

TURKEY CREEK COMMERCIAL ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS

FINAL TRACING RECORD

7/9/09

This plat of "TURKEY CREEK COMMERCIAL ADDITION", Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this _____ day of _____, 2009.
Wichita-Sedgwick County Metropolitan Area Planning Commission

_____, Chair
Darrell Downing

_____, Secretary
John L. Schlegel

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2009.

_____, Mayor
Carl Brewer

_____, City Clerk
Karen Sublett

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2009.

_____,
Tricia L. Robello, L.S. #1246
Deputy County Surveyor
Sedgwick County, Kansas

Entered on transfer record this _____ day of _____, 2009.

_____, County Clerk
Kelly B. Arnold

State of Kansas) Sedgwick County) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this _____ day of _____, 2009 at _____ o'clock _____ M.; and is duly recorded.

_____, Register of Deeds
Bill Meek

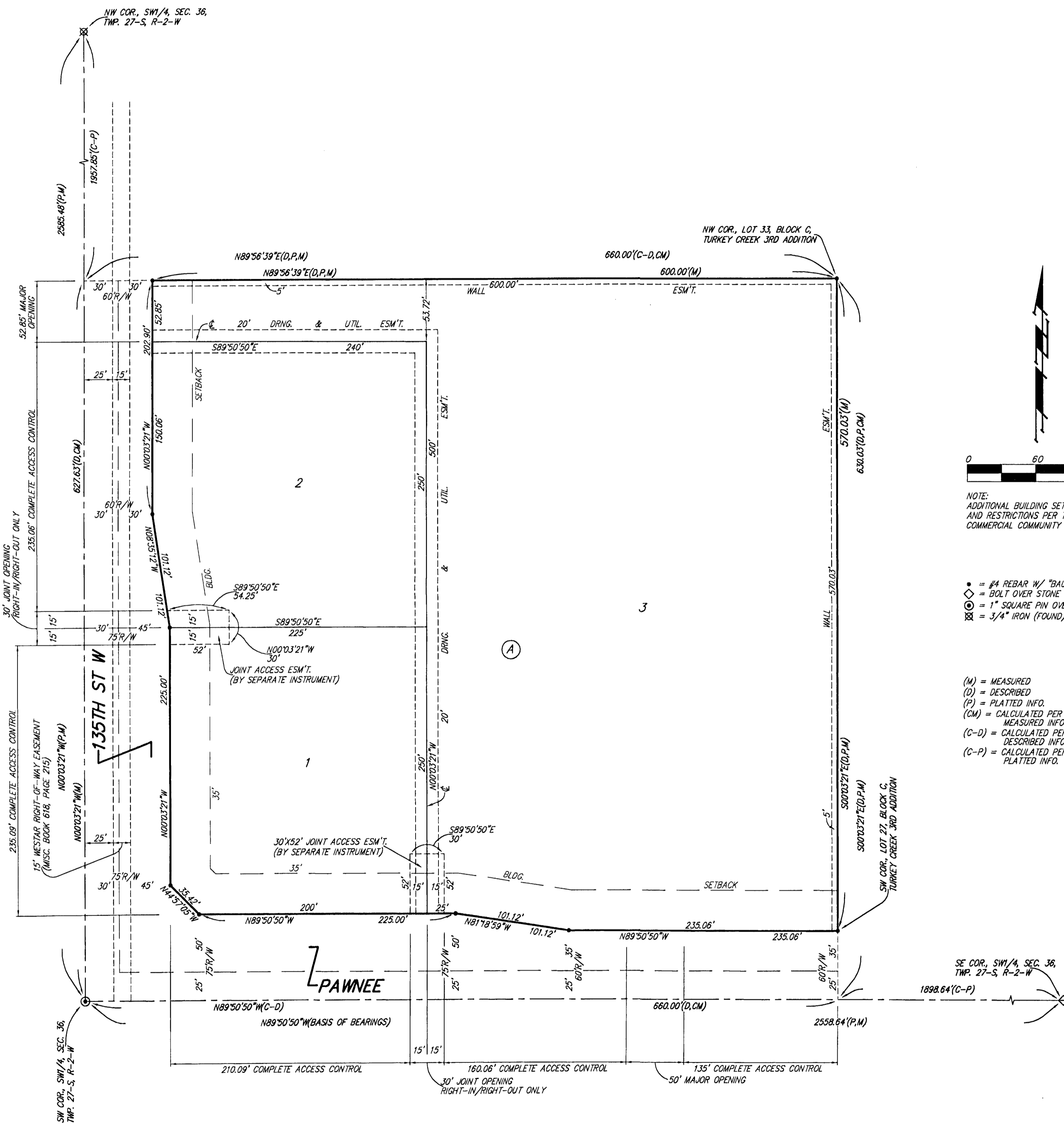
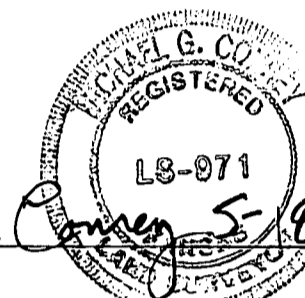
_____, Deputy
Tonya Buckingham

State of Kansas) SS We, Baughman Company, P.A., Surveyors in Sedgwick County) do hereby certify that we have surveyed and platted "TURKEY CREEK COMMERCIAL ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows: Beginning at the SW corner of the SW 1/4 of Sec. 36, Twp. 27-S, R-2-W of the 6th P.M., Sedgwick County, Kansas; thence N00°03'21"W along the west line of said SW 1/4, 627.63 feet; thence N89°56'39"E perpendicular to the west line of said SW 1/4, 249.20 feet to the SW corner of Lot 54, Block C, Turkey Creek 3rd Addition, Wichita, Sedgwick County, Kansas; thence continuing N89°56'39"E along the south line of said Lot 54 and Lot 53 in said Block C, 410.80 feet to the NW corner of Lot 33 in said Block C; thence S00°03'21"E along a line of said Block C, and as extended southerly, 630.03 feet to a point on the south line of said SW 1/4; thence N89°50'50"W along the south line of said SW 1/4, 660.00 feet to the point of beginning, subject to road rights-of-way of record.

Existing public easements and dedications being vacated by virtue of K.S.A. 12-512(b).

Baughman Company, P.A.

Michael D. Conrey, Surveyor
Michael S. Conrey



NOTE:
ADDITIONAL BUILDING SETBACK REQUIREMENTS AND RESTRICTIONS PER TURKEY CREEK COMMERCIAL COMMUNITY UNIT PLAN DP-31A.

- = #4 REBAR W/ "BAUGHMAN" CAP (SET)
- ◊ = BOLT OVER STONE (FOUND)
- ⊗ = 1" SQUARE PIN OVER STONE (FOUND)
- ⊗ = 3/4" IRON (FOUND)

- (M) = MEASURED
- (D) = DESCRIBED
- (P) = PLATTED INFO.
- (CM) = CALCULATED PER MEASURED INFO.
- (C-D) = CALCULATED PER DESCRIBED INFO.
- (C-P) = CALCULATED PER PLATTED INFO.

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, a Block, and Streets, to be known as "TURKEY CREEK COMMERCIAL ADDITION", Wichita, Sedgwick County, Kansas. The drainage and utility easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. The wall easements are hereby granted as indicated for the construction and maintenance of a private screening wall and utility main lines and service lines shall be allowed to cross these easements. Access controls shall be as depicted on the face of the plat and are hereby granted to the City of Wichita, Kansas. The permitted opening locations shall be as determined by the City Engineer of the City of Wichita, Kansas.

John E. Dugan Family Partnership, L.P.,
a Kansas limited partnership

John E. Dugan, Manager
John E. Dugan, Trustee of the
John E. Dugan Revocable Trust #1

State of Kansas) SS The foregoing instrument acknowledged before me, this 8th day of July, 2009, by John E. Dugan, Trustee of the John E. Revocable Trust #1, Manager of the John E. Dugan Family Partnership, L.P., a Kansas limited partnership, on behalf of the limited partnership.

JUDITH M. TERHUNE
Notary Public - State of Kansas
My App. Expires 11-9-09

Judith M. Terhune, Notary Public
JUDITH M. TERHUNE

My App't. Exp. 11-9-09

NOTE:
A drainage plan has been developed for this subdivision and is on file with the City of Wichita, Kansas. Drainage intent shall remain as depicted or as modified with the approval of the City Engineer of the City of Wichita, Kansas. No obstructions which impede the flow of this drainage plan shall be allowed.

Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P:315.632.7371 F:315.632.0149
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE