

FINAL PLAT
KRUG SOUTH ADDITION
AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

CERTIFICATE OF SURVEY

I, Gregory J. Allison, a registered land surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "KRUG SOUTH ADDITION", an addition to Wichita, Sedgwick County, Kansas, into Lots, Blocks, and Streets, the same being accurately set forth in the accompanying plat and described herein:

A tract of land lying within a portion of the Northeast Quarter of Section 11, Township 27 South, Range 2 East of the Sixth Principal Meridian, Wichita, Sedgwick County, Kansas; said tract being more particularly described as follows:
 COMMENCING at the northeast corner of said Northeast Quarter; thence along the east line of said Northeast Quarter, on a Kansas coordinate system 1983 south zone bearing of S00°53'20"E, a distance of 850.00 feet to the POINT OF BEGINNING; thence continuing along said east line S00°53'20"E, 1811.32 feet to the southeast corner of said Northeast Quarter; thence along the south line of said Northeast Quarter S88°38'21"W, 2643.28 feet to the southwest corner of said Northeast Quarter, being coincident with the southeast corner of Reed's Cove Addition, an addition to Wichita, Sedgwick County, Kansas; thence along the west line of said Northeast Quarter being coincident with the east line of said addition, N00°57'48"W, 665.72 feet to a southerly corner of Reed's Cove 3rd Addition, Wichita, Sedgwick County, Kansas; thence along a southerly and easterly lines of said addition through the following seven courses, S77°36'40"E, 149.24 feet; thence N73°29'13"E, 269.96 feet; thence N39°30'04"E, 1100.06 feet; thence N50°29'57"W, 150.00 feet; thence N00°59'12"W, 309.98 feet; thence S88°37'36"W, 75.00 feet; thence N00°57'58"W, 720.00 feet to a point on the north line of said Northeast Quarter; thence along said North line N88°37'33"E, 663.11 feet; thence S01°22'27"E, 60.00 feet; thence S53°47'38"W, 122.55 feet; thence S00°53'20"E, 720.00 feet; thence N88°37'33"E, 1153.19 feet to the POINT OF BEGINNING.

All reserves, streets, utility easements, building setbacks, access control, together with; a Right-Of-Way Agreement, recorded in Book Misc. 308, Page 329; together with; an Easement for roadway, recorded in Film 1970, Page 228, within the above described property are hereby vacated and replatted by virtue of K.S.A. 12-512(b).

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this ___ day of _____, 2007.

Gregory J. Allison, PE, LS #1257
 MKEC Engineering Consultants, Inc.
 411 North Webb Road
 Wichita, Kansas 67206

Know all men by these presents that we the undersigned property owners of the land above set forth in the Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into Lots, Blocks, and Streets the same to be known as "KRUG SOUTH ADDITION," an addition to Wichita, Sedgwick County, Kansas.

Easements for the construction and maintenance of public utilities and drainage, as indicated on the accompanying plat are hereby granted to the public. The 5' Wall Easement along east line of the addition, as shown, is hereby platted for the construction and maintenance of a private wall. Utilities may cross the wall easement.

The streets are hereby dedicated to and for the use of the public.

All abutters right to access to or from E. 143rd Street over and across the east line of "KRUG SOUTH ADDITION," are hereby granted to the appropriate governing body, as indicated hereon. All abutters right to access to or from 21st Street N. over and across the north line of "KRUG SOUTH ADDITION," are hereby granted to the appropriate governing body, as indicated hereon.

A drainage plan has been developed for this plat. All drainage easements, rights-of-way, and reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of storm water.

Lots 26-29 inclusive, Block 1; Lots 11, 12; 27-41 inclusive; Lots 52-66 inclusive; 68-72 inclusive, Block 2, are required to adhere to the minimum pad elevation as shown on the "Minimum Pad Elevations".

Reserves "A", "B", "C", "D", "E", "F", "G", "H", "I", "J", "K", "L" and "M" are platted for utilities confined by easements, berms, monuments, landscaping, irrigation, and open space. Reserves "B" and "C" are also platted for drainage and sidewalks. Reserve "D" and "E" are also platted for a flood control, drainage, and sidewalks. Reserve "A" is also platted for a private community pool, a club house, and a tot-lot. The Reserves shall be owned and maintained by a homeowner's association and are reserved for uses stated. Drainage Reserves 52, 53, 54, 55, 56, 58, 59, 60, 61, 62, 63, 64, and 65, are platted for drainage, irrigation, open space, landscaping, and flood purposes; all of which shall be owned and maintained by the owners of the adjoining corresponding lot number, provided that no fill be placed within said Drainage Reserves, change of grade, creation of a channel or any other earth moving work thereon be carried out without the permission of the City Engineer.

Reserves "D" and "E" are also platted for flood control, as delineated, and shall be the responsibility of the undersigned or homeowner's association until such time as the appropriate governing body exercising jurisdiction elects to assume the responsibility for the maintenance and improvements of the drainage, provided further, that no structure shall be constructed on or within said flood control area as indicated, nor shall any fill, change of grade, creation of a channel or any other work on be carried out without the permission of the City Engineer.

OWNER'S CERTIFICATE

RITCHIE DEVELOPMENT CORPORATION
 and
 RITCHIE ASSOCIATES INC.

_____, President
 Kevin M. Mullen, President

STATE OF KANSAS, SEDGWICK COUNTY) ss:

This instrument was acknowledged before me on this ___ day of _____, 2007, Kevin M. Mullen, President, Ritchie Development Corporation and Ritchie Associates Inc.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last above written.

_____, Notary Public
 My Term Expires: _____

MORTGAGE CERTIFICATE

We, INTRUST Bank, N.A. holders of a mortgage on the above described property, do hereby consent to the plat of "KRUG SOUTH ADDITION."

INTRUST Bank, N.A.

_____, Executive Vice President
 Gary D. Schmitt, Executive Vice President

This instrument was acknowledged before me on this ___ day of _____, 2007, by Gary D. Schmitt, Executive Vice President, INTRUST Bank, N.A.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last above written.

_____, Notary Public
 My Term Expires: _____

PLANNING COMMISSION CERTIFICATE

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

Dated this ___ day of _____, 2007

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

_____, Chair
 Darrell A. Downing, Chair

Attest:
 _____, Secretary
 John L. Schlegel, Secretary

GOVERNING BODY CERTIFICATE

The dedications shown on this plat are hereby accepted and this plat is hereby approved by the governing body of the City of Wichita, Kansas.

Dated this ___ day of _____, 2007

At the direction of the City Council.

_____, Mayor
 Carlos Mayans, Mayor

Attest:
 _____, City Clerk
 Karen Sublett, City Clerk

TRANSFER RECORD

STATE OF KANSAS, SEDGWICK COUNTY) ss:

Entered on transfer record this ___ day of _____, 2007

_____, County Clerk
 Don Brace, County Clerk

REGISTER OF DEEDS CERTIFICATE

This is to certify that this instrument was filed for record in the Register of Deeds office this ___ day of _____, 2007, at _____ o'clock ___M; and is duly recorded.

_____, Register of Deeds
 Bill Meek, Register of Deeds

Attest:
 _____, Deputy
 Tonya E. Buckingham, Deputy

COUNTY SURVEYOR

Reviewed in accordance with K.S.A. 58-2005 on this ___ day of _____, 2007.

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