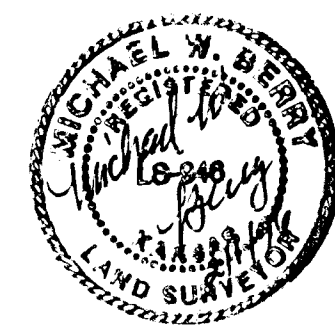


BALTHROP ADDITION TO SEDGWICK COUNTY, KANSAS



STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

I, MICHAEL W. BERRY, A REGISTERED LAND SURVEYOR IN AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT ON THIS 1st DAY OF FEBRUARY, 1996, I HAVE CAUSED TO BE SURVEYED AND PLATTED BALTHROP ADDITION TO SEDGWICK COUNTY, KANSAS, DESCRIBED AS:
THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 27 SOUTH, RANGE 2 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS, EXCEPT THE WEST 107 FEET OF THE NORTH 72 FEET THEREOF, AND THE WEST 40 FEET THEREOF FOR ROAD PURPOSES; TOGETHER WITH THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 27 SOUTH, RANGE 2 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS, EXCEPT THE WEST 50 FEET AND THE SOUTH 40 FEET THEREOF, FOR ROAD PURPOSES.

Michael W. Berry
MICHAEL W. BERRY, R.L.S. 1001545
PROFESSIONAL ENGINEERING CONSULTANTS, P.A.

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED PROPERTY OWNERS OF THE LAND AS ABOVE SET FORTH IN THE SURVEYORS CERTIFICATE, HAVE CAUSED THE LAND TO BE SURVEYED AND PLATTED INTO LOTS, BLOCKS, STREETS, AND RESERVES; THE SAME TO BE KNOWN AS BALTHROP ADDITION TO SEDGWICK COUNTY, KANSAS. EASEMENTS, AS INDICATED FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES, AND DRAINAGE ARE HEREBY GRANTED. THE STREETS ARE HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC.

ALL ABUTTERS' RIGHT OF ACCESS TO AND FROM GREENWICH ROAD AND CENTRAL ARE HEREBY GRANTED TO THE APPROPRIATE GOVERNING BODY, PROVIDED HOWEVER THAT LOT 14, BLOCK 5, SHALL HAVE ACCESS TO GREENWICH ROAD AT FOUR (4) LOCATIONS; THAT LOT 15, 16 AND 17 SHALL HAVE ACCESS TO GREENWICH ROAD AT (1) ONE LOCATION EACH; THAT LOT 18, BLOCK 5, SHALL HAVE ACCESS TO CENTRAL AT ONE MAJOR OPENING AND LOTS 17, 18 AND 19, BLOCK 5, SHALL HAVE ACCESS TO CENTRAL AT (1) ONE LOCATION EACH AS SHOWN, SAID LOCATIONS TO BE DESIGNATED BY THE APPROPRIATE ENGINEER.

RESERVES "A" THRU "D" ARE HEREBY PLATTED FOR LANDSCAPING, ENTRY MONUMENTS, AND UTILITIES CONFINED TO EASEMENTS.

RESERVES "E" THRU "G" ARE HEREBY PLATTED FOR LANDSCAPING, ENTRY MONUMENTS, WALLS, WALKS, DRAINAGE, DRAINAGE STRUCTURES AND UTILITIES CONFINED TO EASEMENTS. RESERVE "F" SHALL PROVIDE TWO (2) ACCESS OPENINGS TO LOT 14, BLOCK 5 ONLY. SAID LOCATIONS AS DESIGNATED BY THE APPROPRIATE ENGINEER.

RESERVE "H" IS HEREBY PLATTED FOR LANDSCAPING, WALKS, DRAINAGE, DRAINAGE STRUCTURES, LAKES, RECREATIONAL IMPROVEMENTS, CLUBHOUSE, POOL, PLAYGROUND EQUIPMENT AND UTILITIES CONFINED TO EASEMENTS.

RESERVES "A" THRU "H" SHALL BE SUBJECT TO THE RESTRICTIVE COVENANTS ESTABLISHED BY THE DECLARATION OF LANDOWNERS' ASSOCIATION AGREEMENTS AND SHALL BE OWNED AND MAINTAINED BY ONE OR MORE LANDOWNERS' ASSOCIATIONS TO BE FORMED WITHIN BALTHROP ADDITION TO SEDGWICK COUNTY, KANSAS.

THE 5 FOOT WALL EASEMENT ALONG THE WEST LINE OF LOTS 1, 10, 11, 19 AND 20, BLOCK 1, PART OF THE WEST LINE OF LOT 14, BLOCK 5; THE NORTH AND EAST LINES OF LOT 15, BLOCK 5; AND THE EAST LINE OF LOT 19 IN BLOCK 5 IS HEREBY PLATTED FOR THE CONSTRUCTION AND MAINTENANCE OF A PRIVATE WALL UTILITIES MAY CROSS THE WALL EASEMENT.

THE TEMPORARY CUL-DE-SAC SHALL EXPIRE AT THE TIME WHEN TIPPERARY IS EXTENDED EAST.

A CONTINGENT DEDICATION OF A 58 FOOT WIDTH STREET THROUGH RESERVE "G" EAST FROM BRISTOL, IS HEREBY DEDICATED TO THE PUBLIC, CONTINGENT ON THE FUTURE PLAT OF THE AREA EAST OF RESERVE "G".

MINIMUM PAD ELEVATIONS (LOWEST OPENING) AS FOLLOWS:

LOTS 36-63, BLOCK 1 = ELEV. 1362.00 M.S.L.
LOTS 14&15, BLOCK 5 = ELEV. 1362.00 M.S.L.

OWNER:

RITCHE ASSOCIATES, INC.

BY: *Jack D. Ritchie*
JACK D. RITCHE, C.E.O.

OWNER: C. EDGAR DUNNE

BY: *C. Edgar Dunne*
C. EDGAR DUNNE

OWNER: THE CECILIA BALTHROP LIVING TRUST

BY: *John C. Balthrop*
JOHN C. BALTHROP, TRUSTEE

BY: *Cecilia Balthrop*
CECILIA BALTHROP, TRUSTEE

OWNER: THE HOLY CROSS EVANGELICAL LUTHERAN CHURCH OF WICHITA, KANSAS, A KANSAS NONPROFIT CORPORATION.

BY: *Larry Chadwick*
LARRY CHADWICK, PRESIDENT

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 1st DAY OF February, 1996, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME JACK D. RITCHE, CHIEF EXECUTIVE OFFICER OF RITCHE ASSOCIATES, INC., TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF AND AS THE ACT AND DEED OF SAID CORPORATION, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Krista L. Peterson
KRISTA L. PETERSON, NOTARY PUBLIC

MY COMMISSION EXPIRES 9-21-99

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 1st DAY OF February, 1996, BEFORE ME A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME C. EDGAR DUNNE, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME AS HIS VOLUNTARY ACT AND DEED, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Krista L. Peterson
KRISTA L. PETERSON, NOTARY PUBLIC

MY COMMISSION EXPIRES 9-21-99

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 1st DAY OF February, 1996, BEFORE ME A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME JOHN C. BALTHROP AND CECILIA BALTHROP, TRUSTEES OF THE CECILIA BALTHROP LIVING TRUST, TO ME PERSONALLY KNOWN TO BE THE SAME PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF AND AS THE VOLUNTARY ACT AND DEED OF SAID TRUST, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Krista L. Peterson
KRISTA L. PETERSON, NOTARY PUBLIC

MY COMMISSION EXPIRES 9-21-99

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 1st DAY OF February, 1996, BEFORE ME A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME LARRY CHADWICK, PRESIDENT OF THE HOLY CROSS EVANGELICAL LUTHERAN CHURCH OF WICHITA, KANSAS, A KANSAS NONPROFIT CORPORATION, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF AND AS THE VOLUNTARY ACT AND DEED OF SAID CORPORATION, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Krista L. Peterson
KRISTA L. PETERSON, NOTARY PUBLIC

MY COMMISSION EXPIRES 9-21-99

WE, EMPRISE BANK, IN WICHITA, KANSAS, HOLDER OF A MORTGAGE ON A PORTION OF ABOVE DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLATTING OF BALTHROP ADDITION, TO WICHITA, SEDGWICK COUNTY, KANSAS.

BY: *Eddie D. Winkler*
EDDIE D. WINKLER, ASSISTANT VICE PRESIDENT

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 1st DAY OF February, 1996, BEFORE ME A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME EDDIE D. WINKLER, ASSISTANT VICE PRESIDENT, EMPRISE BANK, IN WICHITA, KANSAS TO ME PERSONALLY KNOWN TO BE THE SAME PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF AND AS THE VOLUNTARY ACT AND DEED OF SAID BANK, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Barbara S. Brewer
BARBARA S. BREWER, NOTARY PUBLIC

MY COMMISSION EXPIRES 1/9/2000

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS, DATED THIS 25th DAY OF May, 1995.

Susan Osborne-Howes
SUSAN OSBORNE-HOWES, CHAIRMAN

Marvin S. Krout
MARVIN S. KROUT, SECRETARY

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS, DATED THIS 19th DAY OF MARCH, 1996.

Bob Knight
BOB KNIGHT, MAYOR

Pat Burnett
PAT BURNETT, DEPUTY CITY CLERK

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, THIS DAY OF February, 1996.

THOMAS G. WINTERS, CHAIRMAN

MELODY C. MILLER, CHAIR PRO TEM

BETSY GWIN, COMMISSIONER

PAUL W. HANCOCK, COMMISSIONER

MARK F. SCHRÖEDER, COMMISSIONER

SUSAN E. CROCKETT-SPOON, COUNTY CLERK

ENTERED ON TRANSFER RECORD THIS DAY OF February, 1996.

SUSAN E. CROCKETT-SPOON, COUNTY CLERK

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT WICHITA, MO, ON THIS 19th DAY OF MARCH, 1996.

PAT KETTLER, REGISTER OF DEEDS

ED RESA, DEPUTY

