

FINAL TRACING REC'D 2.03.17

RACETRACK ADDITION

Wichita, Sedgwick County, Kansas



PW-ENGINEERING 1-71
Arcati Kovas
FOR YOUR FILES

State of Kansas)
SS
Sedgwick County)

We, Ruggles & Bohm, P.A., Land Surveyors in aforesaid county and state, do hereby certify that, under the supervision of the undersigned, we have surveyed and platted "RACETRACK ADDITION", Wichita, Sedgwick County, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows:

Beginning 429 feet East of the Southwest corner of the Southwest Quarter of Section 20, Township 28 South, Range 1 East of the 6th P.M., Sedgwick County, Kansas; thence North 410 feet; thence East 285 feet; thence South 410 feet; thence West 285 feet to the point of beginning, EXCEPT the East 30 feet and South 50 feet thereof for street.

All public easements and dedications are hereby vacated by virtue of K.S.A. 12-512b, as amended.

Ruggles & Bohm, P.A.
Land Surveyor
William K. Clevenger
KANSAS LAND SURVEYOR
2/1/17

Know all men by these presents that we, the undersigned, have caused the land described in the surveyor's certificate to be platted into Lots and a Block, to be known as "RACETRACK ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. No signs, light poles, private drainage systems, masonry trash enclosures or other structures shall be located within public utility easements. The drainage easements are hereby granted to the public as indicated for drainage purposes. The drainage and utility easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. Access Controls as indicated are hereby granted to the appropriate governing body. A drainage plan has been developed for this plat and all drainage easements, rights of way, or reserves shall remain at established grades, or as modified with the approval of the City Engineer, and unobstructed to allow for the conveyance of stormwater.

Nett Development Co, Inc.
President
Ryan Nett

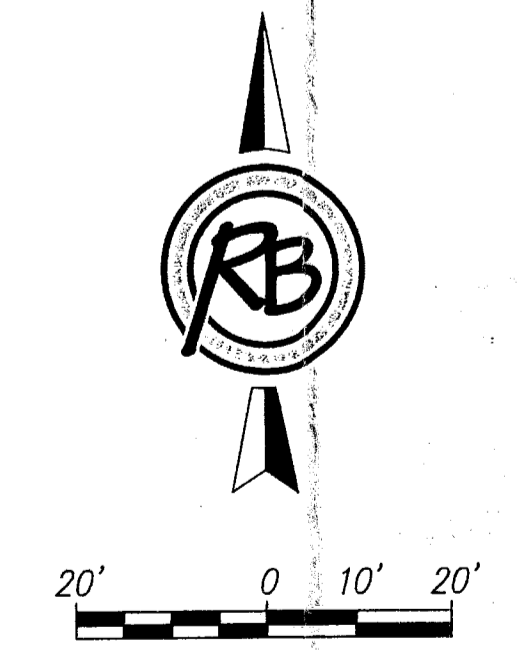
State of Kansas)
SS
Sedgwick County)

The foregoing instrument acknowledged before me, this 1st day of February, 2017, by Ryan Nett, President, on behalf of Nett Development Co, Inc.
Notary Public
Sandra L. Bohm

My appointment expires Oct. 30, 2019.

PARCEL	SQ. FT.
LOT 1, BLOCK 1	5,993.9
LOT 2, BLOCK 1	6,660.0
LOT 3, BLOCK 1	6,660.0
LOT 4, BLOCK 1	6,660.0
LOT 5, BLOCK 1	6,660.0
LOT 6, BLOCK 1	7,326.0
LOT 7, BLOCK 1	51,838.8

SANDRAL BOHM
NOTARY PUBLIC
STATE OF KANSAS
My Appl. Exp. 10-30-19



BENCHMARK: CHISELED SQUARE WITH DIOPTER ON THE TOP OF CURB AT THE SOUTH CURB RETURN AT THE SOUTHWEST CORNER OF HANDLEY AVE. AND 54TH STREET SOUTH.
ELEVATION = 1269.58 (NAVD88, G12A)
ON-SITE BENCHMARK: CHISELED SQUARE ON THE TOP OF CONCRETE AT THE SOUTHWEST CORNER OF HOUSE #1000 W 55TH ST. S.
ELEVATION = 1271.15 (NAVD88, G12A)
ON-SITE BENCHMARK: RAILROAD SPIKE IN SOUTH FACE OF 3RD POWER POLE WEST OF HANDLEY ON THE NORTH SIDE OF 55TH STREET SOUTH.
ELEVATION = 1270.91 (NAVD88, G12A)

- SURVEY MARKER LEGEND
- 3/4" IRON PIPE (FOUND - ORIGIN UNKNOWN)
 - 1" IRON PIPE (FOUND - ORIGIN UNKNOWN)
 - 3/4" IRON PIPE IN THIMBLE (FOUND - ORIGIN UNKNOWN)
 - 1/2" IRON PIPE IN THIMBLE (FOUND - ORIGIN UNKNOWN)
 - 5/8" REBAR W/RUGGLES & BOHM CAP (SET)

"RACETRACK 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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission
Chair
David W. Foster
Secretary
Dale Miller

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this ___ day of _____, 2017.

At the Direction of the City Council
Mayor
Jeff Longwell
City Clerk
Karen Sublett

Reviewed in accordance with K.S.A. 58-2005 on this ___ day of _____, 2017.
Deputy County Surveyor
Sedgwick County Kansas
Tricia L. Robello, LS #1246

Entered on transfer record this ___ day of _____, 2017.
County Clerk
Kelly B. Arnold

State of Kansas)
SS
Sedgwick County)

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this ___ day of _____, 2017, at ___ o'clock ___ M, and is duly recorded.

Register of Deeds
Tonya Buckingham
Deputy
Judy J. Paget

RUGGLES & BOHM
ENGINEERING | SURVEYING | LANDSCAPE ARCHITECTURE | GOVERNMENT
524 NORTH MAIN WICHITA, KANSAS 67203 P (316) 264-8008 F (316) 264-4621
WWW.RBKANSAS.COM

DWG FILE: SURVEY BASE
PROJECT NO: 47422
FEBRUARY 1, 2017