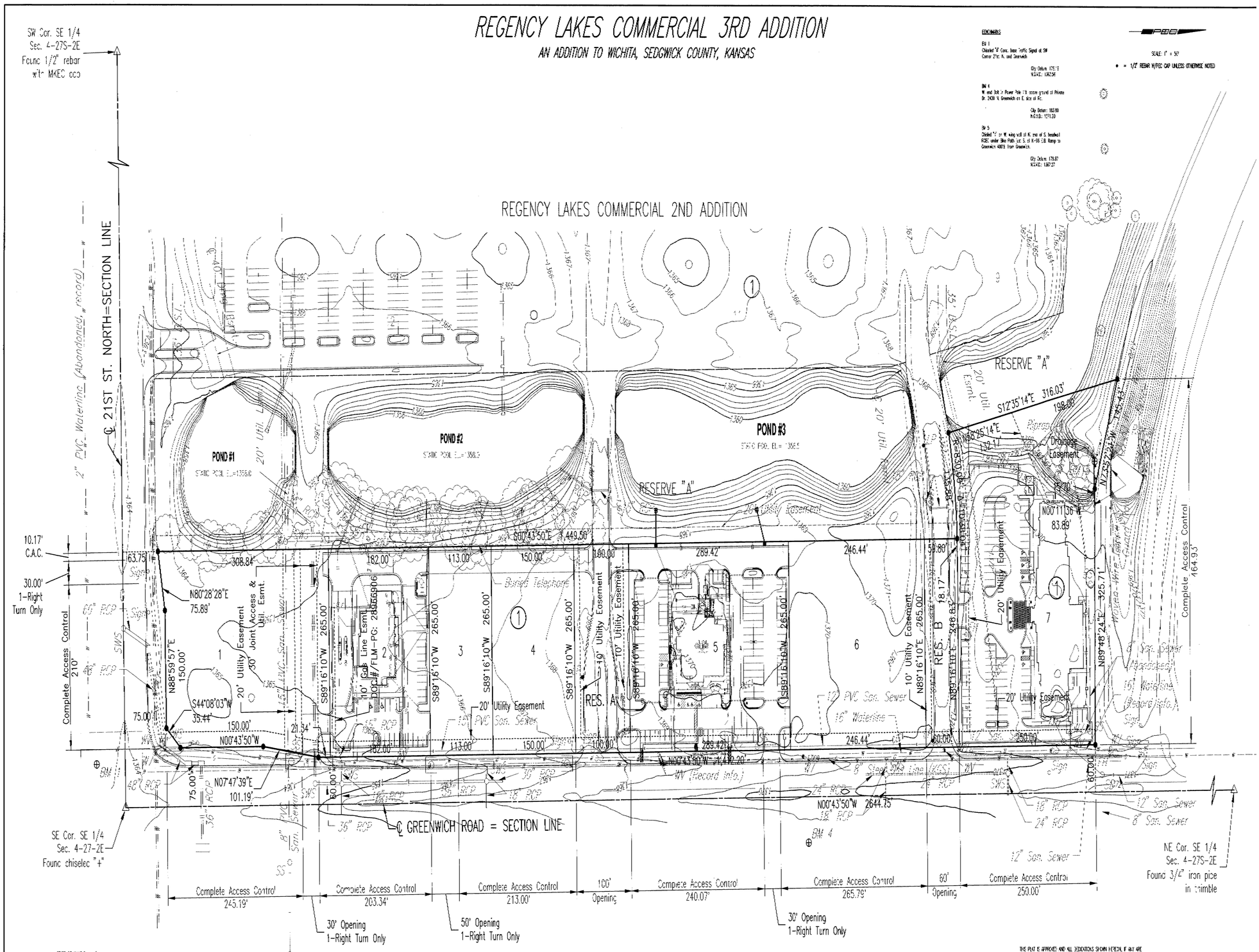
REGENCY LAKES COMMERCIAL 3RD ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS



STATE OF KANSAS } SS
COUNTY OF SEDGWICK

WE, PROFESSIONAL ENGINEERING CONSULTANTS, P.A., ENGINEERS AND SURVEYORS IN AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT OF THE _____ DAY OF _____, 2008, WE HAVE SURVEYED AND PLATTED REGENCY LAKES COMMERCIAL 3RD ADDITION, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, INTO LOTS, 4 BLOCK, AND TWO RESERVES, THE SAME BEING A REPLAT OF, AND DESCRIBED AS FOLLOWS:

LOTS 1, 2, 3, 4, 5, 6, 7, AND 8, BLOCK 1, AND THE EAST 265.00 FEET OF RESERVE "A" ADJACENT TO LOTS 3 AND 6, BLOCK 1, REGENCY LAKES COMMERCIAL 2ND ADDITION, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

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

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

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

THIS ADDITION IS SUBJECT TO THE CONDITIONS OF "REGENCY LAKES COMMERCIAL COMMUNITY UNIT PLAN (DP-234).

RESERVES "A" AND "B" ARE HEREBY PLATTED FOR LANDSCAPING, ENTRY MONUMENTS, DRAINAGE, RECREATION USES, UTILITIES CONTAINED TO EASEMENTS, SIDEWALKS, SIGNS, PRIVATE DRIVES, AND LIGHTS. RESERVES "A" AND "B" SHALL BE OWNED AND MAINTAINED BY AN OWNERS ASSOCIATION TO BE FORMED WITHIN REGENCY LAKES COMMERCIAL 3RD ADDITION.

THE PRIVATE DRIVES IN RESERVES "A" AND "B" ARE HEREBY PLATTED FOR ACCESS TO LOTS 1 THROUGH 7, BLOCK 1, REGENCY LAKES COMMERCIAL 3RD, AND LOTS 1-12, BLOCK 1, REGENCY LAKES COMMERCIAL 2ND.

ALL MUTUALLY RIGHT OF ACCESS TO AND FROM 21ST STREET NORTH OVER AND ACROSS THE SOUTH PROPERTY LINE AND TO AND FROM GREENWICH ROAD OVER AND ACROSS THE EAST PROPERTY LINE IS HEREBY GRANTED TO THE CITY OF WICHITA, PROVIDED HOWEVER THAT THERE SHALL BE ACCESS TO 21ST STREET NORTH AT ONE LOCATION AS SHOWN, AND ACCESS TO GREENWICH ROAD AT FIVE LOCATIONS AS SHOWN.

MINIMUM FINISH ELEVATIONS (LOWEST OPENING) SHALL BE AS FOLLOWS:

BLOCK 1	SEWER	ELEV.
LOTS 1-4	1368.6	1368.8
LOTS 5-7	1361.1	1365.5

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 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, 4 BLOCK, AND RESERVES, THE SAME TO BE KNOWN AS REGENCY LAKES COMMERCIAL 3RD ADDITION, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

OWNER:

BISH HOTEL WICHITA LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: BILLITS-EVE LODGING, LLC, A KANSAS LIMITED LIABILITY COMPANY, ITS MANAGER

BY: TNW HOTELS, INC., A KANSAS CORPORATION, ITS SOLE MEMBER

BY _____
WILLIAM J. HARRICK, PRESIDENT

STATE OF KANSAS } SS
COUNTY OF SEDGWICK

BE IT REMEMBERED ON THIS ____DAY OF _____, 2008, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME WILLIAM J. HARRICK, PRESIDENT OF TNW HOTELS, INC., A KANSAS CORPORATION WHICH IS THE SOLE MEMBER OF BILLITS-EVE LODGING, LLC, A KANSAS LIMITED LIABILITY COMPANY WHICH IS THE MANAGER OF BISH HOTEL WICHITA, LLC, ON BEHALF OF SUCH LIMITED LIABILITY COMPANY, AND TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF OF AND AS THE ACT AND DEED OF SAID COMPANY. IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL, THE DAY AND YEAR ABOVE WRITTEN.

_____, NOTARY PUBLIC
GENA J. ADAMS
MY APPOINTMENT EXPIRES: _____

OWNER:

KANSAS BANK, A KANSAS REGISTERED BANK

BY: _____
JOHN E. BOYER, III, CEO/CHAIRMAN

STATE OF KANSAS } SS
COUNTY OF KINGMAN

BE IT REMEMBERED ON THIS ____DAY OF _____, 2008, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME JOHN E. BOYER, III, CEO/CHAIRMAN OF KANSAS BANK, A KANSAS REGISTERED BANK, AND TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF OF AND AS THE ACT AND DEED OF SAID COMPANY. IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL, THE DAY AND YEAR ABOVE WRITTEN.

_____, NOTARY PUBLIC
CARE JANA YOUNGERS
MY APPOINTMENT EXPIRES: _____

WE, SUNWEST INSURANCE COMPANY, AN OREGON CORPORATION, HOLDER OF A MORTGAGE ON THE ABOVE DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLATTING OF REGENCY LAKES COMMERCIAL 3RD ADDITION, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

BY: _____

STATE OF KANSAS } SS
COUNTY OF SEDGWICK

BE IT REMEMBERED ON THIS ____DAY OF _____, 2008, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME GARY D. SCHMITT, SENIOR VICE PRESIDENT, INTRUST BANK, N.A., AND TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF OF AND AS THE ACT AND DEED OF SAID BANK. IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL, THE DAY AND YEAR ABOVE WRITTEN.

_____, NOTARY PUBLIC
SUSAN K. COOK
MY APPOINTMENT EXPIRES _____

THIS PLAT OF REGENCY LAKES COMMERCIAL 3RD ADDITION WAS SEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS _____DAY OF _____, 2008.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

_____, CHAIR
JAMES L. JOHNSON

_____, SECRETARY
JOHN L. SCHLEGEL

REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS _____DAY OF _____, 2008.

_____
TRACY L. ROBERTS, LS #1245
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 _____, 2008.

_____, MAYOR
CARL BREWER

_____, CITY CLERK
KAREN Sband-FIELD

ENTERED ON TRANSFER RECORD THIS _____DAY OF _____, 2008.

_____, COUNTY CLERK
JOHN BRACE

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT _____ M., ON THE _____DAY OF _____, 2008.

_____, REGISTER OF DEEDS
BILL WEIK

_____, DEPUTY
TONIA BUCHANAN

R2E
29TH ST. N.
T27S
WEBB RD.
GREENWICH RD.
PROJECT AREA
21ST ST. N.
VICINITY MAP

DATE OF PREPARATION: OCTOBER 2008

DATE OF TOPOGRAPHIC SURVEY: AUGUST 2008

OWNER: CITY OF WICHITA
455 N. MAIN
WICHITA, KANSAS 67202

SUBDIVIDER: PROFESSIONAL ENGINEERING CONSULTANTS, P.A.
303 S. TOPEKA
WICHITA, KS 67202

Professional Engineering Consultants
303 S. TOPEKA • WICHITA, KANSAS 67202
316-262-2691 • FAX 316-262-8003

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