

LANGE 2ND ADDITION WICHITA, SEDGWICK COUNTY, KANSAS

This plat of "LANGE 2ND 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 _____, 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 City Council of the City of Wichita, Kansas, this _____ day of _____, 2013.

Carl Brewer, Mayor

Karen Sublett, City 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

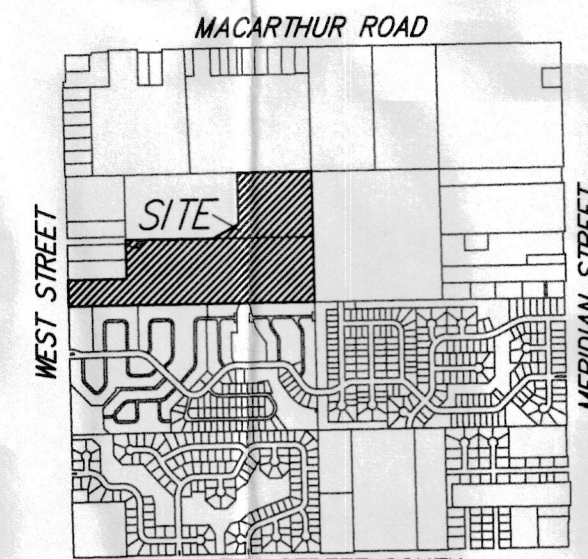
Tonya Buckingham, Deputy

We the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "LANGE 2ND ADDITION", Wichita, Sedgwick County, Kansas.

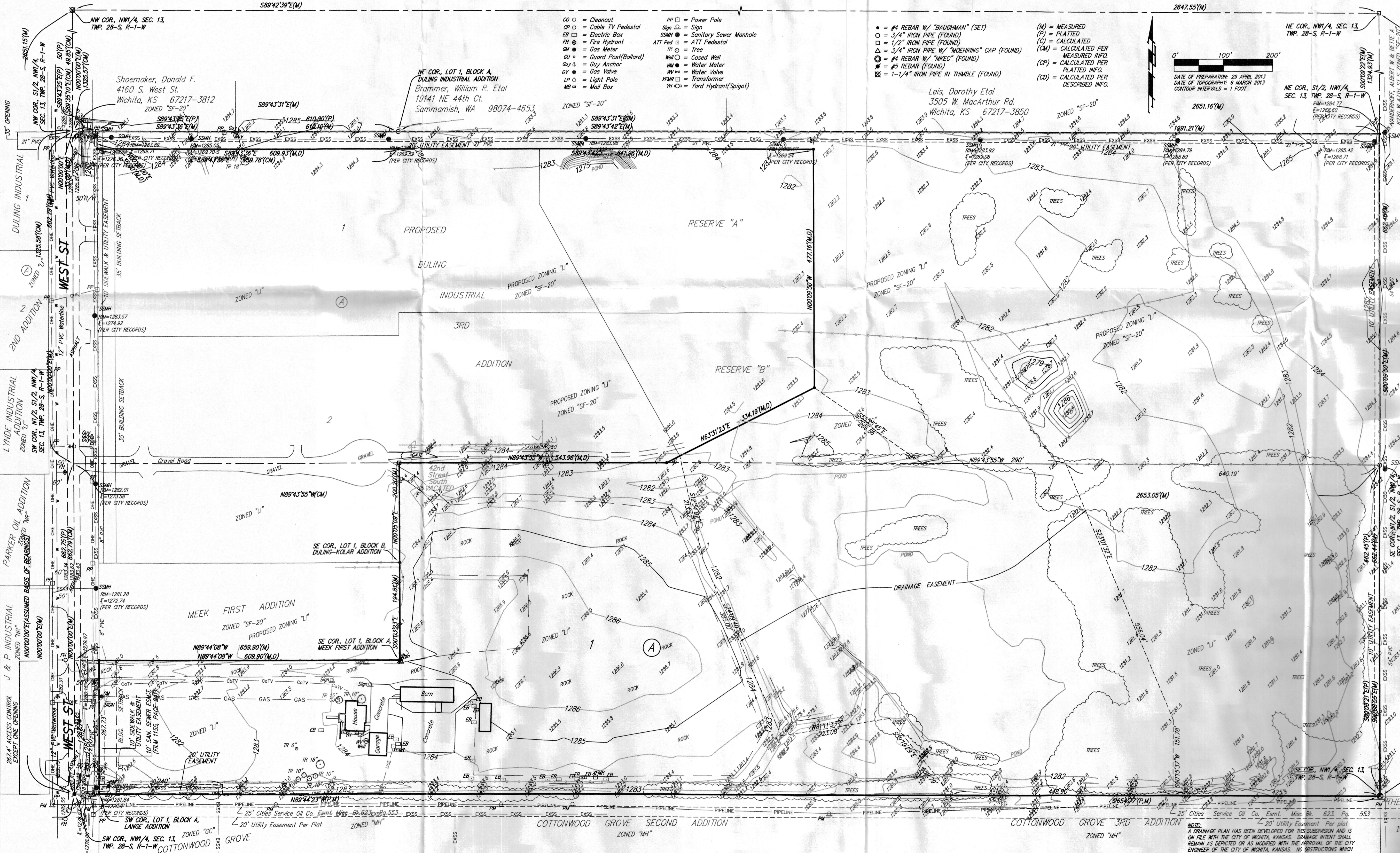
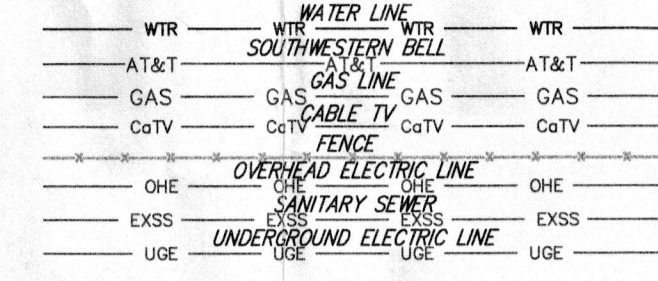
Kanza Bank

State of Kansas) SS The foregoing instrument acknowledged before me, this _____ day of _____, 2013, by _____ of Kanza Bank, on behalf of the bank.

My App't. Exp. _____



VICINITY MAP
SEC. 13, T28S, R1W



State of Kansas) Sedgwick County) We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "LANGE 2ND ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as all of Lot 1, Block A, Lange Addition, Wichita, Sedgwick County, Kansas, TOGETHER with that part of the North Half of the South Half of the Northwest Quarter of Section 13, Township 28 South, Range 1 West of the Sixth Principal Meridian, Sedgwick County, Kansas described as follows: Beginning at the southeast corner of the North Half of the South Half of said Northwest Quarter, said southeast corner also being the northeast corner of Lot 1, Block A, Lange Addition, Sedgwick County, Kansas; thence N89°43'56"W along the south line of the North Half of the South Half of said Northwest Quarter, and along the north line of said Lot 1, 1449.08 feet; thence N63°31'23"E, 334.19 feet; thence N00°09'50"W parallel with the east line of the North Half of the South Half of said Northwest Quarter, 512.16 feet to a point on the north line of the North Half of the South Half of said Northwest Quarter; thence S89°43'42"E along the north line of the North Half of the South Half of said Northwest Quarter, 1149.51 feet to the northeast corner of the North Half of the South Half of said Northwest Quarter; thence S00°09'50"E along the east line of the North Half of the South Half of said Northwest Quarter, 662.48 feet to the point of beginning, TOGETHER with the north 35.00 feet of Lot 1, Block A, Duling Industrial Addition, Sedgwick County, Kansas, TOGETHER with the north 35.00 feet of that part of the North Half of the South Half of the Northwest Quarter of Section 13, Township 28 South, Range 1 West of the Sixth Principal Meridian, Sedgwick County, Kansas described as follows: Commencing at the southeast corner of the North Half of the South Half of said Northwest Quarter, said southeast corner also being the northeast corner of Lot 1, Block A, Lange Addition, Wichita, Sedgwick County, Kansas; thence N89°43'56"W along the south line of the North Half of the South Half of said Northwest Quarter, and along the north line of said Lot 1, 1449.08 feet for a point of beginning; thence N63°31'23"E, 334.19 feet; thence N00°09'50"W parallel with the east line of the North Half of the South Half of said Northwest Quarter, 512.16 feet to a point on the north line of the North Half of the South Half of said Northwest Quarter, said point being 1149.51 feet westerly of the northeast corner of the North Half of the South Half of said Northwest Quarter; thence N89°43'42"E along the north line of the North Half of the South Half of said Northwest Quarter, 1149.51 feet to the northeast corner of Lot 1, Block A, in said Duling Industrial Addition; thence S00°09'50"E along the east line of Lot 1, Block A, in said Duling Industrial Addition, along the east line of Lot 1, Block A, Duling-Kolar Addition to Sedgwick County, Kansas, and along the east line of 42nd Street South as dedicated in said Duling-Kolar Addition, 662.48 feet to the intersection with the centerline of said 42nd Street South, said intersection being a point on the south line of the North Half of the South Half of said Northwest Quarter, said intersection also being the northwest corner of 42nd Street South as dedicated in said Lange Addition; thence S89°43'56"E along the north line of 42nd Street South as dedicated in said Lange Addition, along the north line of Lot 1, Block A, in said Lange Addition, and along the south line of the North Half of the South Half of said Northwest Quarter, 544.02 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. Conroy, Surveyor

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into a Lot, and a Block, to be known as "LANGE 2ND ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The sidewalk and utility easement is hereby granted as indicated for the construction and maintenance of a public sidewalk and for the construction and maintenance of all public utilities. The drainage easements are hereby granted as indicated for drainage purposes. The streets are 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 City of Wichita, Kansas. The permitted opening locations shall be as determined by the City Engineer of the City of Wichita, Kansas. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

JBL, Inc., a Kansas corporation
Jeff M. Lange, President

State of Kansas) SS The foregoing instrument acknowledged before me, this _____ day of _____, 2013, by Jeff M. Lange, President of JBL, Inc., a Kansas corporation, on behalf of the corporation.

My App't. Exp. _____
Notary Public

NOTE: ADDITIONAL BUILDING SETBACKS ALONG THE SOUTH PROPERTY LINE PER PROTECTIVE OVERLAY #198.

LOT	BLOCK	ELEVATION
1	A	1284.7

BENCHMARK: CITY OF WICHITA BENCHMARK DISC. 50.70' E. OF E. OF WEST ST. 53.49' ENE OF THE SW COR. NW 1/4, SEC. 13, TWP. 28-S, R-1-W ON THE NW CORNER OF A CONCRETE SLAB FOR A SANITARY SEWER LIFT STATION. ELEV. = 1282.52 NAVD88

LANGE 2ND ADDITION
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Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P 316-262-7171 F 316-262-0149
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