

**SURVEYOR'S CERTIFICATION:**

State of Kansas )  
County of Sedgwick ) SS

I, Keith A. Severns, a professional land surveyor of the State of Kansas, do hereby certify that the following described tract of land was surveyed on this 24 day of July, 2020 and the accompanying final plat prepared and that all the monuments shown herein actually exist and their positions are correctly shown to the best of my knowledge and belief.

**LEGAL DESCRIPTION:**

A tract of land located in The Northwest Quarter of Section 13, Township 27 South, Range 1 West of the Sixth Principal Meridian, Sedgwick County, Kansas, being more particularly described as follows:

Beginning 2437.76 feet South and 359 feet West of the Northeast corner of the Northwest Quarter; thence South 115 feet; thence East 106.5 feet; thence North 115 feet; thence West 106.5 feet to the Point of Beginning AND a tract beginning at a point 2437.76 feet South and 252.5 feet West of the Northeast Corner of the Northwest Quarter of Section 13, Township 27 South, Range 1 West of the 6th P.M., Sedgwick County, Kansas; thence North 20 feet; thence West 222.5 feet parallel with the North line of the South Half of said Section; thence South 135 feet to the North line of Ninth Street; thence East on the North line of Ninth Street 116 feet; thence North 114 feet to a point; thence East 106.5 feet more or less to the point of beginning.

All easements and rights-of-way within said tract are hereby vacated by virtue of "K.S.A. 12-512b, as amended".

*Keith A. Severns*  
Keith A. Severns, P.S. #1355

8-26-22  
DATE

**OWNER'S CERTIFICATION:**

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, a Block, and a Street to be known as Jerome and Jeff 2nd Addition, Sedgwick County, Kansas. The streets are hereby dedicated to and for the use of the public as denoted on the plat. The utility easements are hereby granted to the public 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. A drainage plan has been developed for the plat and All drainage easements, rights-of-way, or 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. No sign, light poles, private drainage systems, berms, walls, masonry trash enclosures or other structures shall be located within public utility easements unless permitted by the City of Wichita Department of Engineering and that they do not inhibit the conveyance of surface drainage. 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.

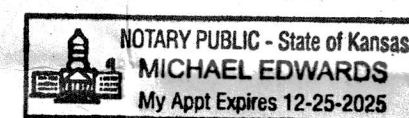
By: *Jerrone D. Castillo* 9-6-22  
Jerrone D. Castillo, Member, Capri Holdings, LLC, a Kansas limited liability company Date

By: *Jeff P. Pritchard* 9-6-22  
Jeff P. Pritchard, Member, Capri Holdings, LLC, a Kansas limited liability company Date

**NOTARY'S CERTIFICATION:**

State of Kansas )  
County of Sedgwick ) SS

This instrument was acknowledged before me on this 6<sup>th</sup> day of September, 2022 by Jerrone D. Castillo, Member, Capri Holdings, LLC, a Kansas limited liability company Wichita, Sedgwick County, Kansas



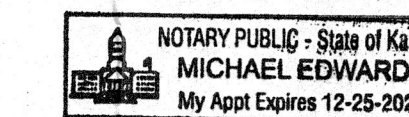
*Michael Edwards*  
Notary Public

My Commission Expires: 12-25-2025

**NOTARY'S CERTIFICATION:**

State of Kansas )  
County of Sedgwick ) SS

This instrument was acknowledged before me on this 6<sup>th</sup> day of September, 2022 by Jeff P. Pritchard, Member, Capri Holdings, LLC, a Kansas limited liability company Wichita, Sedgwick County, Kansas



*Michael Edwards*  
Notary Public

My Commission Expires: 12-25-2025

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. The property owner shall provide a copy of the Individual Lot Grading Plan and the Individual Lot Grading Plan Certificate pertaining to such owner's lot to any person installing a lawn, landscaping, fencing, or other improvements or structures and require them to maintain the grade levels shown on the Individual Lot Grading Plan Certificate.

**COUNTY SURVEYOR'S CERTIFICATION:**

This Plat was Reviewed in Accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

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

**Jerome and Jeff 2nd Addition  
Wichita, Sedgwick County, Kansas**  
Tract located in the NW 1/4, Sec 13, Twp 27S, R1W of the 6th P.M.

**PLANNING COMMISSION CERTIFICATION:**

State of Kansas )  
County of Sedgwick ) SS

This plat of Jerome and Jeff 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 \_\_\_\_\_, 2022

Wichita-Sedgwick County Metropolitan Area Planning Commission,

*William M. Johnson*, Chairman

ATTEST:

*Scott A. Wadle*, Secretary

**GOVERNING BODY CERTIFICATION:**

State of Kansas )  
County of Sedgwick ) SS

This plat is approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

At the Direction of the City Council

*Brandon J. Whipple*, Mayor

ATTEST:

*Jamie Buster*, City Clerk

**Transfer Record:**

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

*Kelly B. Arnold*, County Clerk

**Register of Deeds Certification:**

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 \_\_\_\_\_, 2022, at \_\_\_\_\_ o'clock \_\_\_\_\_ minutes and is duly recorded.

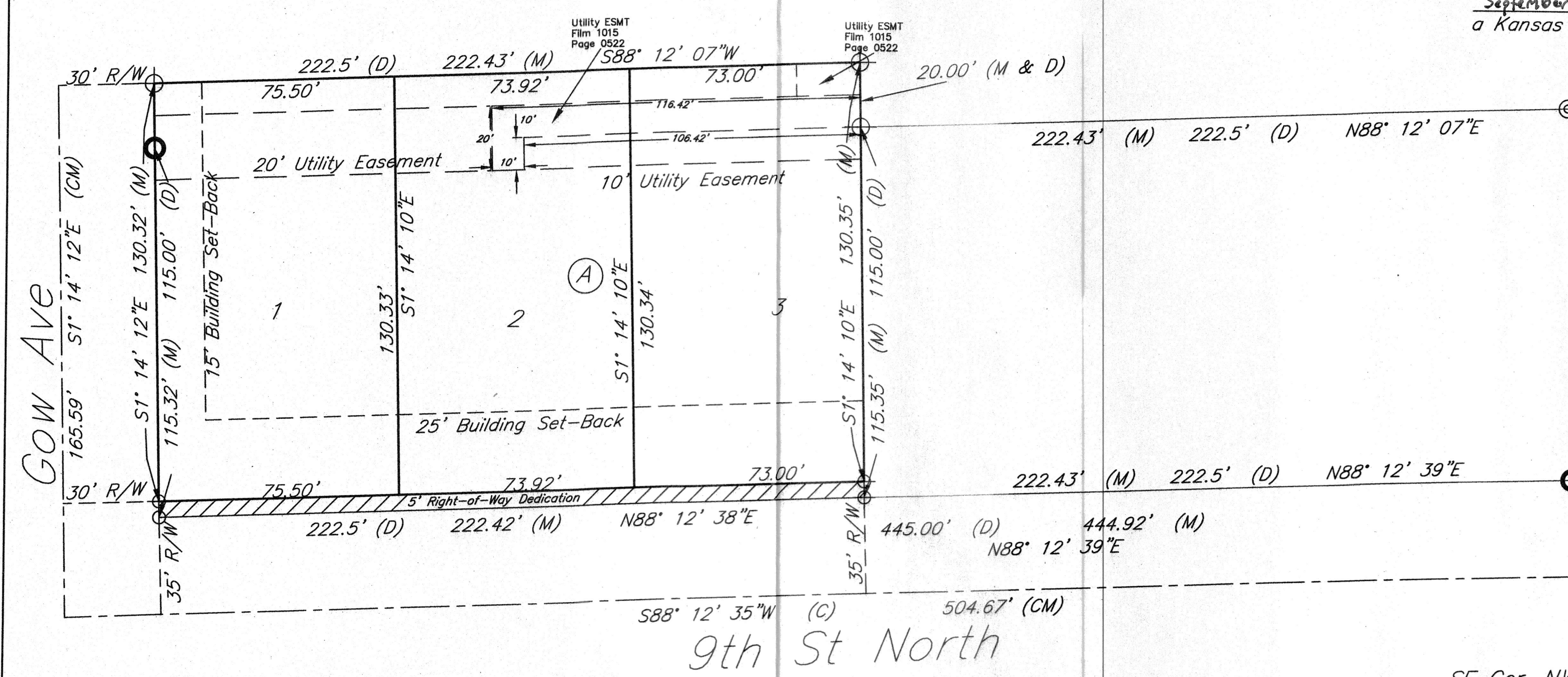
*Tonya Buckingham*, Register of Deeds

ATTEST:

*Kenley Zehring*, Chief Deputy

19215 | Jerome and Jeff 2nd Addition Prepared: 5/2/2022

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



This Addition is subject to Protective Overlay #345.

SE Cor, NW 1/4,  
Sec 13, T 27s,  
R 1W