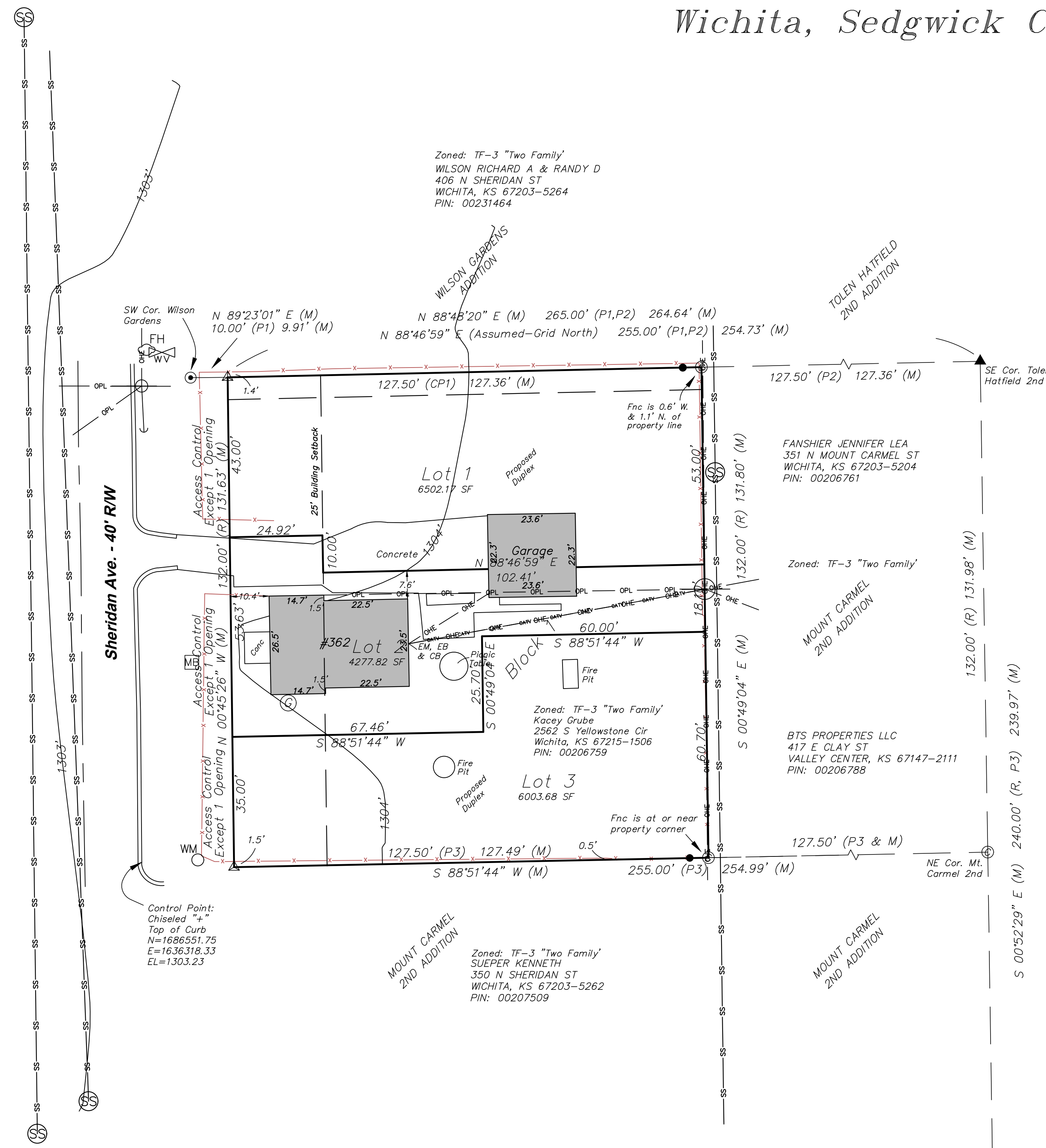


# Sheridan Place

## Wichita, Sedgwick County, Kansas



Zoned: TF-3 "Two Family"  
 WILSON RICHARD A & RANDY D  
 406 N SHERIDAN ST  
 WICHITA, KS 67203-5264  
 PIN: 00231464

Zoned: TF-3 "Two Family"  
 SUEPER KENNETH  
 350 N SHERIDAN ST  
 WICHITA, KS 67203-5262  
 PIN: 00207509

FANSHIER JENNIFER LEA  
 351 N MOUNT CARMEL ST  
 WICHITA, KS 67203-5204  
 PIN: 00206761

BTS PROPERTIES LLC  
 417 E CLAY ST  
 VALLEY CENTER, KS 67147-2111  
 PIN: 00206788

Sheridan Ave. - 40' RW

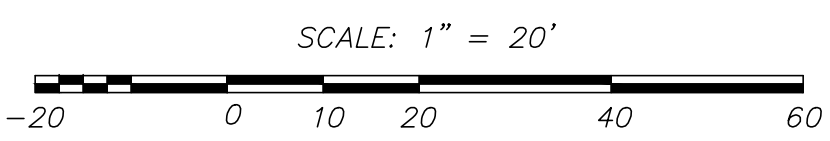
TOLAN HATFIELD  
2ND ADDITION

MOUNT CARMEL  
2ND ADDITION

MOUNT CARMEL  
2ND ADDITION

- LEGEND**
- |  |  |
|--|--|
| (P1) Record Plat (Wilson Gardens)        | (R) Record (Quarter Section Map)           |
| (P2) Record Plat (Toler Hatfield Second) | (M) Measured                               |
| (P3) Record Plat (Mount Carmel 2nd)      | (CP1) Calculated per Plat (Wilson Gardens) |
| ▲ Found 1/2" Pipe                        | ○ Calculated Point                         |
| ● Found 5/8" Rebar (Origin Unknown)      | ▲ Found 3/4" Pipe                          |
|  | ● Set 1/2"x24" Rebar with P5#1340 Cap      |
| WM Water Meter                           | — Fence                                    |
| Power Pole                               | — OHE — Overhead Electric Line             |
| Mailbox                                  | — OPL — Overhead Phone Line                |
| Water Valve                              | — CATV — Overhead Cable Line               |
| Fire Hydrant                             | EM=Electric Meter                          |
| Gas Meter                                | EB=Electric Box                            |
| Guy Anchor                               | CB=Cable Box                               |

Date of Survey: August 18, 2024  
 Date of Topographic Survey: August 18, 2024  
 Date of Preparation: 02-13-2025



**SURVEYOR'S CERTIFICATE**

State of Kansas )  
 County of Sedgwick ) SS

I, Chad R. Abbott, PS #1340, in aforesaid State and County, do hereby certify that we have surveyed and platted "Sheridan Place" Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed described as:

The north 1 acre of the south 5 acres of the west 20 acres, EXCEPT the east 162.5 feet thereof, in the Northeast Quarter of Section 24, Township 27 South, Range 1 West of the 6th P.M., Sedgwick County, Kansas.

Chad R. Abbott P.S. #1340

**OWNER'S CERTIFICATE**

State of Kansas )  
 County of Sedgwick ) SS

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 "Sheridan Place" Wichita, Sedgwick County, Kansas. 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.

Kacey Grube

**NOTARY CERTIFICATE**

State of Kansas )  
 County of Sedgwick ) SS

BE IT REMEMBERED, that on this \_\_\_\_\_ day of \_\_\_\_\_, 2025, before me the undersigned, a Notary Public in and for the County and State aforesaid, came Kacey Grube, 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 "Sheridan Place" Wichita, Sedgwick County, Kansas

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

**NOTARY CERTIFICATE**

State of Kansas )  
 County of Sedgwick ) SS

Be it remembered that on this \_\_\_\_\_ day of \_\_\_\_\_, 2025, 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 \_\_\_\_\_, 2025.

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

(Print Name)  
 My appointment expires:

**PLANNING COMMISSION CERTIFICATE**

State of Kansas )  
 City of Wichita ) SS

This plat of "Sheridan Place" 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 \_\_\_\_\_, 2025.  
 Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Robert Dool, Chariman

Scott A. Wadle, Secretary

**DEPUTY COUNTY SURVEYOR CERTIFICATE**

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

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

**TRANSFER RECORD**

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

Kelly B. Arnold, County Clerk

**REGISTER OF DEEDS CERTIFICATE**

State of Kansas )  
 County of Sedgwick ) SS

This is to certify that this instrument has been filed for record in the office of the Register of Deeds, this \_\_\_\_\_ day of \_\_\_\_\_, 2025 at \_\_\_\_\_ o'clock M; and is duly recorded.

Tonya Buckingham, Register of Deeds

Kenly Zehring, Deputy