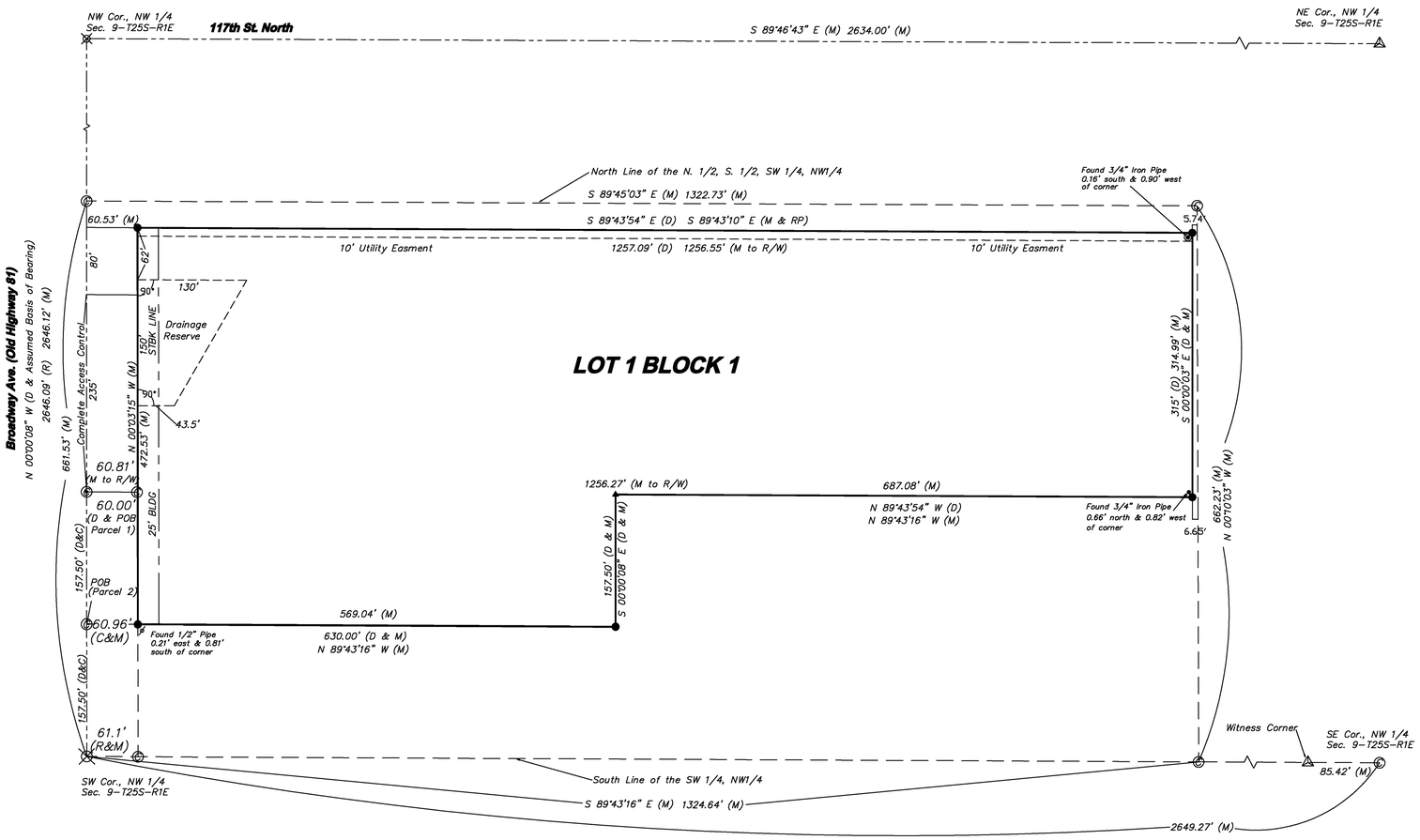
Farmers Oil Addition
Sedgwick County, Kansas



Legend of Symbols & Abbreviations

(M) = Measured or Calculated from Measurement
(D) = Described on Deed
(C) = Calculated
(R) = Record
(RP) = Record Plat
● = Set 1/2" Rebar w/ #1340 Cap
✪ = Calculated Point
✖ = Found R.R. Spike
● = Found 3/4" Iron Pipe (Origin Unknown)
▲ = Set Mag Nail in tree stump
⌀ = Found 1/2" Iron Pipe (Origin Unknown)
▲ = Found #5 Bar with KDOT Cap

SCALE : 1" = 80'

–80 0 40 80 160 240

Abbott Land Survey
520 S. Holland, Ste. 103, Wichita, KS 67209
Ph. 316.262.2262 Fax 316.262.2268
surveyors@benchmarks.net

CERTIFICATE OF SURVEY

State of Kansas)
) SS
County of Sedgwick)

I, Chad R. Abbott, the undersigned registered land surveyor of the State of Kansas, do hereby certify that the following described tract of land was surveyed on March 11, 2015. The survey was made by me or under my direct supervision and the accompanying plat "FARMERS OIL ADDITION SEDGWICK COUNTY, KANSAS", is a true and correct exhibit of the property surveyed, described as follows:

Parcel 1:
A tract of ground in the Northwest Quarter of Section 9, Township 25 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas, described as follows: Beginning at the Southwest corner of said Northwest Quarter; thence Northerly along the West line of said Northwest Quarter, with an assumed bearing of N 00°00'08" W, a distance of 315.00 feet; thence Easterly parallel with the South line of said Northwest Quarter, S 89°43'54" E, a distance of 60.00 feet to the point of beginning; thence N 00°00'08" W, a distance of 315.00 feet; thence S 89°43'54" E, a distance of 1,257.09 feet; thence S 00°00'03" E, a distance of 315.00 feet; thence N 89°43'54" W, a distance of 1,257.08 feet to the point of beginning; EXCEPT that portion condemned for roadway in Condemnation Case No. 92066; and EXCEPT that portion platted as Castleberry Addition, an Addition to Sedgwick County, Kansas.

Parcel 2:
Beginning at a point 157.5 feet North of the Southwest corner of the Southwest Quarter of the Northwest Quarter of Section 9, Township 25 South, Range 1 East of the 6th Principal Meridian, Sedgwick County, Kansas; thence East 630 feet; thence North 157.5 feet; thence West 630 feet; thence South 157.5 feet to the point of beginning; EXCEPT that portion condemned for roadway in Condemnation Case No. 92066.

_____
Chad R. Abbott L.S. #1340

OWNER'S CERTIFICATE

State of Kansas)
) SS
County of Sedgwick)

Know all men by these presents that we the undersigned owners of the land as above set forth in the Surveyor's Certificate, have caused the same to be surveyed and platted into a lot and a block. The same to be known as "FARMERS OIL ADDITION SEDGWICK COUNTY, KANSAS". The 10' Utility Easement is hereby granted as indicated for the construction and maintenance of all public utilities. The Drainage Reserve is hereby granted as indicated. The street right–of–way, as indicated, is hereby dedicated to and for the use of the public. Two openings are allowed along Broadway. Access Controls, as indicated, are hereby granted. A drainage plan has been developed for the plat and all drainage easements, right–of–ways, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and will remain unobstructed to allow for the conveyance of stormwater.

_____
President of Farmers Oil

NOTARY CERTIFICATE

State of Kansas)
) SS
County of Sedgwick)

BE IT REMEMBERED, that on this _____ day of _____, 2015, before me the undersigned, a Notary Public in and for the County and State aforesaid, came _____, President of Farmers Oil, 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 WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year above written.

_____, Notary Public

My Appointment Expires:_____, _____.

MORTGAGE HOLDER CERTIFICATE

State of Kansas)
) SS
County of Sedgwick)

We, the undersigned, holders of a mortgage on the above described property, do hereby consent to this plat of "FARMERS OIL ADDITION SEDGWICK COUNTY, KANSAS".

KS State Bank

By: _____

Name: James D. Ashcraft

Title: Senior Vice President

PLANNING COMMISSION CERTIFICATE

State of Kansas)
) SS
County of Sedgwick)

This plat of "FARMERS OIL ADDITION SEDGWICK COUNTY, KANSAS" has been submitted to and approved by the Wichita–Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this_____ day of _____, 2015.

WICHITA–SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION

_____, Chairman
Matthew J. Goolsby, Chairman

Attest:
_____, Secretary
John L. Schlegel, Secretary

COUNTY COMMISSIONERS CERTIFICATE

State of Kansas)
) SS
County of Sedgwick)

This plat approved by and all dedications shown hereon, if any, accepted by the Board of County Commissioners of Sedgwick County, Kansas, this _____ day of _____, 2015.

_____, Chairman
Richard Ranzau, Forth District

Attest:
_____, County Clerk
Kelly B. Arnold, County Clerk

TRANSFER RECORD

State of Kansas)
) SS
County of Sedgwick)

Entered on transfer record this _____ day of _____, 2015

_____, County Clerk
Kelly B. Arnold, County Clerk

REGISTER OF DEEDS

State of Kansas)
) SS
County of Sedgwick)

This is to certify that this instrument was filed for record in the Register of Deeds office this _____day of _____, 2015 at _____ o'clock _____, and is duly recorded.

_____, Register of Deeds
Bill Meek, Register of Deeds

Attest:
_____, Deputy
Tonya E. Buckingham, Deputy

COUNTY SURVEYOR

State of Kansas)
) SS
County of Sedgwick)

Reviewed in accordance with K.S.A. 58–2005 on this _____ day of _____, 2015.

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