

March 19, 1986

Mr. Michael E. Lindebak, P.E.  
City Engineer/Acting Director of Planning  
455 N. Main, 7th Floor  
Wichita, KS 67202

Reference: Hi Tech Industrial Park 2nd

*Submit amended  
Petition. Delete  
portion of SS that  
would not be built  
if proposed re-plat is  
to be. Appear line 1  
will remain unchanged  
CJS*

Dear Mr. Lindebak:

We received our notice to proceed and our copy of the three party agreement for the referenced addition on February 25, 1986. As per our conversation of March 13, 1986, Rent-A-Center has purchased over half of the ground contained within the plat. Their desire is to seek a partial replat of the area so access would be off of Rock Road. Since the sanitary sewer alignment is still valid, while the storm sewer, water and pavement might change, we will be handing in only the plans for Lateral 19, Main 9, Sanitary Sewer 23. →

In the next several weeks, we would expect to hear from Rent-A-Center and be able to meet with you regarding the proposed replat and the impact on the future infra-structure.

I would point out also that the sanitary sewer lateral serves a portion of Mulberry East Third and is therefore of added interest that it proceed at this time.

Should you have any questions regarding this matter, please feel free to call.

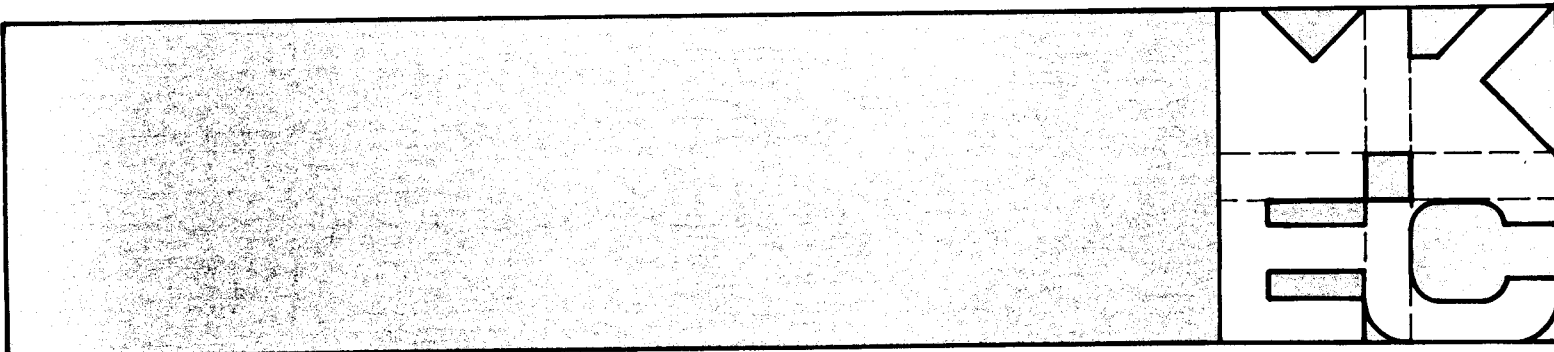
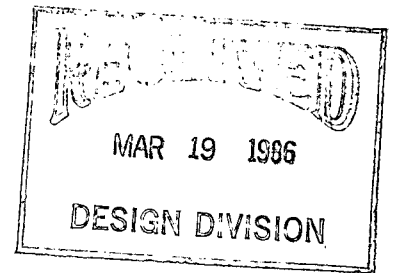
Sincerely,

MID-KANSAS ENGINEERING CONSULTANTS, P.A.

*Kenneth H. Bengtson*  
Kenneth H. Bengtson, P.E.

KHB/js

cc: Mr. Don Ablah  
Mr. Frank Mills  
Mr. Mike Urbom



May 10, 1985

Mr. Mike Lindebak, P.E.  
City Engineer  
455 N. Main, 7th Floor  
Wichita, KS 67202

Reference: Hi-Tech

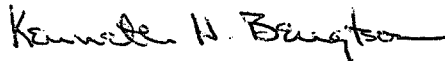
Dear Mr. Lindebak:

This letter is written to let you know that because of the planning work being done on the golf course at 37th and Rock Road, modifications to the Hi-Tech plat may be necessary. Our three party agreement is, of course, affected by this. It is in the interest of all parties that the work be put on hold until the relationship of the two developments are defined.

Should you have any questions, please feel free to call. Thank you for your attention to this matter.

Very truly yours,

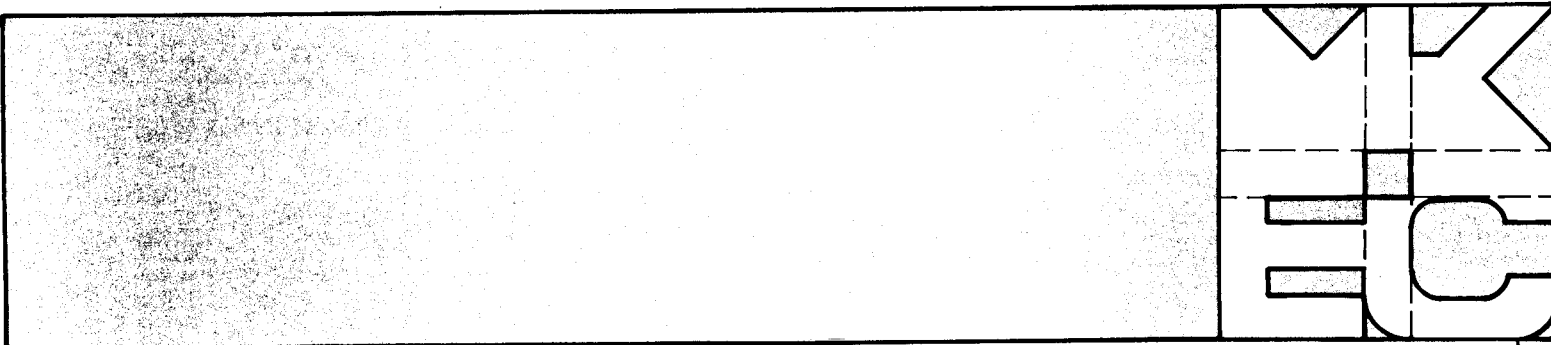
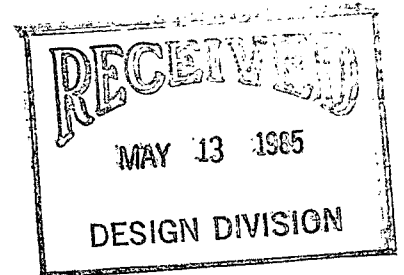
MID-KANSAS ENGINEERING CONSULTANTS, P.A.



Kenneth H. Bengtson, P.E.

KHB/jlk

cc: Mr. Don Ablah  
Mr. Johnny Stevens

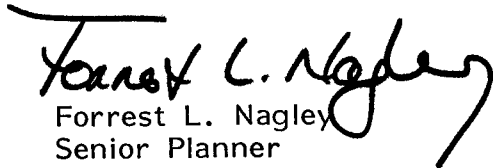


W I C H I T A - S E D G W I C K C O U N T Y  
M E T R O P O L I T A N A R E A P L A N N I N G D E P A R T M E N T

To: Larry Henry, Project Development Engr.      Date: February 19, 1985  
From: Forrest L. Nagley, Senior Planner  
Subject: Review of the final plat of Hi-Tech Industrial Park  
(S/D 84-112).

On January 31, 1985, the Subdivision Committee approved the final plat of the above-referenced addition subject to a requirement of the City Engineer's Office for the final plat tracing to indicate all easements required by the drainage and sanitary sewer layout plans for this property. This requirement was stated in our follow-up letter dated February 1, 1985. Attached is a copy of the final plat tracing for your review.

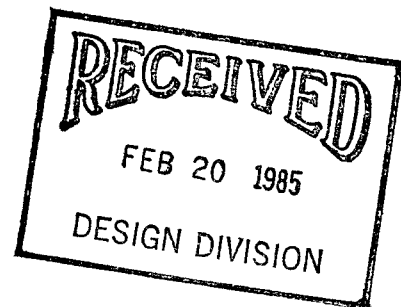
Please review this print and advise if it satisfies your requirements for this plat.

  
Forrest L. Nagley  
Senior Planner

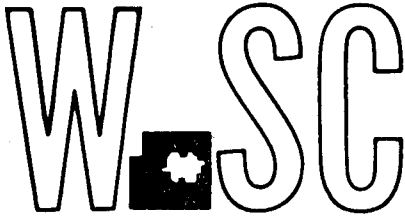
FLN/mlh

Attachment

cc: Mid-Kansas Engineering Consultants, P.A., 3500 N. Rock Road, #100,  
Wichita, KS 67226

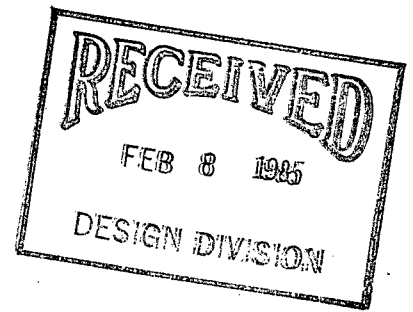


WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
COMMISSION

CITY HALL — TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202  
(316) 268-4561



February 7, 1985

Mid-Kansas Engineering Consultants, P.A.  
3500 North Rock Road, #800  
Wichita, KS 67226

Re.: S/D 84-112 - Final Plat of Hi-Tech Industrial Park Addition

C  
O  
P  
Y  
Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on Thursday, February 7, 1985, the above-captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of February 1, 1985.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the Board of City Commissioners for consideration:

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the platfor.
3. Certification that all real estate taxes for 1984 (both first and second halves) and prior years have been paid.

Please call if you have any questions.

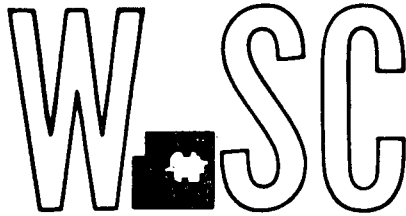
Very truly yours,

Barbara R. Bonanni  
Junior Planner

BRB:mlh

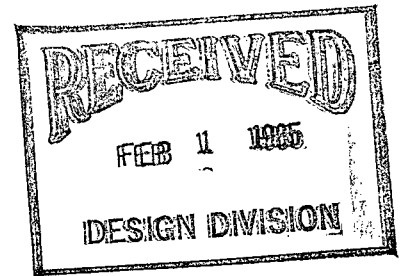
cc: Woodlawn Development Company, P.O. Box 8128, Wichita, KS 67208  
Landmark Communities, Inc., 3500 N. Rock Rd., #100, Wichita, KS 67226  
✓ Mike Lindebak, City Engineer

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
COMMISSION

CITY HALL — TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202  
(316) 268-4561



February 1, 1985

Mid-Kansas Engineering Consultants, P.A.  
3500 North Rock Road, No. 800  
Wichita, KS 67206

Re: S/D 84-112 - Final Plat of Hi-Tech Industrial Park Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, January 31, 1985, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. Since this plat supercedes the applicant's previously proposed plat for this property named "North Point Industrial Park 2nd Addition," the applicant shall submit a letter formally requesting the superceded case to be closed.
- B. The applicant shall guarantee the extension of sanitary sewer to serve all the lots being platted.
- C. The applicant shall guarantee the extension of municipal water to serve all the lots being platted.
- D. The applicant shall guarantee the paving of the proposed interior streets.
- E. The applicant shall guarantee the storm sewers and floodway improvements required by the platting of this property.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. Provisions shall be made for ownership and maintenance of the reserve. If several lot owners are to share this responsibility, the applicant shall either form a lot owners' association prior to recording the plat or shall submit a covenant stating when the association will be formed, when the reserve will be deeded to the association, and who is to own and maintain the reserve prior to the association taking over these responsibilities.

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Mid-Kansas Engineering Consultants, P.A.

Re: S/D 84-112 - Final Plat of Hi-Tech Industrial Park Addition

February 1, 1985

Page 2

- H. Since Reserve "A" is being platted for drainage purposes, the covenant setting for the ownership and maintenance responsibilities of the Reserve shall grant, to the City of Wichita, the right to maintain the Reserve in the event the owner(s) fail to do so. Provision shall be made for the City to charge the cost back to the lot owners in the event the City has to maintain the Reserve.
- I. The final plat tracing shall correct the conflict between the plat's text and the face of the plat regarding access control across the west line of Lot 1, Block 1 to Rock Road (i.e., the face of the plat references three openings and the plat's text references two openings). Three openings were approved at the time of preliminary plat approval.
- J. As this property is currently unplatted, any existing street dedications for 37th Street or for Rock Road would have been given by separate instrument. The recording data for these rights-of-way shall be shown on the final plat tracing.
- K. On the final plat tracing, ED RESA shall be indicated as Deputy to the Register of Deeds.
- L. On the final plat tracing, the signature block of the County Commissioners shall be corrected to reference the following order of signatures:
  - 1. DONALD E. GRAGG
  - 2. BERNARD A. HENTZEN
  - 3. TOM SCOTT
- M. On the final plat tracing, the recording information for the Southwest Bell easement at the southeast corner of Lot 1, Block 1 shall be indicated.
- N. The final plat tracing shall indicate all easements required by the drainage and sanitary sewer layout plans for this property. Prior to submitting this plat for review by the Board of City Commissioners, the applicant's agent shall be sure all required easements are indicated.
- O. The applicant shall obtain, by separate instrument, the necessary off-site sanitary sewer easement.
- P. The applicant shall obtain, by separate instrument, the necessary off-site drainage agreement to drain Lot 5, Block 1 onto property to the north.

Mid-Kansas Engineering Consultants, P.A.

Re: S/D 84-112 - Final Plat of Hi-Tech Industrial Park Addition  
February 1, 1985

Page 3

- Q. The final plat tracing shall indicate a 20-foot utility easement adjacent to the north line of Lot 6.
- R. The final plat tracing shall eliminate the platting of the street name 38th Street North.
- S. Closure computations shall be submitted with the final plat tracing.
- T. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. The certificate will be required if petitions are submitted. Forms for the bond and irrevocable Letter of Credit are available from this office.

The enclosed "marked" copy of the final plat is for your information and files.

This matter will be forwarded to the Planning Commission for its consideration on Thursday, February 7, 1985 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

  
Forrest L. Nagely  
Senior Planner

FLN:mlh

cc: Woodlawn Development Company, P.O. Box 8128, Wichita, KS 67208  
Landmark Communities, Inc., 3500 N. Rock Rd., Suite 100,  
Wichita, KS 67226  
✓ Mike Lindebak, City Engineer

Hi-Tech

RESTRICTIVE COVENANT

THIS COVENANT, executed this \_\_\_\_\_ day of \_\_\_\_\_, 1985.

W I T N E S S E T H: That,

WHEREAS, the undersigned ("Declarant") is in the process of platting that certain real property to be known as Hi-Tech Industrial Park, an Addition to Wichita, Sedgwick County, Kansas; and

WHEREAS, as a part of the platting process certain requirements have been made by the City of Wichita regarding ownership and maintenance of the reserve contained therein.

NOW, THEREFORE, the Declarant does hereby subject said addition to the following covenants and restrictions:

1. At such time as the said addition shall become developed by erection of improvements thereon, Declarant agrees to cause an Association to be formed to provide for the care and maintenance of the reserve.

2. The reserve will be conveyed to the Association at such time as the project is sold to or occupied by owners or tenants other than Declarant.

3. Until said reserve is so conveyed the ownership and maintenance of the reserve shall be by Declarant.

4. In the event that the Declarant or the Association, its successors or assigns, shall fail at any time to maintain the Common Area or fail in any manner to fulfill their obligations relating to the Common Area, the City of Wichita may serve a written Notice of Delinquency upon the Declarant or the Association setting forth the manner in which the Declarant or the Association has failed to fulfill its obligations. Such Notice shall include a statement describing the obligation that has not been fulfilled and shall grant twenty (20) days within which the Declarant or the Association may fulfill the obligation. If said obligation is not fulfilled within the time specified, the City of Wichita, in order to preserve the taxable value of the properties within the Addition and to prevent



Hi-Tech

DECLARATION OF DRAINAGE EASEMENT

THIS DECLARATION, made this \_\_\_\_\_ day of \_\_\_\_\_, 1985, by Woodlawn Development Company, a partnership ("Declarant").

W I T N E S S E T H: That,

WHEREAS, Declarant is the owner of that certain real property legally described as Lot 5, Block 1, Hi-Tech Industrial Park, an Addition to Wichita, Sedgwick County, Kansas; and

WHEREAS, Declarant is also the owner of that certain unplatted property lying immediately to the north of said Lot 5 and generally located in the Northeast Quarter of the Southwest Quarter of Section 29, Township 26 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas; and

WHEREAS, it is necessary in connection with the development of the said platted lot to provide for the drainage of surface water therefrom.

NOW, THEREFORE, Declarant hereby establishes and declares that the hereinabove described unplatted tract shall be subject to an easement for the benefit of the said Lot 5 to drain surface water from said Lot 5 over and across said unplatted tract.

Nothing herein shall be construed as preventing the owner of the unplatted tract from constructing and making improvements and repairs thereon even though such construction and/or repairs may temporarily interfere with the drainage of such surface water and the owner of said tract shall not be liable in damages to the owner of said Lot 5 for such temporary interference with the drainage of said surface water.

This Declaration of Easement shall run with the land and shall be binding upon the present owner of said properties, its respective successors, assigns and also subsequent owners of said properties.

THIS DECLARATION executed the date first above written.

WOODLAWN DEVELOPMENT COMPANY,  
A partnership

By \_\_\_\_\_  
Donald J. Ablah, Attorney-in-Fact

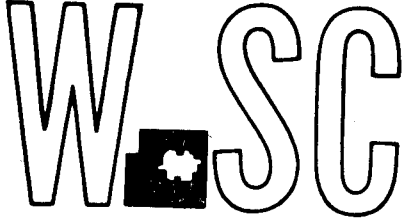
STATE OF KANSAS )  
                  ) SS.  
SEDGWICK COUNTY )

The foregoing instrument was acknowledged before me  
this \_\_\_\_\_ day of \_\_\_\_\_, 1985, by Donald J. Ablah,  
attorney-in-fact.

\_\_\_\_\_  
Notary Public

My Appointment Expires:  
  
\_\_\_\_\_

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
COMMISSION

CITY HALL — TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202  
(316) 268-4561



December 7, 1984

C  
O  
P  
Y  
Bill G. Yung Design  
8225 East 35th Street North  
Wichita, KS 67226

Re: S/D 84-112 - Preliminary Plat of Comotara Hi-Tech Center

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, December 6, 1984, the above-captioned plat was considered. The action of the Committee was to approve the preliminary and authorize preparation of the final plat, subject to the following:

- A. Since this new preliminary plat supercedes the applicant's previous proposed plat for this property named North Point Industrial Park 2nd Addition, the applicant shall submit a letter formally requesting the superceded case to be closed.
- B. The applicant shall guarantee the extension of sanitary sewer to serve all the lots being platted.
- C. The applicant shall guarantee the extension of municipal water to serve all the lots being platted.
- D. The applicant shall guarantee the paving of the proposed interior streets.
- E. The applicant shall guarantee any drainage improvements required by the platting of this property.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.

Bill G. Yung Design

Re: S/D 84-112 - Preliminary Plat of Comotara Hi-Tech Center

December 7, 1984

Page 2

- G. Provisions shall be made for ownership and maintenance of the reserve. If several lot owners are to share this responsibility, the applicant shall either form a lot owners' association prior to recording the plat or shall submit a covenant stating when the association will be formed, when the reserve will be deeded to the association, and who is to own and maintain the reserve prior to the association taking over these responsibilities.
- H. Since Reserve "A" is being platted for drainage purposes, the covenant setting for the ownership and maintenance responsibilities of the Reserve shall grant to the City of Wichita the right to maintain the Reserve in the event the owner(s) fail to do so. Provision shall be made for the City to charge the cost back to the lot owners in the event the City has to maintain the Reserve.
- I. If the final plat indicates the platting of the Reserve as a floodway, the plattor's text shall reference the standard floodway language.
- J. The final plat shall state, in the plattor's text, who is to own and maintain the Reserve. The purpose of the Reserve shall also be stated.
- K. As this property is currently unplatted, any existing street dedications for 37th Street or for Rock Road would have been given by separate instrument. The recording data for these rights-of-way shall be shown on the final plat.
- L. The final plat shall indicate the platting of "complete access control" to 37th Street North across the south line of Reserve "A".
- M. The final plat shall omit the platting of access control to Comotara Street from the adjacent lots.
- N. Prior to or at the time of submitting a final plat, the applicant shall submit a drainage plan to the City Engineer's office for review and approval.
- O. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.

Bill G. Yung Design  
Re: S/D 84-112 - Preliminary Plat of Comotara Hi-Tech Center  
December 7, 1984  
Page 3

- P. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

The enclosed "marked" copy of the plat is for your information and files.

If you should have any questions, please call.

Sincerely,

*Forrest L. Nagley* <sup>BB</sup>

Forrest L. Nagley  
Senior Planner

FLN:mlh

cc: Woodlawn Development Company, P. O. Box 8128, Wichita, KS 67208  
Landmark Communities, Inc., 3500 North Rock Road, Suite #100,  
Wichita, KS 67226  
Mid-Kansas Engineering Consultants, 240 N. Rock Road, Suite 130,  
Wichita, KS 67206  
✓ Mike Lindebak, City Engineer

Preliminary Plat  
SUBDIVISION REPORT

SUBDIVISION COMMITTEE  
METROPOLITAN AREA  
PLANNING COMMISSION

S/D No.: 84-112 Name: COMOTARA HI-TECH CENTER

Preliminary Approved:  
Scheduled S/D Meeting: 12/6/84

DESCRIPTION

General Location: At 37th Street North and Rock Road.  
Owner: Woodlawn Development Company  
Surveyor/Engineer: Bill G. Yung Design

1. Gross Acreage of Plat: 64.7 Acres +
  2. Number of Lots:
    - Residential:
    - Office:
    - Commercial: 1
    - Industrial: 8
    - Total: 9
  3. Minimum Lot Area: 4 Acres
  4. Existing Zoning: E - Light Industrial
  5. Proposed Zoning: E - Light Industrial
- 

STAFF COMMENTS:

NOTE: The applicant's associated zone case (Z-2053) requesting "AA" and "LC" to "E" has been approved subject to platting. This plat of Comotara Hi-Tech Center supercedes the applicant's previous plat for this property named North Point Industrial Park 2nd.

- A. Since this new preliminary plat supercedes the applicant's previous proposed plat for this property named North Point Industrial Park 2nd Addition, the applicant shall submit a letter formally requesting the superceded case to be closed.
- B. The applicant shall guarantee the extension of sanitary sewer to serve all the lots being platted.
- C. The applicant shall guarantee the extension of municipal water to serve all the lots being platted.
- D. The applicant shall guarantee the paving of the proposed interior streets.
- E. The applicant shall guarantee any drainage improvements required by the platting of this property.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. Provisions shall be made for ownership and maintenance of the reserve. If several lot owners are to share this responsibility, the applicant shall either form a lot owners' association prior to recording the plat or shall submit a covenant stating when the association will be formed, when the reserve will be deeded to the association, and who is to own and maintain the reserve prior to the association taking over these responsibilities.
- H. Since Reserve "A" is being platted for drainage purposes, the covenant setting for the ownership and maintenance responsibilities of the Reserve shall grant to the City of Wichita the right to maintain the Reserve in the event the owner(s) fail to do so. Provision shall be made for the City to charge the cost back to the lot owners in the event the City has to maintain the Reserve.

- I. If the final plat indicates the platting of the Reserve as a floodway, the platting text shall reference the standard floodway language.
- J. The final plat shall state, in the platting text, who is to own and maintain the Reserve. The purpose of the Reserve shall also be stated.
- K. As this property is currently unplatted, any existing street dedications for 37th Street or for Rock Road would have been given by separate instrument. The recording data for these rights-of-way shall be shown on the final plat.
- L. The final plat shall indicate the platting of "complete access control" to 37th Street North across the south line of Reserve "A".
- M. The applicant is advised that his present zone change application (Z-2053) does not provide for commercial zoning for Lot 1, Block 1. Once this plat is recorded, this lot will become zoned "E" light industrial along with the other lots in this plat. If Lot 1, Block 1 is excluded from zone case (Z-2053), the lot will be zoned partly "LC" and partly "AA" single family.
- N. The final plat shall omit the platting of access control to Comotara Street from the adjacent lots.
- O. The representative from the City Engineer's Office should be prepared to comment on the status of the applicant's drainage concept for this property. Specifically, is the boundary of the Reserve for drainage purposes acceptable?
- P. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.
- Q. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

S/D No.: 84-112 Name: HI-TECH INDUSTRIAL PARK

Preliminary Approved: 12/6/84  
Scheduled S/D Meeting: 1/31/85

DESCRIPTION

General Location: Northeast corner of 37th Street North and Rock Road  
Owner: Woodlawn Development Company, P.O. Box 8128, Wichita, KS 67208  
Surveyor/Engineer: Mid-Kansas Engineering Consultants, P.A.

1. Gross Acreage of Plat: 64.7 Acres +
  2. Number of Lots:
    - Residential:
    - Office:
    - Commercial: 1
    - Industrial: 8
    - Total: 9
  3. Minimum Lot Area: 4 Acres
  4. Existing Zoning: E - Light Industrial
  5. Proposed Zoning: E - Light Industrial
- 

STAFF COMMENTS:

NOTE: The applicant's associated zone case (Z-2053), requesting "AA" and "LC" to "E," has been approved subject to platting. At the time of preliminary plat approval, this plat was named "Comotara Hi-Tech Center." This plat supercedes the applicant's previous plat for this property named "North Point Industrial Park 2nd".

- A. Since this plat supercedes the applicant's previously proposed plat for this property named "North Point Industrial Park 2nd Addition," the applicant shall submit a letter formally requesting the superceded case to be closed.
- B. The applicant shall guarantee the extension of sanitary sewer to serve all the lots being platted.
- C. The applicant shall guarantee the extension of municipal water to serve all the lots being platted.
- D. The applicant shall guarantee the paving of the proposed interior streets.
- E. The applicant shall guarantee any drainage improvements required by the platting of this property.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. Provisions shall be made for ownership and maintenance of the reserve. If several lot owners are to share this responsibility, the applicant shall either form a lot owners' association prior to recording the plat or shall submit a covenant stating when the association will be formed, when the reserve will be deeded to the association, and who is to own and maintain the reserve prior to the association taking over these responsibilities.
- H. Since Reserve "A" is being platted for drainage purposes, the covenant setting for the ownership and maintenance responsibilities of the Reserve shall grant, to the City of Wichita, the right to maintain the Reserve in the event the owner(s) fail to do so. Provision shall be made for the City to charge the cost back to the lot owners in the event the City has to maintain the Reserve.
- I. The final plat tracing shall correct the conflict between the plat's text and the face of the plat regarding access control across the west line of Lot 1, Block 1 to Rock Road (i.e., the face of the plat references three openings and the plat's text references two openings). Three openings were approved at the time of preliminary plat approval.

- J. As this property is currently unplatted, any existing street dedications for 37th Street or for Rock Road would have been given by separate instrument. The recording data for these rights-of-way shall be shown on the final plat tracing.
- K. On the final plat tracing, ED RESA shall be indicated as Deputy to the Register of Deeds.
- L. On the final plat tracing, the signature block of the County Commissioners shall be corrected to reference the following order of signatures:
  - 1. DONALD E. GRAGG
  - 2. BERNARD A. HENTZEN
  - 3. TOM SCOTT
- M. On the final plat tracing, the recording information for the Southwest Bell easement at the southeast corner of Lot 1, Block 1 shall be indicated.
- N. Closure computations shall be submitted with the final plat tracing.
- O. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- P. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's drainage plan. Specifically, are any drainage improvements required with the platting of this property?

EASEMENT

Hi-Tech

THIS EASEMENT made this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by and between Woodlawn Development Company of the first  
part and City of Wichita of the second  
part.

WITNESSETH; that the said first party, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged; do hereby grant and convey unto the said second party a perpetual right of way and easement for the purpose of constructing, maintaining and repairing their utilities, over, along and under the following described real estate situated in Sedgwick County, Kansas, to wit:

The east 20.00 feet of the west 70.00 feet of the southwest quarter of Section 29, Township 26 south, Range 2 east of the 6th P.M. except the south 1875.49 feet thereof.

AND ALSO:

The east 20.00 feet of the west 70.00 feet of the south 170.00 feet of the northwest quarter of Section 29, Township 26 south, Range 2 east of the 6th P.M.

And said second party is hereby granted the right to enter upon said premises at any time for the purpose of constructing, operating, maintaining and repairing their utilities.

IN WITNESS WHEREOF: The said first party has signed these presents the day and year first written.

Donald J. Ablah, attorney in fact for  
Woodlawn Development Company

STATE OF KANSAS  
SS:  
SEDGWICK COUNTY

Personally appeared before me a notary public in and for the County and State aforesaid came \_\_\_\_\_ to me personally known to be the same person who executed the foregoing instrument of writing and said person duly acknowledged the execution thereof.

Dated at \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Appointment Expires: \_\_\_\_\_