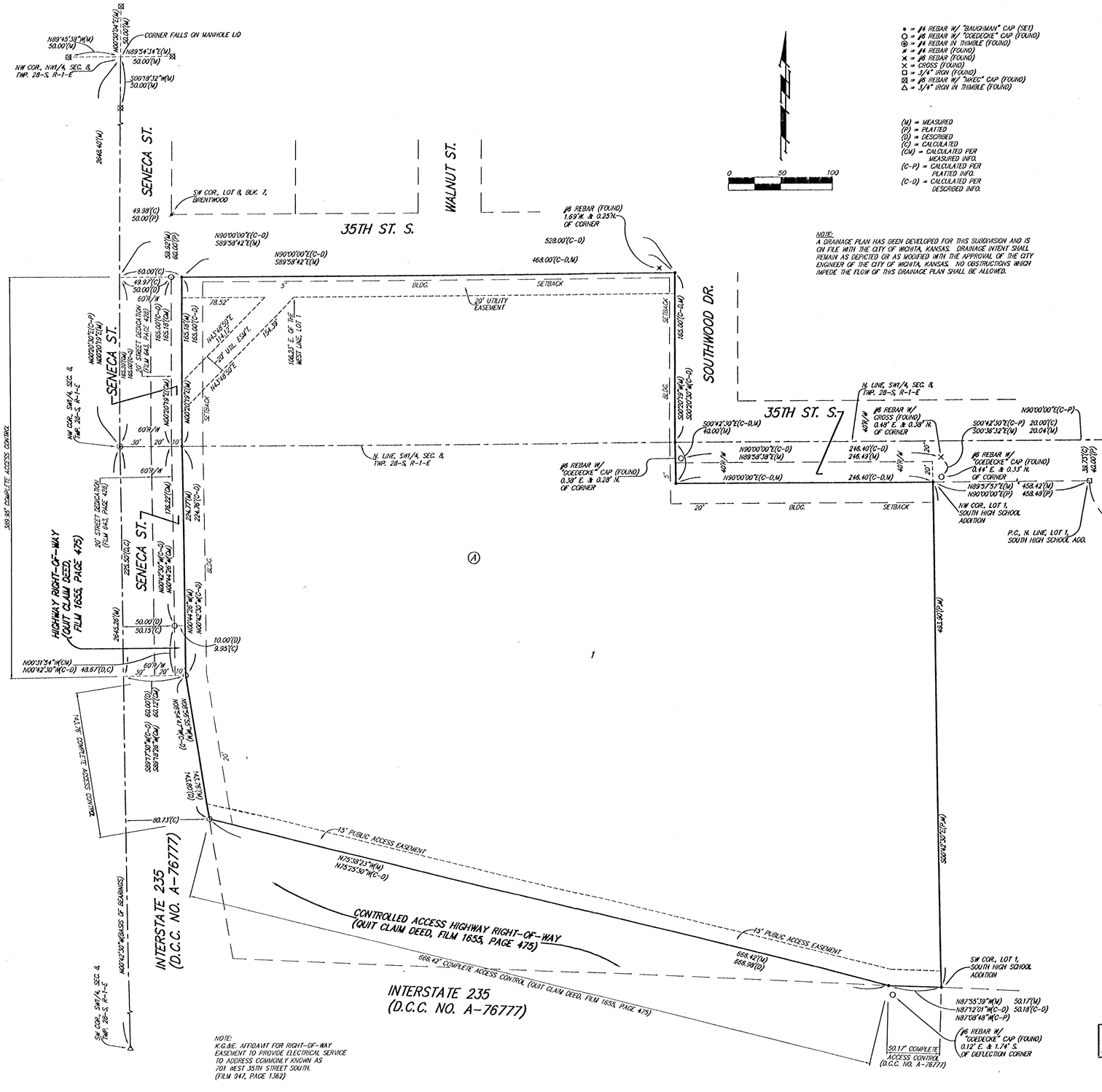
SOUTH HIGH SCHOOL 3RD ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS



● = #4 REBAR W/ "BAUGHMAN" CAP (SET)
○ = #8 REBAR W/ "GOEDECKE" CAP (FOUND)
◉ = #4 REBAR IN THIMBLE (FOUND)
⊗ = #4 REBAR (FOUND)
× = #8 REBAR (FOUND)
⊗ = CROSS (FOUND)
□ = 3/4" IRON (FOUND)
⊠ = #8 REBAR W/ "JWEC" CAP (FOUND)
△ = 3/4" IRON IN THIMBLE (FOUND)

NOTE:
A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THIS SUBDIVISION AND IS ON FILE WITH THE CITY OF WICHITA, KANSAS. DRAINAGE INTENT SHALL REMAIN AS DEPICTED OR AS MODIFIED WITH THE APPROVAL OF THE CITY ENGINEER OF THE CITY OF WICHITA, KANSAS. NO OBSTRUCTIONS WHICH IMPEDE THE FLOW OF THIS DRAINAGE PLAN SHALL BE ALLOWED.

NOTE:
K.G.&E. AFFIDAVIT FOR RIGHT-OF-WAY EASEMENT TO PROVIDE ELECTRICAL SERVICE TO ADDRESS COMMONLY KNOWN AS 701 WEST 35TH STREET SOUTH. (FILM 947, PAGE 1362)

State of Kansas)
Sedgwick County) SS

We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "SOUTH HIGH SCHOOL 3RD ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows: A tract described as beginning at the SW corner of the SW1/4 of the NW1/4 of Sec. 8, Twp. 28-S, R-1-E of the 6th P.M., Sedgwick County, Kansas; thence north, 10 rods; thence east, 32 rods; thence south, 10 rods; thence west, 32 rods to the point of beginning, except the west 50 feet thereof for street, TOGETHER with a tract described as beginning at the NW corner of the SW1/4 of said Sec. 8; thence east along the north line of said SW1/4, 16 rods; thence south, 10 rods; thence west, 16 rods to the intersection with the west line of said SW1/4; thence north, 10 rods to place of beginning, except the west 50 feet thereof for street, TOGETHER with a tract described as beginning at a point 264 feet east of the NW corner of said SW1/4; thence running east along the north line of said SW1/4, a distance of 264 feet; thence south parallel with the west line of said SW1/4, a distance of 165 feet; thence west parallel with the north line of said SW1/4, a distance of 264 feet; thence north, 165 feet to place of beginning, TOGETHER with a tract of ground described as beginning at a point in the west line of said SW1/4 and 165 feet south of the NW corner of said SW1/4; thence east parallel with the north line of said SW1/4, a distance of 528 feet; thence north parallel with the west line of said SW1/4, 165 feet to a point in the north line of said SW1/4; thence east along the north line of said SW1/4, a distance of 246.4 feet; thence south parallel with the west line of said SW1/4, a distance of 225 feet; thence west parallel with the north line of said SW1/4, a distance of 774.4 feet to a point in the west line of said SW1/4; thence north, 60 feet to the point of beginning, except the northernmost 20 feet dedicated for street purposes in Misc. Book 61J, Page 517, and except the westernmost 50 feet for street, and except that part for controlled access highway right-of-way over and upon a tract of land in said SW1/4 described as follows: Commencing at a point on the west line, 225.5 feet south of the NW corner of said SW1/4, said west line having an assumed bearing of S00°00'00"E; thence N90°00'00"E, 50 feet to a point on the existing easterly Seneca Street right-of-way line, said point being the point of beginning; thence N00°00'00"E, 48.67 feet along said right-of-way line; thence N90°00'00"E, 10 feet; thence S00°00'00"W, 48.67 feet to a point on the existing northerly I-235 Highway right-of-way; thence S90°00'00"W, 10 feet along said northerly right-of-way line to the point of beginning, as established on Film 1655, Page 475, and TOGETHER with that part of the west 774.4 feet of said SW1/4 lying north and east of the right-of-way of Interstate Route #235, except the north 225 feet thereof, and except that part for controlled access highway right-of-way over and upon a tract of land in said SW1/4 described as follows: Commencing at a point on the west line, 225.5 feet south of the NW corner of said SW1/4, said west line having an assumed bearing of S00°00'00"E; thence N90°00'00"E, 50 feet to a point on the existing easterly Seneca Street right-of-way line, said point being the point of beginning; thence N00°00'00"E, 48.67 feet along said right-of-way line; thence N90°00'00"E, 10 feet; thence S00°00'00"W, 48.67 feet to a point on the existing northerly I-235 Highway right-of-way; thence S90°00'00"W, 10 feet along said northerly right-of-way line to the point of beginning, as established on Film 1655, Page 475, and except that part for controlled access highway right-of-way over and upon a tract of land in said SW1/4 described as follows: Commencing at a point on the west line, 225.5 feet south of the NW corner of said SW1/4, said west line having an assumed bearing of S00°00'00"E; thence N90°00'00"E, 60 feet to a point on the existing northerly I-235 Highway right-of-way line; thence S08°12'17"E, 143.8 feet along said right-of-way line to the point of beginning; thence continuing S08°12'17"E, 136.49 feet along said right-of-way line; thence S86°20'09"E, 625.4 feet along said right-of-way line; thence N74°47'00"W, 666.98 feet to the point of beginning, as established on Film 1655, Page 475.

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

All being situated in the SW1/4 and the NW1/4 of Sec. 8, Twp. 28-S, R-1-E of the 6th P.M., Sedgwick County, Kansas.

Baughman Company, P.A.

Michael D. Conrey
REGISTERED
L.S. 9711
KANSAS
LAND SURVEYOR

Michael D. Conrey 12-2004 Surveyor

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into a Lot, a Block, and Streets to be known as "SOUTH HIGH SCHOOL 3RD ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The public access easement is hereby granted as indicated for the construction and maintenance of a public bikepath. All abutters rights of access shall be as depicted on the face of the plat and are hereby granted to the City of Wichita, Kansas.

Unified School District No. 259,
Wichita, Sedgwick County, Kansas

UNIFIED SCHOOL DISTRICT NO. 259 SEAL OF SEDGWICK COUNTY, KANSAS

Lynn W. Rogers, President

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 15th day of November, 2004, by Lynn W. Rogers, President of Unified School District No. 259, Wichita, Sedgwick County, Kansas, on behalf of the Unified School District.

MIKE WILLOME
NOTARY PUBLIC
STATE OF KANSAS
My Appt. Exp. 6/9/07

Mike Willome, Notary Public

My App't. Exp. 6/9/07

This plat of "SOUTH HIGH SCHOOL 3RD ADDITION", Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 23rd day of September, 2004.

Wichita-Sedgwick County Metropolitan Area Planning Commission

WICHITA-SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION SEAL KANSAS

Ronald L. Marnell, Chair

John L. Schlegel, Secretary

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this 15th day of February, 2005.

Carlos Mayans, Mayor

CITY OF WICHITA SEAL KANSAS

Karen Sublett, City Clerk

Reviewed in accordance with K.S.A. 58-2005 on this 2nd day of December, 2004.

PATRICIA L. ROBELLO LICENSED LS-1246 12-2-04 KANSAS SURVEYOR

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

Entered on transfer record this 10TH day of MARCH, 2005.

Don Brace, County Clerk

COUNTY CLERK SEDGWICK COUNTY KANSAS

State of Kansas)
Sedgwick County) SS

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this 18th day of March, 2005 at 9:00 o'clock A.M; and is duly recorded.

Bill Meek, Register of Deeds

REGISTER OF DEEDS SEAL KANSAS

Linda Kizziar
Tonya Buckingham, Deputy

Sedgwick County
Register of Deeds - Bill Meek

Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P 316.262.7271 F 316.262.0149
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE

14 05 13 58

2W2 NW4 SE4 NW4 SW4 8-28-1E 6th P.M.
NOTATION ONLY NOT PART OF PLAT