

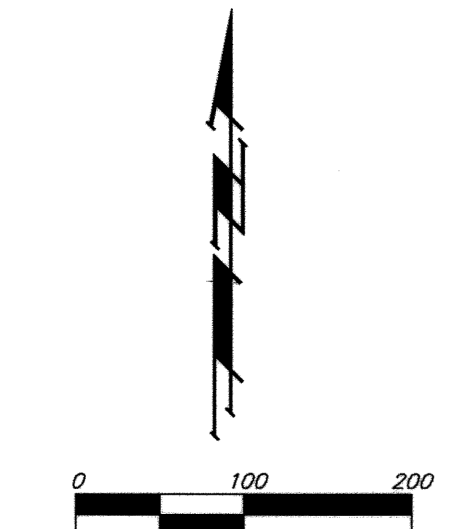
TRINITY POINT WICHITA, SEDGWICK COUNTY, KANSAS

LOT	BLOCK	CITY DATUM	ELEVATION
4, 5	C	105.6	1293.0
13-18	C	105.6	1293.0

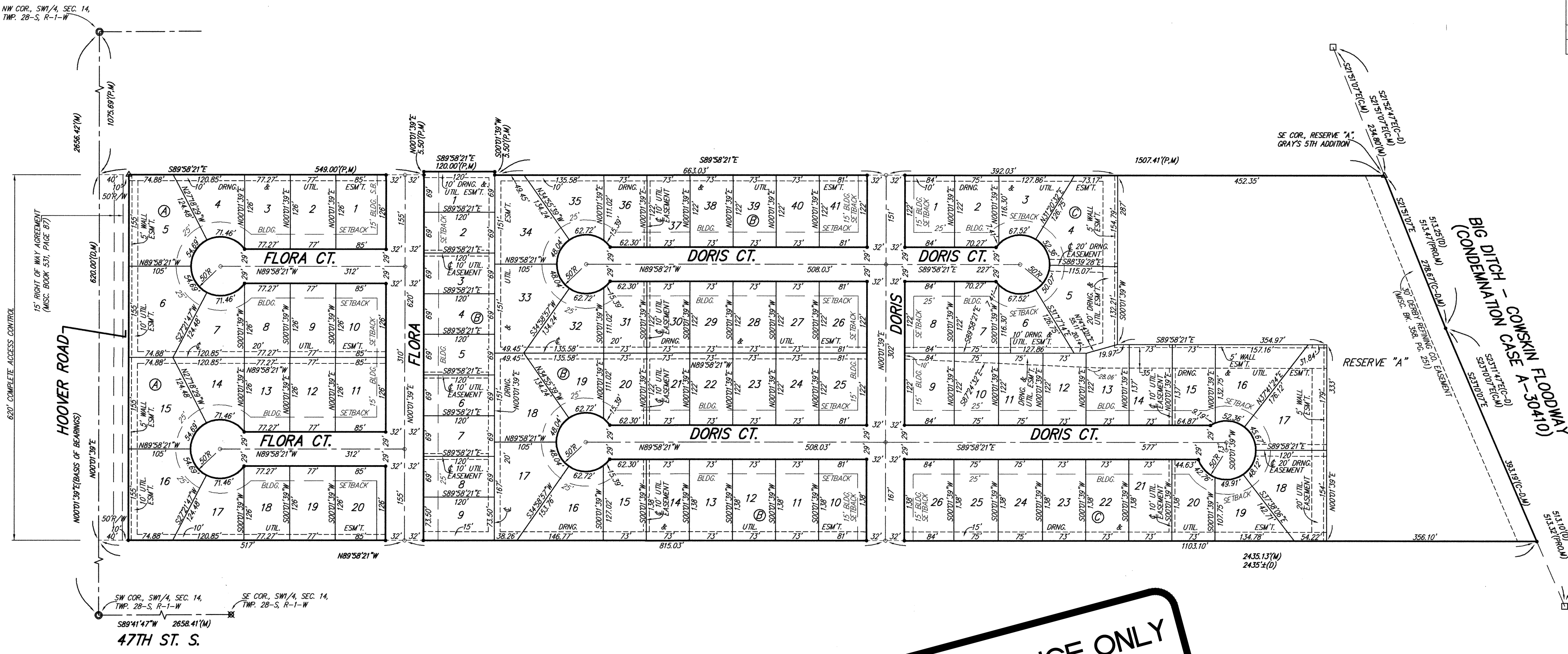
BENCHMARK:
Hoover & 47th Street South -
City of Wichita Benchmark Disc.
NE corner of intersection,
21.60' N. of & 47th St. S.
71.50' E. of & Hoover
73.60' ENE. of Sec. Cor.
5.90' N. of Power Pole
Elev. = 103.06 City Datum
(1290.46 NGVD)

Hoover & MacArthur -
City of Wichita Benchmark Disc.
NE corner of intersection,
41.60' N. of & MacArthur
69.00' E. of & Hoover
20.00' E. of Guy Pole
79.80' NE. of Sec. Cor.
Elev. = 121.22 City Datum
(1308.62 NGVD)

NOTE:
A master grading plan for drainage has been developed for this subdivision and is on file with the City of Wichita, Kansas. All drainage easements, rights-of-way, or reserves shall remain at established grade or as modified with the approval of the City Engineer of the City of Wichita, Kansas. No obstructions which impede the flow of this drainage system be allowed.



- #4 REBAR W/ "BAUGHMAN" CAP (SET)
 - △ #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
 - #5 REBAR (FOUND)
 - ⊗ STONE (FOUND) - (3/4" IRON ON N. SIDE)
 - CONCRETE FLOWWAY MONUMENT (FOUND)
- (M) = MEASURED
(D) = DESCRIBED
(P) = PLATTED
(C) = CALCULATED
(PMD) = PRIORITIZED MEASUREMENT
(C-D) = CALCULATED PER DESCRIBED INFO.
(C-P) = CALCULATED PER PLATTED INFO.



This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this 26 day of July, 2005.

Carlos Magana, Mayor
Karen Sublett, City Clerk

**FOR REFERENCE ONLY
NOT TO SCALE**

State of Kansas) SS We, Baughman Company, P.A., Surveyors in Sedgwick County do hereby certify that we have surveyed and platted "TRINITY POINT", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as part of the SW1/4 of Sec. 14, Twp. 28-S, R-1-W of the 6th P.M., Sedgwick County, Kansas, more particularly described as follows: Commencing at the NW corner of said SW1/4; thence S00°01'39"W along the west line of said SW1/4, 1075.69 feet to the intersection with the south line of Block B, Gray's 5th Addition, Wichita, Sedgwick County, Kansas, as extended westerly, and for a point of beginning; thence S89°58'21"E along the extended south line of said Block B, 549.00 feet to the SE corner of Flora as dedicated is said Gray's 5th Addition; thence N00°01'39"E along the east right-of-way line of said Flora, 5.50 feet to the SW corner of Lot 1, Block C, in said Gray's 5th Addition; thence S89°58'21"E along the south line of Lot 1 in said Block C, 120.00 feet to the SE corner of Lot 1 in said Block C; thence S00°01'39"W along the west line of Lot 23 in said Block C, 5.50 feet to the SW corner of said Lot 23; thence S89°58'21"E along the south line of said Gray's 5th Addition, 1507.41 feet to the SE corner of Reserve "A" in said Gray's 5th Addition, said SE corner also being on the westerly line of the Wichita-Valley Center Flood Control right-of-way, (Condemnation Case A-30410); thence southerly along the westerly right-of-way line of said Flood Control, 671.86 feet, more or less, to a point 1695.69 feet south of the NW corner of said SW1/4 as measured along the west line of said SW1/4, 24.35 feet, more or less to a point on the west line of said SW1/4, said point being 1695.69 feet south of the NW corner of said SW1/4; thence north along the west line of said NW1/4, 620.00 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.

Michael G. Conroy, Surveyor
Michael G. Conroy

Know all men the undersigned, have caused the land in the platted into Lots, Blocks, Streets and a Reser POINT", Wichita, Sedgwick County, Kansas. The hereby granted as indicated for the construction public utilities. The drainage and utility easeme. indicated for drainage purposes and for the cons of all public utilities. The drainage easements ar. indicated for drainage purposes. The wall easeme. as indicated for the construction and maintenance of a private screening wall and utility main lines and service lines shall be allowed to cross these easements. The streets are hereby dedicated to and for the use of the public. Reserve "A" is hereby reserved for drainage purposes, landscaping, berms, open space, sidewalks, utilities as confined to easement, pipelines as confined to easement, public park and park related uses. Reserve "A" shall be deeded to the City of Wichita, Kansas to be used as a public park. All abutters rights of access to or from Hoover Road over and across the west line of Lots 5, 6, 15 and 16, Block A, are hereby granted to the City of Wichita, Kansas. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

Trinity Point, LLC, a Kansas limited liability company
Billy J. Gray, Managing Member

State of Kansas) SS The foregoing instrument acknowledged before me, this 26 day of JUNE, 2005, by *Billy J. Gray*, Managing Member of Trinity Point, LLC, a Kansas limited liability company, on behalf of the limited liability company.

Susan K. Monette, Notary Public
Susan K. Monette

We the undersigned holders of a mortgage on the City, do hereby consent to this plat of "TRINITY Point", Sedgwick County, Kansas.

Emprise Bank
Sam E. Trummel, SENIOR VICE PRES.

State of Kansas) SS The foregoing instrument acknowledged before me, this 24 day of JUNE, 2005, by *Sam E. Trummel*, Sr. VP of Emprise Bank, on behalf of the bank.

Michelle L. Holdeman, Notary Public
Michelle L. Holdeman

This plat of "TRINITY POINT", Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 20th day of March, 2005.
Wichita-Sedgwick County Metropolitan Area Planning Commission

Morris K. Dunlap, Chairman
John L. Schlegel, Secretary

Reviewed in accordance with K.S.A. 58-2005 on this 13th day of August, 2005.

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

Entered on transfer record this 2 day of August, 2005.
Don Brace, County Clerk

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 26 day of August, 2005 at 1:06 o'clock P.M. and is duly recorded.

Bill Meek, Register of Deeds

Tonya Buckingham, Deputy

Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-262-0149

Baughman Company, P.A.
1515 E. 15th St. Wichita, KS 67211 P 316-262-7271 F 316-262-0149

TRINITY POINT
Copy of PLAT
STREET IMPROVEMENTS