

EMERALD BAY ESTATES SECOND ADDITION

Wichita, Sedgwick County, Kansas

CH = Chord
M = Measured
C = Calculated
(A) = Assumed

SURVEY MARKER LEGEND

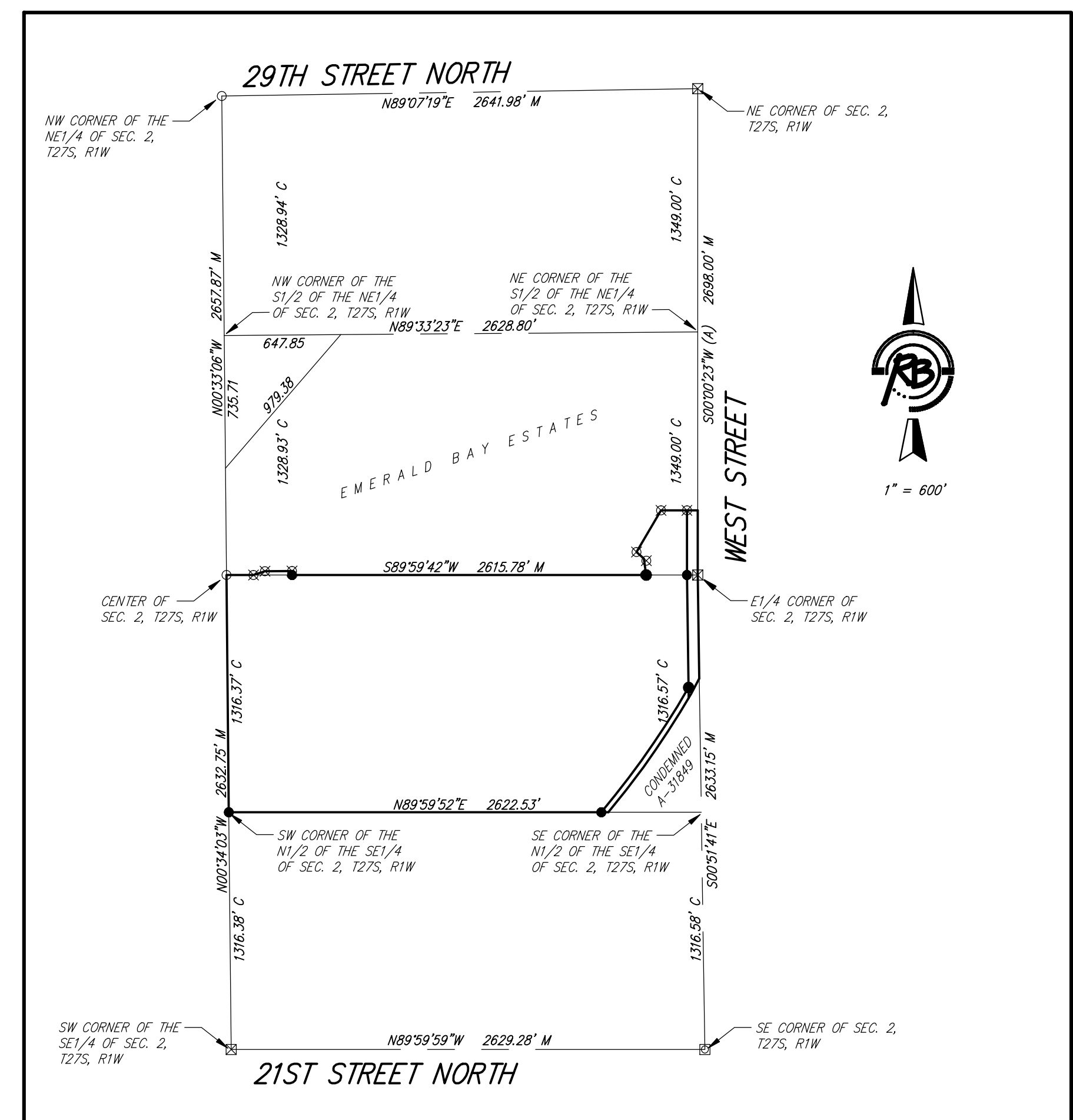
- 1/2" IRON PIPE
- ⊠ RAILROAD SPIKE
- ⊠ 5"x5" CONCRETE MONUMENT WITH A 5/8" REBAR
- ⊠ 5/8" REBAR W/RUGGLES & BOHM CAP (FOUND)
- 5/8" REBAR W/RUGGLES & BOHM CAP (SET)

BENCH MARK: CITY OF WICHITA BRASS DISK ON THE NORTHWEST CORNER OF A R.C.B.C., 0.75 MILES EAST OF HOOVER ON 21ST ST. NORTH ELEVATION = 1321.62 (NGVD29)

BENCH MARK: CITY OF WICHITA BRASS DISK TOP OF HEADWALL OF R.C.B.C UNDER WEST STREET, NORTH OF 29TH ST. NORTH ON EAST SIDE OF WEST ST. ELEVATION = 1321.80 (NGVD29)

BENCH MARK: CITY OF WICHITA BRASS DISK AT THE NORTHWEST CORNER OF HOOVER AND 21ST ST. NORTH ELEVATION = 1326.47 (NGVD29)

BENCH MARK: CITY OF WICHITA BRASS DISK AT THE SOUTHWEST CORNER OF HOOVER AND 29TH ST. NORTH ELEVATION = 1330.16 (NGVD29)



State of Kansas)
Sedgwick County) SS

We, Ruggles & Bohm, P.A., Land Surveyors in aforesaid county and state, do hereby certify that, under the supervision of the undersigned, we have surveyed and platted "EMERALD BAY ESTATES SECOND ADDITION", Wichita, Sedgwick County, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows:

LEGAL DESCRIPTION:
The S1/2 of the NE1/4 of Sec. 2, T27S, R1W of the 6th P.M., Sedgwick County, Kansas, EXCEPT that part platted as Emerald Bay Estates, Wichita, Sedgwick County, Kansas, AND EXCEPT that part described as beginning at the northwest corner of said S1/2; thence east along the north line of said S1/2, 647.85 feet; thence southwest, 979.38 feet to the west line of said S1/2; thence north along said west line, 735.71 feet to the point of beginning; TOGETHER WITH the N1/2 of the SE1/4 of Sec. 2, T27S, R1W of the 6th P.M., Sedgwick County, Kansas, EXCEPT that portion condemned in District Court Cases A-31849 and C-30467.

Ruggles & Bohm, P.A.

Thomas C. Ruggles Land Surveyor

Know all men by these presents that we, the undersigned, have caused the land described in the surveyor's certificate to be platted into Lots, Blocks, Reserves and Streets to be known as "EMERALD BAY ESTATES SECOND ADDITION", Wichita, Sedgwick County, Kansas. Reserves "A" and "B" are hereby reserved for irrigation, walls, lighting and landscaping. Reserve "C" is hereby reserved for irrigation, gazebos, playground structures, picnic areas/ tables with canopies, walks, lighting, landscaping, berms, lakes, drainage and drainage structures. The Reserves shall be owned by the Home Owners Association for the addition. The streets are hereby dedicated to and for the use of the public. Access Controls as indicated are hereby granted to the appropriate governing body. Utility Easements are hereby granted for the construction and maintenance of all public utilities. Drainage Easements are hereby granted to the public as indicated for drainage purposes. A drainage plan has been developed for this plat; the property shall remain at established grades, or as modified with the approval of the City Engineer, and unobstructed to allow for the conveyance of storm water.

SNAR, LLC

Gaylan W. Nett, Jr. President

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me, this _____ day of _____, 200__, by Gaylan W. Nett, Jr., President, on behalf of SNAR, LLC.

Mildred E. Franz Notary Public

My appointment expires _____

We the undersigned, holders of a mortgage on a portion of the above described property, do hereby consent to this plat of "EMERALD BAY ESTATES SECOND ADDITION" Wichita, Sedgwick County, Kansas.

Sam E. Trummel, Senior Vice President Emprise Bank

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me this _____ day of _____, 200__, by Sam E. Trummel, Senior Vice President of Emprise Bank, on behalf of the Bank.

Notary Public

My appointment expires _____

This plat of "EMERALD BAY ESTATES SECOND 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 _____, 200__.

Darrell Downing Chair

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 _____, 200__.

Carl Brewer Mayor

Karen Sublett City Clerk

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 200__.

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

Entered on transfer record this _____ day of _____, 200__.

Don Brace County Clerk

State of Kansas)
Sedgwick County) SS

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this _____ day of _____, 200__, at _____ o'clock _____ M, and is duly recorded.

Bill Meek Register of Deeds

Tonya Buckingham Deputy

