

SURVEYOR'S CERTIFICATE AND DESCRIPTION

I, LLOYD P. DORZWEILER, A LICENSED LAND SURVEYOR OF THE STATE OF KANSAS, DO HEREBY CERTIFY THAT THE FOLLOWING DESCRIBED TRACT OF LAND WAS SURVEYED ON THIS DAY OF , 20 AND THE ACCOMPANYING FINAL PLAT PREPARED AND THAT ALL MONUMENTS SHOWN HEREIN ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN TO THE BEST OF MY KNOWLEDGE AND BELIEF:

A PORTION OF THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 28 SOUTH, RANGE 2 EAST OF THE 6TH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS PREPARED BY LLOYD P. DORZWEILER, PS885 ON MARCH 28, 2023, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTH 88°59'46" EAST (BASIS OF BEARING IS NAD83 GRID KANSAS SOUTH ZONE) ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER 1979.91 FEET (1980 FEET RECORD) TO THE EAST LINE OF WEST 1980 FEET OF THE NORTH HALF OF SAID NORTHWEST QUARTER; THENCE SOUTH 01°10'55" EAST ALONG THE EAST LINE OF WEST 1980 FEET OF THE NORTH HALF OF SAID NORTHWEST QUARTER 1325.18 FEET TO THE SOUTH LINE OF THE NORTH HALF OF SAID NORTHWEST QUARTER; THENCE NORTH 88°59'56" EAST ALONG THE SOUTH LINE OF THE NORTH HALF OF SAID NORTHWEST QUARTER 667.92 FEET (668.09 FEET RECORD) TO THE SOUTHEAST CORNER OF THE NORTH HALF OF SAID NORTHWEST QUARTER; THENCE SOUTH 01°08'31" EAST ALONG THE EAST LINE OF THE SOUTH HALF OF SAID NORTHWEST QUARTER 1324.69 FEET TO THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER; THENCE SOUTH 88°56'22" WEST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER 2647.45 FEET TO THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE NORTH 01°10'13" WEST ALONG THE WEST LINE OF SAID NORTHWEST QUARTER 1326.26 FEET TO THE SOUTHWEST CORNER OF THE NORTH HALF OF SAID NORTHWEST QUARTER; THENCE CONTINUING NORTH 01°10'13" WEST ALONG THE WEST LINE OF SAID NORTHWEST QUARTER 1326.26 FEET TO THE POINT OF BEGINNING, CONTAINING 140.838 ACRES

EXISTING PUBLIC EASEMENTS AND DEDICATIONS ARE BEING VACATED BY VIRTUE OF K.S.A. 12-512B AS AMENDED.

LLOYD P. DORZWEILER, PS 8885

COUNTY SURVEYOR CERTIFICATE

STATE OF KANSAS)) SS: SEDGWICK COUNTY)

I HEREBY CERTIFY THAT THIS SURVEY HAS BEEN REVIEWED FOR FILING, PURSUANT TO K.S.A. 58-2005 AND K.S.A. 58-2001 FOR CONTENT ONLY AND IS IN COMPLIANCE WITH THOSE PROVISIONS. NO OTHER WARRANTIES ARE EXTENDED OR IMPLIED.

TRICIA L. ROBELLO, PS #1246 DEPUTY COUNTY SURVEYOR SEDGWICK COUNTY, KANSAS

OWNER'S CERTIFICATE AND DEDICATION

STATE OF KANSAS)) SS SEDGWICK COUNTY)

THIS IS TO CERTIFY THAT THE UNDERSIGNED OWNER(S) OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED ON THE ACCOMPANYING PLAT INTO LOTS, A BLOCK, STREETS AND RESERVE, UNDER THE NAME OF "ESTATES AT WANDERING OAKS" AN ADDITION TO, SEDGWICK COUNTY, KANSAS.

ALL 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 APPROPRIATE GOVERNING BODY.

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. NO SIGNS, 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.

THE DRIVABLE SURFACE FOR THE TEMPORARY CUL-DE-SAC SHALL BE A MINIMUM RADIUS OF 48 FEET.

RESERVES A AND B ARE HEREBY RESERVED FOR STORMWATER DRAINAGE, DETENTION PURPOSES, OPEN SPACE AND LANDSCAPING. COMPLIANCE WITH ANY PLATTED RESTRICTIONS AND APPLICABLE RESTRICTIVE COVENANTS AFFECTING SAID RESERVE SHALL BE BINDING ON ANY OWNERS, SUCCESSORS, HEIRS OR ASSIGNS. THE OWNERSHIP AND MAINTENANCE OF SAID RESERVE SHALL BE THE RESPONSIBILITY OF THE APPLICABLE CITY OF COUNTY ENGINEER AND SHALL BE UNOBSTRUCTED TO ALLOW FOR CONVEYANCE OF STORMWATER IN ACCORDANCE WITH THE STORMWATER MANUAL.

A MASTER DRAINAGE PLAN HAS BEEN DEVELOPED FOR THIS PLAT. ALL DRAINAGE EASEMENTS, RIGHTS-OF-WAY, OR RESERVES SHALL REMAIN AT ESTABLISHED GRADES (UNLESS MODIFIED WITH THE APPROVAL OF THE APPLICABLE CITY OF COUNTY ENGINEER) AND SHALL BE UNOBSTRUCTED TO ALLOW FOR CONVEYANCE OF STORMWATER IN ACCORDANCE WITH THE STORMWATER MANUAL.

KENNETH R. BERAN PATRICIA MADDEN BERAN

NOTARY CERTIFICATE

STATE OF KANSAS)) SS SEDGWICK COUNTY)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS DAY OF , 20 BY KENNETH R. BERAN AND PATRICIA MADDEN BERAN.

NOTARY PUBLIC

MY COMMISSION EXPIRES: .

PLANNING COMMISSION CERTIFICATE

THIS PLAT OF HAWK HAVEN MEADOW AN ADDITION TO SEDGWICK COUNTY, KANSAS HAS BEEN APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS DAY OF , 20 .

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

ANN M. FOX, CHAIR

SCOTT A. WADLE, SECRETARY

COUNTY COMMISSIONER'S CERTIFICATE

STATE OF KANSAS)) SS SEDGWICK COUNTY)

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON, IF ANY, ARE ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, THIS DAY OF , 20 .

JIM HOWELL, FIFTH DISTRICT, CHAIRMAN

ATTEST:

KELLY B. ARNOLD, COUNTY CLERK

FINAL PLAT

ESTATES AT WANDERING OAKS

AN ADDITION TO, SEDGWICK COUNTY, KANSAS.

TRANSFER RECORD

ENTERED ON TRANSFER RECORD THIS DAY OF , 20 .

KELLY B. ARNOLD, COUNTY CLERK

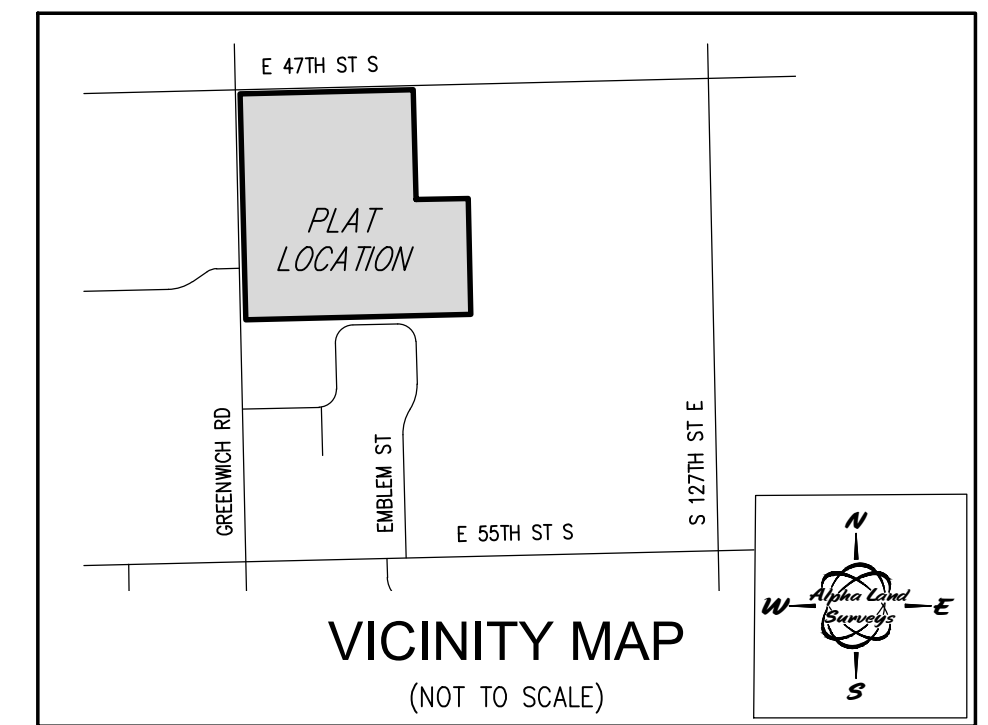
REGISTER OF DEEDS

STATE OF KANSAS)) SS SEDGWICK COUNTY)

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

TONYA BUCKINGHAM, REGISTER OF DEEDS

KENLY ZEHRING, DEPUTY



BENCHMARKS

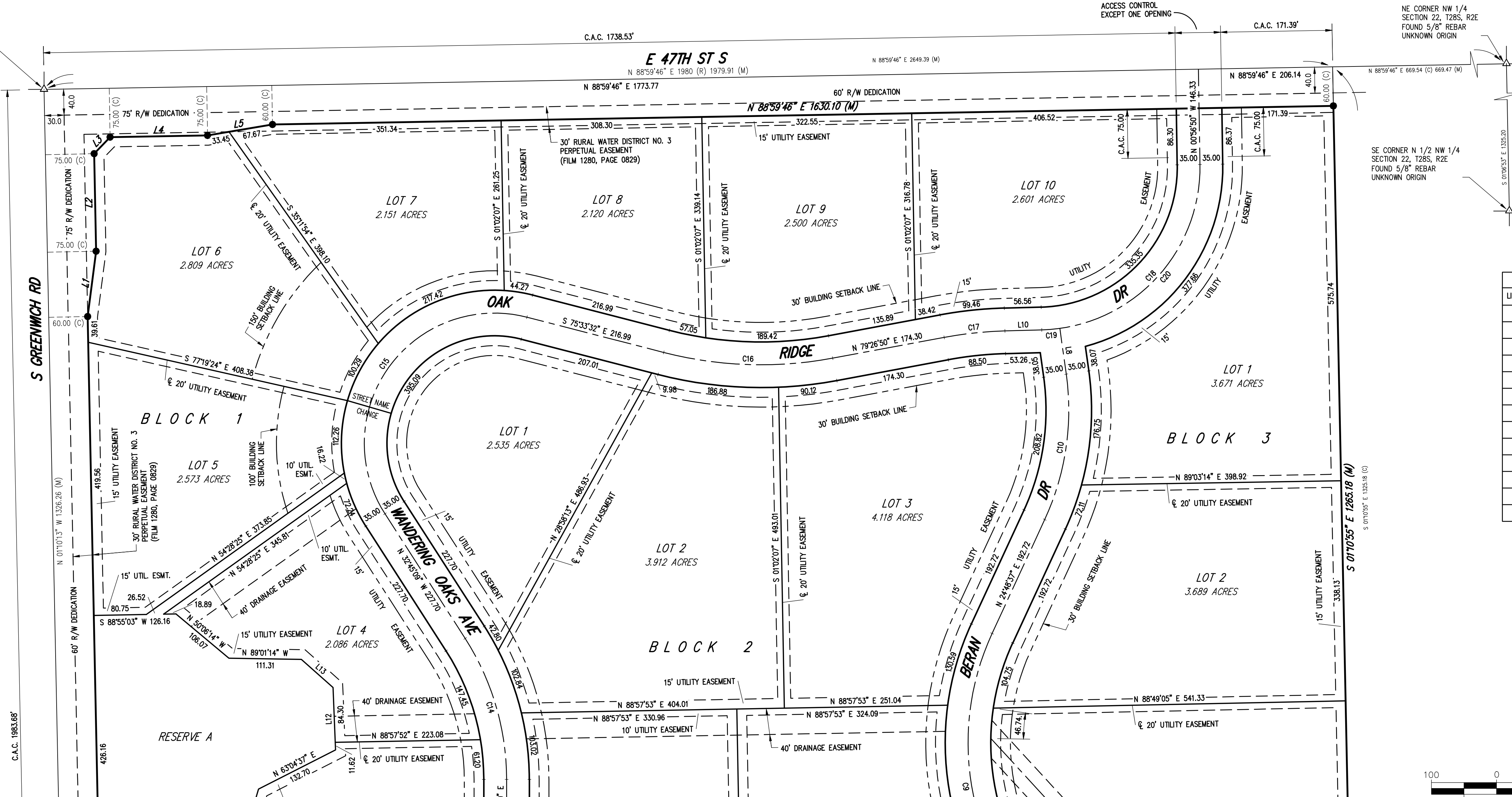
DATUM BENCHMARK: VERTICAL DATUM (NAVD83); ELEVATION BASED UPON GPS OBSERVATION SUBMITTED TO NATIONAL GEODETIC SURVEY & PROCESSED THROUGH OPUS SOFTWARE.

SBM-1: 3" X CUT IN SOUTH END OF CONCRETE ENTRANCE APPROXIMATELY 25.2 FEET NORTH AND 13.6 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 22, T28S, R2E. ELEV.=1355.90 NAVD88

SBM-2: SQUARE CUT AND 3" X CUT IN CONCRETE DRIVEWAY AT 4661 S GREENWICH ROAD ON SOUTH END OF CONCRETE AND WEST EDGE OF S GREENWICH RD APPROXIMATELY 847.1 FEET NORTH AND 23.5 FEET WEST OF THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 22, T28S, R2E. ELEV.=1344.87 NAVD88

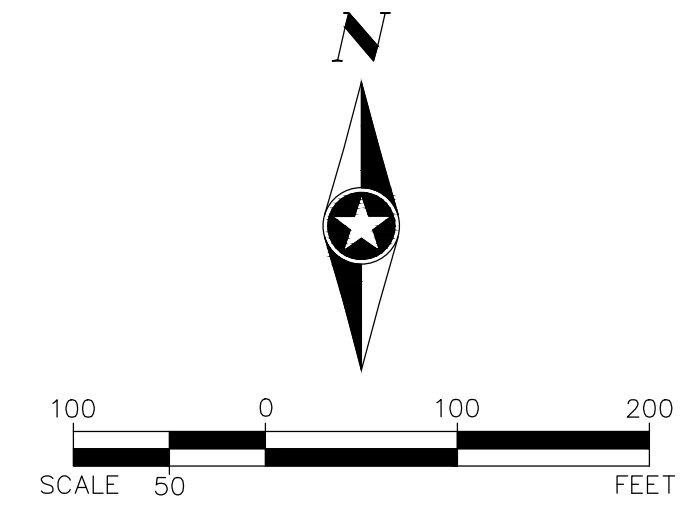
LEGEND

- Triangle: SECTION SUBDIVISION CORNER FOUND
Circle: FOUND 1/2" REBAR UNKNOWN ORIGIN
Square: SET 1/2" REBAR WITH CAP STAMPED "ALPHA CLS-184"
N, S, E, W: NORTH, SOUTH, EAST, WEST
D: DEGREES
M, S: FEET OR MINUTES, INCHES OR SECONDS
SQ, FT, VOL, PG, O.R, C, R, M, P.O.B, C.A.C: SQUARE, FOOT, VOLUME, PAGE, OFFICIAL RECORD, CALCULATED RECORD, RECORD, MEASURED, POINT OF BEGINNING, COMPLETE ACCESS CONTROL



LINE TABLE with columns: LINE #, DIRECTION, LENGTH. Lists line segments for the plat.

CURVE TABLE with columns: CURVE, RADIUS, DELTA, ARC LENGTH, TANGENT, CHORD BEARING/DISTANCE. Lists curve data for the plat.

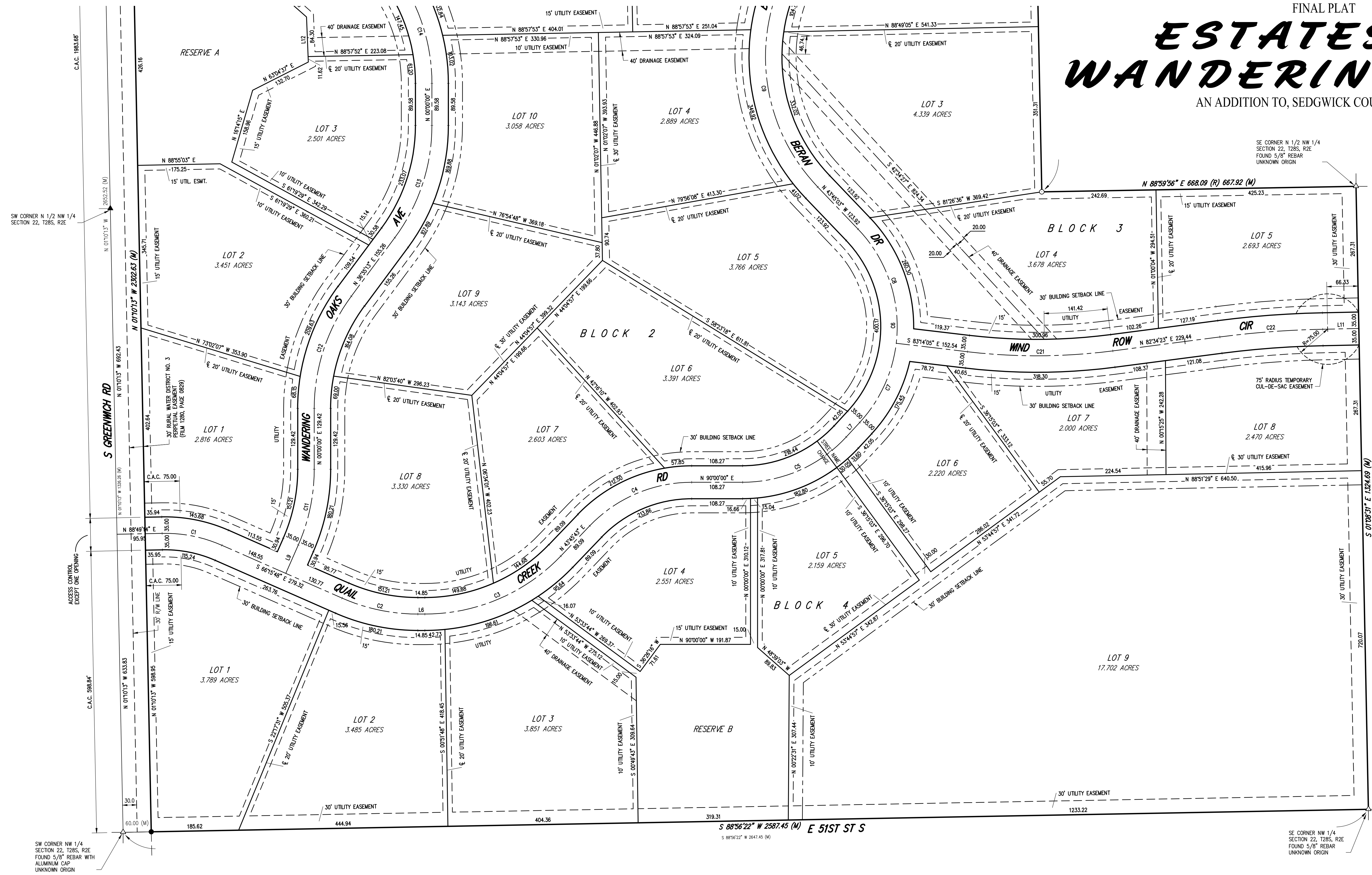


SEH logo and contact information: 15750 DODGE ROAD, OMAHA, NE 68118, PH: (402) 513-8200. Includes survey and plot dates.

FINAL PLAT

ESTATES AT WANDERING OAKS

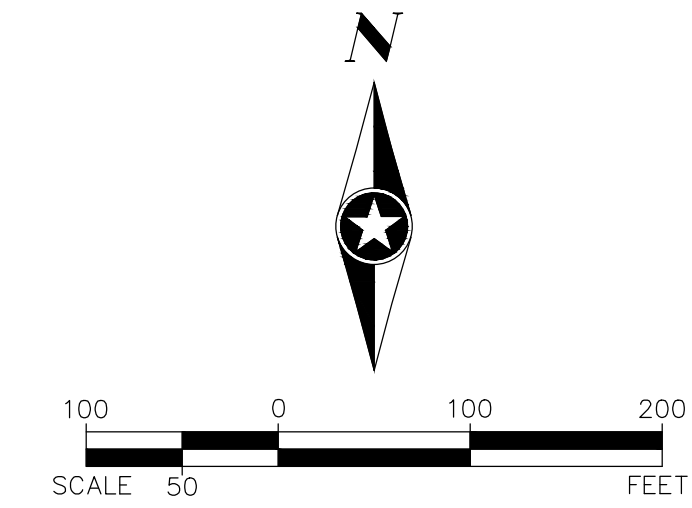
AN ADDITION TO, SEDGWICK COUNTY, KANSAS.



SE CORNER N 1/2 NW 1/4 SECTION 22, T28S, R2E FOUND 5/8\" REBAR UNKNOWN ORIGIN

SW CORNER N 1/2 NW 1/4 SECTION 22, T28S, R2E

SE CORNER NW 1/4 SECTION 22, T28S, R2E FOUND 5/8\" REBAR UNKNOWN ORIGIN



SEH 15750 DODGE ROAD
OMAHA, NE 68118
PH: (402) 513-8200

SURVEY DATE: 02/08/2023	PLOT DATE: 05/23/2023
DRAWN BY: RDB	SEH PROJECT: 171575
CHECKED BY: JV	SHEET 2 OF 2