

Preliminary Plat Braum 1st Addition

Wichita, Sedgwick County, Kansas

LEGAL DESCRIPTION:

Parcel 1: Lot 1, Joe's Addition, Wichita, Sedgwick County, Kansas

Parcel 2: Lots 21, 23, 25, 27 and 29 on Seneca Street, in Martinson's 2nd Addition to West Wichita, Sedgwick County, Kansas together with the East Half of Vacated Alley adjoining said Lots 21, 23, 25, 27 and 29 on the west and together with Vacated Pearl Street as platted in said Martinson's 2nd Addition, adjoining said Lot 21 and said East Half of vacated alley on the South.

Parcel 3: Lots 22, 24, 26, 28 and 30, Dodge Avenue, Martinson's 2nd Addition to West Wichita, Sedgwick County, Kansas, together with the West Half of vacated alley adjoining said Lots 22, 24, 26, 28 and 30 on the East and together with Vacated Pearl Street as platted in said Martinson's 2nd Addition, adjoining said Lot 22 and said West Half of vacated alley on the South.

Parcel 4: Lots 32, 34, 36 and 38 on Dodge Avenue, Martinson's Sixth Addition to Wichita, Sedgwick County, Kansas, together with the West Half of Vacated North-South Alley lying East of Lots 32, 34, 36 and 38.

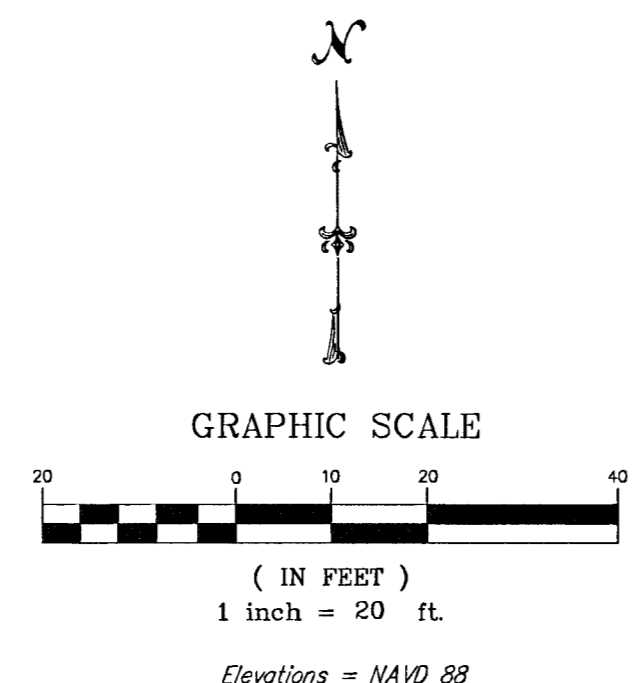
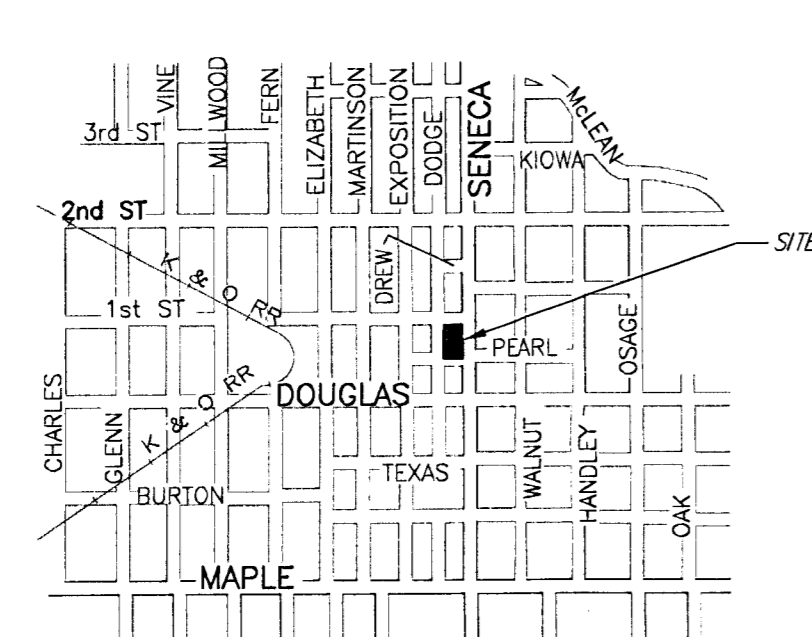
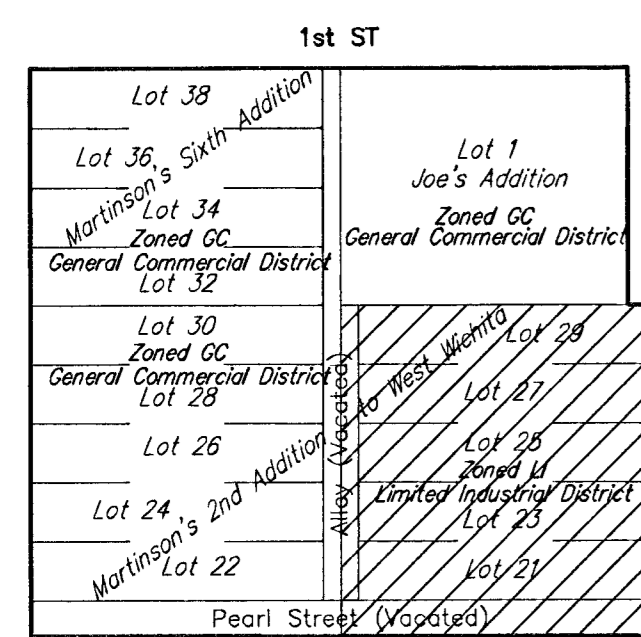
OWNER:
Retail Buildings, Inc.
Elaine Braum, President
3000 NE 63rd St
Oklahoma City, OK 73121

GROSS AREA: 62,593.04 sq.ft. ±
1.44 Acres ±

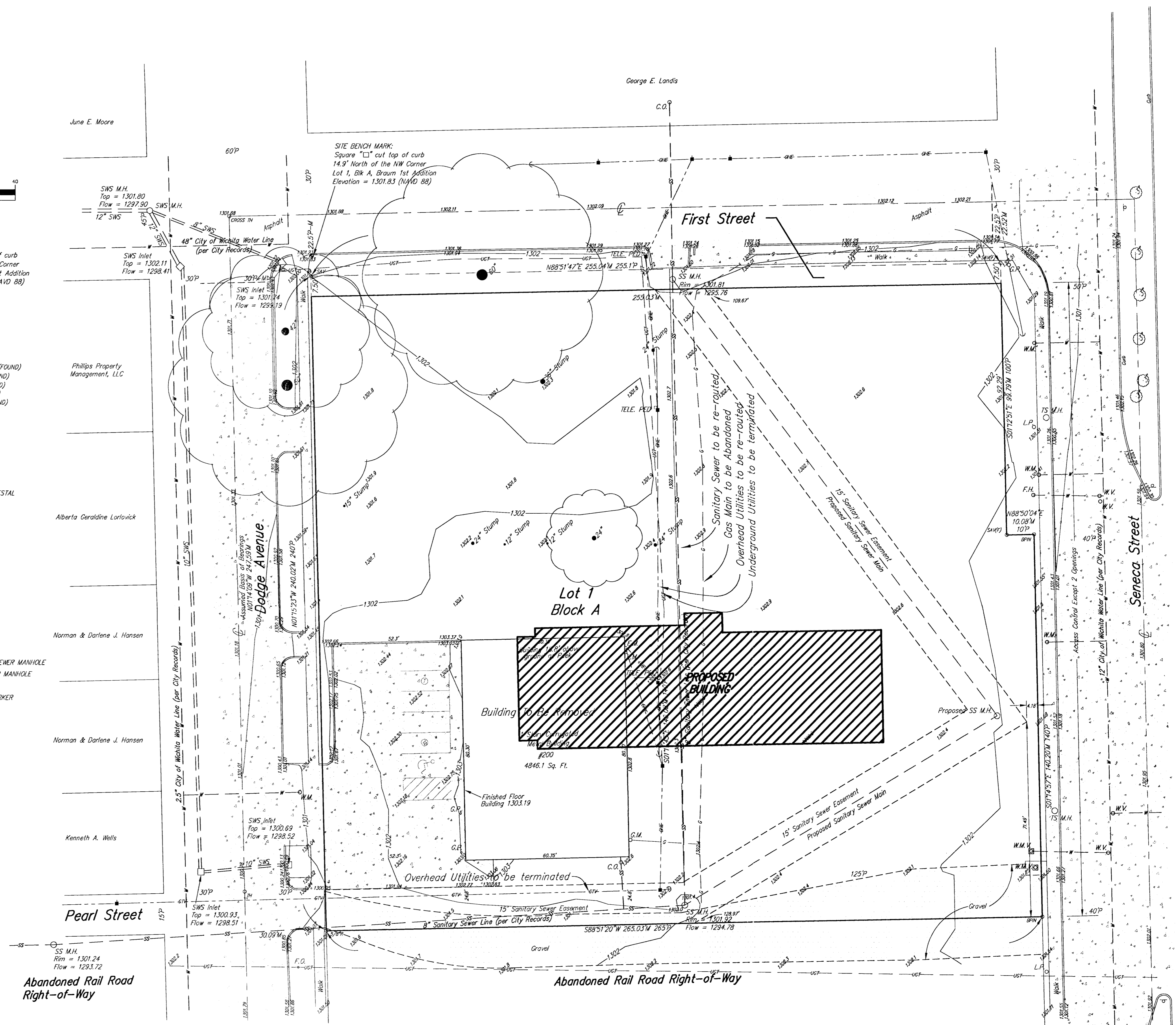
NET AREA: 60,694.57 sq.ft. ±
1.39 Acres ±

EXISTING ZONING: GC & LI

CONTROL NO'S: 199783, 199784, 199789, 199790, 199791,
200111, 200112, 23092



- LEGEND:**
- P = Platted
 - M = Measured
 - C = Calculated
 - D = Described
- 5/8" R 5/8" REBAR (FOUND)
 - SPW 1/2" REBAR W/SAVOYMAN CAP (FOUND)
 - MACON 1/2" REBAR W/MACON CAP (FOUND)
 - TH CITY OF WICHITA CONTROL (FOUND)
 - SAV 1/2" REBAR W/SAVOY CAP (SET)
 - SAVF 1/2" REBAR W/SAVOY CAP (FOUND)
- G = GAS MAIN
 - W = WATER MAIN
 - SS = SANITARY SEWER
 - SWS = STORM WATER SEWER
 - UGE = UNDER GROUND ELECTRIC
 - UGT = UNDER GROUND TELEPHONE
- TELE. PED TELEPHONE PEDESTAL
 - E.B. ELECTRIC BOX
 - G.M. GAS METER
 - W.M. WATER METER
 - W.V. WATER VALVE
 - F.H. FIRE HYDRANT
 - M.W. MONITOR WELL
 - C.O. CLEAN OUT
 - L.P. LIGHT POLE
 - POWER POLE
 - HIGH LINE POLE
 - GUY ANCHOR
 - SIGN
 - G.P. GUARD POST
 - SWS M.H. STORM WATER SEWER MANHOLE
 - SS M.H. SANITARY SEWER MANHOLE
 - G.P. GUY POLE
 - F.O. FIBER OPTIC MARKER



NOTE:
Location of all utilities shown on this drawing, reflect the best information available, consisting of both field observation and information from the records of the various utility companies. Before completing any final design or beginning any excavation on this site, contact the appropriate utility companies for verification of the utility locations.

Kansas One-Call 687-2470