

FINAL PLAT OF COMOTARA RETIREMENT CENTER ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

I, Kenneth H. Bengtson, a Civil Engineer in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "Comotara Retirement Center Addition", an addition to Wichita, Sedgwick County, Kansas, into a Lot, and Block, a Street and a Reserve, the same being accurately set forth in the accompanying plot and described herein:

An unplatted tract of land lying within the northeast quarter of Section 6, Township 27 South, Range 2 East of the 6th P.M. more particularly described as follows:

Beginning at a point on the west line of Rock Road, said point being 520.01 feet south and 50.00 feet west of the northeast corner of said northeast quarter; thence southerly along said west line bearing S 0° 54' 22" E, 653.00 feet; thence S 89° 05' 38" W, 400.00 feet to a point on a curve to the left having a central angle of 47° 14' 56", a radius of 228.62 feet, a long chord bearing S 65° 28' 10" W, having a length of 183.24 feet, thence along said curve a distance of 188.54 feet; thence S 41° 50' 42" W, 75.44 feet to a point on a curve to the right having a central angle of 33° 31' 26", a radius of 249.01 feet, a long chord bearing S 58° 36' 25" W, having a length of 143.63 feet, thence along said curve a distance of 145.70 feet; thence S 75° 22' 08" W, 53.37 feet to a point on a curve to the left having a central angle of 251° 21' 25", a radius of 50.00 feet, a long chord bearing N 50° 18' 04" W, having a length of 81.24 feet, thence along said curve a distance of 219.34 feet; thence N 23° 15' 14" W, 1258.43 feet; thence N 89° 04' 12" E, 625.00 feet; thence S 43° 22' 20" E, 474.05 feet; thence N 89° 05' 38" E, 389.83 feet to a point on the west line of Rock Road said point being the point of beginning.

I hereby certify that the details on this plat are correct to the best of my knowledge and belief this 14th day of June, 1984.

Kenneth H. Bengtson
Kenneth H. Bengtson, P.E.
Mid-Kansas Engineering Consultants, P.A.
240 North Rock Road, Suite 130
Wichita, Kansas 67206



Know all men by these presents that we the undersigned property owners of the land as above set forth in the Engineer's Certificate have caused the same to be surveyed and platted into a Lot, a Block, a Street, and a Reserve, the same to be known as "Comotara Retirement Center Addition", an addition to Wichita, Sedgwick County, Kansas. The streets are hereby dedicated to and for the use of the public. Easements for construction and maintenance of public utilities as indicated on the accompanying plat are hereby granted. Reserve "A" is platted for the use of utilities, drainage, detention and retention of storm runoff, recreation and open space and shall be owned and maintained by the owner of Lot 1, Block 1 until such time as the governing body exercising jurisdiction elects to assume the responsibility for maintenance and improvement of the drainage, provided further that no structure shall be constructed on or within the floodway nor shall any fill, change of grade, creation of channel or other work be carried on within the floodway without the permission of the City Engineer. All abutters rights of access over and across the east line of Lot 1, Block 1, and Reserve "A", are hereby granted to the City of Wichita, provided however, that Lot 1, Block 1 shall have access to Rock Road at one location to be determined by the Engineer of the City of Wichita.

Woodlawn Development Company
a partnership
Donald J. Ablah
Donald J. Ablah
partner

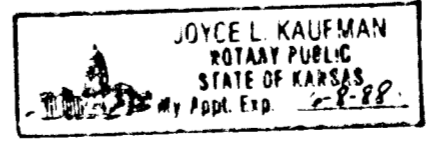
Wesley Medical Endowment
Foundation
Diane L. Dyer
Diane L. Dyer
President

STATE OF KANSAS
COUNTY OF SEDGWICK

Be it remembered that on this 14th day of June, 1984, before me, a Notary Public in and for said State and County, came Woodlawn Development Company, a partnership, by Donald J. Ablah, partner, and also Wesley Medical Endowment Foundation, by Diane L. Dyer, President, 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.

Joyce L. Kaufman, Notary Public

My Appointment Expires: 6-8-88



We, the First National Bank of St. Paul, mortgagees on the above described property do hereby consent to the plat of "Comotara Retirement Center Addition".

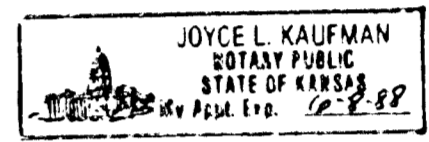
Phillip S. Frick
Phillip S. Frick
Attorney in Fact for First National Bank of St. Paul

STATE OF KANSAS
COUNTY OF SEDGWICK

Be it remembered that on this 27th day of June, 1984, before me, a Notary Public in and for said State and County, came the First National Bank of St. Paul, by Phillip S. Frick, Attorney in Fact for First National Bank of St. Paul, 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.

Joyce L. Kaufman, Notary Public

My Appointment Expires: 6-8-88



This plat of "Comotara Retirement Center Addition" has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 14th day of June, 1984.

Wichita-Sedgwick County Metropolitan Area Planning Commission
Robert K. Chisholm, Chairman
Robert K. Chisholm

Robert A. Lakin, Secretary
Robert A. Lakin

This plat approved and all dedications shown hereon, if any, accepted by the City Commission of the City of Wichita, Kansas, this 14th day of July, 1984.

Robert C. Knight, Mayor
Robert C. Knight

Donald C. Gisick, City Clerk
Donald C. Gisick

This plat approved and all dedications shown hereon, if any, accepted by the Board of County Commissioners of Sedgwick County, Kansas, this _____ day of _____, 1984.

Jack Spratt, Chairman

Donald E. Gragg, Commissioner

Tom Scott, Commissioner

Attest: Dorothy K. White, County Clerk

Entered on transfer record this _____ day of _____, 1984.

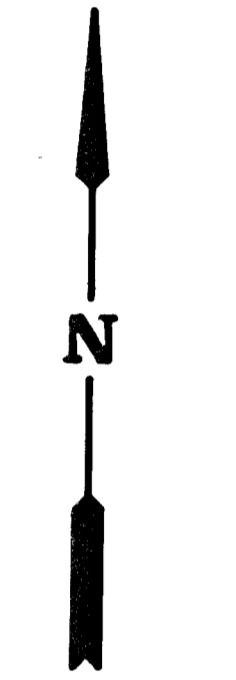
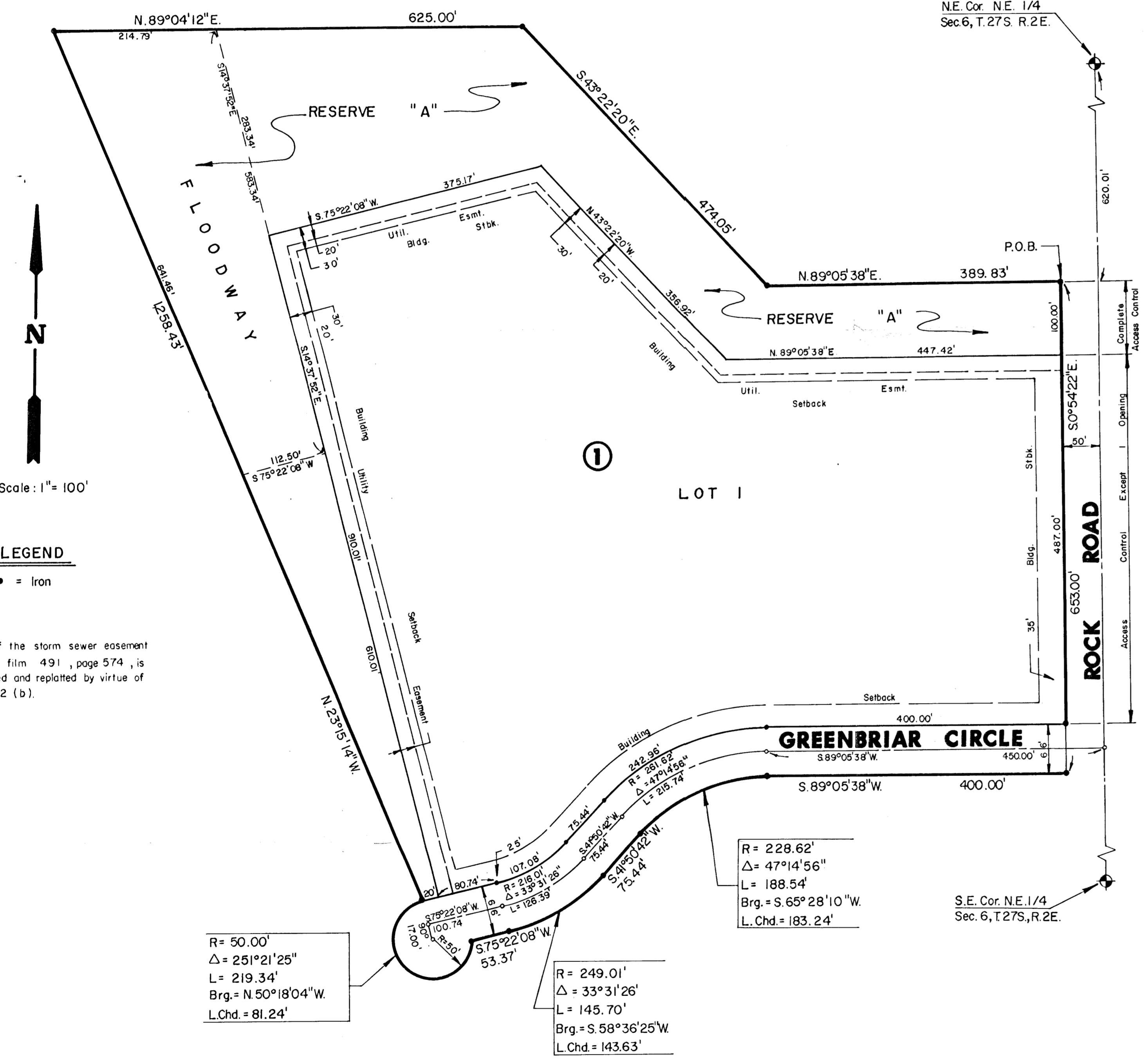
Dorothy K. White, County Clerk

STATE OF KANSAS
COUNTY OF SEDGWICK

This is to certify that this instrument was filed for record in the Register of Deeds Office at _____ on the _____ day of _____, 1984.

Bette F. McCart, Register of Deeds

Pat Kettler, Deputy



Scale: 1" = 100'

LEGEND
• = Iron

A portion of the storm sewer easement recorded on film 491, page 574, is being vacated and replatted by virtue of K.S.A. 12-512 (b).