

# WILSON ESTATES MEDICAL PARK 2ND

## AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

*Per Final Map 3*

STATE OF KANSAS }  
 COUNTY OF SEDGWICK } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 17th DAY OF September, 2003, BY GEORGE E. LAHAM, II, PRESIDENT OF WILSON RESIDENTIAL COMPANY, L.L.C.

Georgia A. Biggs NOTARY PUBLIC  
 GEORGIA A. BIGGS  
 MY APPOINTMENT EXPIRES: 3-13-07

STATE OF KANSAS }  
 COUNTY OF SEDGWICK } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 17th DAY OF September, 2003, BY GEORGE E. LAHAM, II, PRESIDENT OF WILSON ESTATES MEDICAL PARK MASTER OWNERS ASSOCIATION.

Georgia A. Biggs NOTARY PUBLIC  
 GEORGIA A. BIGGS  
 MY APPOINTMENT EXPIRES: 3-13-07

STATE OF KANSAS }  
 COUNTY OF SEDGWICK } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 18th DAY OF September, 2003, BY PAT DO, M.D., MANAGER OF TRANSCONTINENTAL HOLDING COMPANY, L.L.C.

Mary A. Farrar NOTARY PUBLIC  
 MARY A. FARRAR  
 MY APPOINTMENT EXPIRES: 2-27-04

WE, KANZA BANK, HOLDER OF A MORTGAGE ON THE ABOVE DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLATING OF WILSON ESTATES MEDICAL PARK 2ND, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

Barry Purdy BARRY PURDY, VICE PRESIDENT

STATE OF KANSAS }  
 COUNTY OF SEDGWICK } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 24th DAY OF September, 2003, BY BARRY PURDY, VICE PRESIDENT OF KANZA BANK.

Sharon Forrester NOTARY PUBLIC  
 SHARON FORRESTER  
 MY APPOINTMENT EXPIRES: February 27, 2005

THIS PLAT OF WILSON ESTATES MEDICAL PARK 2ND HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS 7th DAY OF August, 2003.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

RONALD L. MARNELL, CHAIR

JOHN L. SCHLEGEL, SECRETARY

REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003.

TRICIA L. ROBELLO, LS #1246  
 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 \_\_\_\_\_, 2003.

\_\_\_\_\_, MAYOR

\_\_\_\_\_, CITY CLERK

ENTERED ON TRANSFER RECORD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003.

\_\_\_\_\_, COUNTY CLERK

\_\_\_\_\_, DEPUTY

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT \_\_\_\_\_ M., ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003.

\_\_\_\_\_, REGISTER OF DEEDS

\_\_\_\_\_, DEPUTY

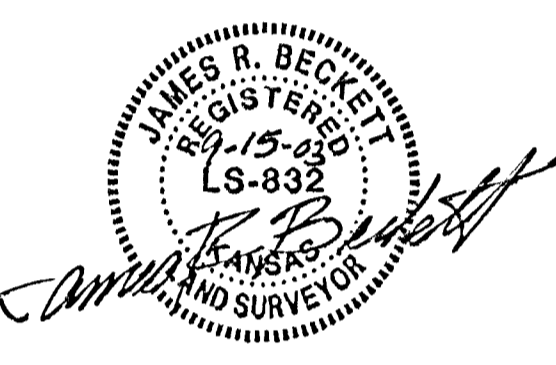
STATE OF KANSAS }  
 COUNTY OF SEDGWICK } SS

WE, PROFESSIONAL ENGINEERING CONSULTANTS, P.A., ENGINEERS AND SURVEYORS IN AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT OF THIS 16th DAY OF September, 2003, WE HAVE SURVEYED AND PLATTED WILSON ESTATES MEDICAL PARK 2ND, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, INTO LOTS, A BLOCK, AND RESERVES, THE SAME BEING A REPLAT OF AND DESCRIBED AS FOLLOWS:

A PORTION OF LOT 1, BLOCK 2, AND RESERVE "B" OF LEGACY PARK WILSON ESTATES ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE S.W. CORNER OF LOT 1, BLOCK 1, WILSON ESTATES MEDICAL PARK ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS; THENCE N01°01'47"W ALONG THE WEST LINE OF SAID ADDITION, A DISTANCE OF 505.95 FEET; THENCE N38°24'21"W, A DISTANCE OF 32.00 FEET; THENCE N51°35'39"E, A DISTANCE OF 71.21 FEET TO A P.C. OF A CURVE TO THE RIGHT WITH A RADIUS OF 500.00 FEET, THROUGH A CENTRAL ANGLE OF 18°11'24"; AN ARC DISTANCE OF 158.74 FEET TO THE S.W. CORNER OF LOT 3, BLOCK 1, WILSON ESTATES MEDICAL PARK ADDITION; THENCE N00°54'41"W ALONG THE WEST LINE OF SAID LOT 3, A DISTANCE OF 257.40 FEET; THENCE N57°34'21"W, A DISTANCE OF 171.71 FEET TO A POINT ON A CURVE WITH A CHORD BEARING OF S44°13'07"W; THENCE ALONG THE CURVE TO THE RIGHT HAVING A RADIUS OF 820.00 FEET, THROUGH A CENTRAL ANGLE OF 08°42'30", AN ARC DISTANCE OF 96.01 FEET; THENCE N42°25'37"W, A DISTANCE OF 47.45 FEET; THENCE N 45°30'23"W, A DISTANCE OF 319.57 FEET TO THE NORTH LINE OF RESERVE "B" AS PLATTED IN LEGACY PARK WILSON ESTATES ADDITION; THENCE S57°24'50"W, ALONG THE NORTH LINE OF SAID RESERVE "B", A DISTANCE OF 217.16 FEET; THENCE S32°35'10"E, A DISTANCE OF 133.84 FEET; THENCE S0°01'47"E, A DISTANCE OF 306.68 FEET TO THE SOUTH LINE OF LOT 1, BLOCK 2, LEGACY PARK WILSON ESTATES ADDITION; THENCE N88°58'13"E, ALONG SAID SOUTH LINE, A DISTANCE OF 392.17 FEET TO THE POINT OF BEGINNING.

ALL PUBLIC EASEMENTS LYING WITHIN THE ABOVE DESCRIBED TRACT OF LAND ARE HEREBY VACATED AND REPLATED BY VIRTUE OF KSA 12-512(b) AMENDED.



JAMES R. BECKETT, R.L.S. NO. 832  
 PROFESSIONAL ENGINEERING CONSULTANTS, P.A.

THIS ADDITION IS SUBJECT TO THE CONDITIONS OF WILSON ESTATES MEDICAL PARK COMMUNITY UNIT PLAN (OP-200).

FOR ADDITIONAL INFORMATION AND BUILDING SETBACK LINES SEE C.U.P. OP-260 ON FILE AT THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING DEPARTMENT, WICHITA, KANSAS.

THE PRIVATE STREET IN RESERVE "A" IS HEREBY PLATTED FOR ACCESS TO LOTS 1 THROUGH 5, BLOCK 1.

ALL ADJUTERS RIGHT OF ACCESS TO AND FROM WILSON ESTATES PARKWAY OVER AND ACROSS THE NORTH LINE OF BLOCK 1 IS HEREBY GRANTED TO THE CITY OF WICHITA.

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

RESERVE "A" IS HEREBY PLATTED FOR PRIVATE DRIVE, DRAINAGE, LANDSCAPING, SIGNAGE AND UTILITIES. RESERVE "B" IS HEREBY PLATTED FOR LANDSCAPING, SIGNAGE, DRAINAGE, UTILITIES AND SIDEWALKS. RESERVES "A" AND "B" SHALL BE OWNED AND MAINTAINED BY AN OWNERS ASSOCIATION TO BE FORMED WITHIN WILSON ESTATES MEDICAL PARK 2ND. LOTS 1 THROUGH 5 SHALL BE ACCESSED BY RESERVES "A" AND "B" OF WILSON ESTATES MEDICAL PARK, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

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

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 LOTS, A BLOCK, AND RESERVES, THE SAME TO BE KNOWN AS WILSON ESTATES MEDICAL PARK 2ND, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

OWNER:  
 WILSON RESIDENTIAL COMPANY, L.L.C.  
George E. Laham, II  
 GEORGE E. LAHAM, II, PRESIDENT

WILSON ESTATES MEDICAL PARK MASTER OWNERS ASSOCIATION  
George E. Laham, II  
 GEORGE E. LAHAM, II, PRESIDENT

WEBB ROAD PARTNERS, LLC  
 TRANSCONTINENTAL HOLDING COMPANY, L.L.C., MEMBER OF WEBB ROAD PARTNERS, L.L.C.

Pat Do  
 PAT DO, M.D., MANAGER OF TRANSCONTINENTAL HOLDING COMPANY, L.L.C.

S.E. Corner,  
 Lot 1, Block 1, Wilson  
 Estates Medical Park  
 Point of Beginning

SCALE: 1" = 80'  
 • = SET 1/2" REBAR WITH PEC CAP

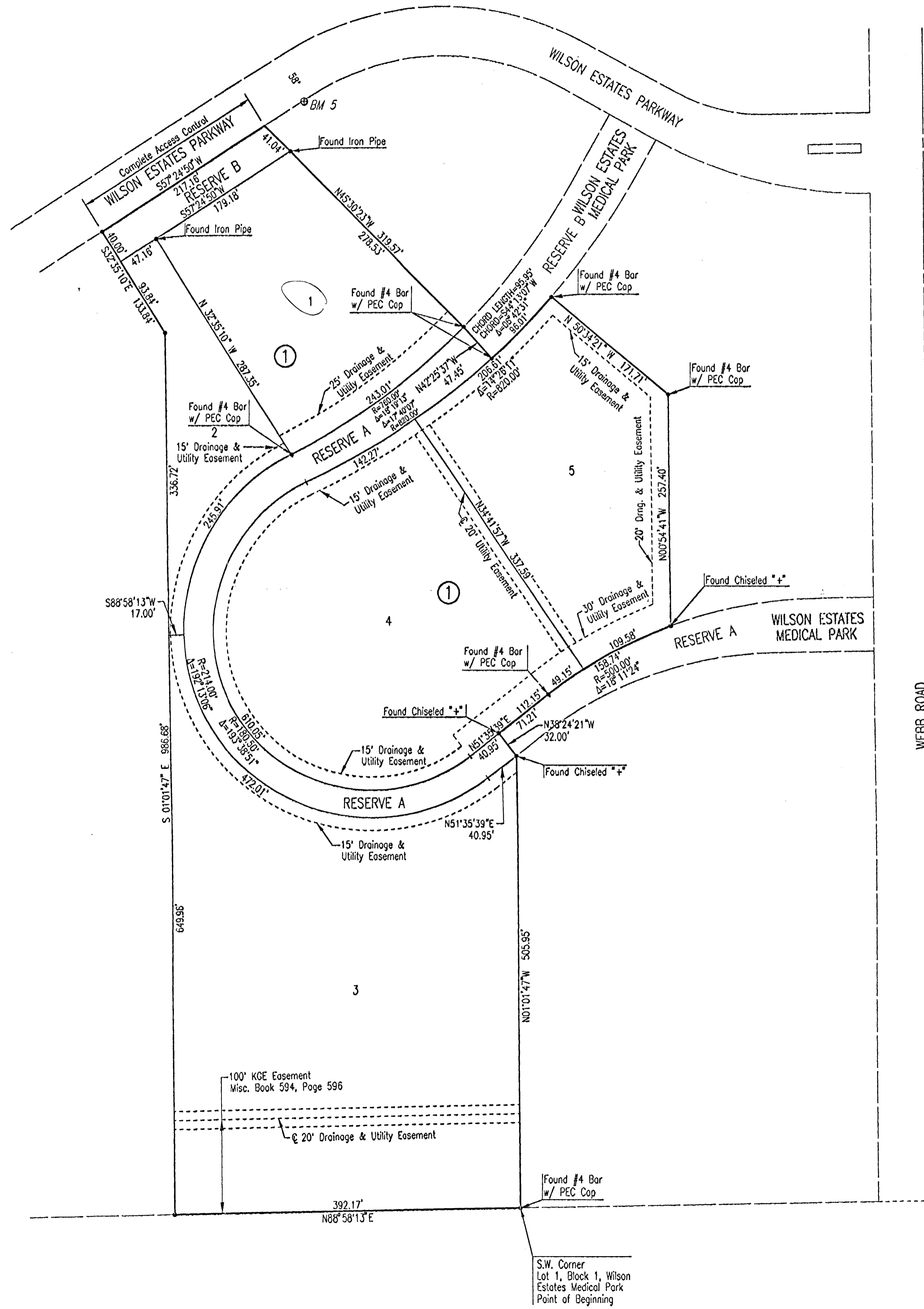
C.O.W. BM: City of Wichita Brass Disc, NE Cor., Conc. Vault 415' W. & Webb Rd. and 77.2' N. @ 21st St. N.  
 Elev. = 205.70 CITY DATUM  
 Elev. = 1393.11 N.G.V.D.

BM #1: "d" Top center curb inlet W. side Webb Rd. 66± N. of @ Entrance to Eastminister Presbyterian Church  
 Elev. = 193.28 CITY DATUM  
 Elev. = 1380.68 N.G.V.D.

BM #2: "d" Top W. curb Webb Rd., 16± S. of @ of R.R. Tracks  
 Elev. = 194.45 CITY DATUM  
 Elev. = 1381.85 N.G.V.D.

BM #3: Chiseled "d" ctr. curb inlet on S. side Wilson Estates Parkway just w. of Webb Rd.  
 Elev. = 196.83 CITY DATUM  
 Elev. = 1384.23 N.G.V.D.

BM #5: Chiseled "d" N. side Sidewalk in Res. "B" (S. of Wilson Est. Parkway) mid way, 20± W. of P.C.  
 Elev. = 204.30 CITY DATUM  
 Elev. = 1391.7 N.G.V.D.



U:\11309454.DWG U:\11309454.DWG

13-37