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FINAL PLAT
NORTHCREST ESTATES ADDITION
WICHITA, SEDGWICK COUNTY, KANSAS

2006

FINAL TRACING REC'D

9/27/06
(Sept 2005-119)

LEGAL DESCRIPTION
The east 34.5 acres of the southeast quarter of the northwest quarter of Section 19, Township 26 South, Range 1 East of the 6th P.M., Sedgwick County, Kansas, EXCEPT a tract described as commencing at the center of said Section 19, in the southeast corner of said tract; thence N 89°35'53"W, along the south line of said tract, a distance of 0.87 feet to the point of beginning; thence continuing on said south line, a distance of 1142.68 feet to the southwest corner of said tract; thence N0°03'38"W along the west line of said tract, a distance of 540.78 feet to a point on a curve on the south line of a Sedgwick County Drainage Easement; thence on said curve on said curve with a radius of 980.74 feet, and a beginning tangent of 571°34'39"E, an arc distance of 189.35 feet; thence continuing on said south line of said Drainage Easement with a bearing of S63°30'55"E, a distance of 1080.01 feet to the point of beginning.

STATE OF KANSAS }
COUNTY OF SEDGWICK } SS
I, Adolf E. Reiss, being a duly licensed professional land surveyor in said County and State, do hereby certify that I have surveyed the tract of land as set forth in the Legal Description to be surveyed and plotted and that said survey and the accompanying exhibits are correct to the best of my knowledge and information.



Adolf E. Reiss LS #77

Know all men by these presents that Northcrest Development LLC, has caused the tract of land as set forth in the Legal Description to be surveyed and plotted into a block, streets and reserves to be known as Northcrest Estates Addition, Wichita, Sedgwick County, Kansas. Easements for the construction and maintenance of public utilities and drainage are hereby granted. Streets are hereby dedicated to and for the use of the public. The Drainage Dedication is hereby dedicated to and for the use of the public.

The 5 foot Wall Easement as shown in Reserves "A", "B" and "C" are hereby platted for the construction and maintenance of a private wall. Utilities may cross the wall easement.

Reserve "A" is hereby platted for entry monuments, landscaping, irrigation systems, fountains, drainage structures, pedestrian improvements, related recreational facilities, parking easement, as shown, and utilities confined to easements. The parking easement is hereby granted for residential parking only. No obstructions shall be constructed or placed within the parking easement.

Reserves "B", "C", "D" and "E" are hereby platted for entry monuments, landscaping, irrigation systems and for utilities confined within easements.

Reserves "A" through "E" shall be subject to restrictive covenants established by the Declaration of Landowners Association Agreements and shall be owned and maintained by a Homeowner's Association to be formed within Northcrest Estates Addition.

The owners of the Reserves shall bear the cost of any repairs or replacement of improvements within said Reserves D & E resulting from street construction, repair or maintenance. A drainage plan has been developed for the plot known Northcrest Addition and all drainage easements, right-of-way or reserves shall remain of established grades or as modified with approval of the City Engineer and unobstructed to allow for the conveyance of stormwater.

NORTHCREST DEVELOPMENT, LLC
Norvell Bufford, Jr., President

STATE OF KANSAS }
COUNTY OF SEDGWICK } SS
The foregoing instrument was acknowledged before me this 21st day of Sept., 2006 by Norvell Bufford Jr., President of Northcrest Development, LLC on behalf of the LLC.

We, Willie Joe Batiste and Jo Anne Batiste, husband and wife and Initial Investments, Inc., holders of a mortgage on the above described property, do hereby consent to the plat of Northcrest Estates Addition, Wichita, Sedgwick County, Kansas.
Willie Joe Batiste
Jo Anne Batiste
Norvell Bufford, Jr., President

STATE OF KANSAS }
COUNTY OF SEDGWICK } SS
The foregoing instrument was acknowledged before me this 21st day of Sept., 2006 by Willie Joe Batiste and Jo Anne Batiste, husband and wife.
Rose Mary Saunders, Notary Public
My Appointment Expires: 7-29-09

STATE OF KANSAS }
COUNTY OF SEDGWICK } SS
The foregoing instrument was acknowledged before me this 21st day of Sept., 2006 by Kim Bufford, President of Initial Investments, Inc., a Kansas Corporation, on behalf of the corporation.
Rose Mary Saunders, Notary Public
My Appointment Expires: 7-29-09

STATE OF KANSAS }
COUNTY OF SEDGWICK } SS
This is to certify that this plat has been filed for record in the office of the Register of Deeds, this 27th day of Sept., 2006, at _____ o'clock _____ M.; and is duly recorded.

Rose Mary Saunders, Notary Public
My Appointment Expires: 7-29-09
Reviewed in accordance with K.S.A. 58-2005 on the _____ day of _____, 2006.
Tricia L. Robello, L.S. #1246
Deputy County Surveyor
Sedgwick County, Kansas

This plat of Northcrest Estates 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 _____, 2006
Wichita-Sedgwick County Metropolitan Area Planning Commission

Harold L. Warner, Jr., Chairman
John L. Schlegel, Secretary
This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2006.
At the Direction of the City Council,
Carlos Mayans, Mayor
Karen Sublett, City Clerk
Entered on transfer record this _____ day of _____, 2006.
Donald Brace, County Clerk

STATE OF KANSAS }
COUNTY OF SEDGWICK } SS
This is to certify that this plat has been filed for record in the office of the Register of Deeds, this _____ day of _____, at _____ o'clock _____ M.; and is duly recorded.
Bill Meek, Register of Deeds
Tonya Buckingham, Deputy

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