FINAL PLAT
HAWTHORNE ADDITION
AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

I, Gregory J. Allison, a Registered Land Surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "HAWTHORNE ADDITION," an addition to Wichita, Sedgwick County, Kansas, into Lots, Blocks, Streets, and Reserves, the same being accurately set forth in the accompanying plat and described herein:

The Southwest Quarter of Section 2, Township 27 South, Range 2 East, of the 6th Principal Meridian, Sedgwick County, Kansas, EXCEPT that portion dedicated for street.

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this____ day of _____ 2002.

Gregory J. Allison, PE, LS #1257
MKEC Engineering Consultants, Inc.
411 North Webb Road
Wichita, Kansas 67206

Know all men by these presents that we the undersigned property owners of the land above set forth in the Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into Lots, Blocks, Streets, and Reserves, the same to be known as "HAWTHORNE ADDITION," an addition to Wichita, Sedgwick County, Kansas.

The streets are hereby dedicated to and for the use of the public; except for private streets Linsay Circle and Rosemont Circle. Easements for the construction and maintenance of public utilities, and drainage, as indicated on the accompanying plat are hereby granted to the appropriate governing body. The Emergency Access easements located in Reserves G and I are hereby dedicated to and for the use of the public and shall not be encumbered in any way except for a gate or other improvements as required by and approved by the City of Wichita Fire Department.

Reserves A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, and T are platted for monuments, landscaping, irrigation, berming and open space. Reserve A and B are also platted for drainage. Reserves C, I, L, and N are also platted for lakes, floodways, and drainage – all in designated locations. Reserve C is also platted for sidewalks and for recreational uses. Reserves H and J are also platted for private streets, gates, drainage, and utilities. Reserve N is also platted for sidewalks, pool and associated uses, clubhouse, and recreational uses. Reserves G, P, and O are platted for drainage, landscaping, irrigation, berming, open space, and sidewalks. The reserves shall be owned and maintained by the homeowners association.

The Wall Easement is platted for the construction and maintenance of a private wall, utilities may cross the Wall Easement.

A drainage plan has been developed for this plat and all drainage easements, right–of–way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of storm water.

All abutters right of access to or from 21st Street North over and across the South line of "HAWTHORNE ADDITION," are hereby granted to the appropriate governing body, provided however Lots 2, 4, 5, and 6, Block 6 shall have access to 21st Street North as indicated on the face of the plat. All abutters right of access to or from 127th Street East over and across the West line of "HAWTHORNE ADDITION," are hereby granted to the appropriate governing body, provided however, Lots 1, 2, 3, and 4, Block 6 shall have access to 127th Street East as indicated on the face of the plat. (Note: said Lots 1, 2, 3, 4, 5, 6, Block 6, are subject to the conditions of the Community Unit Plan DP–238.)

The floodway, as indicated, shall be the responsibility of the owners until such time as the appropriate governing body exercising jurisdiction elects to assume the responsibility for the maintenance and improvements of the drainage, provided further, that no structure shall be constructed on or within said floodway, nor shall any fill, change of grade, creation of a channel or any other work on be carried out without the permission of the City Engineer.

NOTE

LOTS 1,2,3,4,5 AND 6 BLOCK 6 OF THIS PLAT ARE SUBJECT TO THE CONDITIONS OF COMMUNITY UNIT PLAN DP–238

TWENTY–FIRST GROWTH, L.L.C., a Kansas limited liability company

_____, Managing Member
Tim Buchanan, Managing Member

STATE OF KANSAS)
) ss:
SEDGWICK COUNTY)

BE IT REMEMBERED, that on this _____ day of _____, 2002, before me the undersigned, a Notary Public in and for the County and State aforesaid, came Tim Buchanan, Managing Member of Twenty–First Growth L.L.C. a Kansas Limited Liability Company, 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 last above written.

_____ , Notary Public
Notary Public
My appointment expires:_____

Reviewed in accordance with K.S.A. 58–2005 on this ____ day of _____, 2002.

_____, Deputy County Surveyor

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

This plat of "HAWTHORNE ADDITION," has been submitted to and approved by the Wichita–Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.
Dated this _____ day of _____, 2002.

WICHITA–SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION

_____, Chair
J.D. Michaelis, Chair

_____, Secretary
Dale Miller, Secretary

This plat approved and all dedications shown thereon, if any, accepted by the City Council of the City of Wichita, Kansas, this ____ day of _____, 2002.

At the direction of the City Council.

_____, City Manager
Chris Cherches, City Manager

_____, City Clerk
Pat Graves City Clerk

Entered on transfer record this ____ day of _____, 2002.

_____, County Clerk
Don Brace, County Clerk

STATE OF KANSAS)
)ss:
SEDGWICK COUNTY)

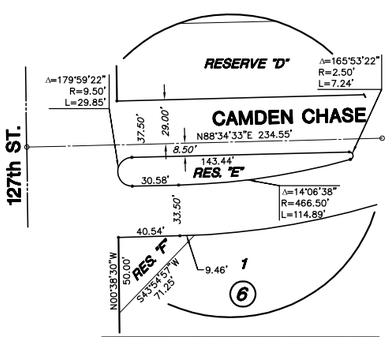
This is to certify that this instrument was filed for record in the Register of Deeds office this_____day of_____, 2002 at _____ o'clock M; and is duly recorded.

_____, Register of Deeds
Bill Meek, Register of Deeds

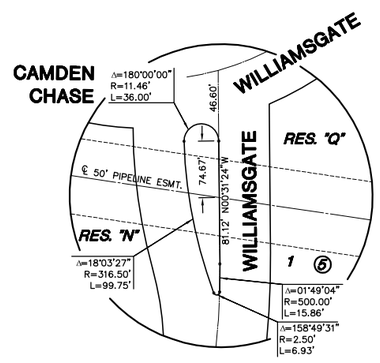
_____, Deputy
Linda Kizzire, Deputy

LINE TABLE–WILLIAMSGATE CIR.		
Line	Bearing	Length
L1	S27°03'58"E	22.83'
L2	S44°01'01"W	44.18'
L3	S88°33'26"W	61.16'
L4	S00°31'24"E	21.50'
L5	S45°58'59"E	20.71'
L6	N44°01'01"E	35.71'
L7	S45°58'59"E	20.00'
L8	N44°01'01"E	8.47'

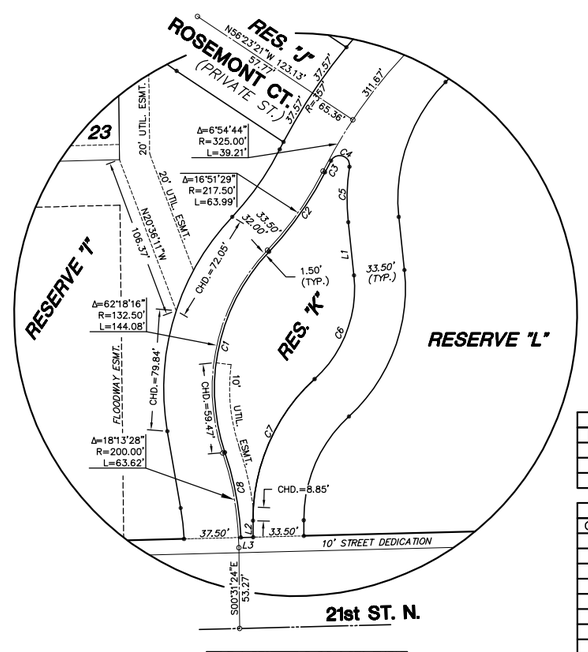
CURVE TABLE – WILLIAMSGATE CIR.			
Curve	Delta	Radius	Length
C1	Δ=71°04'59"	120.00'	148.88'
C2	Δ=44°32'25"	100.00'	77.74'
C3	Δ=16°48'23"	84.00'	24.64'
C4	Δ=13°01'38"	84.00'	19.10'



DETAIL - RESERVES "E" AND "F"



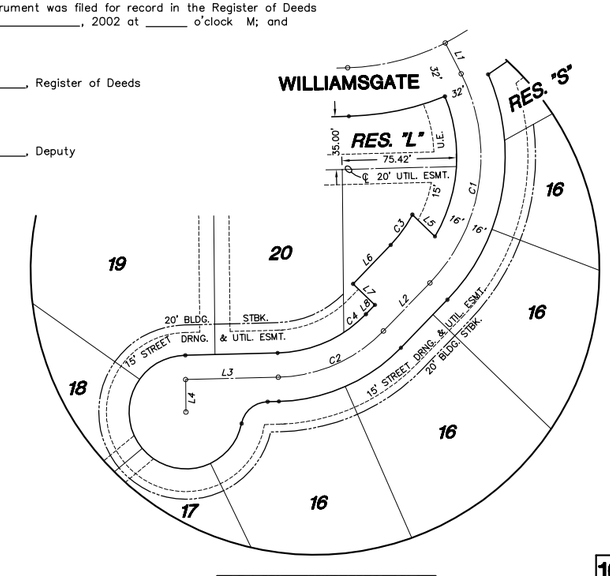
DETAIL - RESERVE "R"



DETAIL - RESERVE "K"

LINE TABLE – RESERVE "K"		
Line	Bearing	Length
L1	S06°05'05"E	35.27'
L2	S00°31'24"E	10.92'
L3	S88°33'26"W	8.11'

CURVE TABLE – RESERVE "K"			
Curve	Delta	Radius	Length
C1	Δ=62°18'16"	131.00'	142.45'
C2	Δ=16°51'29"	219.00'	64.44'
C3	Δ=1°31'12"	323.50'	8.58'
C4	Δ=160°18'05"	6.50'	18.19'
C5	Δ=14°36'18"	144.00'	36.71'
C6	Δ=53°40'38"	81.00'	75.88'
C7	Δ=48°06'57"	125.00'	104.97'
C8	Δ=16°18'06"	201.50'	57.33'



DETAIL - WILLIAMS CIR.