SOUTH SENECA GARDENS FOURTH ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS

State of Kansas, County of Sedgwick, SS.

I, Kenneth O. Taylor, Civil Engineer in said State and County, do hereby certify that I have surveyed and platted "SOUTH SENECA GARDENS FOURTH ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of said survey described as follows: That part of the SW 1/4 of Section 20, T26S, R18 of the 6th P.M., Sedgwick County, Kansas, except the N 1/2 of the N 1/2 of said SW 1/4, lying west of the west right of way line of the C.R.I. and P. Railroad, except the following described property:

1. All of South Seneca Gardens Third Addition, Sedgwick County, Kansas.

2. Beginning at a point on the south line of said SW 1/4, 429 feet east of the SW corner of said SW 1/4; thence north parallel to the west line of said SW 1/4, 410 feet; thence east parallel to the south line of said SW 1/4, 285 feet; thence south parallel to said west line, 410 feet to the south line of said SW 1/4; thence west 285 feet to the point of beginning.

3. Beginning at a point on the west line of said SW 1/4, 653.5 feet north of the SW corner of said SW 1/4; thence north on said west line 165 feet; thence east at an interior angle of 90°28', 274 feet; thence south parallel to the west line of said SW 1/4, 165 feet; thence west 274 feet to the point of beginning.

_____, Civil Engineer
Kenneth O. Taylor

Know all men by these presents that we, May Morris Rittenoure and Lawrence W. Rittenoure, wife and husband, have caused the land described in the Civil Engineer's certificate to be platted into lots, blocks and streets to be known as "SOUTH SENECA GARDENS FOURTH ADDITION", Wichita, Sedgwick County, Kansas. Utility easements as indicated on the plat are hereby granted for the construction and maintenance of all public utilities. The streets are hereby dedicated to and for the use of the public. Drainage easements as indicated on the plat are hereby granted for drainage purposes.

All abutter's rights of access to or from 55th St. South over and across the south line of Lots 8 and 9, Block 1, Lots 8 and 9, Block 3, Lots 1, 2, 3, 4, 5, 6 and 13, Block 4 and Lot 12 Block 11 are hereby granted to the City of Wichita, provided, however, that Lots 8 and 9, Block 1 shall have access to 55th St. South at one location for each lot over and across the south line of Lot 8, Block 1, except the west 40 feet of said south line and except the east 15 feet of said south line and over and across the south line of Lot 9, Block 1 except the west 15 feet of said south line, such locations to be established by the City Engineer of Wichita, Kansas, and provided, further, that Lots 8 and 9, Block 1 shall have access to 55th St. South over and across the east 15 feet of the south line of Lot 8, Block 1 and over and across the west 15 feet of the south line of Lot 9, Block 1.

All abutter's rights of access to or from Seneca St. over and across the west line of Lots 6, 7 and 8, Block 1, are hereby granted to the City of Wichita, provided, however, that Lots 7 and 8, Block 1 shall have access to Seneca St. at one location for each lot over and across the west line of Lot 7, Block 1, except the south 15 feet of said west line and over and across the west line of Lot 8, Block 1, except over and across the north 15 feet of said west line and the south 40 feet of said west line, such locations to be established by the City Engineer of Wichita, Kansas, and provided, further, that Lots 7 and 8, Block 1 shall have access to Seneca St. over and across the south 15 feet of the west line of said Lot 7, Block 1 and over and across the north 15 feet of the west line of said Lot 8, Block 7. The floodway etc

_____ _____
May Morris Rittenoure Lawrence W. Rittenoure

State of Kansas, County of Sedgwick, SS.

The foregoing instrument was acknowledged before me this _____ day of _____, 19_____, by May Morris Rittenoure and Lawrence W. Rittenoure, wife and husband.

_____, Notary Public

My Commission expires: _____.

This plat of "SOUTH SENECA GARDENS FOURTH ADDITION, 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 _____, 19_____.

Wichita-Sedgwick County Metropolitan Area Planning Commission

By_____
Marjorie L. Taylor, Chairman

_____
Robert A. Lakin, Secretary

This plat approved and all dedications shown hereon accepted by the Board of City Commissioners of the City of Wichita, Kansas, this _____ day of _____, 19_____.

_____
Connie A. Peters, Mayor

_____
Donald C. Gisick, City Clerk

This plat approved and all dedications shown hereon accepted by the Board of County Commissioners of Sedgwick County, Kansas, this _____ day of _____, 19_____.

_____
Everett Patrick, Chairman

_____
Tom Scott, Commissioner

_____
John Hale, Commissioner

ATTEST:

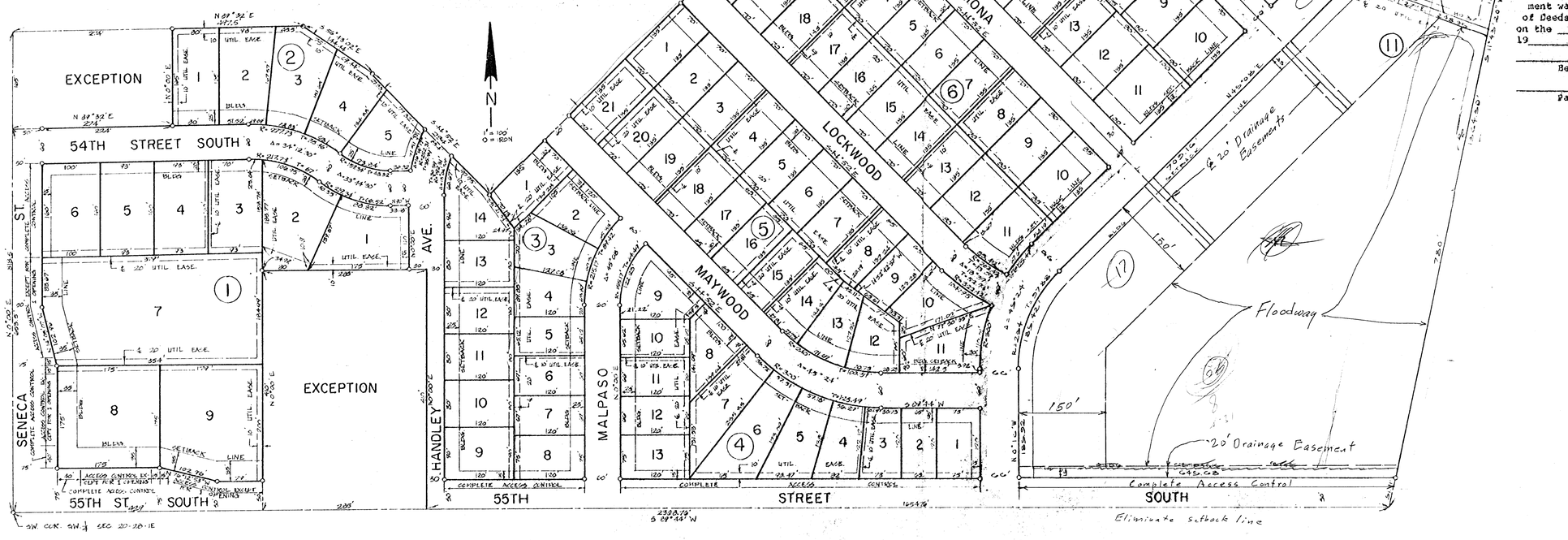
_____
Dorothy K. White, County Clerk

Entered on transfer record this _____ day of _____, 19_____.

_____
Dorothy K. White, County Clerk

State of Kansas, County of Sedgwick, SS.

This is to certify that this instrument was filed for record in the Register of Deeds Office at _____ o'clock ___.m., on the _____ day of _____ 19_____.

_____
Betta F. McCart, Register of Deeds

_____
Pat Kettler, Deputy