

M.A.P.C. _____

B.C.C./B. CO. C. approved

7-24-84

D-1225 - Bonanza, Inc. contingently dedicates additional right-of-way for Seneca and for 31st Street South. Generally located at the northwest corner of Seneca and 31st Street South.

D-1225 -
cates add
and for 3
cated at
and 31st

Posted 8-1-84
PW
d'pb

ACTION

DATE ~~8-1-84~~
~~8-1-84~~

COMMITTEE ~~General~~

M.A.P.C. _____

B.C.C./B. CO. C. approval 7-24-84

DEDICATION REPORT AND PROGRESS

MAP No. 5344 B
SEC. No. _____
TWP. No. _____
RANGE No. _____

CASE No. D - 1225

ASSOCIATED CASE NO. DP-16 & Z-2615

I. OFFER TO DEDICATE: Additional Right-of-Way
GENERALLY LOCATED: At the northwest corner of Seneca and 31st Street South

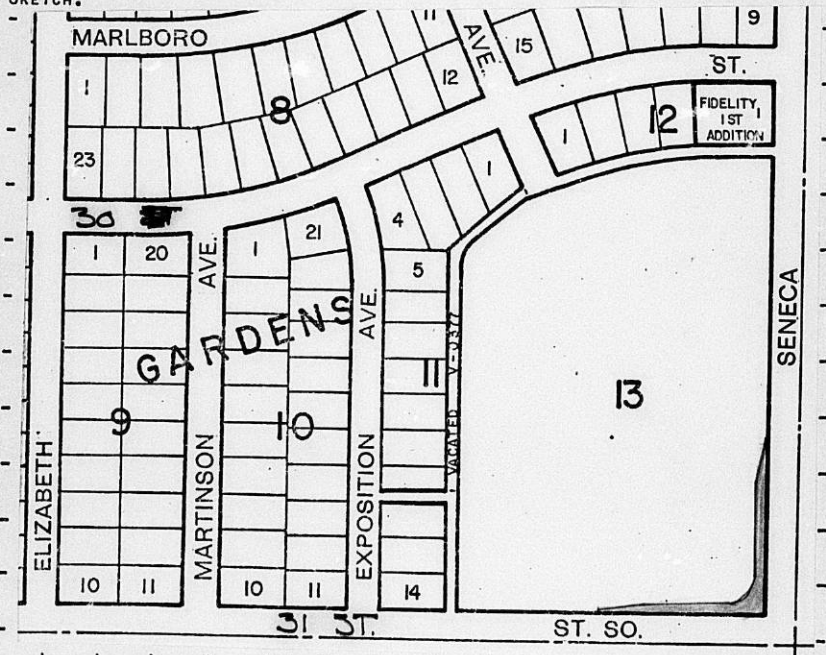
LEGALLY DESCRIBED AS: _____

DEDICATED BY: Bonanza, Inc.

ADDRESS: _____ PHONE _____

PURPOSE OF DEDICATION: _____

II. SKETCH.



III. FILED 7-18-84
POSTED TO ATLAS _____
S/D COMM. ACTION 7-24-84 Approved
M.A.P.C. ACTION _____

B.C.C. ACTION _____
PLACED ON RECORD _____
CITY CLERKS No. _____

7-18-84

D-1225

Prepare dedication
file and control card.

Scheduled for BCC 7-24-84.
(Approved)

Assoc. with DP-16 and Z-2615

Map 5344 B

Bonanza, Inc. contingently
dedicates additional r.o.w.
for Seneca and for 31st Street
South. Generally located
at the NW corner of Seneca
and 31st St. So.

(Leime)

CONTINGENT DEDICATION

D-1225

WHEREAS, Bonanza, Inc., is the owner of the following described tract of land:

Beginning at the southeast corner of Block 13, Replat of Iva Fultz Gardens, Wichita, Sedgwick County, Kansas; thence bearing S 89°46'00" W along the south line of said Block 13 a distance of 300.00 feet; thence bearing N 82°38'30" E a distance of 80.62 feet; thence bearing N 89°46'00" E parallel to and 10 feet from the south line of said Block 13 a distance of 150.28 feet to the P.C. of a curve to the left; thence along said curve to the left, having a radius of 60.00 feet, through a central angle of 89°46'00", a chord bearing N 44°53'00" E, and an arc length of 94.00 feet; thence bearing N 00°00'00" E parallel to and 10 feet from the east line of said Block 13 a distance of 150.28 feet; thence bearing N 7°07'30" E a distance of 80.62 feet to a point on the east line of said Block 13; thence bearing S 0°00'00" E along said east line a distance of 300.00 feet to the point of beginning.

and

WHEREAS, Bonanza, Inc., desires to make a contingent dedication of the above described real estate for street right-of-way purposes, but, at the present time, there is a lease on the majority of the above described real estate;

and

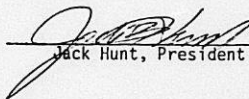
WHEREAS, it is the intention of Bonanza, Inc., to dedicate to the public the above described real estate for street right-of-way purposes, but effective only upon expiration of the existing lease on February 28, 1995, or earlier if for some reason the lease is terminated at an earlier date.

NOW, THEREFORE, Bonanza, Inc., hereby dedicates the above described real estate to the public, for street right-of-way purposes, but the right of the public and the City of Wichita and Sedgwick County to make use thereof for public purposes, including streets, excavations, fills, paving, public utilities and other similar street purposes, shall not occur so long as the existing lease is in effect, then this Contingent Dedication shall become, without further notice or act, in full force and effect on February 28, 1995, or upon termination of the existing lease.

This Contingent Dedication shall be a covenant running with the land and shall be binding upon Bonanza, Inc., its successors and assigns and any and all subsequent owners of any part of the above described real estate.

Executed this 9 day of July, 1984.

Bonanza, Inc.



Jack Hunt, President



SS

Personally appeared before me a Notary Public, in and for the County and State aforesaid came Bonanza, Inc., by its President, Jack Hunt, on behalf of the Corporation, to me personally known to be the same person who executed the foregoing instrument of writing and said person duly acknowledged the execution thereof.

Dated at Wichita, Kansas this 9 day of July, 1984.



Notary Public

My Commission Expires: Oct 30, 1984