

CEDAR PARK CHATEAUX

WICHITA, SEDGWICK COUNTY, KANSAS

BLOCK A	
LOT	AREA (SF)
01	21253
02	61217
03	39854
04	38042
05	95027
06	32464
07	58771
08	26468
09	33750
10	39229
11	23120
12	25747
13	23605
14	35184
15	30181
16	29009
17	26914
18	27518
19	32211
20	34760
21	23931
22	20112

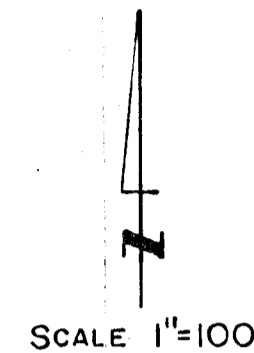
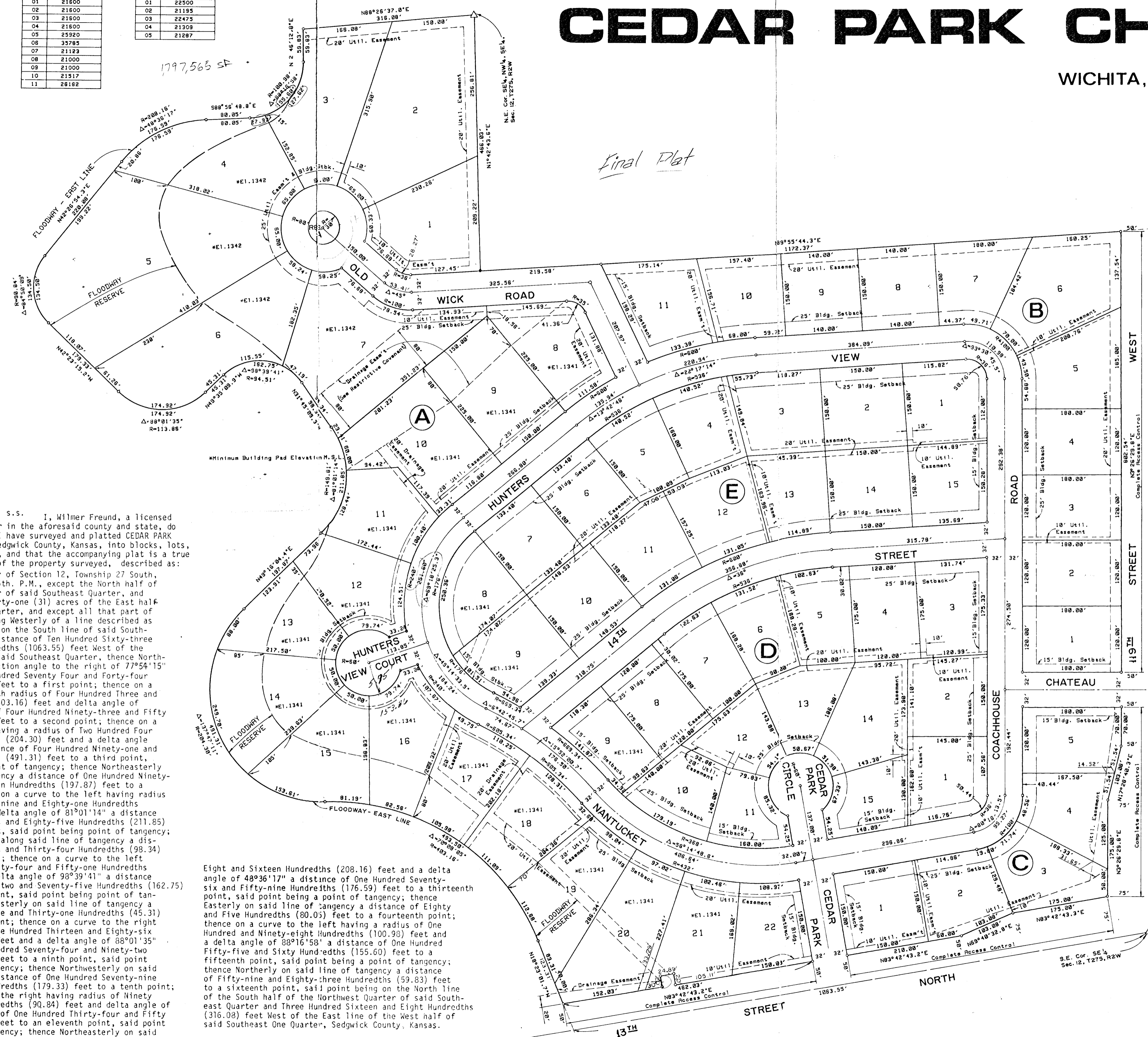
BLOCK B	
LOT	AREA (SF)
01	21518
02	21104
03	22114
04	21000
05	20127
06	18923
07	20127
08	21000
09	18228
10	19244
11	15983
12	18973
13	18992
14	25845
15	17578

BLOCK C	
LOT	AREA (SF)
01	22500
02	21155
03	22475
04	21309
05	21287

State of Kansas)
County of Sedgwick) S.S. I, Wilmer Freund, a licensed professional engineer in the aforesaid county and state, do hereby certify that I have surveyed and platted CEDAR PARK CHATEAUX, Wichita, Sedgwick County, Kansas, into blocks, lots, streets and reserves, and that the accompanying plat is a true and correct exhibit of the property surveyed, described as: The Southeast Quarter of Section 12, Township 27 South, Range 2 West of the 6th. P.M., except the North half of the Northwest Quarter of said Southeast Quarter, and except the North Thirty-one (31) acres of the East half of said Southeast Quarter, and except all that part of the above tracts lying Westerly of a line described as beginning at a point on the South line of said Southeast Quarter at a distance of Ten Hundred Sixty-three and Fifty-five Hundredths (1063.55) feet West of the Southeast Corner of said Southeast Quarter, thence North-Northwest at a deflection angle to the right of 77°54'15" a distance of One Hundred Seventy Four and Forty-four Hundredths (174.44) feet to a first point; thence on a curve to the left with radius of Four Hundred Three and Sixteen Hundredths (403.16) feet and delta angle of 70°00'05" a distance of Four Hundred Ninety-three and Fifty Hundredths (493.50) feet to a second point; thence on a curve to the right having a radius of Two Hundred Four and Thirty Hundredths (204.30) feet and a delta angle of 137°47'11" a distance of Four Hundred Ninety-one and Thirty-one Hundredths (491.31) feet to a third point, said point being point of tangency; thence Northeastly on said line of tangency a distance of One Hundred Ninety-seven and Eighty-seven Hundredths (197.87) feet to a fourth point; thence on a curve to the left having radius of One Hundred Forty-nine and Eighty-one Hundredths (149.81) feet and a delta angle of 81°01'14" a distance of Two Hundred Eleven and Eighty-five Hundredths (211.85) feet to a fifth point, said point being point of tangency; thence Northwestly along said line of tangency a distance of Ninety-eight and Thirty-four Hundredths (98.34) feet to a sixth point; thence on a curve to the left having radius of Ninety-four and Fifty-one Hundredths (94.51) feet and a delta angle of 98°39'41" a distance of One Hundred Sixty-two and Seventy-five Hundredths (162.75) feet to a seventh point, said point being point of tangency; thence Southwestly on said line of tangency a distance of Forty-five and Thirty-one Hundredths (45.31) feet to an eighth point; thence on a curve to the right having a radius of One Hundred Thirteen and Eighty-six Hundredths (113.86) feet and a delta angle of 88°01'35" a distance of One Hundred Thirteen and Eighty-six Hundredths (113.86) feet to a ninth point, said point being point of tangency; thence Northwestly on said line of tangency a distance of One Hundred Seventy-nine and Thirty-three Hundredths (179.33) feet to a tenth point; thence on a curve to the right having radius of Ninety and Eighty-four Hundredths (90.84) feet and delta angle of 84°50'09" a distance of One Hundred Thirty-four and Fifty Hundredths (134.50) feet to an eleventh point, said point being a point of tangency; thence Northeastly on said line of tangency a distance of Two Hundred Twenty and Eight Hundredths (220.08) feet to a twelfth point; thence on a curve to the right having a radius of Two Hundred

Eight and Sixteen Hundredths (208.16) feet and a delta angle of 40°36'17" a distance of One Hundred Seventy-six and Fifty-nine Hundredths (176.59) feet to a thirteenth point, said point being a point of tangency; thence Easterly on said line of tangency a distance of Eighty and Five Hundredths (80.05) feet to a fourteenth point; thence on a curve to the left having a radius of One Hundred and Ninety-eight Hundredths (100.98) feet and a delta angle of 88°16'58" a distance of One Hundred Fifty-five and Sixty Hundredths (155.60) feet to a fifteenth point, said point being a point of tangency; thence Northerly on said line of tangency a distance of Fifty-nine and Eighty-three Hundredths (59.83) feet to a sixteenth point, said point being on the North line of the South half of the Northwest Quarter of said Southeast Quarter and Three Hundred Sixteen and Eight Hundredths (316.08) feet West of the East line of the West half of said Southeast One Quarter, Sedgwick County, Kansas.

Wilmer Freund, P.E.



LEGEND
 • = Iron Pipe (found)
 ○ = Iron Pipe (set)
 * = Min. Bldg. Pad Elevation M.S.L.

Know all men by these presents that we, the undersigned, owners of the land described in the engineer's certificate, have caused the same to be surveyed and platted into blocks, lots, streets and reserves, the same to be known as CEDAR PARK CHATEAUX, Wichita, Sedgwick County, Kansas. Said streets are hereby dedicated to and for the use of the public. Easements as indicated are granted for the construction and maintenance of public utilities and/or drainage facilities. Reserve "A" as indicated is for landscaping and landscape maintenance purposes only. The Drainage Easement shown on Lots 7, 8, 9, and 10, Block A, shall be maintained by the record owners of said lots as specified in the restrictive covenants. shall be the responsibility of the adjacent property owners until such time as the governing body exercising jurisdiction assumes the responsibility for maintenance and improvement of the drainage, provided further that no structure shall be constructed on or within said Floodway Reserve, nor shall any fill, change of grade, creation of channel or other work be carried on without the permission of the Wichita-Sedgwick County Flood Control Office or their successors of office. Minimum building pad elevations shall be required on certain lots as indicated. All abutters rights of access to or from 119th. Street West over or across the East line of Lots 1, 2, 3, 4, 5, and 6, Block B, and the East line of Lots 3, 4, and 5, Block C, are hereby granted to the appropriate governing body. All abutters rights of access to 13th. Street North over or across the South line of Lots 1, 2, and 3, Block C, and the South line of Lots 20, 21, and 22, Block A, are hereby granted to the appropriate governing body.

RESLA, INC.

Rosemary Murray, Secretary

G.R. Monroe, President

State of Kansas)
County of Sedgwick) S.S. The foregoing instrument was acknowledged before me this _____ day of _____, 1980, by G.R. Monroe, President, Resla, Inc., on behalf of the corporation.

My Appointment Expires: _____ Notary Public

This plat has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas, this _____ day of _____, 19_____.

Robert A. Lakin, Secretary Michael J. Savina, Chairman

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of the City of Wichita, Kansas, this _____ day of _____, 19_____.

Donald C. Gisick, City Clerk Robert G. Knight, Mayor

This plat approved and all dedications shown hereon accepted by the Board of County Commissioners of Sedgwick County, Kansas, this _____ day of _____, 19_____.

Everett Patrick, Chairman Tom Scott, Commissioner

ATTEST:
Dorothy K. White, County Clerk Donald E. Gragg, Commissioner

Entered on transfer record this _____ day of _____, 19_____.
Dorothy K. White, County Clerk

State of Kansas)
County of Sedgwick) S.S. This is to certify that this instrument was filed for record in the Register of Deeds Office at _____ o'clock _____ M., on the _____ day of _____, 19_____.
Pat Kettler, Deputy Bette F. McCart, Register of Deeds