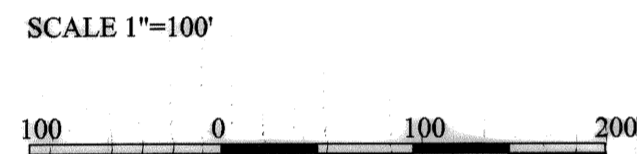


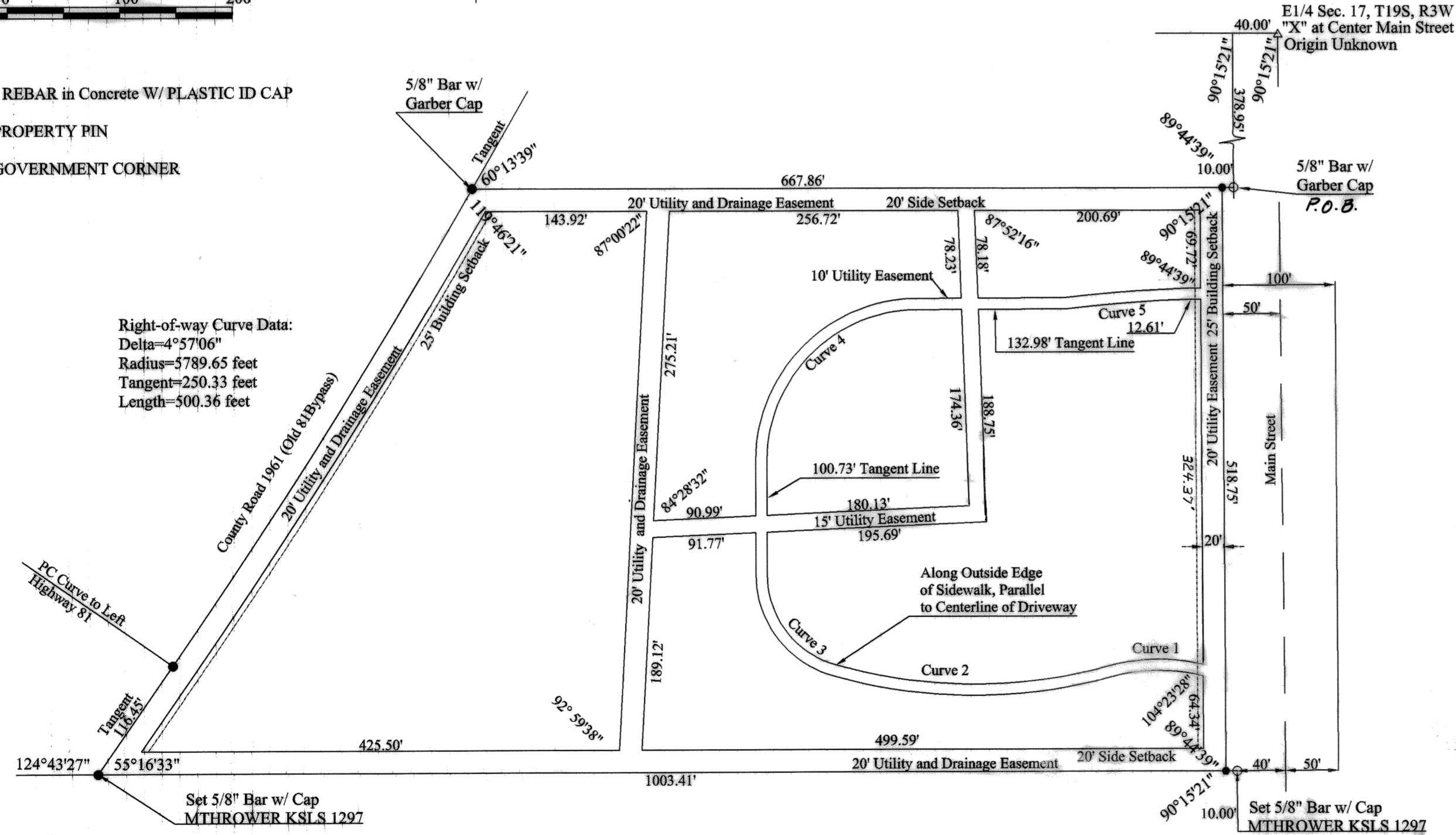
**FINAL PLAT**  
**ChapelRidge Addition**  
 A subdivision in the Southeast Quarter of Section  
 Seventeen, Township Nineteen South, Range Three West  
 of the Sixth Principal Meridian, City of McPherson,  
 McPherson County, Kansas

**BENCHMARK:** Square cut in top of south curb of Crestview Street, 90 feet east of centline of North Main Street Elevation 1510.16  
**TEMPORARY BENCHMARK:** Square cut in northwest corner concrete pavement slab southbound lane of North Main Street east of the southeast corner of this tract. Elevation 1510.29

Utility Easement Curve Data						
Curve	Radius	Length	Delta	Center Coordinate	Pt. of Curve	Pt. of Tan.
Curve 1	172.53	85.43	28° 22' 21"	19926.7541, 1943.3376	20094.6635, 1982.9826	20093.3331, 1898.4297
Curve 2	454.15	245.02	30° 54' 41"	20531.8286, 1780.2160	20093.3331, 1898.4297	20094.8897, 1656.3796
Curve 3	84.00	108.75	74° 10' 35"	20175.7046, 1679.2845	20094.8897, 1656.3796	20175.7046, 1595.2845
Curve 4	134.00	210.49	90° 00' 00"	20276.4292, 1729.2845	20276.4292, 1595.2845	20410.4292, 1729.2845
Curve 5	1251.01	107.01	4° 54' 03"	19168.7814, 2011.1829	20410.8985, 1862.2670	20419.0293, 1981.5342



- LEGEND**
- 5/8" x 24" REBAR in Concrete W/ PLASTIC ID CAP
  - FOUND PROPERTY PIN
  - ▲ FOUND GOVERNMENT CORNER



**ACCESS CONTROL:** Access to County Road 1961 (Old 81Bypass) is limited to one access location with a maximum width of 40 lineal feet. Access to Main Street is limited to two access locations as shown on the site plan with a maximum width of 40 feet each.

A five foot wide concrete sidewalk shall be constructed one foot from the property line in the Main Street right-of-way.  
 Drainage easements are hereby established as shown to provide for the unobstructed overland flow of surface water and/or the construction and maintenance of pipe, flume, ditch, and any or all improvements for the drainage of storm runoff. Property owners shall not place any permanent or semi-permanent obstruction in the drainage easement. All maintenance within the general drainage easement (GDE) shall be the right, duty, and responsibility of the property owner(s) of the property in which the easement is so located, however, if maintenance is neglected or subject to other unusual circumstances and is determined to be a hazard or threat to public safety by the director of the department of public works, corrective maintenance may be performed by the governing jurisdiction with costs assessed to and borne upon said property owner(s). Officials representing the department of public works shall have the right to enter upon the easement for purposes of periodic inspection and/or corrective maintenance.

**LAND SURVEYOR'S CERTIFICATE AND DESCRIPTION:**

I, the undersigned, licensed land surveyor of the State of Kansas, do hereby certify that the following described parcel of land was surveyed on March 28, 2000 and the accompanying final plat prepared and that all the monuments shown herein actually exist and their positions are correctly shown to the best of my knowledge and belief:

**DESCRIPTION:** A tract of land in the Southeast Quarter of Section Seventeen (17), Township Nineteen (19) South, Range Three (3) West of the Sixth Principal Meridian described as follows:  
 Commencing at the Northeast corner of the Southeast Quarter of Section Seventeen (17), Township Nineteen (19) South, Range Three (3) West of the Sixth Principal Meridian; thence west along the north line of said Southeast Quarter forty (40.00) feet to the west right-of-way line of extended North Main Street and old 81 highway; thence with a deflection angle 90°15'21" left-South along the west right-of-way line of extended North Main Street and parallel with the East line of said Southeast Quarter three hundred seventy eight and ninety-five hundredths (378.95) feet to the point of beginning;  
 Thence continuing along the west right-of-way of extended North Main Street five hundred eighteen and seventy five hundredths (518.75) feet; thence with a deflection angle 90°15'21" right-West, parallel with the North line of said Southeast Quarter one thousand, thirteen and forty-one hundredths (1013.41) feet to the Easterly right-of-way line of U.S. Highway 81; thence with a deflection angle 124°43'27" right- along said east right-of-way one hundred sixteen and forty-five hundredths (116.45) feet to a point of curvature; thence along a curve to the left having a radius of five thousand seven hundred eighty nine and sixty five hundredths (5789.65), and following the arc of said curve Northeasterly along the east right-of-way line of said Highway five hundred and thirty-six hundredths (500.36) feet; thence with a deflection angle 60°13'39" right-East (measured from tangent of said curve) parallel with the north line of said Southeast Quarter a distance of six hundred seventy seven and eighty-six hundredths (677.86) feet to the point of beginning containing ten (10.00) Acres in McPherson County, Kansas, and is subject to dedication of the east 10' thereof for road right of way.



Date: 6-20, 2001  
 Melanie L. Thrower (SEAL)  
 Melanie L. Thrower, P.E., L.S. KS LS #1297

**OWNER'S CERTIFICATE AND DEDICATION:**

**STATE OF OKLAHOMA** )  
**COUNTY OF CLEVELAND** )  
 This is to certify that the undersigned owner(s) of the land described in the Land Surveyor's Certificate; have caused the same to be surveyed and subdivided on the accompanying plat into lots, blocks, streets and other public ways under the name of ChapelRidge Addition, a Subdivision located in McPherson County, Kansas; that all road right-of-way, easements and public sites as denoted on the plat are hereby dedicated to and for the use of the public for the purpose of constructing, operating, maintaining and repairing public improvements; and further that the land contained herein is held and shall be conveyed subject to any applicable restrictions, reservations and covenants now on file or hereafter filed in the Office of the Register of Deeds of McPherson County, Kansas.

Date Signed: June 27, 2001  
 Bert L. Belanger, Vice President, ERC Properties, Inc. as General Partner  
 McPherson Housing Associates, Limited Partnership

**NOTARY CERTIFICATE:**

**STATE OF OKLAHOMA** )  
**COUNTY OF CLEVELAND** )  
 The foregoing instrument was acknowledged before me this 27th day of June, 2001, by Bert L. Belanger, Vice President, ERC Properties, Inc. as General Partner McPherson Housing Associates, Limited Partnership.



My appointment expires: \_\_\_\_\_  
**MORTGAGE HOLDER:**  
 We, First National Bank of Fort Smith, Arkansas, by Jan Gattis-Wood, Vice President, holders of a mortgage on the above described property do hereby consent to the plat of ChapelRidge Addition, City of McPherson, McPherson County, Kansas.

Jan Gattis-Wood, Vice President

**NOTARY CERTIFICATE:**  
**STATE OF ARKANSAS** )  
**COUNTY OF Sebastian** )  
 The foregoing instrument was acknowledged before me this 30 day of July, 2001, by Jan Gattis-Wood, Vice President.

My appointment expires: \_\_\_\_\_  
 KATHY LEWIS  
 NOTARY PUBLIC-ARKANSAS  
 SEBASTIAN COUNTY  
 My Commission Expires 8-1-2011

**TRANSFER RECORD:**  
 Entered on transfer record this 9<sup>th</sup> day of Sept, 2001.

Susan R. Meng, County Clerk

**REGISTER OF DEEDS CERTIFICATE:**



**CERTIFICATE AS TO CITY PUBLIC IMPROVEMENTS:**

**STATE OF KANSAS** )  
**CITY OF MCPHERSON** )  
 We, the undersigned, do hereby certify that the required guarantees are posted with the City for the completion of the improvements covering all streets, storm sewers, sanitary sewer system, and domestic water supply and distribution system pertaining to the subject plat and not under other Federal, State, or County completion obligations; which are based on a licensed engineer's plans and specifications; and which are approved by all public authorities having jurisdiction.

DATE SIGNED: 9-18-01 DATE SIGNED: 9/18/01  
 L. Stephen Schmidt, Rick Anderson  
 L. Stephen Schmidt-Public Works Director, Board of Public Utilities  
 Department of Public Works, City of McPherson

**PLANNING COMMISSION CERTIFICATE:**

**STATE OF KANSAS** )  
**CITY OF MCPHERSON** )  
 This plat was approved by the City of McPherson Planning Commission on June 5, 2001.

SIGNED: Britt Colle ATTEST: Donna S. Lehner  
 Britt Colle, Chairperson Donna S. Lehner, Secretary

**COUNTY CLERK AND CITY CLERK CERTIFICATE:**

**STATE OF KANSAS** )  
**COUNTY OF MCPHERSON** )  
**CITY OF MCPHERSON** )  
 We, the undersigned, County Clerk of McPherson County, Kansas, and City Clerk of the City of McPherson, Kansas, within our respective jurisdictions, do hereby certify that at the date of this certificate, all currently due and owing taxes and special assessments of any kind assessed against any of the land included in this plat, have been paid.

DATE SIGNED: 9-18-01  
 Susan R. Meng, County Clerk (SEAL) Gary Meagher, City Clerk (SEAL)

**COUNTY SURVEYOR'S CERTIFICATE:**

I have reviewed this plat, survey and legal description and hereby certify that they comply with all applicable state statutes and that all reports and documentation relating to the survey shown herein have been filed with the County Engineer's Office in accordance with Chapter 38, Article 20, inclusive, of the Kansas Statutes Annotated.

DATE SIGNED: 9-18-2001  
 William B. Heller, County Surveyor

**CITY ATTORNEY'S CERTIFICATE:**

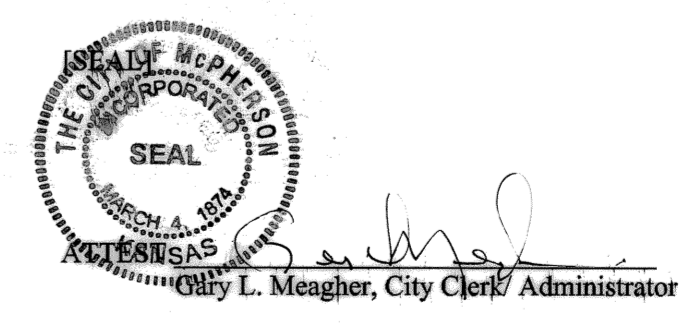
**STATE OF KANSAS** )  
**CITY OF MCPHERSON** )  
 This plat is approved pursuant to the provisions of K.S.A. 12-401.

DATE SIGNED: Sept 19, 2001.  
 Phillip C. Lacey, City Attorney

**GOVERNING BODY CERTIFICATE:**

**STATE OF KANSAS** )  
**CITY OF MCPHERSON** )  
 The dedications shown on this plat, if any, are hereby accepted by the Governing Body of the City of McPherson, Kansas on August 6, 2001.

SIGNED: Vernon L. Dossett, Mayor



Melanie L. Thrower, P.E., L.S.  
 P.O. Box 662  
 McPherson, KS 67460  
 (620)241-0950  
 Drawing Date June 6, 2001