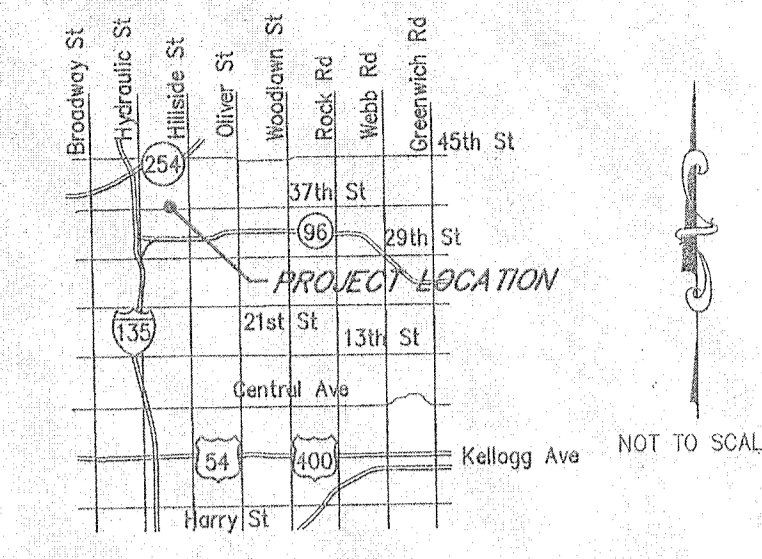
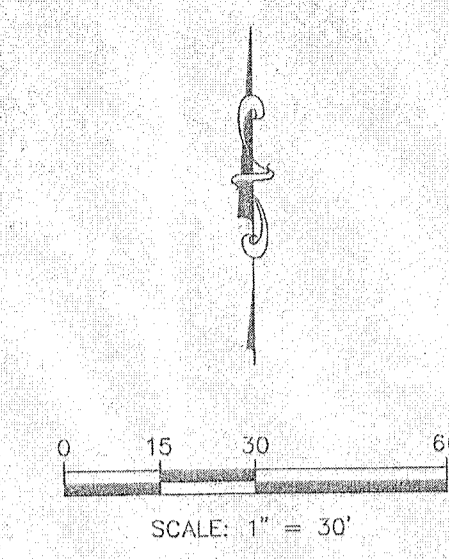


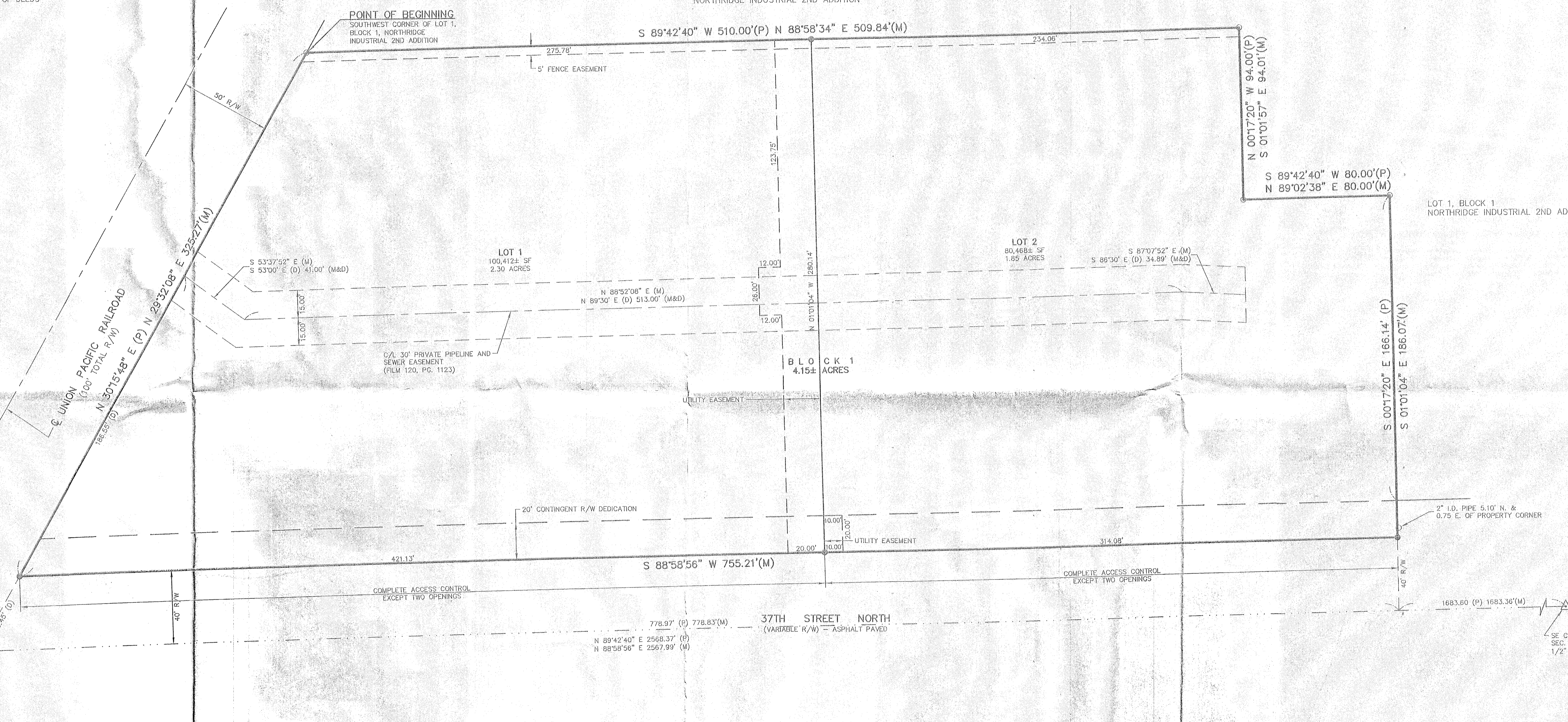
PLAT OF
RUDD SECOND ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS
 A TRACT IN THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 26 SOUTH,
 RANGE 1 EAST OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS



LOCATION MAP
 WICHITA, KS

- LEGEND**
- △ SECTION CORNER FOUND, ORIGIN UNKNOWN UNLESS OTHERWISE NOTED
 - 1/2" REBAR W/POE & ASSOCIATES LS 166 FOUND, UNLESS OTHERWISE NOTED
 - 1/2" X 24" REBAR W/KVE CLS 20 CAP SET
 - (P) PLATTED (PER NORTHRIDGE INDUSTRIAL 2ND ADDITION FILED AS PC 197-9)
 - (D) DESCRIBED (PER SPECIAL WARRANTY DEED FILED AS DOC#/FLM-PC 01201123 WITH SEDGWICK COUNTY REGISTER OF DEEDS)
 - (M) MEASURED
 - LINE NOT DRAWN TO SCALE



BENCHMARKS:
 SBM#60
 SQUARE CUT ON MEDIAN CURB & CENTERLINE OF POPULAR 54' S. OF CENTERLINE OF 37TH STREET N.
 ELEV: 1351.53 (NAVD88)

BM#61
 CITY OF WICHITA DISC, 2.5' W. OF EAST END OF NORTH HUBGUARD OF 3-RCB UNDER 37TH ST. WEST OF CENTERLINE OF HILLSIDE.
 ELEV: 1345.74 (NAVD88)

FLOOD NOTE
 SUBJECT PROPERTY IS IN ZONE "X", AREA OF MINIMAL FLOOD HAZARD ACCORDING TO FLOOD INSURANCE RATE MAP FOR WICHITA, KANSAS AND COMMUNITY PANEL NO. 2013 C 0218 G, WITH AN EFFECTIVE DATE OF 12/12/2016.

ZONING
 SUBJECT PROPERTY AND ADJACENT PROPERTY ARE ZONED (LI) LIMITED INDUSTRIAL DISTRICT.
 ANY ZONING REQUIREMENTS SHOULD BE VERIFIED PRIOR TO ANY IMPROVEMENTS TO SUBJECT PROPERTY. CONTACT THE CITY OF WICHITA ZONING AND PLANNING DEPARTMENT.

OWNERS:
 A-L RUDD ENTERPRISES, LLC.
 2414 E. 37TH STREET N.
 WICHITA, KS. 67219

A-L ENTERPRISES
 2416 E. 37TH STREET N.
 WICHITA, KS. 67219

SURVEYOR:
 JASON R. LOADER
 KAW VALLEY ENGINEERING
 200 N. EMPORIA
 WICHITA, KS. 67202

CITY HALL - ENGINEERING
 MAIL STOP 1-71
 Araceli Rosas
 FOR YOUR FILES

ONE STEP FINAL PLAT OF
RUDD SECOND ADDITION
 WICHITA, SEDGWICK COUNTY, KANSAS
 A TRACT IN THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 26 SOUTH,
 RANGE 1 EAST OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS

KAW VALLEY ENGINEERING, INC.
 200 N. EMPORIA AVENUE
 WICHITA, KANSAS 67202
 PH. (316) 440-4304 | FAX (316) 440-4309
 wh@kveng.com | www.kveng.com

ONE STEP FINAL PLAT OF
RUDD SECOND ADDITION

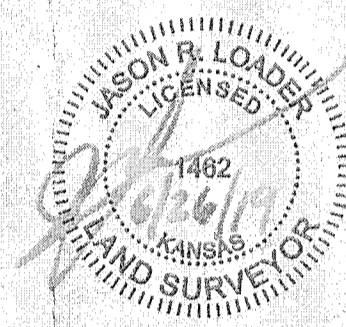
WICHITA, SEDGWICK COUNTY, KANSAS
 A TRACT IN THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 26 SOUTH,
 RANGE 1 EAST OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS

BASIS OF BEARINGS:

THE BASIS OF BEARING FOR THIS SURVEY IS A KANSAS STATE PLANE SOUTH ZONE GRID BEARING OF N88°58'56"E ON THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 26 SOUTH, RANGE 1 EAST OF THE 6TH P.M., WICHITA, SEDGWICK COUNTY, KANSAS. BASED ON SEDGWICK COUNTY MTRIP RTK NETWORK.

DESCRIPTION:

A TRACT IN THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 26 SOUTH, RANGE 1 EAST OF THE 6TH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE SOUTHWEST CORNER OF LOT 1, BLOCK 1, NORTHRIERGE INDUSTRIAL SECOND ADDITION THENCE ALONG THE SOUTH LOT LINE OF SAID LOT 1, BLOCK 1 WITH A BEARING OF N88°58'34"E 509.84 FEET; THENCE S01°01'57"E 94.01 FEET; THENCE N89°02'38"E 80.00 FEET; THENCE S01°01'04"E 186.07 FEET; THENCE S88°58'56"W 756.21 FEET; THENCE N29°32'08"E 325.27 FEET ALONG THE SOUTHERLY RIGHT OF WAY OF UNION PACIFIC RAILROAD TO THE POINT OF BEGINNING.
 CONTAINS 4.15 ACRES, MORE OR LESS.



JASON R. LOADER
 KANSAS P.L.S. NO. 1462
 loader@kveng.com

OWNER'S CERTIFICATE

STATE OF KANSAS } SS
 COUNTY OF SEDGWICK }

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 AND TO BE KNOWN AS "RUDD SECOND ADDITION," WICHITA, SEDGWICK COUNTY, KANSAS.

NO SIGNS, LIGHT POLES, PRIVATE DRAINAGE SYSTEMS, MASONRY FENCES, MASONRY TRASH ENCLOSURES OR OTHER STRUCTURES SHALL BE LOCATED WITHIN PUBLIC UTILITY EASEMENTS UNLESS A USE OF EASEMENT PERMIT IS OBTAINED FROM THE CITY OF WICHITA PUBLIC WORKS & UTILITIES DEPARTMENT.

UTILITY EASEMENTS ARE HEREBY GRANTED AS INDICATED FOR THE CONSTRUCTION AND MAINTENANCE OF ALL PUBLIC UTILITIES. UTILITY EASEMENTS ARE HEREBY GRANTED FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITY AND SANITARY SEWER LINES.

THE CONTINGENT RIGHT-OF-WAY DEDICATION FOR PUBLIC USES SUCH AS STREETS, SIDEWALKS, DRAINAGE, OR UTILITIES, SHALL BECOME EFFECTIVE IF THE CITY ENGINEER OF THE CITY OF WICHITA DETERMINES A NEED FOR SUCH DEDICATION. THE COST FOR ANY RELOCATIONS, IF REQUIRED, WILL BE AT THE EXPENSE OF THE CITY.

FENCE EASEMENTS ARE HEREBY DEDICATED FOR THE PURPOSE CONSTRUCTING/MAINTAINING A FENCE ALONG THE NORTH LINE OF RUDD SECOND ADDITION.

A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THIS PLAT AND ALL RIGHTS-OF-WAY SHALL REMAIN AT ESTABLISHED GRADES, OR AS MODIFIED WITH THE APPROVAL OF THE CITY ENGINEER AND UNOBSTRUCTED TO ALLOW FOR THE CONVEYANCE OF STORMWATER.

THE PROPERTY IS WITHIN A ZONE IDENTIFIED BY THE CITY ENGINEER'S OFFICE AS LIKELY TO HAVE GROUNDWATER AT SOME OR ALL TIMES WITHIN TEN FEET OF THE GROUND SURFACE ELEVATION. BUILDING WITH SPECIALLY ENGINEERED FOUNDATIONS OR WITH THE LOWEST FLOOR OPENING ABOVE GROUNDWATER IS RECOMMENDED AND OWNERS SEEKING BUILDING PERMITS ON THIS PROPERTY WILL BE SIMILARLY ADVISED. MORE DETAILED INFORMATION ON RECORDED GROUNDWATER ELEVATIONS IN THE VICINITY OF THIS PROPERTY IS AVAILABLE IN THE CITY ENGINEER'S OFFICE.

FEMA FLOODPLAIN AND REGULATORY FLOODWAY BOUNDARIES ARE SUBJECT TO PERIODIC CHANGE AND SUCH CHANGE MAY AFFECT THE INTENDED LAND USE WITHIN THE SUBDIVISION.

ALL ACCESS CONTROLS ARE HEREBY DEDICATED TO THE CITY OF WICHITA.

[Signature]
 NAME: Darrell D. Swank
 TITLE: Manager
 A-L RUDD ENTERPRISES, LLC.

NAME:
 TITLE:
 A-L ENTERPRISES

NOTARY CERTIFICATE

STATE OF KANSAS } SS
 COUNTY OF SEDGWICK }

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, THIS 28 DAY OF June, 2019, BY Darrell D. Swank (PRINTED NAME), Manager, (TITLE) OF A-L RUDD ENTERPRISES, LLC.

Leri Bond, NOTARY PUBLIC

MY COMMISSION EXPIRES: 07-16-2022



NOTARY CERTIFICATE

STATE OF KANSAS } SS
 COUNTY OF SEDGWICK }

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, THIS ___ DAY OF ___ 20___ BY ___ (PRINTED NAME), ___ (TITLE) OF A-L ENTERPRISES.

_____, NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

PLANNING COMMISSION CERTIFICATE

STATE OF KANSAS } SS
 COUNTY OF SEDGWICK }

THIS PLAT OF "RUDD SECOND 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 ___, 20___.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION.

_____, CHAIR
 CINDY MILES

ATTEST: _____, SECRETARY
 DALE MILLER

GOVERNING BODY CERTIFICATE

STATE OF KANSAS } SS
 COUNTY OF SEDGWICK }

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON, IF ANY, ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS. THIS ___ DAY OF ___, 20___.

AT THE DIRECTION OF THE CITY COUNCIL

_____, MAYOR
 JEFF LONGWELL

ATTEST: _____, CITY CLERK
 KAREN SUBLETT

REGISTER OF DEEDS CERTIFICATE

STATE OF KANSAS } SS
 COUNTY OF SEDGWICK }

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE, AT ___ M. ON ___ DAY OF ___, 20___.

_____, REGISTER OF DEEDS
 TONYA E. BUCKINGHAM
 _____, DEPUTY
 KENLY ZEHRING

DEPUTY COUNTY SURVEYOR CERTIFICATE

THIS PLAT HAS BEEN REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS ___ DAY OF ___, 20___.

TRICIA L. ROBELLO, P.S. #1246
 DEPUTY COUNTY SURVEYOR
 SEDGWICK COUNTY, KS.

TRANSFER RECORD

ENTERED ON TRANSFER RECORD THIS ___ DAY OF ___ 20___

_____, COUNTY CLERK
 KELLY B. ARNOLD

ONE STEP FINAL PLAT OF
RUDD SECOND ADDITION
 WICHITA, SEDGWICK COUNTY, KANSAS
 A TRACT IN THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 26 SOUTH,
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