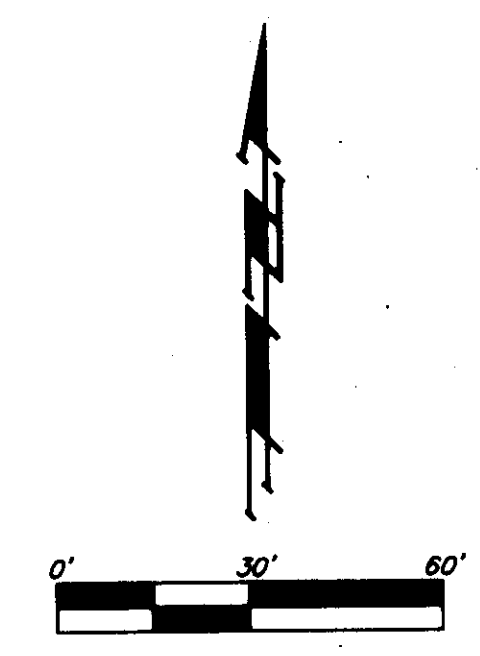


# RIDGE 400 3RD ADDITION

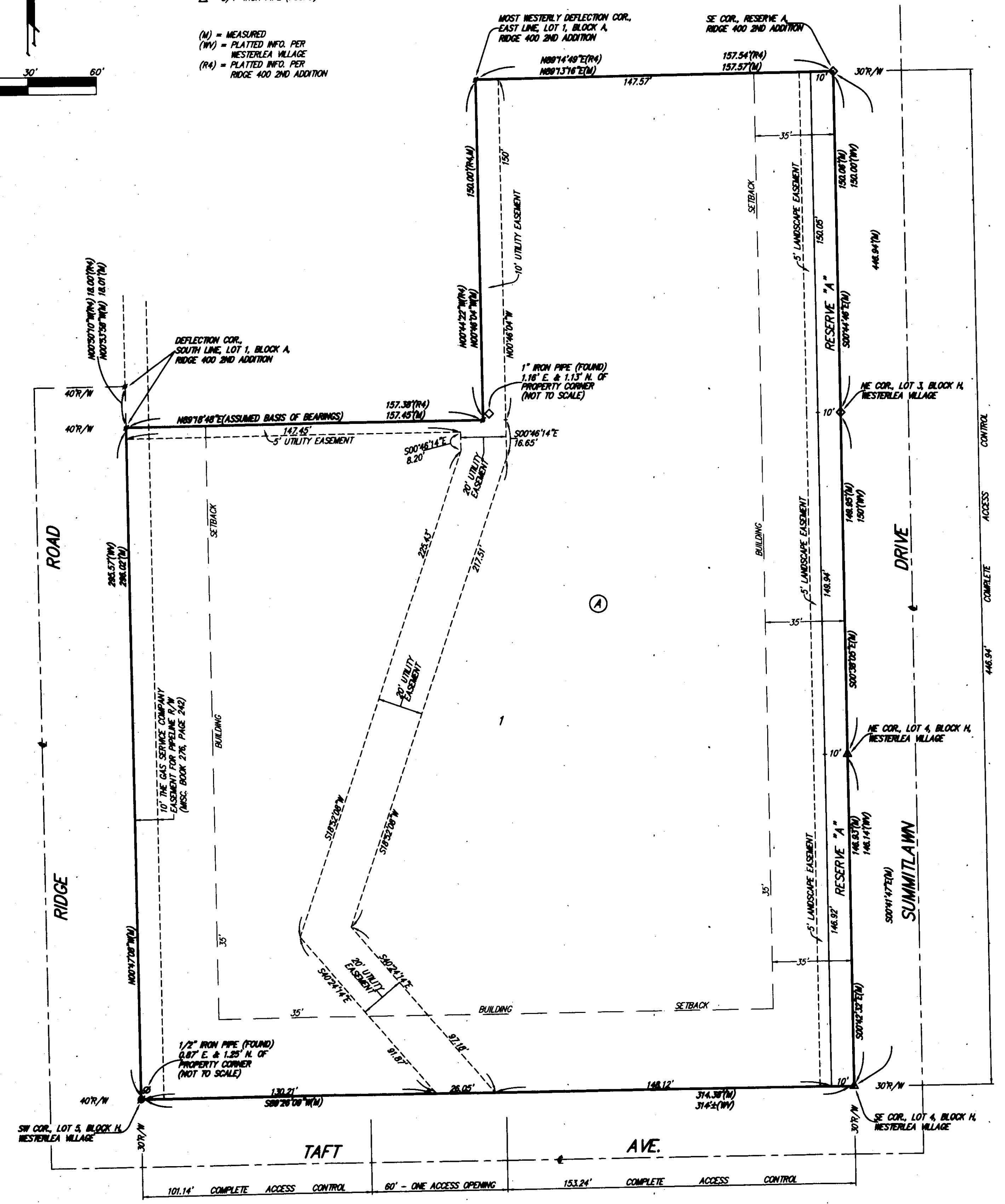
## WICHITA, SEDGWICK COUNTY, KANSAS

FINAL TRACING REC'D 6.23.14

FILE COPY sub 2014-00013



- # = #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
  - ⊖ = 1/2" IRON PIPE (FOUND)
  - = 1" IRON PIPE (FOUND)
  - △ = 3/4" IRON PIPE (FOUND)
- 
- (M) = MEASURED
  - (PV) = PLATTED INFO. PER WESTERLEA VILLAGE
  - (RA) = PLATTED INFO. PER RIDGE 400 2ND ADDITION



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 "RIDGE 400 3RD ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of all Lots 2, 3, 4, 5, and 6, Block H, Westerlea Village, Wichita, Sedgwick County, Kansas.

All being situated in the NW1/4 of Sec. 27, Twp. 27-S, R-1-W of the 6th P.M., Sedgwick County, Kansas.

Existing public easements, access controls, building setback lines, and dedications, if any, being vacated by virtue of K.S.A. 12-512b, as amended.

Baughman Company, P.A.

Michael G. Conrey, Surveyor  
 5-2014

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 a Reserve, to be known as "RIDGE 400 3RD ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The landscape easement is hereby granted as indicated for open space, fences, landscaping, berms, drainage purposes, and a landscape buffer. Reserve "A" is hereby reserved for open space, screening walls/fences, landscaping, a landscape buffer, berms, utilities, and drainage purposes. Reserve "A" shall be owned and maintained by the owner of Lot 1, Block A. Access controls shall be as depicted on the face of the plat and are hereby granted to the City of Wichita, Kansas.

Freddy's Land, LLC,  
 a Kansas limited liability company  
  
 Scott Redler, Member

State of Kansas) SS The foregoing instrument acknowledged before me, this 19th day of June, 2014, by Scott Redler, Member of the Freddy's Land, LLC, a Kansas limited liability company, on behalf of the limited liability company.

Kelly A. Thomas, Notary Public

My App't. Exp. 4-16-16

This plat of "RIDGE 400 3RD ADDITION", Wichita, Sedgwick County, Kansas has been submitted and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.  
 Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.  
 Wichita-Sedgwick County Metropolitan Area Planning Commission

\_\_\_\_\_, Chair  
 Don Klausmeyer  
 \_\_\_\_\_, Secretary  
 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 \_\_\_\_\_, 2014.

\_\_\_\_\_, Mayor  
 Carl Brewer  
 \_\_\_\_\_, City Clerk  
 Karen Sublett

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

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

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

\_\_\_\_\_, County Clerk  
 Kelly B. Arnold

State of Kansas) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this \_\_\_\_\_ day of \_\_\_\_\_, 2014 at \_\_\_\_\_ o'clock \_\_\_\_\_ M.; and is duly recorded.

\_\_\_\_\_, Register of Deeds  
 Bill Meek  
 \_\_\_\_\_, Deputy  
 Tonya Buckingham

NOTE: A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THE PLAT AND ALL DRAINAGE EASEMENTS, RIGHTS-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 STORMWATER.