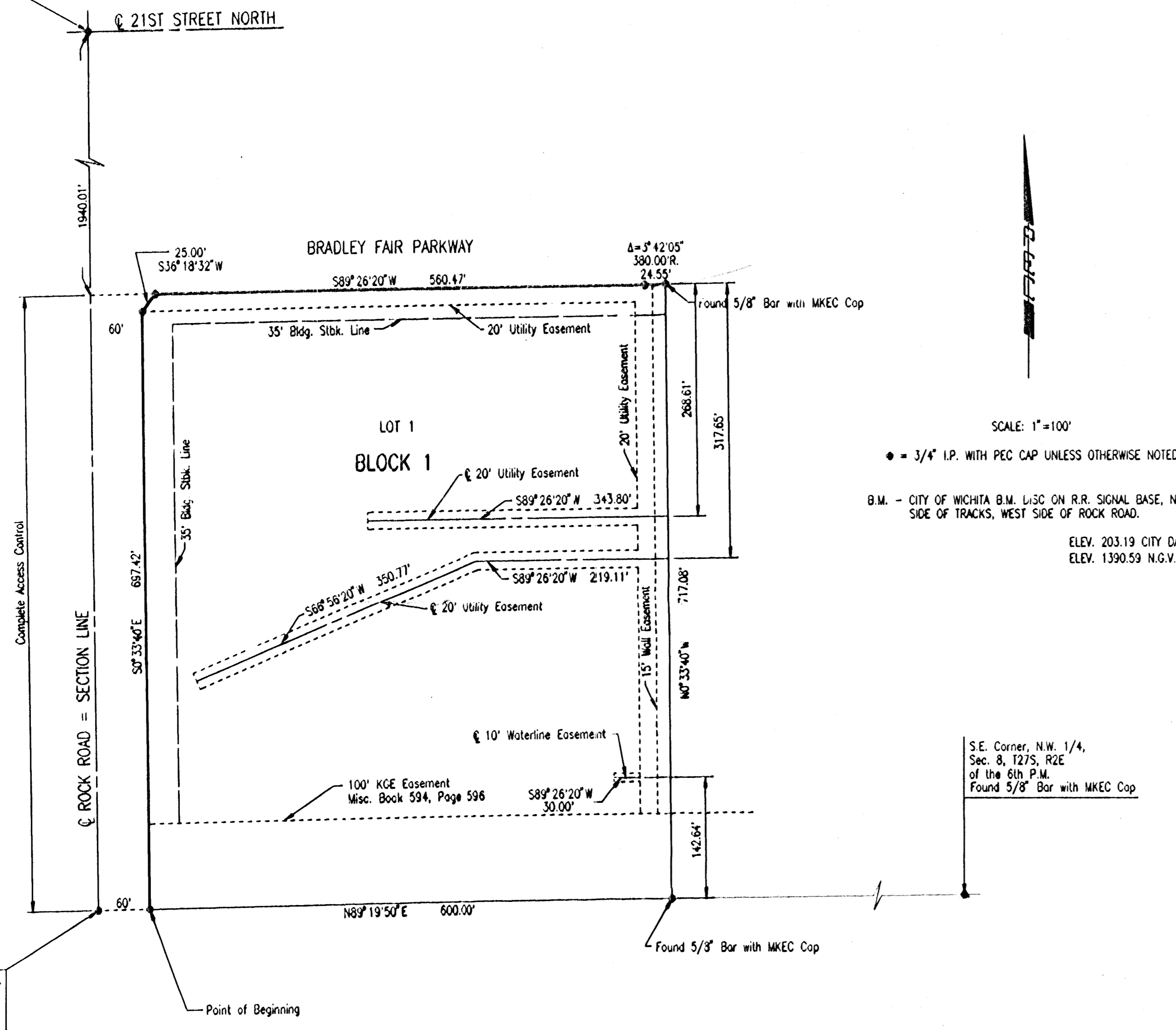


# BRADLEY FAIR 4TH ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

N.W. Corner  
Sec. 8, T27S, R2E  
of the 6th P.M.  
3/4" I.P. in Thimble



SCALE: 1"=100'  
 • = 3/4" I.P. WITH PEC CAP UNLESS OTHERWISE NOTED  
 B.M. - CITY OF WICHITA B.M. L13C ON R.R. SIGNAL BASE, NORTH SIDE OF TRACKS, WEST SIDE OF ROCK ROAD.  
 ELEV. 203.19 CITY DATUM  
 ELEV. 1390.59 N.G.V.D.

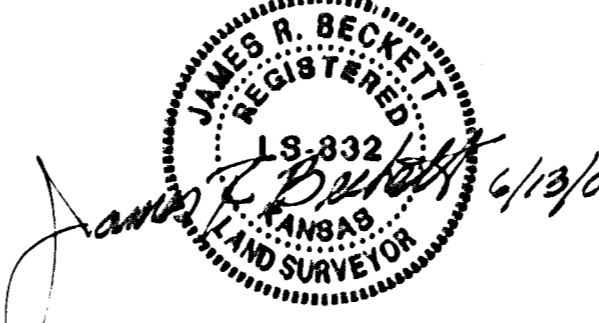
S.E. Corner, N.W. 1/4,  
Sec. 8, T27S, R2E  
of the 6th P.M.  
Found 5/8" Bar with MKEC Cop

S.W. Corner, N.W. 1/4  
Sec. 8, T27S, R2E  
of the 6th P.M.  
3/4" Bar in Thimble

STATE OF KANSAS }  
COUNTY OF SEDGWICK } SS

I, JAMES R. BECKETT, A REGISTERED LAND SURVEYOR IN AFORESAID STATE AND COUNTY DO HEREBY CERTIFY THAT ON THIS 15th DAY OF JUNE, 2000, I HAVE CAUSED TO BE SURVEYED AND PLATTED BRADLEY FAIR 4TH ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS INTO A LOT AND A BLOCK, THE SAME BEING DESCRIBED AS:

BEGINNING AT A POINT IN THE SOUTH LINE AND 60.00 FEET EAST OF THE S.W. CORNER OF THE N.W. 1/4 OF SECTION 8, T27S, R2E OF THE 6TH P.M.; THENCE BEARING N89°19'50"E ALONG THE SOUTH LINE OF SAID N.W. 1/4 A DISTANCE OF 600.00 FEET; THENCE BEARING N0°33'40"W A DISTANCE OF 717.08 FEET TO A POINT IN THE SOUTH LINE OF BRADLEY FAIR PARKWAY, SAID POINT BEING ON A CURVE TO THE RIGHT HAVING A RADIUS OF 380.00 FEET AND A CHORD OF 24.54 FEET BEARING S8°35'18"W; THENCE ALONG THE SOUTH LINE OF BRADLEY FAIR PARKWAY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 3°42'05" AN ARC DISTANCE OF 24.55 FEET; THENCE ALONG THE SOUTH LINE OF BRADLEY FAIR PARKWAY BEARING S89°26'20"W A DISTANCE OF 560.47 FEET; THENCE BEARING S38°19'32"W A DISTANCE OF 25.00 FEET; THENCE BEARING S0°33'40"E PARALLEL WITH AND 60.00 FEET EAST OF THE WEST LINE OF SAID N.W. 1/4 A DISTANCE OF 697.42 FEET TO THE POINT OF BEGINNING. CONTAINING 9.87 ACRES MORE OR LESS.



JAMES R. BECKETT, R.L.S. NO. 832  
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 SURVEYOR'S CERTIFICATE, HAVE CAUSED THE LAND TO BE SURVEYED AND PLATTED INTO A LOT AND A BLOCK, THE SAME TO BE KNOWN AS BRADLEY FAIR 4TH ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

EASEMENTS AS INDICATED FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES ARE HEREBY GRANTED.

THE 15 FOOT WALL EASEMENT ALONG THE EAST LINE OF BLOCK 1 IS HEREBY PLATTED FOR THE CONSTRUCTION AND MAINTENANCE OF A PRIVATE WALL. UTILITIES MAY CROSS THE WALL EASEMENT.

ESTABLISHED MINIMUM PAD (LOWEST OPENING) FOR BLOCK 1, SHALL BE 197.5 CITY DATUM.

ALL ABUTTERS' RIGHTS-OF-ACCESS TO AND FROM ROCK ROAD OVER AND ACROSS THE WEST LINE OF BLOCK 1, AS SHOWN, ARE HEREBY GRANTED TO THE CITY OF WICHITA.

A DRAINAGE PLAN HAS BEEN APPROVED FOR THIS PLAT. ALL DRAINAGE EASEMENTS AND RIGHTS-OF-WAY SHALL REMAIN AT ESTABLISHED GRADES AND UNOBSTRUCTED TO ALLOW FOR THE CONVEYANCE OF STORMWATER, UNLESS MODIFIED WITH THE APPROVAL OF THE APPLICABLE CITY OR COUNTY ENGINEER.

FOR ADDITIONAL INFORMATION AND BUILDING SETBACK LINES SEE C.U.P. DP-191 ON FILE AT THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING DEPARTMENT, WICHITA, KANSAS.

CONTACT WESTERN RESOURCES (OR ITS SUCCESSOR) ELECTRIC TRANSMISSION ENGINEERING DEPARTMENT (785-575-8219) BEFORE CONDUCTING ANY PROPOSED CONSTRUCTION ACTIVITIES THAT COULD PLACE PEOPLE, EQUIPMENT, OR FACILITIES WITHIN WESTERN RESOURCES' EASEMENT, SHOWN ON THIS PLAT, DESIGNATED AS BOOK 594, PAGE 596, DATED JANUARY 12, 1967.

OWNER: LAHAM HOLDING COMPANY, L.L.C.  
BY: George E. Laham II  
GEORGE E. LAHAM II, MANAGING PARTNER

STATE OF KANSAS }  
COUNTY OF SEDGWICK } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON 6/15, 2000, BY GEORGE E. LAHAM II, MANAGING PARTNER OF LAHAM HOLDING COMPANY, L.L.C.

Gary L. Willey, NOTARY PUBLIC  
Gary L. Willey

MY APPOINTMENT EXPIRES: 1/15/01



WE, FIDELITY BANK IN WICHITA KANSAS, HOLDER OF A MORTGAGE ON THE ABOVE DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLATTING OF BRADLEY FAIR 4TH ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

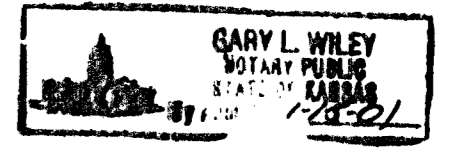
BY: Timothy B. Nelson  
TIMOTHY B. NELSON, VICE PRESIDENT

STATE OF KANSAS }  
COUNTY OF SEDGWICK } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON June 15, 2000, BY TIMOTHY B. NELSON, VICE PRESIDENT OF FIDELITY BANK IN WICHITA, KANSAS.

Gary L. Willey, NOTARY PUBLIC  
Gary L. Willey

MY APPOINTMENT EXPIRES: 1/15/01



THIS PLAT OF BRADLEY FAIR 4TH ADDITION HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS 15th DAY OF June, 2000.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

BY: Francis M. Carofalo, CHAIRMAN  
Marvin S. Krout, SECRETARY  
FRANCIS M. CAROFALO  
MARVIN S. KROUT



REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS 21st DAY OF June, 2000.

Tricia L. Robello  
TRICIA L. ROBELLO, LS #1248  
DEPUTY COUNTY SURVEYOR  
SEDGWICK COUNTY KANSAS

THIS PLAT IS APPROVED AND ALL DEDICATIONS SHOWN HEREON, IF ANY, ARE ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2000.

\_\_\_\_\_, MAYOR  
BOB KNIGHT  
\_\_\_\_\_, CITY CLERK  
PAT BURNETT  
\_\_\_\_\_, COUNTY CLERK  
JAMES ALFORD

ENTERED ON TRANSFER RECORD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2000.

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT \_\_\_\_\_ A.M. - P.M., ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2000.

\_\_\_\_\_, REGISTER OF DEEDS  
BILL WEEK  
\_\_\_\_\_, DEPUTY  
LINDA KIZZIRE

DSNR: G.L.M. OPER: G.L.M. SCALE: 1"=100.00 06-13-2000 01:09:23 dm  
Q:\1997\97807\Bradley Fair 4th Add\FINAL PLAT

PLAZA CENTRAL OFFICE PARK 2ND ADDITION