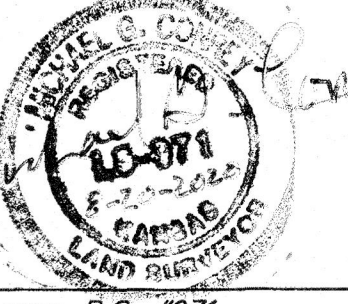


State of Kansas) SS We, Baughman Company, P.A., Sedgwick County) Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "NRD ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as the East 1717.18 feet of the South Half of the Southwest Quarter of Section 1, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas, subject to road rights-of-way of record.

Existing public easements, building setback lines, dedications, and access controls, if any, being vacated by virtue of K.S.A. 12-512b, as amended.

Baughman Company, P.A.



Michael G. Conroy, P.S. #971, Surveyor

Know all men by these presents that we, the undersigned owners, have caused the land in the surveyors certificate to be platted into Lots, Blocks, Streets, and Reserves, to be known as "NRD ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted to the public as indicated for the construction and maintenance of all public utilities. The drainage easements are hereby granted to the public as indicated for drainage purposes. The drainage and utility easements are hereby granted to the public as indicated for drainage purposes and for the construction and maintenance of all public utilities. The street, drainage, and utility easements are hereby granted to the public as indicated for street purposes, for drainage purposes, and for the construction and maintenance of all public utilities. No private drainage systems shall be located within public drainage easements unless a Residential Drainage Relief Permit is obtained from the City of Wichita Public Works & Utilities Department. The wall easement is hereby granted as indicated for the construction and maintenance of private screening walls and utility main lines and service lines shall be allowed to cross this easement. The contingent dedication for public uses, such as streets, sidewalks, drainage, or utilities, shall become effective if the adjacent subdivision is zoned Single-Family Residential (SF-5) or Two-Family Residential (TF-3) and the City Engineer of the City of Wichita determines a need for such dedication. The costs of constructing said improvements are to be borne by the person(s) or agency that owns said adjacent subdivision. The streets are hereby dedicated to and for the use of the public. No obstructions shall be constructed or placed within the street stubs providing future access to adjacent properties. Reserves "A" and "D" are hereby reserved for entry monuments, open space, landscaping, drainage purposes, streets, and utilities. Reserve "B" is hereby reserved for open space, landscaping, drainage purposes, screening walls, and utilities as confined to easements. Reserve "C" is hereby reserved for open space, landscaping, emergency access as confined to easement, and utilities as confined to easement. No fences or other obstructions shall be constructed or placed within said Reserve "C". Reserve "E" is hereby reserved for open space, lakes, berms, walking paths, sidewalks, landscaping, pipelines as confined to easement, drainage purposes, and utilities as confined to easements. Reserve "F" is hereby reserved for open space, landscaping, berms, walking paths, sidewalks, landscaping, gazebos, a swimming pool and related appurtenances, playgrounds, parking, pipelines as confined to easement, drainage purposes, and utilities as confined to easements. Reserve "G" is hereby reserved for open space, landscaping, berms, walking paths, sidewalks, pipelines as confined to easement, drainage purposes, and utilities as confined to easements. Reserve "H" is hereby reserved for open space, landscaping and drainage purposes. Reserve "I" is hereby reserved for open space, lakes, landscaping, entry monuments, signage, berms, walking paths, sidewalks, gazebos, playgrounds, parking, pipelines as confined to easement, drainage purposes, and utilities as confined to easements. Reserves "J" and "M" are hereby reserved for open space, landscaping, gazebos, streets and drainage purposes. Reserve "K" is hereby reserved for open space, landscaping, a contingent dedication for public uses over the west 58 feet of said Reserve "K", drainage purposes and utilities as confined to easements. No fences or other obstructions shall be constructed or placed within the contingent dedication for public uses within Reserve "K". Reserve "L" is hereby reserved for entry monuments, open space, landscaping, drainage purposes and utilities as confined to easements. Reserve "N" is hereby reserved for open space, landscaping, berms, pedestrian access, playgrounds, berms, walking paths, sidewalks, drainage purposes, and utilities as confined to easements. Reserve "O" is hereby reserved for entry monuments, open space, landscaping, drainage purposes, and utilities as confined to easements. Reserve "P" is hereby reserved for open space, landscaping, berms, walking paths, sidewalks, drainage purposes, and utilities as confined to easements. No fences or other obstructions shall be constructed or placed within said Reserve "P". Reserves "A", "B", "C", "D", "E", "F", "G", "H", "I", "J", "K", "L", "M", "N", "O", and "P" shall be owned and maintained by the homeowners association for the addition. Access controls shall be as depicted on the face of the plat and are hereby granted to 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.

NRD, LLC, a Kansas limited liability company

Nicholas A. Cowgill, Manager of 21 Management, LLC, a Kansas limited liability company

Operating Manager

Nicholas A. Cowgill, Manager of 21 Management, LLC, a Kansas limited liability company

Operating Manager

State of Kansas) SS The foregoing instrument acknowledged before me, this 21st day of August, 2020, by Nicholas A. Cowgill, Manager of 21 Management, LLC, a Kansas limited liability company, Operating Manager of NRD, LLC, a Kansas limited liability company, on behalf of the limited liability company.

Notary Public

LuNetta A. Sauber

My App't. Exp. 09-20-2022

LuNetta A. Sauber, Notary Public

State of Kansas) SS The foregoing instrument acknowledged before me, this 21st day of August, 2020, by Chad W. McDaniel, S.V.P. of Emprise Bank, on behalf of the bank.

Notary Public

LuNetta A. Sauber

My App't. Exp. 09-20-2022

LuNetta A. Sauber, Notary Public

State of Kansas) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this 21st day of August, 2020 at 10:00 a.m., and is duly recorded.

Register of Deeds

Tonya Buckingham

Deputy

Kenly Zehring

We, the undersigned holders of mortgages on the above described property, do hereby consent to this plat of "NRD ADDITION", Wichita, Sedgwick County, Kansas.

Emprise Bank

Chad W. McDaniel, S.V.P.

State of Kansas) SS The foregoing instrument acknowledged before me, this 21st day of August, 2020, by Chad W. McDaniel, S.V.P. of Emprise Bank, on behalf of the bank.

Notary Public

LuNetta A. Sauber

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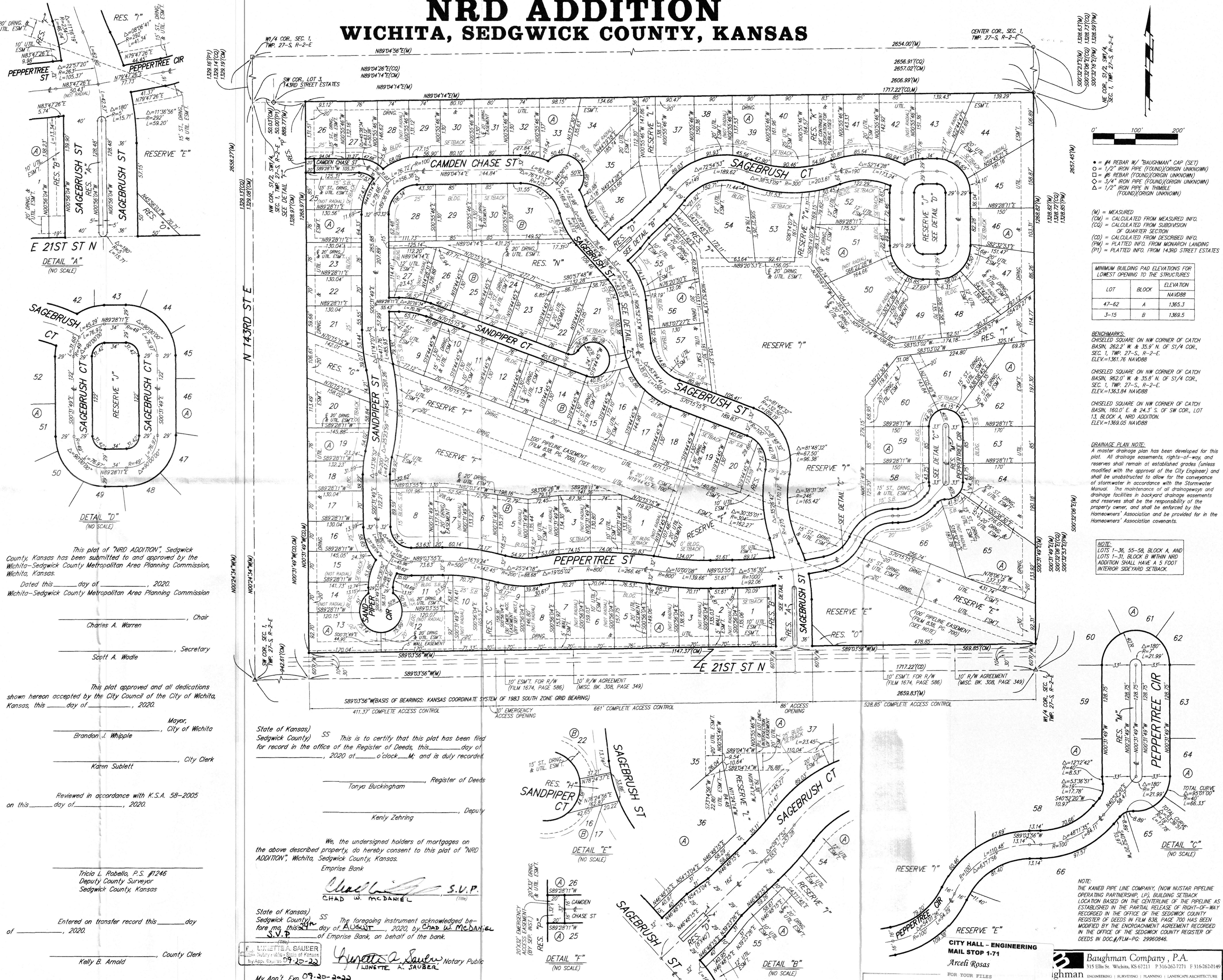
LuNetta A. Sauber, Notary Public

State of Kansas) SS The foregoing instrument acknowledged before me, this 21st day of August, 2020, by Chad W. McDaniel, S.V.P. of Emprise Bank, on behalf of the bank.

Notary Public

LuNetta A. Sauber

NRD ADDITION WICHITA, SEDGWICK COUNTY, KANSAS



- = #4 REBAR W/ "BAUGHMAN" CAP (SET)
- = 1/2" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
- = #6 REBAR (FOUND)(ORIGIN UNKNOWN)
- = 3/4" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
- △ = 1/2" IRON PIPE IN THUMBLE (FOUND)(ORIGIN UNKNOWN)

- (M) = MEASURED
- (CM) = CALCULATED FROM MEASURED INFO.
- (CO) = CALCULATED FROM SUBDIVISION QUARTER SECTION
- (CD) = CALCULATED FROM DESCRIBED INFO.
- (PM) = PLATTED INFO. FROM MONARCH LANDING
- (PI) = PLATTED INFO. FROM 143RD STREET ESTATES

LOT	BLOCK	ELEVATION
47-62	A	1,365.3
3-15	B	1,369.5

BENCHMARKS:
CHISELED SQUARE ON NW CORNER OF CATCH BASIN, 262.2' W. & 35.9' N. OF S1/4 COR., SEC. 1, TWP. 27-S, R-2-E. ELEV.=1361.76 NAVD88
CHISELED SQUARE ON NW CORNER OF CATCH BASIN, 962.0' W. & 35.8' N. OF S1/4 COR., SEC. 1, TWP. 27-S, R-2-E. ELEV.=1363.84 NAVD88
CHISELED SQUARE ON NW CORNER OF CATCH BASIN, 160.0' E. & 24.3' S. OF SW COR., LOT 13, BLOCK A, NRD ADDITION. ELEV.=1369.05 NAVD88

DRAINAGE PLAN NOTE:
A master drainage plan has been developed for this plat. All drainage easements, rights-of-way, and reserves shall remain at established grades (unless modified with the approval of the City Engineer) and shall be unobstructed to allow for the conveyance of stormwater in accordance with the Stormwater Manual. The maintenance of all drainage easements and drainage facilities in proposed drainage easements and reserves shall be the responsibility of the property owner, and shall be enforced by the Homeowners' Association and be provided for in the Homeowners' Association covenants.

NOTE:
LOTS 1-36, 55-58, BLOCK A, AND LOTS 1-31, BLOCK B WITHIN NRD ADDITION SHALL HAVE A 5 FOOT INTERIOR SIDEYARD SETBACK.

This plat of "NRD 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 _____, 2020.
Wichita-Sedgwick County Metropolitan Area Planning Commission

Chair
Charles A. Warren
Secretary
Scott A. Wadle

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2020.

Mayor
Brandon J. Whipple
City Clerk
Karen Sublett

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2020.

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

Entered on transfer record this _____ day of _____, 2020.

Kelly B. Arnold, County Clerk

State of Kansas) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this _____ day of August, 2020 at _____ o'clock _____ M., and is duly recorded.

Register of Deeds
Tonya Buckingham
Deputy
Kenly Zehring

We, the undersigned holders of mortgages on the above described property, do hereby consent to this plat of "NRD ADDITION", Wichita, Sedgwick County, Kansas.

Emprise Bank
Chad W. McDaniel, S.V.P.

State of Kansas) SS The foregoing instrument acknowledged before me, this 21st day of August, 2020, by Chad W. McDaniel, S.V.P. of Emprise Bank, on behalf of the bank.

Notary Public
LuNetta A. Sauber
My App't. Exp. 09-20-2022

LuNetta A. Sauber, Notary Public