

FINAL TRACING REC'D

# ROYSE ESTATES SEDGWICK COUNTY, KANSAS

9-13-06  
FILE COPY

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "ROYSE ESTATES", Sedgwick County, Kansas.

Chisholm Trial State Bank

*Elmer S. Peters*  
ELMER S. PETERS, E.V.P. (Title)

State of Kansas) SS The foregoing instrument acknowledged before me, this 13th day of September, 2006, by Elmer S. Peters, Exec. Vice President of Chisholm Trial State Bank, on behalf of the bank.

*Karina M. Ries*  
KARINA M. RIES, Notary Public  
My App't. Exp. 4-15-07

KARINA M. RIES  
Notary Public - State of Kansas  
My Appl. Expires 4-15-2007

State of Kansas) SS We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "ROYSE ESTATES", Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows: That part of the SW1/4 of the NE1/4 of Sec. 12, Twp. 26-S, R-1-W of the 6th P.M., Sedgwick County, Kansas described as beginning at the SW corner of the SW1/4 of said NE1/4; thence N00°00'00"E (assumed) along the west line of the SW1/4 of said NE1/4, 1112.00 feet; thence S89°16'22"E parallel with the north line of the SW1/4 of said NE1/4, 873.32 feet, more or less, to the center of the Little Arkansas River; thence southwest, south, and southeast along the center line of the Little Arkansas River to the SE corner of the SW1/4 of said NE1/4; thence N89°18'16"W along the south line of the SW1/4 of said NE1/4, 1321.91 feet to the point of beginning, all being subject to road rights-of-way of record.

Existing public easements and dedications being vacated by virtue of K.S.A. 12-512(b).  
Baughman Company, P.A.

This plat of "ROYSE ESTATES", 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

\_\_\_\_\_, Chair  
Harold L. Warner, Jr.

\_\_\_\_\_, Secretary  
John L. Schlegel

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of Sedgwick County, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

\_\_\_\_\_, Chairman  
Ben Sciortino

ATTEST: \_\_\_\_\_, County Clerk  
Don Brace

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

\_\_\_\_\_, Mayor  
Carlos Mayans

\_\_\_\_\_, City Clerk  
Karen Sublett

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

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

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

\_\_\_\_\_, County Clerk  
Don Brace

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 \_\_\_\_\_, 2006 at \_\_\_\_\_ o'clock \_\_\_\_\_ M.; and is duly recorded.

\_\_\_\_\_, Register of Deeds  
Bill Meek

\_\_\_\_\_, Deputy  
Tanya Buckingham

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "ROYSE ESTATES", Sedgwick County, Kansas.

Security Savings Bank, F.S.B.

*Steven M. Johnson*  
STEVEN M. JOHNSON, Regional President (Title)

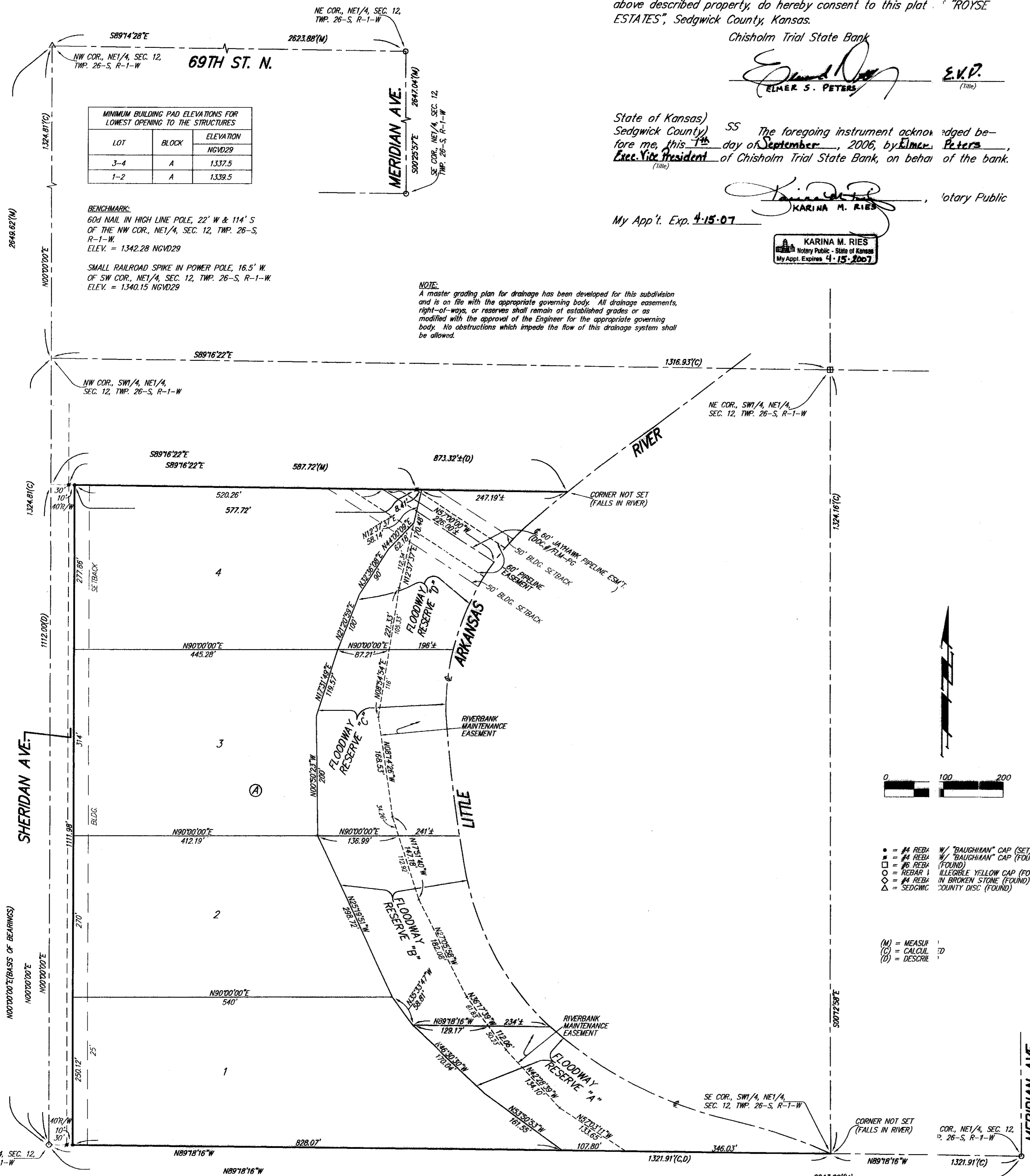
State of Kansas) SS The foregoing instrument acknowledged before me, this 8th day of Sept., 2006, by Steven M. Johnson, Regional President of Security Savings Bank, F.S.B., on behalf of the bank.

*Jaclyn Coleman*  
JACLYN COLEMAN, Notary Public

My App't. Exp. 7-31-10

JACLYN COLEMAN  
Notary Public - State of Kansas  
My Appl. Expires 7-31-10

Baughman Company, P.A.  
315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-262-0149  
ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE  
FLAT:ROYSE ESTATES DWG:ROYSE.DWG:GMCC



MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES

LOT	BLOCK	ELEVATION
3-4	A	1,337.5
1-2	A	1,339.5

BENCHMARK:  
60d NAIL IN HIGH LINE POLE, 22' W & 114' S OF THE NW COR., NE1/4, SEC. 12, TWP. 26-S, R-1-W.  
ELEV. = 1,342.28 NGVD29

SMALL RAILROAD SPIKE IN POWER POLE, 16.5' W OF SW COR., NE1/4, SEC. 12, TWP. 26-S, R-1-W.  
ELEV. = 1,340.15 NGVD29

NOTE:  
A master grading plan for drainage has been developed for this subdivision and is on file with the appropriate governing body. All drainage easements, right-of-ways, or reserves shall remain at established grades or as modified with the approval of the Engineer for the appropriate governing body. No obstructions which impede the flow of this drainage system shall be allowed.

- #4 REBAR w/ "BAUGHMAN" CAP (SET)
- #4 REBAR w/ "BAUGHMAN" CAP (FOUND)
- #6 REBAR (FOUND)
- #4 REBAR IN BRICKEN STONE (FOUND)
- #4 REBAR IN BRICKEN STONE (FOUND)
- SEDGWICK COUNTY DISC (FOUND)

(M) = MEASURED  
(C) = CALCULATED  
(D) = DESCRIBED

*Charles C. Roysse*  
Charles C. Roysse a/k/a Charles Roysse

*Donna J. Roysse*  
Donna J. Roysse a/k/a Donna Roysse

*C. David Roysse*  
C. David Roysse

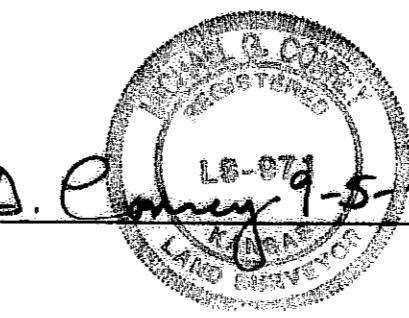
*Michelle L. Roysse*  
Michelle L. Roysse a/k/a Michelle Roysse

State of Kansas) SS The foregoing instrument acknowledged before me, this 8th day of September, 2006, by Charles C. Roysse, a/k/a Charles Roysse, and Donna J. Roysse, a/k/a Donna Roysse, husband and wife.

*Corlynn Cain*  
CORLYNN CAIN, Notary Public  
My App't. Exp. 5-14-07

State of Kansas) SS The foregoing instrument acknowledged before me, this 8th day of September, 2006, by C. David Roysse and Michelle L. Roysse, a/k/a Michelle Roysse, husband and wife.

*Corlynn Cain*  
CORLYNN CAIN, Notary Public  
My App't. Exp. 5-14-07



*Michael G. Conrey*  
Michael G. Conrey, Surveyor