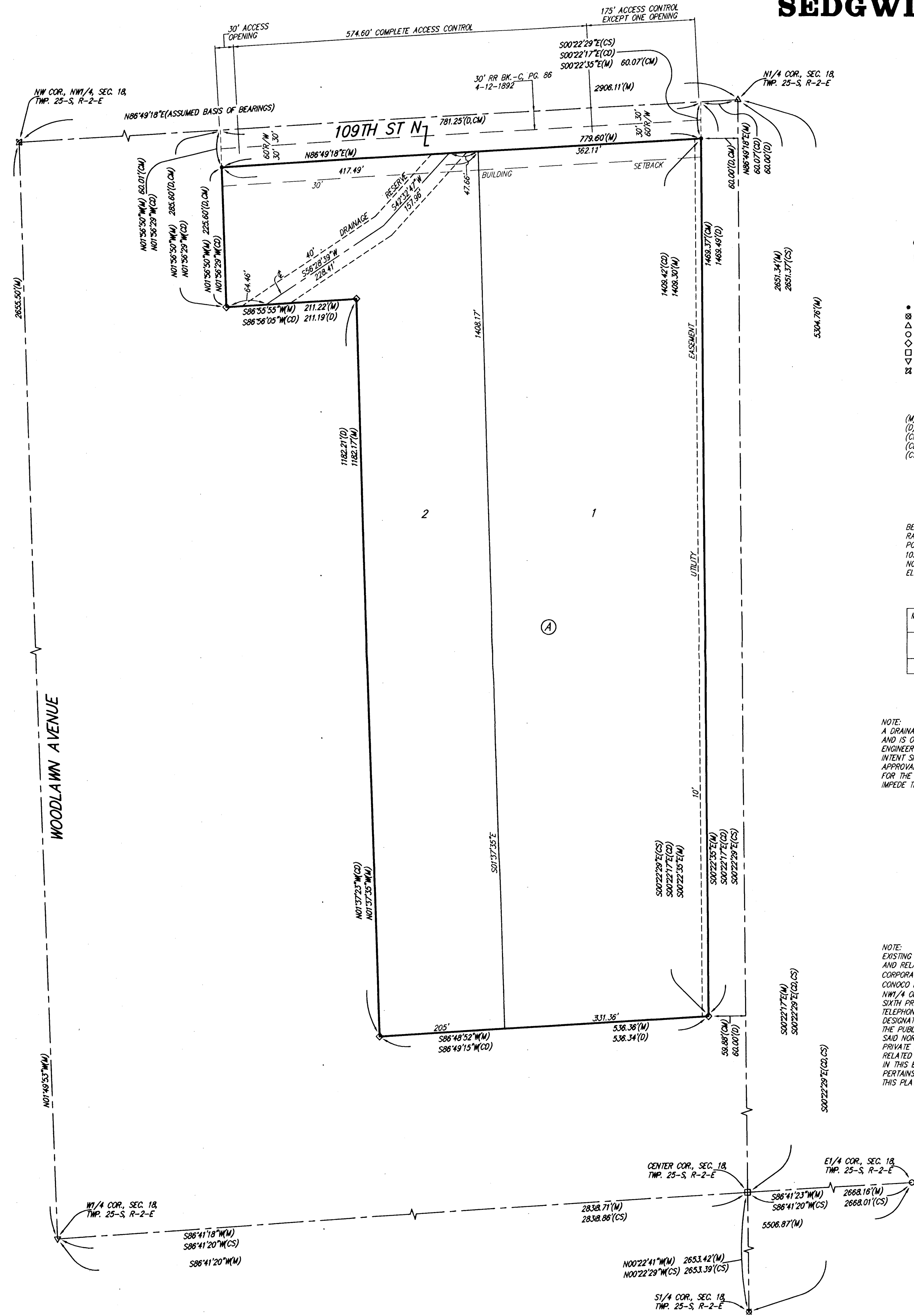


COWEL ADDITION

SEDGWICK COUNTY, KANSAS

PW-ENGINEERING 1-71
 Kim Pelton
 FOR YOUR FILES

FINAL TRACING RECD 2-6-13



- = #4 REBAR W/ "BAUGHMAN" CAP (SET)
 - △ = #5 REBAR (FOUND)(ORIGIN UNKNOWN)
 - △ = 1-1/4" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
 - = 1/2" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
 - = #5 REBAR W/ "ACLS" CAP (FOUND)
 - = #4 REBAR (FOUND)(ORIGIN UNKNOWN)
 - = #6 REBAR (FOUND)(ORIGIN UNKNOWN)
 - ⊠ = 3/4" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
- (M) = MEASURED
 (D) = DESCRIBED
 (CM) = CALCULATED PER MEASURED INFO.
 (CD) = CALCULATED PER DESCRIBED INFO.
 (CS) = CALCULATED PER SECTION MEASUREMENT

BENCHMARK:
 RAILROAD SPIKE IN SOUTH FACE OF
 POWER POLE, NORTH SIDE OF 109TH ST N,
 103.8' EAST AND 82.3' NORTH OF THE
 NORTHWEST CORNER OF LOT 2, BLOCK A.
 ELEV. = 1442.36 NAVD88

LOT	BLOCK	ELEVATION
		NAVD88
2	A	1438.0

NOTE:
 A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THIS SUBDIVISION
 AND IS ON FILE WITH THE SEDGWICK COUNTY ENGINEER OR THE
 ENGINEER FOR THE APPROPRIATE GOVERNING BODY. DRAINAGE
 INTENT SHALL REMAIN AS DEPICTED OR AS MODIFIED WITH THE
 APPROVAL OF THE SEDGWICK COUNTY ENGINEER OR THE ENGINEER
 FOR THE APPROPRIATE GOVERNING BODY. NO OBSTRUCTIONS WHICH
 IMPIDE THE FLOW OF THIS DRAINAGE PLAN SHALL BE ALLOWED.

NOTE:
 EXISTING BLANKET EASEMENT FOR TELEPHONE AND TELEGRAPH LINES
 AND RELATED APPURTENANCES IN FAVOR OF SHELL PIPE LINE
 CORPORATION, (MISC. BOOK 92, PAGE 63), AND LAST ASSIGNED TO
 CONVOCO PIPE LINE COMPANY, (FILM 1684, PAGE 308), AFFECTS THE
 NW/4 OF SECTION 18, TOWNSHIP 25 SOUTH, RANGE 2 EAST OF THE
 SIXTH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS. SAID
 TELEPHONE AND TELEGRAPH LINES AND RELATED APPURTENANCES ARE
 DESIGNATED TO RUN ALONG, UNDER, AND UPON THE SOUTH SIDE OF
 THE PUBLIC ROAD AND PARALLEL WITH THE NORTH PROPERTY LINE OF
 SAID NORTHWEST QUARTER, INCLUDING A GUY WIRE AND ANCHOR ON
 PRIVATE PROPERTY. NO TELEPHONE AND TELEGRAPH LINES AND
 RELATED APPURTENANCES, NOR A GUY WIRE OR ANCHOR, AS DESCRIBED
 IN THIS EASEMENT ARE PRESENT IN THE LOCATION DESIGNATED AS IT
 PERTAINS TO THAT PART OF SAID NORTHWEST QUARTER CONTAINED IN
 THIS PLAT AS OF THIS 21ST DAY OF JANUARY, 2013.

State of Kansas) SS We, Baughman Company, P.A., Surveyors in
 Sedgwick County) aforesaid county and state do hereby certify that we have surveyed and
 plotted "COWEL ADDITION", Sedgwick County, Kansas and that the
 accompanying plat is a true and correct exhibit of the property surveyed,
 described as follows: Beginning at a point on the north line of the
 Northwest Quarter of Section 18, Township 25 South, Range 2 East of the
 6th P.M., Sedgwick County, Kansas, said point being 60 feet west of the
 northeast corner of said Northwest Quarter; thence south on an assumed
 bearing of S00°00'00"E parallel to and 60 feet west of the east line of
 said Northwest Quarter, a distance of 1469.49 feet; thence S87°11'32"W,
 536.34 feet; thence N01°15'06"W, 1182.21 feet; thence S87°18'22"W, 211.19
 feet; thence N01°34'12"W, 285.60 feet to a point on the north line of said
 Northwest Quarter; thence N87°11'32"E, 781.25 feet to the point of
 beginning.
 Existing public easements and dedications
 being vacated by virtue of K.S.A. 12-512b, as amended.
 Baughman Company, P.A.

Michael G. Conrey, Surveyor
 19-2013

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 a Street, to be known as "COWEL
 ADDITION", Sedgwick County, Kansas. The utility easement is hereby
 granted as indicated for the construction and maintenance of all public
 utilities. The drainage reserve is hereby reserved for drainage purposes
 and shall be the responsibility of the owner of Lot 2, Block A, until such
 time as the appropriate governing body elects to assume the responsibility
 for maintenance and improvements to the drainage. No buildings shall be
 constructed or placed on or within said drainage reserve, nor shall any fill,
 change of grade, creation of channel, or any other work be carried on
 without the permission of the Engineer for said appropriate governing body.
 The street is hereby dedicated to and for the use of the public. Access
 controls shall be as depicted on the face of the plat and are hereby
 granted to the appropriate governing body. The permitted opening
 locations shall be as determined by the Engineer for the appropriate
 governing body. The Minimum Building Pad Elevations for the lowest
 opening to the structures shall be as indicated on the face of the plat.

Steve Alan Cowel, Chris Lory-Cowel

State of Kansas) SS The foregoing instrument acknowledged before
 Sedgwick County) me, this 31st day of JANUARY, 2013, by Steve Alan Cowel and
 Chris Lory-Cowel, husband and wife.

JUDITH M. TERHUNE, Notary Public
 My App't. Exp. 11-1-13

We, the undersigned holders of a mortgage on the
 above described property, do hereby consent to this plat of "COWEL
 ADDITION", Sedgwick County, Kansas.

Home Bank & Trust Company
 Ben Detwiler, AVP

State of Kansas) SS The foregoing instrument acknowledged before
 Sedgwick County) me, this 4th day of February, 2013, by Ben Detwiler,
 AVP of Home Bank & Trust Company, on behalf of the bank.

PATRICIA L. WISE, Notary Public
 My App't. Exp. 4-20-16

This plat of "COWEL ADDITION", Sedgwick
 County, Kansas has been submitted to and approved by the
 Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita,
 Kansas.
 Dated this _____ day of _____, 2013.
 Wichita-Sedgwick County Metropolitan Area Planning Commission

David Dennis, Chair
 John L. Schlegel, Secretary

This plat approved and all dedications
 shown hereon accepted by the Board of Commissioners of
 Sedgwick County, Kansas, this _____ day of _____, 2013.

James B. Skelton, Chairman
 Kelly B. Arnold, County Clerk

Reviewed in accordance with K.S.A. 58-2005
 on this _____ day of _____, 2013.

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

Entered on transfer record this _____ day
 of _____, 2013.
 Kelly B. Arnold, County Clerk

State of Kansas) SS This is to certify that this plat has been
 Sedgwick County) filed for record in the office of the Register of Deeds, this _____ day
 of _____, 2013 at _____ o'clock _____ M; and is duly recorded.

Bill Meek, Register of Deeds

Tonya Buckingham, Deputy

Baughman Company, P.A.
 315 Ella St. Wichita, KS 67211 P 316-262-7271 F 316-262-0149
 ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE
 E:\PROJECTS\COWEL ADDITION_12.11.13\PLAT DRAWINGS\COWEL F.DWG\MCC