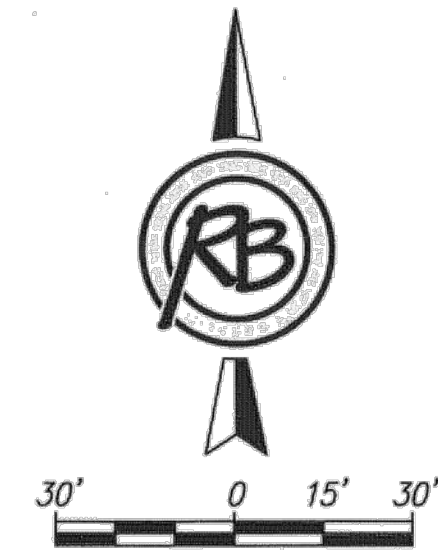


# CHISHOLM COVE

## an Addition to Wichita, Sedgwick County, Kansas



BENCHMARK: CHISELED SQUARE ON THE TOP OF CURB ON THE SOUTH SIDE OF 27TH ST. N., 62 FEET WEST OF THE CENTERLINE OF ARKANSAS AVE., ELEVATION = 1314.20 (NAVD88, G12A)

ON-SITE BENCHMARK: CHISELED SQUARE ON THE TOP OF CURB AT THE SOUTH CURB RETURN AT THE SOUTH DRIVE ENTRANCE TO 2844 N. ARKANSAS AVE., WICHITA, KS., ELEVATION = 1314.51 (NAVD88, G12A)

BLOCK	LOT NO.	ELEVATION (NAVD88)
1	6	1316.0
1	7	1316.1

NO PARKING SHALL BE PERMITTED ON THE SOUTH SIDE OF ARKANSAS CT.

(A) = Assumed Kansas Zone South Grid Bearing  
M = Measured  
C = Calculated  
D = Described

### SURVEY MARKER LEGEND

- ..... 3/8" REBAR IN THIMBLE (FOUND - ORIGIN UNKNOWN)
- ..... 3/4" IRON PIPE IN THIMBLE (FOUND - ORIGIN UNKNOWN)
- ..... 1/2" REBAR W/RUGGLES & BOHM CAP (SET)

PARCEL	SQ. FT.	PARCEL	SQ. FT.
LOT 1, BLOCK 1	15,173.1	LOT 8, BLOCK 1	8,306.7
LOT 2, BLOCK 1	9,383.0	LOT 9, BLOCK 1	7,706.5
LOT 3, BLOCK 1	8,278.7	LOT 10, BLOCK 1	7,336.1
LOT 4, BLOCK 1	7,840.8	LOT 11, BLOCK 1	6,997.9
LOT 5, BLOCK 1	7,071.1	LOT 12, BLOCK 1	8,293.4
LOT 6, BLOCK 1	11,067.1	RESERVE A	5,773.3
LOT 7, BLOCK 1	10,289.9		

State of Kansas)  
SS  
Sedgwick County)

We, Ruggles & Bohm, P.A., Land Surveyors in aforesaid county and state, do hereby certify that, under the supervision of the undersigned, we have surveyed and platted "CHISHOLM COVE", an Addition to Wichita, Sedgwick County, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows:

A tract of land in the NE1/4 of Sec. 5, T27S, R1E of the 6th P.M., Sedgwick County, Kansas, as follows: Commencing at the Northwest corner of said NE1/4; thence South along the west line of said NE1/4, 758.8 feet to the point of beginning; thence South along the west line of said NE1/4, 94.5 feet; thence East parallel with the north line of said NE1/4, 175.0 feet; thence South parallel with the west line of said NE1/4, 213 feet; thence East parallel with the north line of said NE1/4, 740 feet, more or less, to the center of Chisholm Creek; thence Northwest along the center of said creek to a point 758.8 feet South of the north line of said NE1/4; thence West 658 feet, more or less, to the place of beginning, EXCEPT that part condemned in District Court Case No. 68078 for canal, AND EXCEPT commencing at the Northwest corner of said NE1/4; thence South along the west line of said NE1/4, 853.3 feet; thence East, parallel with the north line of said NE1/4, 175 feet to the point of beginning; thence South, parallel with the west line of said NE1/4, 213 feet; thence East, parallel with the north line of said NE1/4, 120 feet; thence North, parallel with the west line of said NE1/4, 213 feet; thence West, parallel with the north line of said NE1/4, 120 feet to the point of beginning.

All public easements and dedications are hereby vacated by virtue of K.S.A. 12-512b, as amended.

Ruggles & Bohm, P.A.  
William K. Clevenger  
Land Surveyor

Know all men by these presents that we, the undersigned, have caused the land described in the surveyor's certificate to be platted into Lots, a Block, streets and a reserve, to be known as "CHISHOLM COVE", an Addition to Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. No signs, light poles, private drainage systems, masonry trash enclosures or other structures shall be located within public utility easements. The drainage easements are hereby granted to the public as indicated for drainage purposes. The drainage & utility easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. The street, drainage, sidewalk & utility easements are hereby granted as indicated for street, sidewalk and drainage purposes and for the construction and maintenance of all public utilities. Access Controls as indicated are hereby granted to the appropriate governing body. The streets are hereby dedicated to and for the use of the public. Reserve "A" is hereby reserved for irrigation, walls, drainage, drainage structures, walks, lighting, landscaping, playground equipment, and utilities confined to easements. The Reserve is to be owned and maintained by the Home Owners Association for the addition. Minimum Pad Elevations for lowest openings are shown on the table below. FEMA floodplain and regulatory floodway boundaries are subject to periodic change and such change may affect the intended land use within the subdivision. A drainage plan has been developed for this plat and all drainage easements, rights of way, or reserves shall remain at established grades, or as modified with the approval of the City Engineer, and unobstructed to allow for the conveyance of stormwater.

K-2 Properties, L.L.C., a Kansas limited liability company  
Kirk Richards  
Managing Member

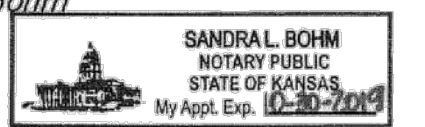
HS-5 LLC, a Kansas limited liability company  
Kirk Richards  
Managing Member

State of Kansas)  
SS  
Sedgwick County)

The foregoing instrument acknowledged before me, this 9th day of February, 2017, by Kirk Richards, Managing Member, on behalf of K-2 Properties, L.L.C., a Kansas limited liability company.

Sandra L. Bohm  
Notary Public

My appointment expires Oct. 30, 2019.

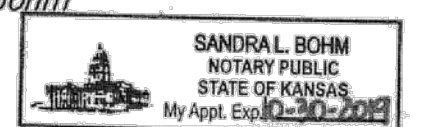


State of Kansas)  
SS  
Sedgwick County)

The foregoing instrument acknowledged before me, this 9th day of February, 2017, by Kirk Richards, Managing Member, on behalf of HS-5 LLC, a Kansas limited liability company.

Sandra L. Bohm  
Notary Public

My appointment expires Oct. 30, 2019.



This plat of "CHISHOLM COVE", an Addition to Wichita, Sedgwick County, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this \_\_\_ day of \_\_\_, 2017.  
Wichita-Sedgwick County Metropolitan Area Planning Commission  
David W. Foster  
Chair  
Dale Miller  
Secretary

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_ day of \_\_\_, 2017.

At the Direction of the City Council  
Jeff Longwell  
Mayor  
Karen Sublett  
City Clerk

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_ day of \_\_\_, 2017.

Deputy County Surveyor  
Sedgwick County Kansas  
Tricia L. Robello, LS #1246

Entered on transfer record this \_\_\_ day of \_\_\_, 2017.

Kelly B. Arnold  
County Clerk

State of Kansas)  
SS  
Sedgwick County)

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this \_\_\_ day of \_\_\_, 2017, at \_\_\_ o'clock \_\_\_ M., and is duly recorded.

Register of Deeds  
Tanya Buckingham  
Deputy  
Judy J. Paget

FOR INFORMATION ONLY

