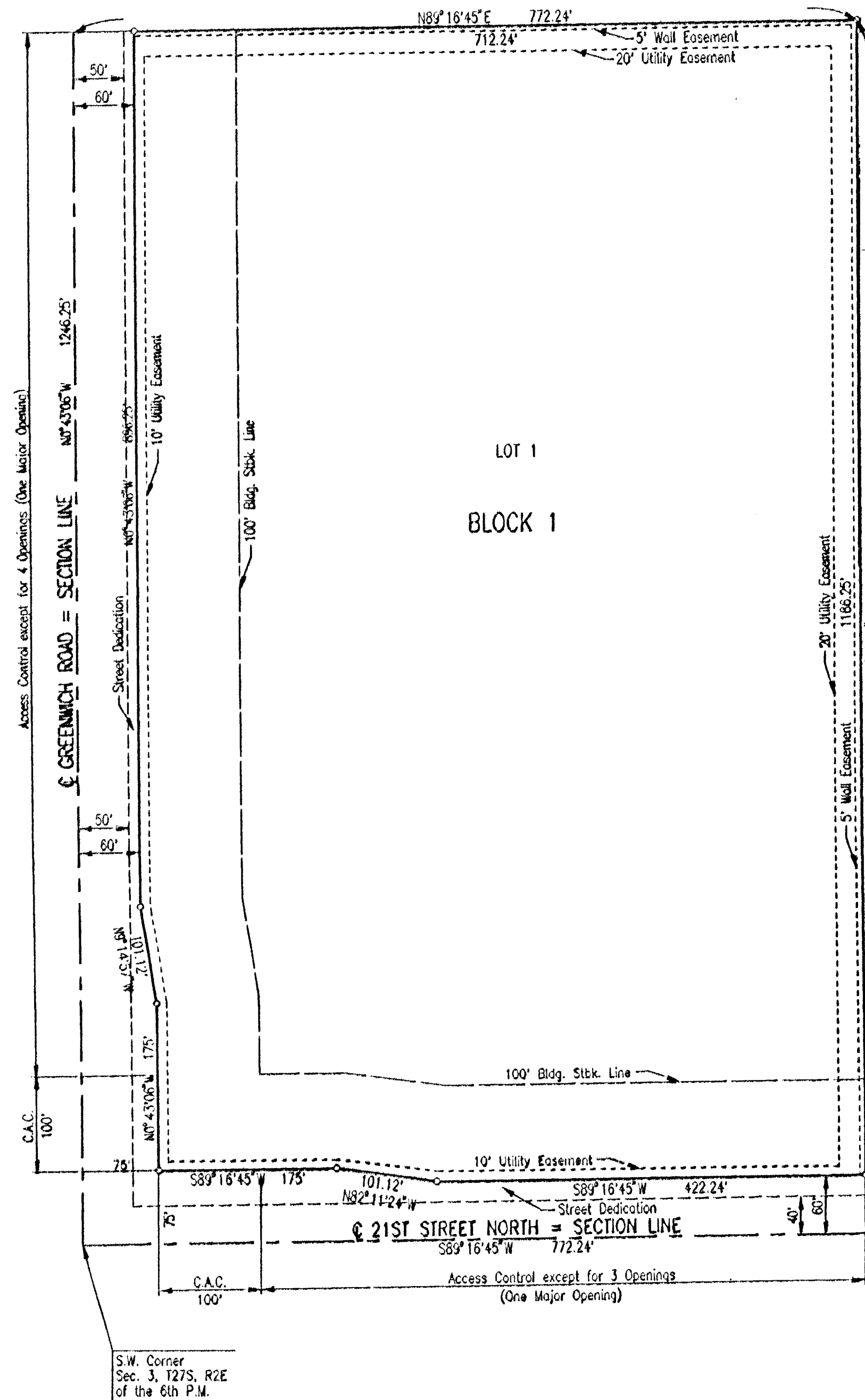


THE MANHATTAN ADDITION
TO SEDGWICK COUNTY, KANSAS



SCALE: 1"=100'
o = IRON SET
C.A.C. = COMPLETE ACCESS CONTROL

B.M. - CITY OF WICHITA DISC. 41 FEET SOUTH AND 58 FEET WEST
OF IRON AT CENTERLINE OF GREENWICH AND 21ST ST. N.
ELEV. 173.98 CITY DATUM
ELEV. 1381.38 M.S.L.

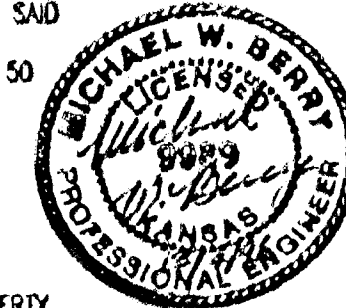
SEE AGREEMENT FILED BY SEPARATE INSTRUMENT FOR TERMS, RESTRICTIONS,
AND CONDITIONS ESTABLISHED FOR THE DEVELOPMENT OF THIS PROPERTY.

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

I, MICHAEL W. BERRY, A REGISTERED LAND SURVEYOR IN AFORESAID STATE
AND COUNTY, DO HEREBY CERTIFY THAT ON THIS 4th DAY OF December
1998, I HAVE CAUSED TO BE SURVEYED AND PLATTED THE MANHATTAN ADDITION TO
SEDGWICK COUNTY, KANSAS, INTO A LOT, A BLOCK, AND STREETS THE SAME TO
BE DESCRIBED AS:

A TRACT IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION
3, TOWNSHIP 27 SOUTH, RANGE 2 EAST OF THE SIXTH PRINCIPAL MERIDIAN,
SEDGWICK COUNTY, KANSAS, DESCRIBED AS BEGINNING AT THE SOUTHWEST
CORNER OF SAID SECTION; THENCE NORTH ALONG THE WEST LINE OF SAID
SECTION, 1246.25 FEET; THENCE EAST PARALLEL TO THE SOUTH LINE OF SAID
SECTION, 772.24 FEET; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID
SECTION, 1246.25 FEET; THENCE WEST ALONG THE SOUTH LINE OF SAID
SECTION, 772.24 FEET TO THE POINT OF BEGINNING, EXCEPT THE WEST 50
FEET AND THE SOUTH 40 FEET THEREOF.

Michael W. Berry
MICHAEL W. BERRY, R.L.S. NO. 948
PROFESSIONAL ENGINEERING CONSULTANTS, P.A.



KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED PROPERTY
OWNERS OF THE LAND AS ABOVE SET FORTH IN THE SURVEYOR'S CERTIFICATE,
HAVE CAUSED THE LAND TO BE SURVEYED AND PLATTED INTO A LOT, A BLOCK,
AND STREETS, THE SAME TO BE KNOWN AS THE MANHATTAN ADDITION TO SEDGWICK
COUNTY, KANSAS. EASEMENTS, AS INDICATED FOR THE CONSTRUCTION AND
MAINTENANCE OF PUBLIC UTILITIES, ARE HEREBY GRANTED. THE STREETS ARE
HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC.

THE 5-FOOT WALL EASEMENT ALONG THE NORTH AND EAST LINES OF BLOCK 1 IS
HEREBY PLATTED FOR THE CONSTRUCTION AND MAINTENANCE OF A PRIVATE
WALL. UTILITIES MAY CROSS THE WALL EASEMENT.

ALL ADJUTER'S RIGHT OF ACCESS TO AND FROM 21ST STREET NORTH AND
GREENWICH ROAD OVER AND ACROSS THE SOUTH AND WEST SIDE OF LOT 1,
BLOCK 1, ARE HEREBY GRANTED TO THE APPROPRIATE GOVERNING BODY;
PROVIDED HOWEVER THAT LOT 1 SHALL HAVE ACCESS TO THE 21ST STREET
NORTH AT (3) THREE LOCATIONS AND GREENWICH ROAD AT (4) FOUR LOCATIONS
AS SHOWN, SAID LOCATIONS TO BE DESIGNATED BY THE APPROPRIATE ENGINEER.

SEE AGREEMENT FILED BY SEPARATE INSTRUMENT FOR TERMS, RESTRICTIONS,
AND CONDITIONS ESTABLISHED FOR THE DEVELOPMENT OF THIS PROPERTY.

OWNERS:

LUXURY DEVELOPMENT PARTNERS, INC.

BY William J. Warren
WILLIAM J. WARREN, PRESIDENT

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 4th DAY OF
December, 1998, BY WILLIAM J. WARREN, PRESIDENT OF LUXURY
DEVELOPMENT PARTNERS, INC.

Gary L. Wiley, NOTARY PUBLIC
GARY L. WILEY

MY COMMISSION EXPIRES Jan 15, 1999



WE, INTRUST BANK, N.A., WICHITA, KANSAS, HOLDER OF A MORTGAGE ON THE
ABOVE DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLATING OF THE
MANHATTAN ADDITION TO SEDGWICK COUNTY, KANSAS.

BY Bruce A. Long
BRUCE A. LONG, VICE PRESIDENT

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 4th DAY OF
December, 1998, BY BRUCE A. LONG, VICE PRESIDENT OF INTRUST
BANK, N.A., WICHITA, KANSAS.

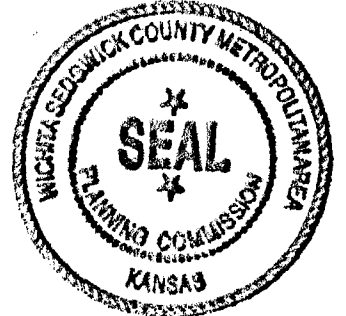
Gary L. Wiley, NOTARY PUBLIC
GARY L. WILEY

MY COMMISSION EXPIRES Jan 15, 1999



THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK
COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS. DATED
THIS 15th DAY OF FEBRUARY, 1998.

Susan Osborne-Howes, CHAIRMAN
SUSAN OSBORNE-HOWES
Marvin S. Krout, SECRETARY
MARVIN S. KROUT



THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE ACCEPTED BY
THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS. DATED THIS 7th
DAY OF JANUARY, 1999.

Bob Knight, MAYOR
BOB KNIGHT
Pat Burnett, CITY CLERK
PAT BURNETT



THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE ACCEPTED BY
THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS. THIS
20th DAY OF Feb, 1999.

Thomas G. Winters, CHAIRMAN
THOMAS G. WINTERS
Paul W. Hancock, CHAIR PRO-TEM
PAUL W. HANCOCK

Betsy Gwin, COMMISSIONER
BETSY GWIN

Melody Miller, COMMISSIONER
MELODY MILLER

Mark F. Schroeder, COMMISSIONER
MARK F. SCHROEDER

James Alford, COUNTY CLERK
JAMES ALFORD

ENTERED ON/TRANSFER RECORD THIS 24 DAY OF February, 1999.

James Alford, COUNTY CLERK
JAMES ALFORD

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE
REGISTER OF DEEDS OFFICE AT Wichita, ON THIS 24 DAY OF February
1999.

Larry L. Gonsolver, REGISTER OF DEEDS

Michael D. Hurtt, DEPUTY
MICHAEL D. HURTT



CONSENT IS HEREBY GIVEN FOR THE FORMATION OF
BENEFIT DISTRICTS WITHIN THE BOUNDARY OF THIS
PLAT BY THE BOARD OF COUNTY COMMISSIONERS
AS THEY DEEM NECESSARY TO MAKE STREET
IMPROVEMENTS TO SERVE THIS AREA, THIS
14th DAY OF JANUARY, 1999.

Bob Knight, MAYOR
BOB KNIGHT
Pat Burnett, CITY CLERK
PAT BURNETT

