

# Kippenberger Acres

## An Addition To Sedgwick County, Kansas

FINAL TRACING REC'D  
 RECEIVED OCT 23 2024



Minimum Pad Elevation for lowest opening into structure (Lot 2) = 1335.20' (NAVD 88)

**LEGEND**

- (M) Measured
- (C) Calculated
- Set 1/2" Rebar with PS #1340 Cap
- ⊙ Calculated Point
- ⊙ Found 1" Pipe
- ⊙ Found 3/4" Pipe
- ⊙ Found 1/2" Pipe
- ⊙ Found 1/2" Rebar (Origin Unknown)

**SURVEYOR'S CERTIFICATE**

State of Kansas )  
 ) SS  
 County of Sedgwick )

I, Chad R. Abbott, in aforesaid State and County, do hereby certify that we have surveyed and platted "Kippenberger Acres" An Addition To Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed described as:

Tract 1:  
 The South 335 feet of the South Half of the West Half of the Southwest Quarter of Section 35, Township 28 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas.

Chad R. Abbott P.S. #1340

**OWNER'S CERTIFICATE**

State of Kansas )  
 ) SS  
 County of Sedgwick )

Know all men by these presents that I the undersigned owner of the land as above set forth in the Surveyor's Certificate, have caused the same to be surveyed and platted into lots and a block, the same to be known as "Kippenberger Acres" An Addition To Sedgwick County, Kansas. The Street Right-of-Way along E. 71st Street South and the Street Right-of-Way along S. 127th St. East, are hereby dedicated to and for the use of the public. Access control as shown on the face of the plat is hereby granted to the appropriate governing body. A drainage plan has been developed for the plat and all drainage easements, rights-of-ways, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of stormwater.

Justin Michael Kippenberger

**NOTARY CERTIFICATE**

State of Kansas )  
 ) SS  
 County of Sedgwick )

BE IT REMEMBERED, that on this \_\_\_\_\_ day of \_\_\_\_\_, 2024, before me the undersigned, a Notary Public in and for the County and State aforesaid, came Justin Michael Kippenberger, to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year above written.

\_\_\_\_\_, Notary Public

**MORTGAGE HOLDERS CERTIFICATE**

We, \_\_\_\_\_, the undersigned, holders of a mortgage on the above described property, do hereby consent to this plat of "Kippenberger Acres" An Addition To Sedgwick County, Kansas

\_\_\_\_\_, (Title) \_\_\_\_\_

**NOTARY CERTIFICATE**

State of Kansas )  
 ) SS  
 County of Sedgwick )

Be it remembered that on this \_\_\_\_\_ day of \_\_\_\_\_, 2024, before me a notary public in and for said County and State, came \_\_\_\_\_ to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof, I have hereunto set my hand and affixed my notarial seal the day and year above written.

Sworn before me this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_, Notary Public

My appointment expires: \_\_\_\_\_

**PLANNING COMMISSION CERTIFICATE**

State of Kansas )  
 ) SS  
 City of Wichita )

This plat of "Kippenberger Acres" An Addition To Sedgwick County, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2024.  
 Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

\_\_\_\_\_, Chair

\_\_\_\_\_, Secretary

**COUNTY COMMISSIONERS CERTIFICATE**

State of Kansas )  
 ) SS  
 County of Sedgwick )

This plat of "Kippenberger Acres" An Addition To Sedgwick County, Kansas, has been submitted to and approved by the Board of County Commissioners of Sedgwick County, Kansas, on this \_\_\_\_\_ day of \_\_\_\_\_, 2024

\_\_\_\_\_, Fourth District, Chairman

ATTEST: Kelly B. Arnold, County Clerk

**DEPUTY COUNTY SURVEYOR CERTIFICATE**

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_, P.S. #1246  
 Deputy County Surveyor  
 Sedgwick County, Kansas

**TRANSFER RECORD**

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_, County Clerk

Kelly B. Arnold

**REGISTER OF DEEDS CERTIFICATE**

State of Kansas )  
 ) SS  
 County of Sedgwick )

This is to certify that this instrument has been filed for record in the office of the Register of Deeds, this \_\_\_\_\_ day of \_\_\_\_\_, 2024 at \_\_\_\_\_ o'clock \_\_\_\_\_ M; and is duly recorded.

\_\_\_\_\_, Register of Deeds

Tonya Buckingham

\_\_\_\_\_, Deputy

Kenly Zehring