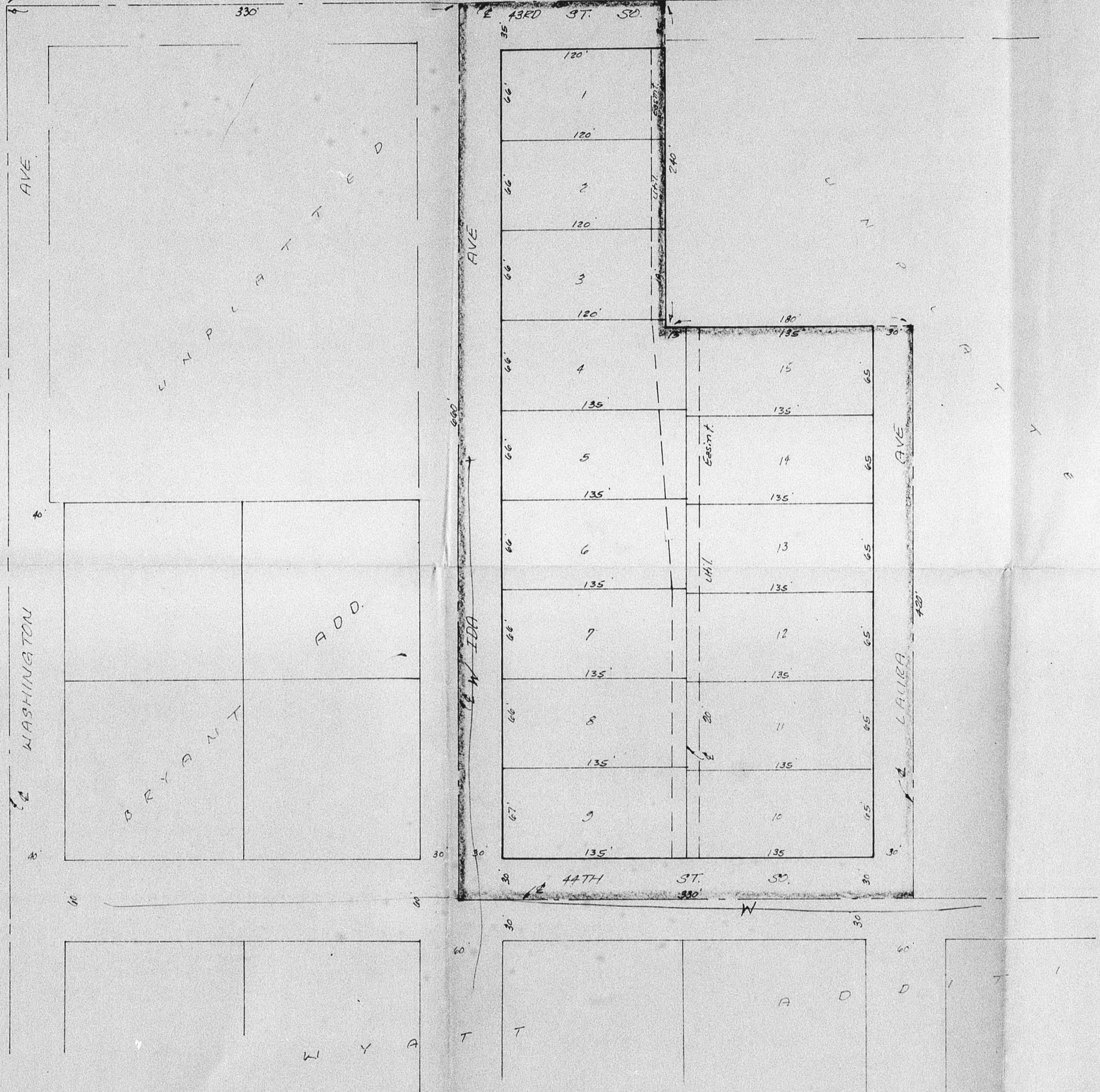


I

N.W. 1/4 Sec 16
Twp. 28S - R. 1E



SKETCH PLAT
IDA SQUARE ADDITION

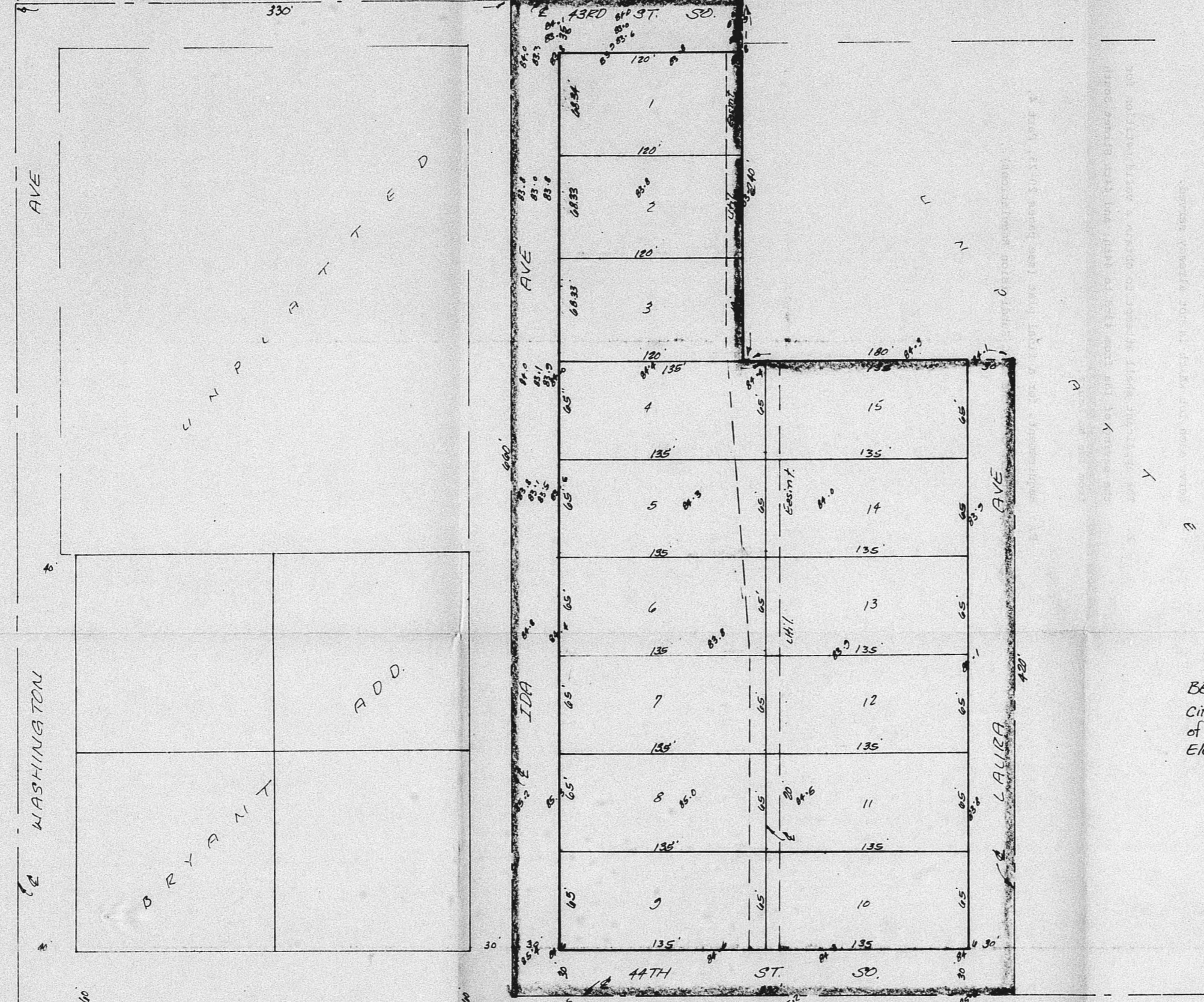
TRACT IN SE 1/4 SEC 16, TWP 28S, R. 1E
PATRICK DONALD CHAPMAN LEMONS
OFFICE COPY
DO NOT REMOVE

S/D 78-59

SKETCH PLAT

BAUGHMAN COMPANY 13 APR 78

N.W. Cor. SE 1/4
Sec. 16-28-1E



BENCH MARK:
City Standard Disk 2" S. & 6" E.
of N.E. Corner of Ida & 47th St S.
Elev. = 82.933

PRELIMINARY PLAT
OFFICE COPY
DO NOT REMOVE

10-5-78 S/D Lemons the approved subject to
the conditions on the back of this sheet.

PRELIMINARY PLAT
IDA SQUARE ADDITION

TRACT IN SE 1/4 SEC 16, T28S, R-1E
PATRICK CHAPMAN
DONALD LEMONS

S/D 78-59

BAUGHMAN COMPANY 7 SEPT. 1978

210 J8-23

100 200 300 400 500 600 700 800 900 1000

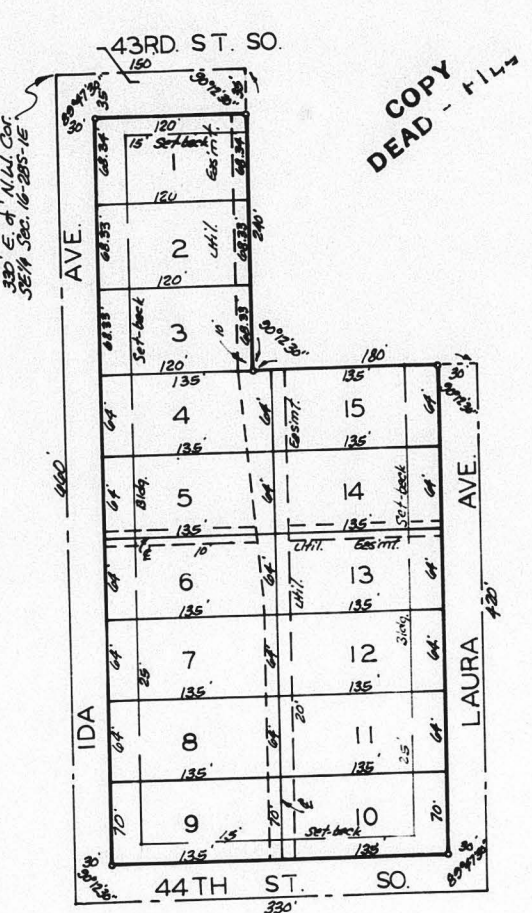
IN THE DISTRICT OF COLUMBIA
OFFICE OF THE DISTRICT ENGINEER

- A. The applicant's surveyor shall obtain a letter from the City Engineer stating that an acceptable plan for drainage of the property has been worked out. The applicant shall guarantee any drainage improvements required by the plan.
- B. Since the applicant has been unable to obtain the dedication for the east half of Laura, Lots 10-15 facing on said street cannot be developed and Laura Avenue will not be opened or maintained until the full right-of-way for said street has been provided.
- C. The applicant shall guarantee the extension of sanitary sewer to serve each lot.
- D. The applicant shall guarantee the extension of City water to serve each lot which is not already served.
- E. The applicant shall attempt to obtain a valid petition for the paving of Ida from 43rd to 44th; and 44th Street South from Ida to Laura.
- F. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations)..

APPROVED FOR RECORDING
PROGRAM ON December 21, 1978

IDA SQUARE ADDITION

WICHITA, KANSAS



State of Kansas, ss. We, Baughman Company, Surveyors Sedgewick County, ss. do hereby certify that in aforesaid county and state do hereby certify that we have surveyed and platted "IDA SQUARE ADDITION" Wichita, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed being a tract in the NW 1/4 of the SE 1/4 of Sec. 16, Twp 28-S, R-1-E, described as follows: beginning 20 rods east of the NW corner of said SE 1/4; thence south 40 rods; thence east 20 rods; thence north 40 rods; thence west 20 rods to thence north 40 rods; thence west 20 rods to beginning except the north 14.5 feet for road purposes and except a tract described as beginning 40 rods east of the NW corner of said SE 1/4; thence south 240 feet; thence west 180 feet; thence north 240 feet; thence east 180 feet to beginning.

William L. Korber Surveyor
Baughman Company

Know all men by these presents that we, the undersigned, have caused the land described in the surveyors certificate to be platted into lots and streets to be known as "IDA SQUARE ADDITION" Wichita, Kansas. The easement is hereby granted as indicated for the construction and maintenance of all public utilities. The streets are hereby dedicated to and for the use of the public.

This plat of "IDA SQUARE ADDITION" Wichita, Kansas has been submitted to and approved by the Wichita-Sedgewick County Metropolitan Area Planning Commission, Wichita, Kansas, dated this 22 day of November, 1978.

Wichita-Sedgewick County Metropolitan Area Planning Commission
James J. ... Chairman
Robert A. Lakin Secretary

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of the City of Wichita, Kansas, this 19 day of December, 1978.

C. ... Mayor
Donald C. Gask City Clerk

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of Sedgewick County, Kansas, this 1 day of December, 1978.

Everett ... Chairman
John ... Commissioner
Tom ... Commissioner
Donald D. ... County Clerk

We, the undersigned, holders of a mortgage on the above described property, do hereby consent to this plat of "IDA SQUARE ADDITION," Wichita, Kansas.
Garden Plain State Bank

TED R. ... Notary Public
My Comm. Exp. ...

State of Kansas, ss. The foregoing instrument was acknowledged before me this ... day of ..., 197..., by Patrick M. Chapman and Patricia A. Chapman, his wife, and Donald Lemons and Joetta Lemons, his wife. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

... Notary Public
My Comm. Exp. ...

Entered on transfer record this 22 day of November, 1978.
... County Clerk

State of Kansas, ss. This is to certify that this plat has been filed for record in the office of the Register of Deeds this 21 day of November, 1978, at 2 o'clock P.M.; and is duly recorded.

... Register of Deeds
... Deputy

State of Kansas, ss. The foregoing instrument was acknowledged before me this ... day of ..., 197..., by ... of Garden Plain State Bank. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

... Notary Public
My Comm. Exp. ...

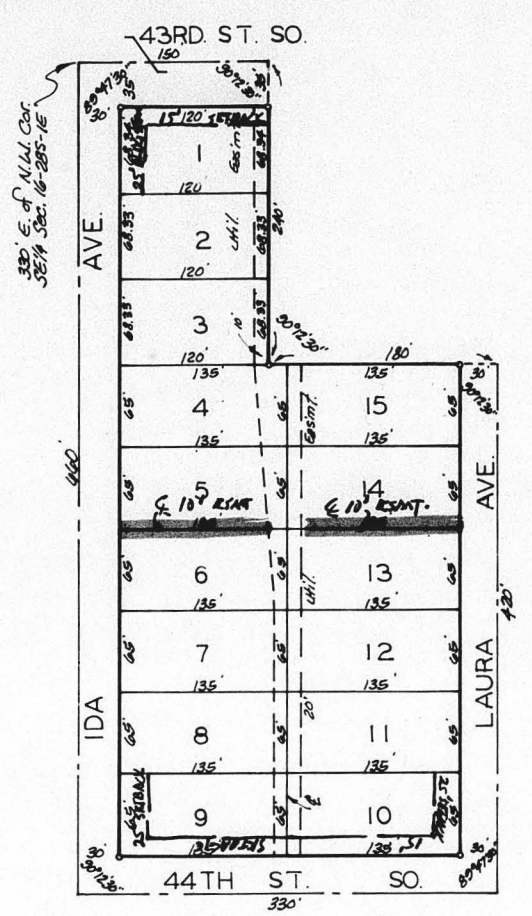
SID 78-59

IDA SQUARE ADDITION

WICHITA, KANSAS

OFFICE COPY
FINAL PLAT

This approved 11-27-78 subject to conditions on back of this sheet



State of Kansas, ss. We, Baughman Company, Surveyors Sedgewick County, ss. do hereby certify that we have surveyed and platted "IDA SQUARE ADDITION" Wichita, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed being a tract in the NW 1/4 of the SE 1/4 of Sec. 16, Twp 28-S, R-1-E, described as follows: beginning 20 rods east of the NW corner of said SE 1/4; thence south 40 rods; thence east 20 rods; thence north 40 rods; thence west 20 rods to beginning except the north 14.5 feet for road purposes and except a tract described as beginning 40 rods east of the NW corner of said SE 1/4; thence south 240 feet; thence west 180 feet; thence north 240 feet; thence east 180 feet to beginning.

William L. Korber Surveyor
Baughman Company

Know all men by these presents that we, the undersigned, have caused the land described in the surveyors certificate to be platted into lots and streets to be known as "IDA SQUARE ADDITION" Wichita, Kansas. The easement is hereby granted as indicated for the construction and maintenance of all public utilities. The streets are hereby dedicated to and for the use of the public.

This plat of "IDA SQUARE ADDITION" Wichita, Kansas has been submitted to and approved by the Wichita-Sedgewick County Metropolitan Area Planning Commission, Wichita, Kansas, dated this ... day of ..., 197....

Wichita-Sedgewick County Metropolitan Area Planning Commission
... Chairman
... Secretary

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of the City of Wichita, Kansas, this ... day of ..., 197....

... Mayor
... City Clerk

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of Sedgewick County, Kansas, this ... day of ..., 197....

... Chairman
... Commissioner
... Commissioner
... County Clerk

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "IDA SQUARE ADDITION," Wichita, Kansas.
Garden Plain State Bank

... Notary Public
My Comm. Exp. ...

State of Kansas, ss. The foregoing instrument was acknowledged before me this ... day of ..., 197..., by Patrick M. Chapman and Patricia A. Chapman, his wife, and Donald Lemons and Joetta Lemons, his wife. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

... Notary Public
My Comm. Exp. ...

Entered on transfer record this ... day of ..., 197....
... County Clerk

State of Kansas, ss. This is to certify that this plat has been filed for record in the office of the Register of Deeds this ... day of ..., 197..., at ... o'clock ...M.; and is duly recorded.

... Register of Deeds
... Deputy

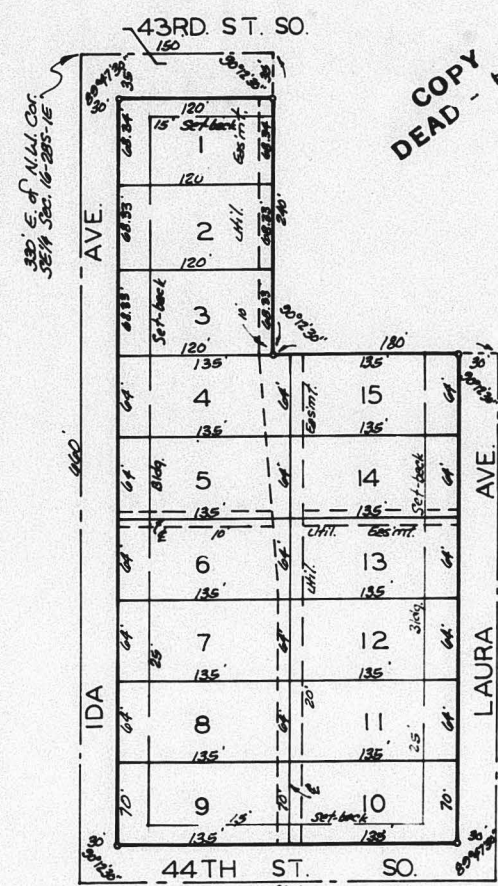
State of Kansas, ss. The foregoing instrument was acknowledged before me this ... day of ..., 197..., by ... of Garden Plain State Bank. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

... Notary Public
My Comm. Exp. ...

IDA SQUARE ADDITION

WICHITA, KANSAS.

APPROVED FOR RECORDING
PLAT ON 12-21-1978



COPY DEAD FILE

State of Kansas) ss. We, Baughman Company, Surveyors in Sedgewick County and state do hereby certify that we have surveyed and platted "IDA SQUARE ADDITION" Wichita, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed being a tract in the NW 1/4 of the SE 1/4 of Sec. 16, Twp. 28-S, R-1-E, described as follows: beginning 20 rods east of the NW corner of said SE 1/4; thence south 40 rods; thence east 20 rods; thence north 40 rods; thence west 20 rods to beginning except the north 16.5 feet for road purposes and except a tract described as beginning 40 rods east of the NW corner of said SE 1/4; thence south 240 feet; thence west 180 feet; thence north 240 feet; thence east 180 feet to beginning.

11/27/78 Baughman Company
Date William L. Adkins, Surveyor
William L. Korber

Know all men by these presents that we, the undersigned, have caused the land described in the surveyors certificate to be platted into lots and streets to be known as "IDA SQUARE ADDITION" Wichita, Kansas. The easement is hereby granted as indicated for the construction and maintenance of all public utilities. The streets are hereby dedicated to and for the use of the public.

Patrick M. Chapman Patricia A. Chapman
Donald Lemons Joella Lemons

State of Kansas) ss. The foregoing instrument was acknowledged before me this 10th day of 1978 by Patrick M. Chapman and Patricia A. Chapman, his wife, and Donald Lemons and Joella Lemons, his wife. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

My Comm. Exp. 11-15-81 Notary Public

Entered on transfer record this 21st day of 12 1978.

John D. Wright, Asst. County Clerk

State of Kansas) ss. This is to certify that this plat Sedgewick County, Kansas has been filed for record in the office of the Register of Deeds this 17th day of December, 1978, at 2 o'clock P.M. and is duly recorded.

1978 Bette J. McLeese Register of Deeds
Bette J. McLeese Deputy

State of Kansas) ss. The foregoing instrument was acknowledged before me this 10th day of 1978 by Garden Plain State Bank. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

My Comm. Exp. 11-15-81 Notary Public

This plat of "IDA SQUARE ADDITION" Wichita, Kansas has been submitted to and approved by the Wichita-Sedgewick County Metropolitan Area Planning Commission, Wichita, Kansas, dated this 9th day of November, 1978.

Wichita-Sedgewick County Metropolitan Area Planning Commission



Chairman
Secretary

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of the City of Wichita, Kansas, this 12th day of December, 1978.

Mayor
City Clerk

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of Sedgewick County, Kansas, this 21st day of December, 1978.

Chairman
Commissioner
Commissioner

Asst. County Clerk

We, the undersigned, holders of a mortgage on the above described property, do hereby consent to this plat of "IDA SQUARE ADDITION, Wichita, Kansas.

Garden Plain State Bank
FED. R. EMERSON

H-1 7-19

H-1 7-19

- Since the applicant has been unable to obtain the dedication for the east half of Laura, this street cannot be opened and lots 11 thru 15 cannot be developed until the full right-of-way has been provided. The applicant shall submit a restrictive covenant which states that lots 11 thru 15 shall not be developed until this full right-of-way is acquired.
- The applicant shall attempt to obtain valid petitions for paving Ida from 43rd to 44th and 44th Street from Ida to Laura.
- The applicant shall guarantee the extension of City water to serve each lot which is not already served.
- The applicant shall guarantee the extension of sanitary sewer to serve each lot.
- Twenty-five foot front yard setbacks and fifteen foot side yard setbacks shall be indicated on the three corner lots.
- A 10-foot utility easement shall be indicated between Lots 5 and 6, and 13 and 14.
- Recording of the plat within 30 days after approval by the Board of City Commissioners.

IDA SQUARE

93-85 012