



BAUGHMAN COMPANY P. A.
ENGINEERING & SURVEYING
316/262-7271 * 315 ELLIS * WICHITA, KANSAS 67211

FACSIMILE COVER SHEET

TO:

FAX NUMBER: 268-4114

NAME: Vicky Huang

FIRM NAME: Engineering Dept.

CITY / STATE: Wichita, KS

FROM:

BAUGHMAN COMPANY, P.A.

FAX NUMBER (316) 262-0149

NAME OF SENDER: Phil Meyer

PROJECT: The Fairmont

PROJECT NO:

DATE: October 12, 2000

NUMBER OF PAGES (INCLUDING THIS PAGE): 7

COMMENTS:

Vicky, Attached are the utility easement, drainage easement and cul-de-sac dedication for your review. Please call if you have any questions. Thank you. - Phil

(IF YOU DO NOT RECEIVE ALL PAGES, PLEASE CALL (316) 262-7271)

UTILITY EASEMENT

THIS EASEMENT made 5th day of OCTOBER, 2000, by and between Messiah Baptist Church, Inc., a Kansas Corporation, party of the first part and the City of Wichita, party 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, does hereby grant and convey unto the said second party, for the benefit of the public, a perpetual right-of-way and easement for the purpose of constructing, maintaining, and repairing sewer, all other public utilities, over, along, and under the following-described real estate situated in Sedgwick County, Kansas;
to wit:

That part of Lot 1, Block A, Messiah Baptist Church 4th Addition, Sedgwick County, Kansas described as follows: Beginning at the SE corner of said Lot 1; thence westerly along the south line of said Lot 1, 445.68 feet; thence northerly perpendicular to the south line of said Lot 1, 20.00 feet; thence easterly parallel with the south line of said Lot 1, 445.74 feet to a point on the east line of said Lot 1; thence southerly along the east line of said Lot 1, 20.00 feet to the point of beginning.

And said second party, for the benefit of the public, is hereby granted the right to enter upon said premises at any time for the purpose of constructing, operating, maintaining, and repairing such sewer, all other public utilities.

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

Messiah Baptist Church, Inc.

By: 
Mark Hoover, C.E.O.

Utility Easement
Page 2 of 2

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS:

BE IT REMEMBERED, That on this 5th day of OCTOBER, 2000, before me, a Notary Public, in and for the County and State aforesaid, came MARK HOOVER, as C.E.O. of Messiah Baptist Church, Inc., a Kansas Corporation, personally known to me to be the same person who executed the within instrument of writing and such person duly acknowledged to me the execution of the same, for and on behalf and as the act and deed of said corporation.

IN WITNESS WHEREOF, I have set my and affixed my seal the day and year last above written.

Philip J. Meyer
Notary Public

(My Appointment Expires: 5/5/01)



DRAINAGE EASEMENT

This EASEMENT made this 5th day of OCTOBER, 2000, by and between Messiah Baptist Church, Inc., a Kansas Corporation, of the first part and the City of Wichita, of the second part.

WITNESSETH: That the said first parties, 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 a drainage system over, along, and under the following-described real estate situated in Sedgwick County, Kansas; to wit:

That part of Lot 1, Block A, Messiah Baptist Church 4th Addition, Sedgwick County, Kansas described as follows: Beginning at the NE corner of said Lot 1; thence S00°35'35"E along the east line of said Lot 1, 1267.15 feet to the SE corner of said Lot 1; thence S89°13'23"W along the south line of said Lot 1, 50.00 feet; thence N00°35'35"W parallel with and 50.00 feet normally distant west of the east line of said Lot 1, 230.00 feet; thence S89°13'23"W parallel with and 230.00 feet normally distant north of the south line of said Lot 1, 250.00 feet; thence N23°52'24"W, 83.31 feet; thence N44°32'20"E, 189.90 feet; thence N09°02'46"W, 175.51 feet; thence N64°45'04"E, 191.60 feet to a point 50.00 feet normally distant west of the east line of said Lot 1; thence N00°35'35"W parallel with and 50.00 feet normally distant west of the east line of said Lot 1, 573.88 feet to a point on the north line of said Lot 1; thence N89°10'23"E along the north line of said Lot 1, 50.00 feet to the point of beginning.

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 such drainage system.

IN WITNESS WHEREOF: The said first parties have signed these presents the day and year first above written.

Messiah Baptist Church, Inc.

By: 
Mark Hoover, C.E.O.

Drainage Easement
Page 2 of 2

STATE OF KANSAS)
SEDGWICK COUNTY) SS:

BE IT REMEMBERED, that on this 5TH day of OCTOBER, 2000, before me, the undersigned, a Notary Public, in and for the County and State aforesaid, came MARK HOOVER AS C.E.O. of of Messiah Baptist Church, Inc., a Kansas Corporation, personally known to me to be the same person(s) who executed the within instrument of writing and such person(s) duly acknowledged the execution of the 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 official seal the day and year above written.

Philip J. Meyer
Notary Public

(My Commission Expires: 5/5/01)



CUL-DE-SAC DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, Messiah Baptist Church, Inc., being the owner of the following described real estate in Sedgwick County, Kansas, to wit:

That part of Lot 1, Block A, Messiah Baptist Church 4th Addition, Sedgwick County, Kansas described as follows: Commencing at the NE corner of said Lot 1; thence S00°35'35"E along the east line of said Lot 1, 50.19 feet for a point of beginning; thence continuing S00°35'35"E along the east line of said Lot 1, 64.00 feet to a point on a curve to the right; thence westerly, northerly, and easterly along said curve, having a central angle of 280°24'59" and a radius of 50.00 feet, an arc distance of 244.71 feet to the point of beginning.

do hereby dedicate the above-described real estate to the public for street purposes.

Executed this 5th day of OCTOBER, 2000.

Messiah Baptist Church, Inc.

By: *Mark Hoover*
Mark Hoover, C.E.O.

STATE OF KANSAS)
SEDGWICK COUNTY) SS:

BE IT REMEMBERED, that on this 5th day of OCTOBER, 2000, before me, the undersigned, a Notary Public, in and for the County and State aforesaid, came MARK HOOVER, as C.E.O. of Messiah Baptist Church, Inc., a Kansas Corporation, personally known to me to be the same person who executed the within instrument of writing and such persons duly acknowledged the execution of the same, for and on behalf of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year above written.

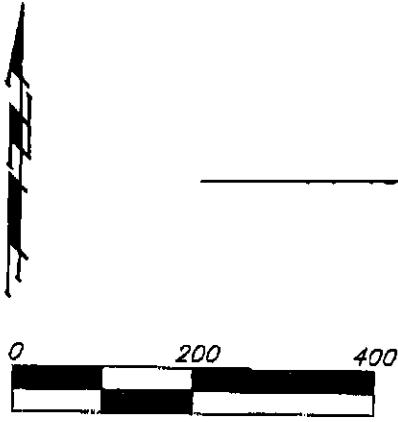
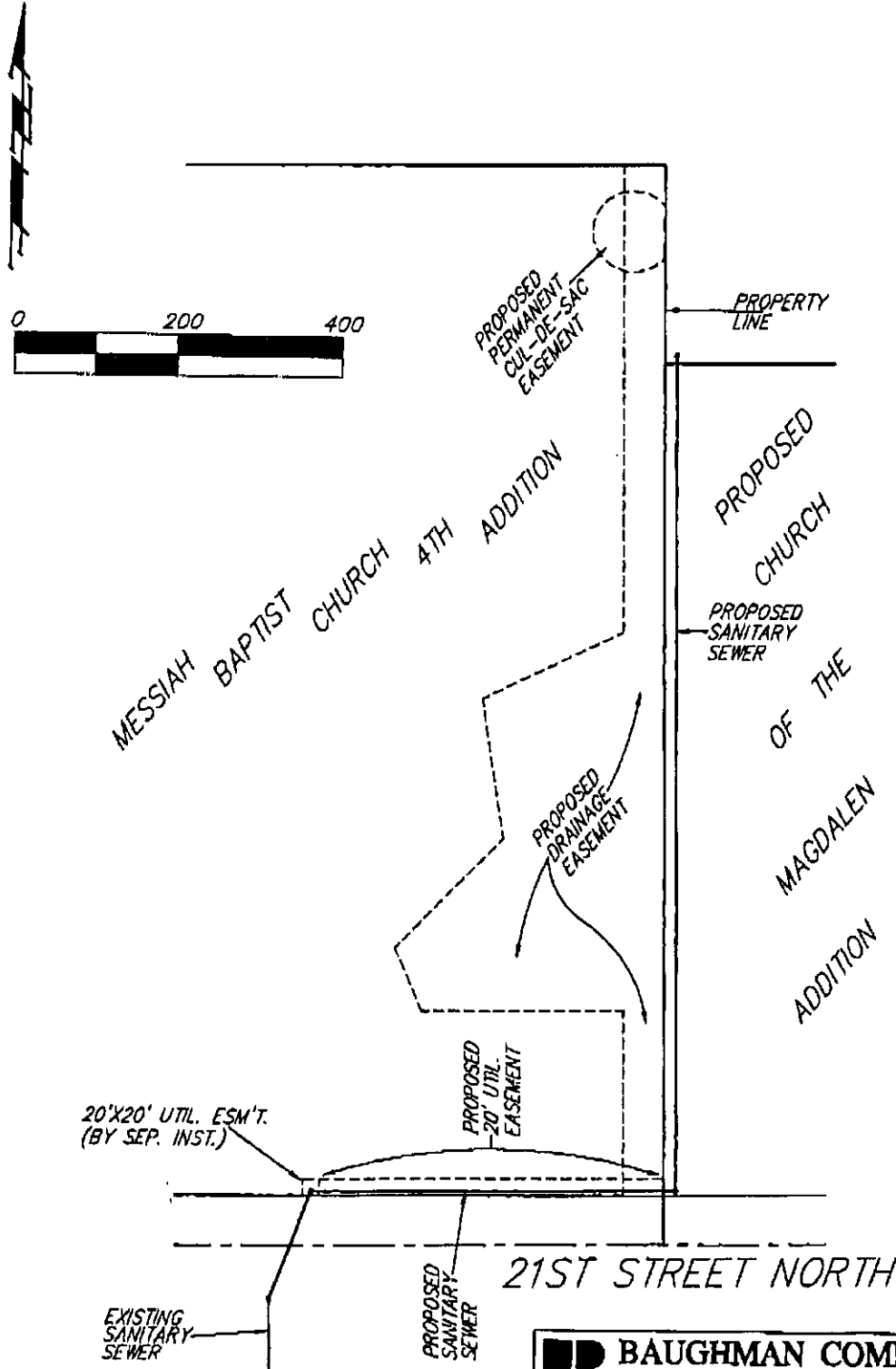
Philip J. Meyer
Notary Public

(My Commission Expires: 5/5/01)



EXHIBIT

PROPOSED EASEMENTS IN MESSIAH BAPTIST CHURCH 4TH ADDITION



23 AUG 2000

BAUGHMAN COMPANY P. A.
ENGINEERING, SURVEYING, & PLANNING
316-262-7271 • 316 ELLIS • WICHITA, KANSAS 67211
F:\PLAT\MFSMAGXB\DWG\MFSMAGXB.DWG-MCG