

FINAL TRACING REC'D 8-21-19

Tyler's Landing 7th Addition Wichita, Sedgwick County, Kansas

A Replat of Part of Tyler's Landing Commercial Addition

State of Kansas)
County of Sedgwick) SS

State of Kansas)
City of Wichita) SS

I Chad R. Abbott, land surveyor in aforesaid County and State, do hereby certify that I have surveyed and platted "Tyler's Landing 7th Addition", A Replat of Part of Tyler's Landing Commercial Addition, an Addition to Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of all of Lots 1, 6 and 7, Block A, Tyler's Landing Commercial Addition, Wichita, Sedgwick County, Kansas, being located in the Northwest Quarter of Section 33, Township 26 South, Range 1 West of the 6th Principal Meridian.

This plat of Tyler's Landing 7th 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 _____, 2019.

Cindy Miles, Chair

Dale Miller, Secretary

State of Kansas)
City of Wichita) SS

This plat approved and all dedications shown herein, accepted by the City Council of the City of Wichita, Kansas this _____ day of _____, 2019.

Karen Sublett, City Clerk

Entered on transfer record this _____ day of _____, 2019.

Kelly B. Arnold, County Clerk

State of Kansas)
County of Sedgwick) SS

This is to certify that this plat has been filed for record in the Office of the Register of Deeds this _____ day of _____, 2019, at _____ o'clock _____ M; and is duly recorded.

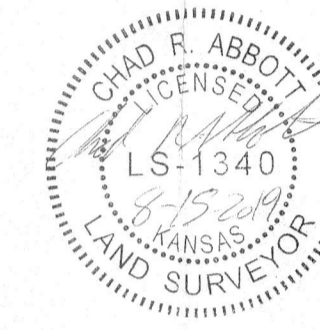
Tonya Buckingham, Register of Deeds

Kenly Zehring, Deputy

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2019.

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

Chad R. Abbott
Chad R. Abbott, PS #1340



State of Kansas)
County of Sedgwick) SS

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, Blocks, Streets and Reserves, to be known as the Tyler's Landing 7th Addition, Wichita, Sedgwick County, Kansas. Any street dedications shown are dedicated to and for the use of the public. No private drainage systems shall be located within public utility easements unless a Residential Drainage Relief Permit is obtained from the City of Wichita Public Works and Utilities Department. The street, sidewalk, drainage & utility easements are hereby granted as indicated for street, sidewalk and drainage purposes and for the construction and maintenance of all public utilities. The access controls are hereby granted to the appropriate governing body as shown hereon. Reserves "A", "B" and "C" are hereby reserved private streets, including sidewalks, drainage purposes, landscaping, open space and utilities. Reserve "A" shall provide access to or from Lots 1 through 6, inclusive, Block A. Reserve "B" shall provide access to or from Lots 1 through 6, inclusive, Block B. Reserve "C" shall provide access to or from Lots 7 through 12, inclusive, Block B. Reserves "A", "B" and "C" shall be owned and maintained by the Homeowners Association for the addition. 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 drainageways and drainage facilities in backyard 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. And further that the land contained herein is held and shall be conveyed subject to any applicable restrictions, reservations and covenants now on file or hereafter filed in the Office of the Register of Deeds of Sedgwick County, Kansas.

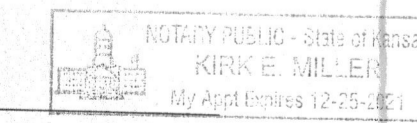
By: *Rick Hoffman* For Premier Holdings LLC
Printed: Rick Hoffman Date August 20, 2019

State of Kansas)
County of Sedgwick) SS

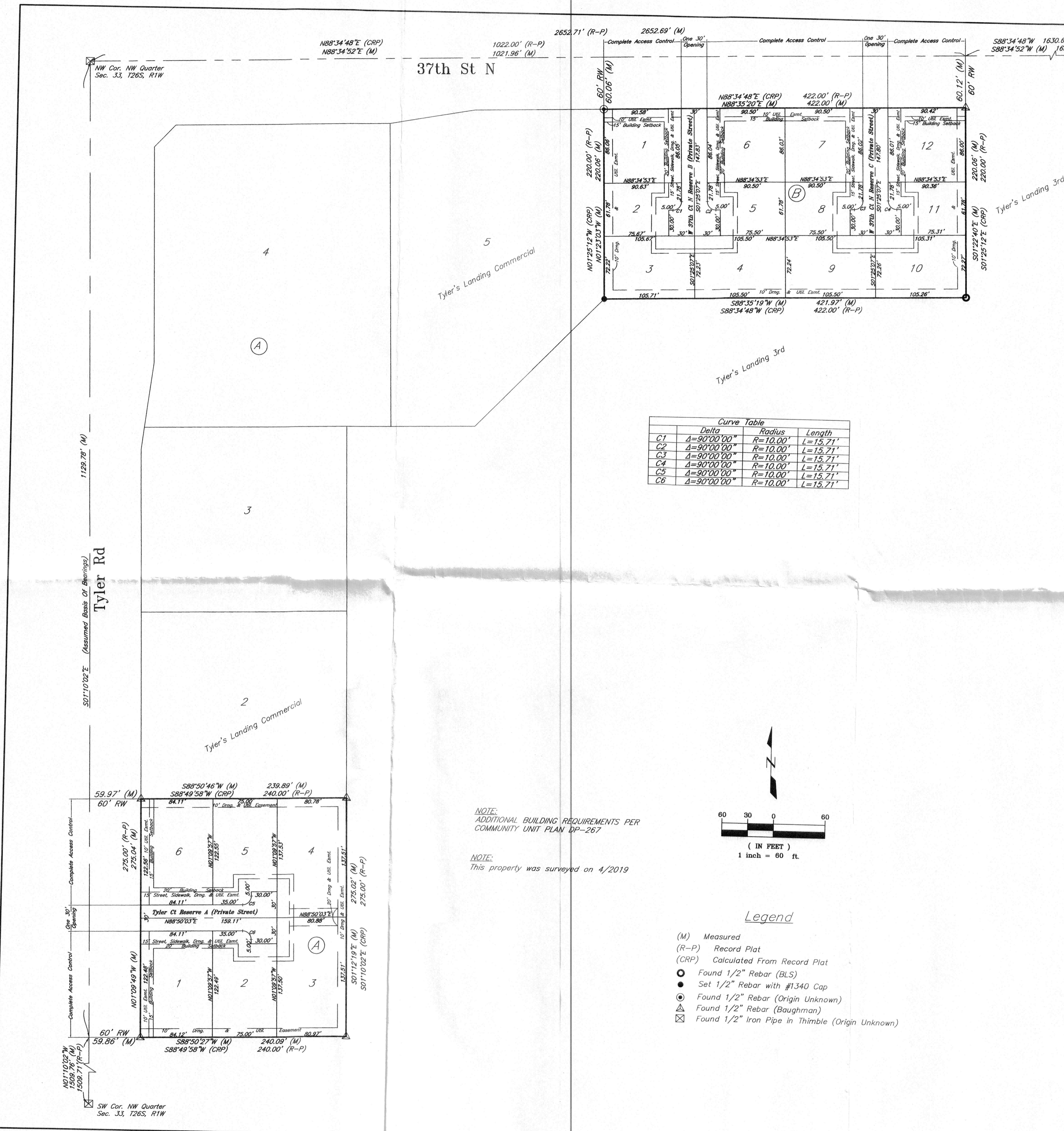
This instrument was acknowledged before me on this 20th day of August, 2019, by Rick Hoffman, For Premier Holdings LLC.

Notary Public

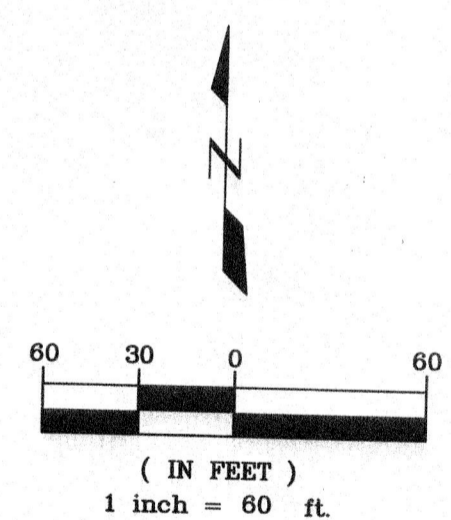
My Commission Expires: 12/25/2021



KEMILLER
ENGINEERING PA
117 E. Lewis, Wichita, KS 67202 (316)264-0242



Delta	Radius	Length
C1 Δ=90°00'00"	R=10.00'	L=15.71'
C2 Δ=90°00'00"	R=10.00'	L=15.71'
C3 Δ=90°00'00"	R=10.00'	L=15.71'
C4 Δ=90°00'00"	R=10.00'	L=15.71'
C5 Δ=90°00'00"	R=10.00'	L=15.71'
C6 Δ=90°00'00"	R=10.00'	L=15.71'



Legend

- (M) Measured
- (R-P) Record Plat
- (CRP) Calculated From Record Plat
- Found 1/2" Rebar (BLS)
- Set 1/2" Rebar with #1340 Cap
- ⊙ Found 1/2" Rebar (Origin Unknown)
- ⊗ Found 1/2" Rebar (Baughman)
- ⊠ Found 1/2" Iron Pipe in Thimble (Origin Unknown)

NOTE:
ADDITIONAL BUILDING REQUIREMENTS PER
COMMUNITY UNIT PLAN DP-267

NOTE:
This property was surveyed on 4/2019