

MAIZE & 29TH COMMERCIAL ADDITION WICHITA, SEDGWICK COUNTY, KANSAS

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION
1-7	A	1352.7

BENCHMARK:
CHISELED CROSS ON SIDEWALK, 314'
E. & 58' N. OF THE SW COR. SW1/4,
SEC. 32, TWP. 26-S, R-1-W.
ELEV. = 1351.07 NAVD88

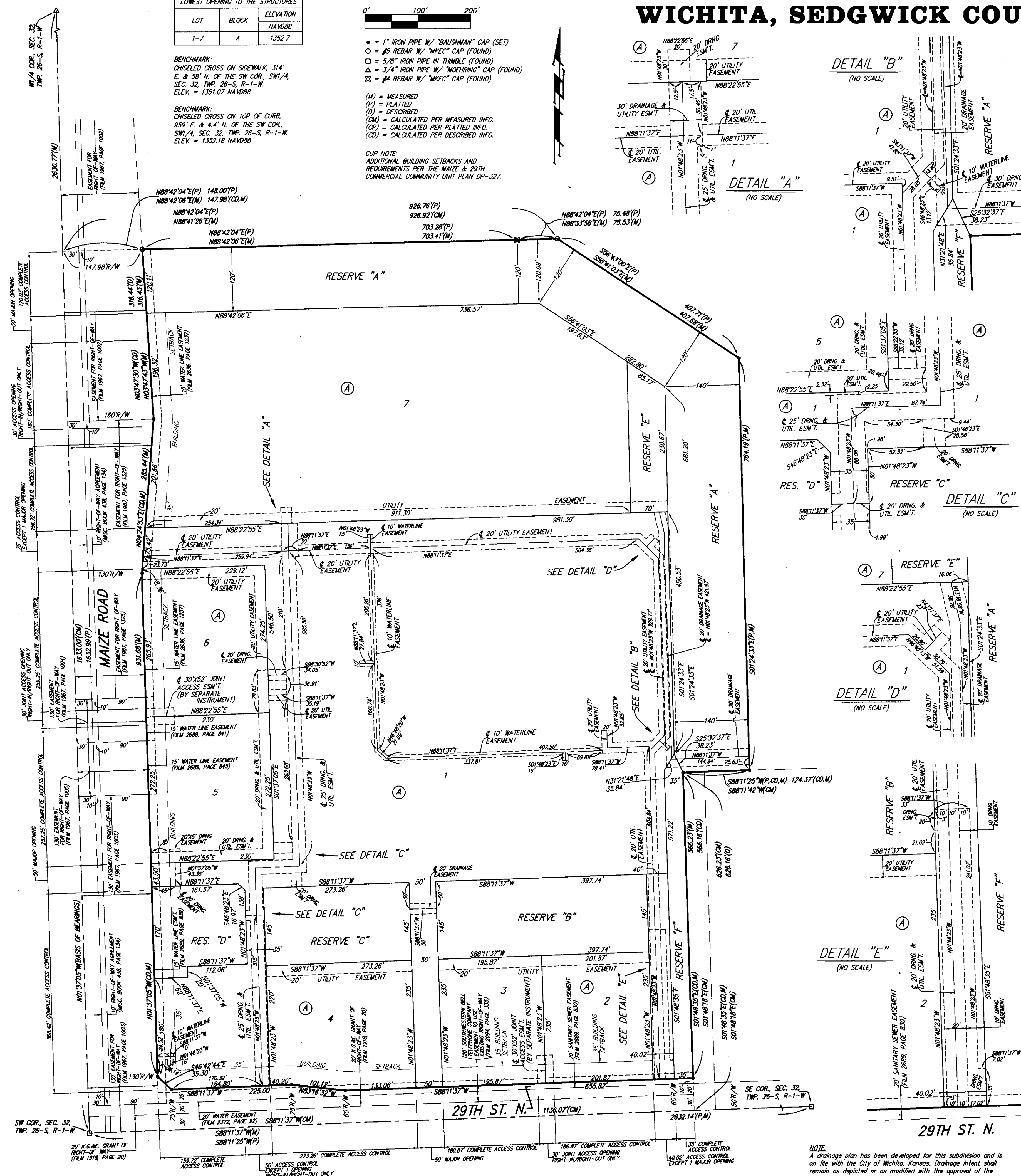
BENCHMARK:
CHISELED CROSS ON TOP OF CURB,
950' E. & 4.4' N. OF THE SW COR.
SW1/4, SEC. 32, TWP. 26-S, R-1-W.
ELEV. = 1352.18 NAVD88

0' 100' 200'

- = 1" IRON PIPE W/ "BAUGHMAN" CAP (SET)
- = #5 REBAR W/ "WKEC" CAP (FOUND)
- = 5/8" IRON PIPE IN THIMBLE (FOUND)
- △ = 3/4" IRON PIPE W/ "WCHRW" CAP (FOUND)
- = #4 REBAR W/ "WKEC" CAP (FOUND)

- (M) = MEASURED
- (P) = PLATTED
- (D) = DESCRIBED
- (CM) = CALCULATED PER MEASURED INFO.
- (CP) = CALCULATED PER PLATTED INFO.
- (CD) = CALCULATED PER DESCRIBED INFO.

CUP NOTE:
ADDITIONAL BUILDING SETBACKS AND
REQUIREMENTS PER THE MAIZE & 29TH
COMMERCIAL COMMUNITY UNIT PLAN OP-327.

DETAIL "B"
(NO SCALE)DETAIL "A"
(NO SCALE)DETAIL "C"
(NO SCALE)DETAIL "D"
(NO SCALE)DETAIL "E"
(NO SCALE)

State of Kansas) SS We, Baughman Company, P.A., Surveyors in
Sedgwick County) aforesaid county and state do hereby certify that we have surveyed and
platted "MAIZE & 29TH COMMERCIAL ADDITION", Wichita, Sedgwick County,
Kansas and that the accompanying plat is a true and correct exhibit of
the property surveyed, described as the Southwest Quarter of Section 32,
Township 26 South, Range 1 West of the 6th P.M., Sedgwick County,
Kansas, EXCEPT a tract described as commencing at the southwest corner
of the East Half of the South Half of said Southwest Quarter; thence
N90°00'00"W (assumed) along the south line of said Southwest Quarter,
140.00 feet; thence N00°00'00"E, 626.16 feet; thence S00°00'00"E, 626.16
feet; thence S00°00'00"W, 626.16 feet; thence N90°00'00"W, 486.16 feet
to the point of beginning, and EXCEPT a tract described as commencing
at the southwest corner of the East Half of the South Half of said
Southwest Quarter; thence N90°00'00"W (assumed) along the south line of
said Southwest Quarter, 140.00 feet to the point of beginning, being the
southwest corner of a tract of land recorded in the Register of Deeds
Office on Warranty Deed in Film 1207, Page 248; thence along the south
line of said Section, N90°00'00"W, 40 feet; thence N00°00'00"E, 626.16
feet; thence N90°00'00"E, 40 feet to the northwest corner of said Deed;
thence S00°00'00"W, 626.16 feet along the west line of said Deed to the
point of beginning, and EXCEPT that portion of said Southwest Quarter
platted as Fox Ridge Addition, an Addition to Wichita, Sedgwick County,
Kansas and Fox Ridge Second Addition, an Addition to Wichita, Sedgwick
County, Kansas, all being subject to road rights-of-way of record.

Existing public easements and dedications being
vacated by virtue of K.S.A. 12-512b, as amended.

Baughman Company, P.A.

Michael G. Conrey
Michael G. Conrey

Know all men by these presents that we, the
undersigned, have caused the land in the surveyors certificate to be platted
into Lots, a Block, Reserves, and Streets, to be known as "MAIZE & 29TH
COMMERCIAL ADDITION", Wichita, Sedgwick County, Kansas. The utility
easements are hereby granted as indicated for the construction and
maintenance of all public utilities. The drainage and utility easements are
hereby granted as indicated for drainage purposes and for the construction
and maintenance of all public utilities. The drainage easements are hereby
granted as indicated for drainage purposes. The waterline easements are
hereby granted as indicated for the construction and maintenance of all
public waterlines and related appurtenances. The streets are hereby
dedicated to and for the use of the public. Reserve "A" is hereby reserved
for landscaping, screening walls, fencing, berms, site lighting, open space,
drainage purposes, and waterlines and related appurtenances as confined to
easement. Site lighting shall be installed within the westerly and southerly
10 feet of Reserve "A". Reserve "A" shall be owned and maintained by the
owner of Lot 1, Block A provided, however, that the undersigned, or the
undersigned's successor in interest, may, in their discretion, deed a parcel of
Reserve "A" to an owner or owners of an adjacent parcel, subject to the
obligation to maintain such deeded parcel of said Reserve "A" in compliance
with the provisions hereof and in compliance with the maintenance covenants
of any applicable restrictive covenants and/or regulations. Reserves "B" and
"C" shall be reserved for open space, landscaping, berms, lakes, and drainage
purposes. Reserve "D" shall be reserved for open space, landscaping, berms,
lakes, drainage purposes, a driveway appurtenant to the corresponding major
access opening, and waterlines and related appurtenances as confined to
easement. Reserve "E" shall be reserved for open space, landscaping, berms,
lakes, drainage purposes, and utilities as confined to easements. Reserve "F"
is hereby reserved for landscaping, screening walls, fencing, berms, site
lighting, open space, drainage purposes, and sanitary sewer systems as
confined to easements. Site lighting shall be installed within the westerly 10
feet of Reserve "F". Reserves "B", "C", "D" and "F" shall be owned and
maintained by the owner of Lot 1, Block A. Reserve "E" shall be owned and
maintained by the owner of Lot 7, Block A. Access controls shall be as
depicted on the face of the plat and are hereby granted to the City of
Wichita, Kansas. The Minimum Building Pad Elevations for the lowest opening
to the structures shall be as indicated on the face of the plat.

Leo Marvin Rink Revocable Trust

Leo Marvin Rink, Trustee
Leo Marvin Rink

Vivian L. Rink, Trustee
Vivian L. Rink

Vivian L. Rink Revocable Trust

Vivian L. Rink, Trustee
Vivian L. Rink

Leo Marvin Rink, Trustee
Leo Marvin Rink

Curtis W. Rink, Trustee
Curtis W. Rink

Karen S. Rink, Trustee
Karen S. Rink

This plat of "MAIZE & 29TH COMMERCIAL
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 _____, 2013.
Wichita-Sedgwick County Metropolitan Area Planning Commission

David Dennis

John L. Schlegel

This plat approved and all dedications
shown hereon accepted by the City Council of the City of Wichita,
Kansas, this _____ day of _____, 2013.

Carl Brewer

Karen Sublett

Reviewed in accordance with K.S.A. 58-2005
on this _____ day of _____, 2013.

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

Entered on transfer record this _____ day
of _____, 2013.

Kelly B. Arnold

State of Kansas) SS This is to certify that this plat has been
Sedgwick County) filed for record in the office of the Register of Deeds, this _____ day
of _____, 2013 at _____ o'clock _____ M.; and is duly recorded.

Bill Meek

Tonya Buckingham

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this _____ day of _____, 2013, by Leo Marvin Rink and
Vivian L. Rink, Trustees of the Leo Marvin Rink Revocable Trust and
Vivian L. Rink and Leo Marvin Rink, Trustees of the Vivian L. Rink
Revocable Trust, on behalf of the trusts.

JUDITH M. TERHUNE
Notary Public - State of Kansas
My Appl. Expires 11-7-15

JUDITH M. TERHUNE
Notary Public

My App't. Exp. 11-7-15

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this _____ day of _____, 2013, by Curtis W. Rink and
Karen S. Rink, husband and wife.

JUDITH M. TERHUNE
Notary Public - State of Kansas
My Appl. Expires 11-7-15

JUDITH M. TERHUNE
Notary Public

My App't. Exp. 11-7-15

NOTE:
Existing blanket Right-of-Way Agreement in favor of Hope Engineering & Supply Co. recorded in Misc. Book 32, Page 227
and Affidavit claiming "continued occupation, possession and use" recorded in Misc. Book 552, Page 144. Last assigned in
favor of Black Hills/Kansas Gas Utility Company, LLC, a Delaware limited liability company, by Assignment of Easements
recorded as DDC #FLM-PC, 29112749. Right-of-Way Contract in favor of Aquila Inc. recorded on Film 2718, Page 3577
confirms pipeline(s) and appurtenances to a permanent 50 foot wide easement, (said permanent 50 foot wide easement
does NOT affect subject property and is NOT shown on the face of this plat), however, said Right-of-Way Contract,
(Film 2718, Page 3577), does not specifically release the blanket Right-of-Way Agreement in favor of Hope Engineering &
Supply Co. recorded in Misc. Book 32, Page 227. The document entitled Partial Release of Right-of-Way recorded on
Film 2725, Page 2393 does release said blanket Right-of-Way Agreement in favor of Hope Engineering & Supply Co. as it
applies to this plat, but the description of the tract of land to be released is vague and open to interpretation.

Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P 316-262-0149
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE