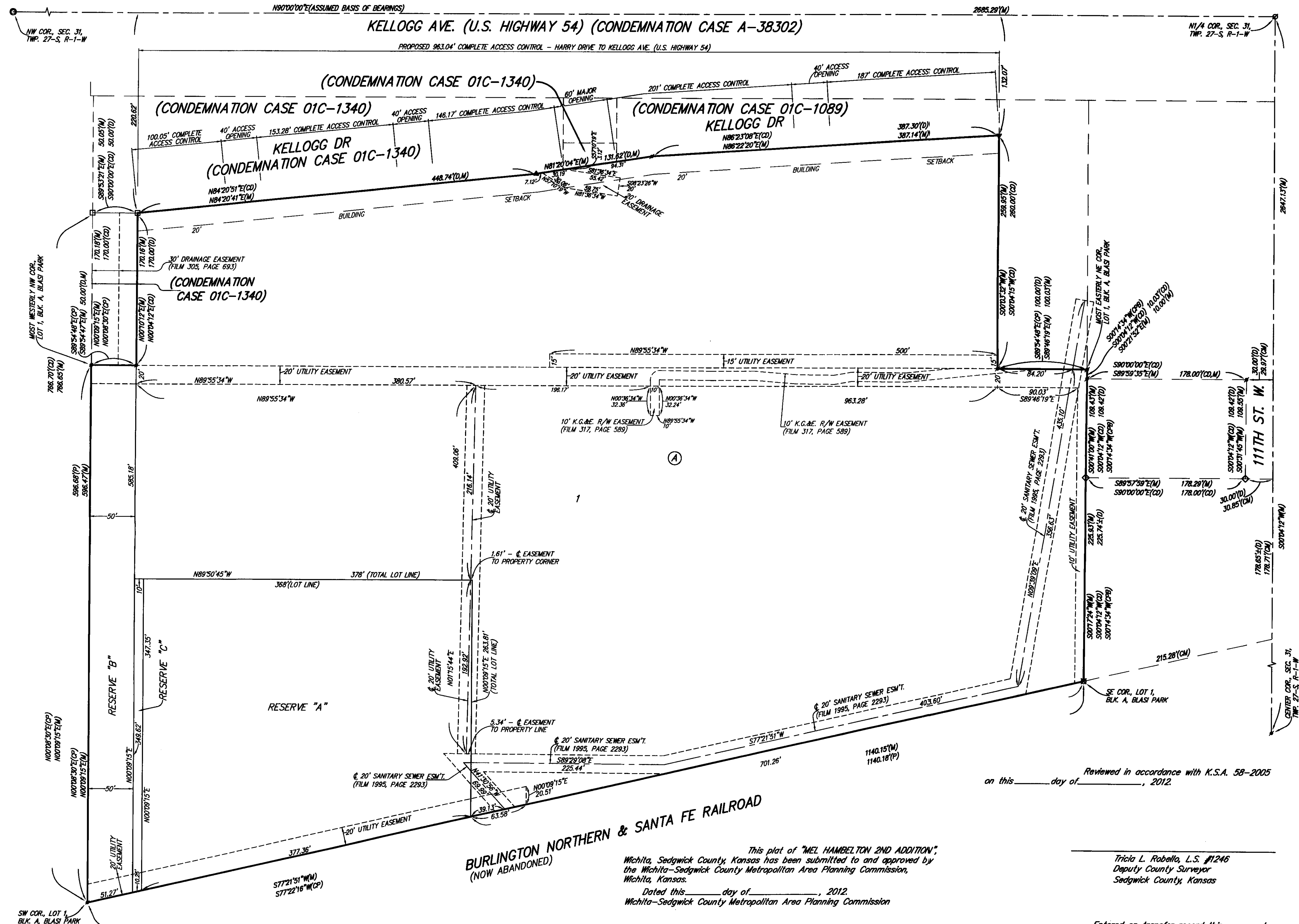


MEL HAMBELTON 2ND ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS



- * = #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
- = 1" IRON PIPE (FOUND)
- ◊ = 3/4" IRON PIPE W/ "PEC" CAP (FOUND)
- = ALUMINUM CAP IN THIMBLE (FOUND)
- ▽ = #4 REBAR (FOUND)
- ⊠ = #4 REBAR W/ "BAUGHMAN" CAP (SET) OVER FOUND 1/2" IRON PIPE 30" DEEP
- △ = 3/4" IRON PIPE (FOUND)

- (M) = MEASURED
- (P) = PLATTED
- (D) = DESCRIBED
- (CM) = CALCULATED PER MEASURED INFO.
- (CP) = CALCULATED PER PLATTED INFO.
- (CD) = CALCULATED PER DESCRIBED INFO.
- (CPB) = CALCULATED PER PLAT OF BLASI PARK ADDITION

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION
1	A	1330.0

BENCHMARK:
City of Wichita Benchmark Disc on west end of RCBG Headwall, 17.7' N. & 35.9' W. of the NW corner of Lot 1, Block A, Mel Hamblton 2nd Addition. Elev. = 1328.33 NAVD88
Railroad Spike in Power Pole, 38.8' W. & 1.0' S. of the first deflection corner south of the NE corner of Lot 1, Block A, Mel Hamblton 2nd Addition. Elev. = 1330.80 NAVD88

State of Kansas) SS We, Baughman Company, P.A., Surveyors in
Sedgwick County) do hereby certify that we have surveyed and
platted "MEL HAMBELTON 2ND ADDITION", Wichita, Sedgwick County, Kansas
and that the accompanying plat is a true and correct exhibit of the
property surveyed, described as Beginning at a point on the south
right-of-way line of U.S. Highway 54 as condemned in Case No. A-38302,
said point being 794.5 feet west of the east line of the Northwest Quarter
of Section 31, Township 27 South, Range 1 West of the Sixth Principal
Meridian, Sedgwick County, Kansas; thence south parallel to the east line
of said Northwest Quarter, 300 feet; thence west parallel to the south
right-of-way line of said Highway, 526.5 feet; thence north parallel to the
east line of said Northwest Quarter, 300 feet to the south right-of-way
line of said Highway, thence east, 526.5 feet to the point of beginning,
except that part taken for Highway in Condemnation Case No. 01C1340,
TOGETHER with that part of said Northwest Quarter described as follows:
Beginning at a point on the south right-of-way line of U.S. Highway 54
as condemned in Case No. A-38302, said point being 208 feet west of
the east line of the Northwest Quarter of Section 31, Township 27 South,
Range 1 West of the Sixth Principal Meridian, Sedgwick County, Kansas;
thence south parallel to the east line of said Northwest Quarter, 300 feet;
thence west parallel to said south right-of-way line of said Highway,
526.5 feet; thence north, 300 feet to said south right-of-way line;
thence east, 526.5 feet to the point of beginning, except the east 100
feet thereof, and except that part taken for Highway in Case No. 01C1089,
and TOGETHER with Lot 1, Block A, Blasi Park, Sedgwick County, Kansas,
except that part taken for highway described as commencing at a point
on the south right-of-way line of U.S. Highway 54 as condemned in Case
No. A-38302, said point being 794.5 feet west of the east line of the
Northwest Quarter of Section 31, Township 27 South, Range 1 West of the
Sixth Principal Meridian, Sedgwick County, Kansas; thence south parallel
with the east line of said Northwest Quarter, a distance of 50 feet to the
point of beginning, thence south parallel with the east line of said
Northwest Quarter, a distance of 65 feet; thence east parallel with the
south right-of-way line of said Highway, a distance of 60 feet; thence
north parallel with the east line of said Northwest Quarter, a distance of
65 feet to a point on the south right-of-way line of said Highway,
thence west along the south right-of-way line of said Highway, a distance
of 60 feet to the point of beginning.

Existing public easements and dedications
being vacated by virtue of K.S.A. 12-512b.
All being situated in the Northwest Quarter of Section 31,
Township 27 South, Range 1 West of the Sixth Principal Meridian,
Sedgwick County, Kansas.

Baughman Company, P.A.
Michael G. Conrey
Michael G. Conrey, Surveyor

Know all men by these presents that we, the
undersigned, have caused the land in the surveyors certificate to be
platted into a Lot, a Block, and Reserves, to be known as "MEL
HAMBELTON 2ND ADDITION", Wichita, Sedgwick County, Kansas. The utility
easements are hereby granted as indicated for the construction and
maintenance of all public utilities. The drainage easement is hereby
granted as indicated for drainage purposes. Reserve "A" is hereby
reserved for open space, lakes, berms, landscaping, drainage purposes, and
utilities as confined to easements. Reserves "B" and "C" are hereby
reserved for open space, landscaping, private drives, public access purposes
including drainage maintenance equipment, drainage purposes, and utilities
as confined to easements. Private drives and public access purposes shall
be restricted to the east 20.00 feet of said Reserve "B" provided, however,
that one public access crossing shall be allowed over the west 30.00 feet
of said Reserve "B". Drainage structures shall be allowed within said
Reserves "A" and "B" provided, however, that no drainage structure within
said Reserve "A" or within the east 20.00 feet of said Reserve "B" shall
restrict or deny any access purposes. Any open drainage channels in said
Reserve "B" shall be restricted to the west 30.00 feet of said Reserve "B".
Reserves "A", "B" and "C" shall be owned by the owner of Lot 1, Block A.
Reserves "A" and "C" shall be maintained by the owner of Lot 1, Block A.
Reserve "B" shall be maintained by the City of Wichita, Kansas. At the
time of site development the City of Wichita, Kansas shall retain the right
to continue the maintenance of said Reserve "B" or to relinquish the
responsibility of all or part of the maintenance of said Reserve "B" to the
owner of Lot 1, Block A. The City of Wichita, Kansas shall have the right
to assume the responsibility for all or part of the maintenance of said
Reserve "B" at any time. Access controls shall be as depicted on the
face of the plat and are hereby granted to the City of Wichita, Kansas.
The permitted opening locations shall be as determined by the City
Engineer of the City of Wichita, Kansas. The Minimum Building Pad
Elevation for the lowest opening to the structures on Lot 1, Block A, shall
be 1330.0 NAVD88.

Out of the Box Investments, LLC
Lisa A. Hamblton
Lisa A. Hamblton, Member

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this 13th day of June, 2012, by Lisa A. Hamblton, Member
of Out of the Box Investments, LLC, on behalf of the limited liability
company.
Trina R. Willis
TRINA R. WILLIS, Notary Public
My App'l. Exp. 06/10/2014

Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P 3162627271 F 3162620149
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE
E:\PROJECTS\MEL HAMBELTON 2ND ADDITION\PLAT\DRAWINGS\MEL HAMBELTON 2ND P.DWG.MGC

We the undersigned holders of a mortgage on the
above described property, do hereby consent to this plat of "MEL
HAMBELTON 2ND ADDITION", Wichita, Sedgwick County, Kansas.
Fidelity Bank
State of Kansas) SS The foregoing instrument acknowledged be-
Sedgwick County) fore me, this day of , 2012, by
of Fidelity Bank, on behalf of the bank.
My App'l. Exp. , Notary Public

This plat of "MEL HAMBELTON 2ND ADDITION",
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 , 2012.
Wichita-Sedgwick County Metropolitan Area Planning Commission
Shawn Farney, Chair
John L. Schlegel, Secretary
Carl Brewer, Mayor
Karen Sublett, City Clerk
Tanya Buckingham, Deputy

Reviewed in accordance with K.S.A. 58-2005
on this day of , 2012.
Tricia L. Robello, L.S. #1246
Deputy County Surveyor
Sedgwick County, Kansas
Entered on transfer record this day
of , 2012.
Kelly B. Arnold, County Clerk
Bill Meek, Register of Deeds

NOTE:
A drainage plan has been developed for this subdivision and is
on file with the City of Wichita, Kansas. Drainage intent shall
remain as depicted or as modified with the approval of the
City Engineer or the City of Wichita, Kansas. No obstructions
which impede the flow of this drainage plan shall be allowed.