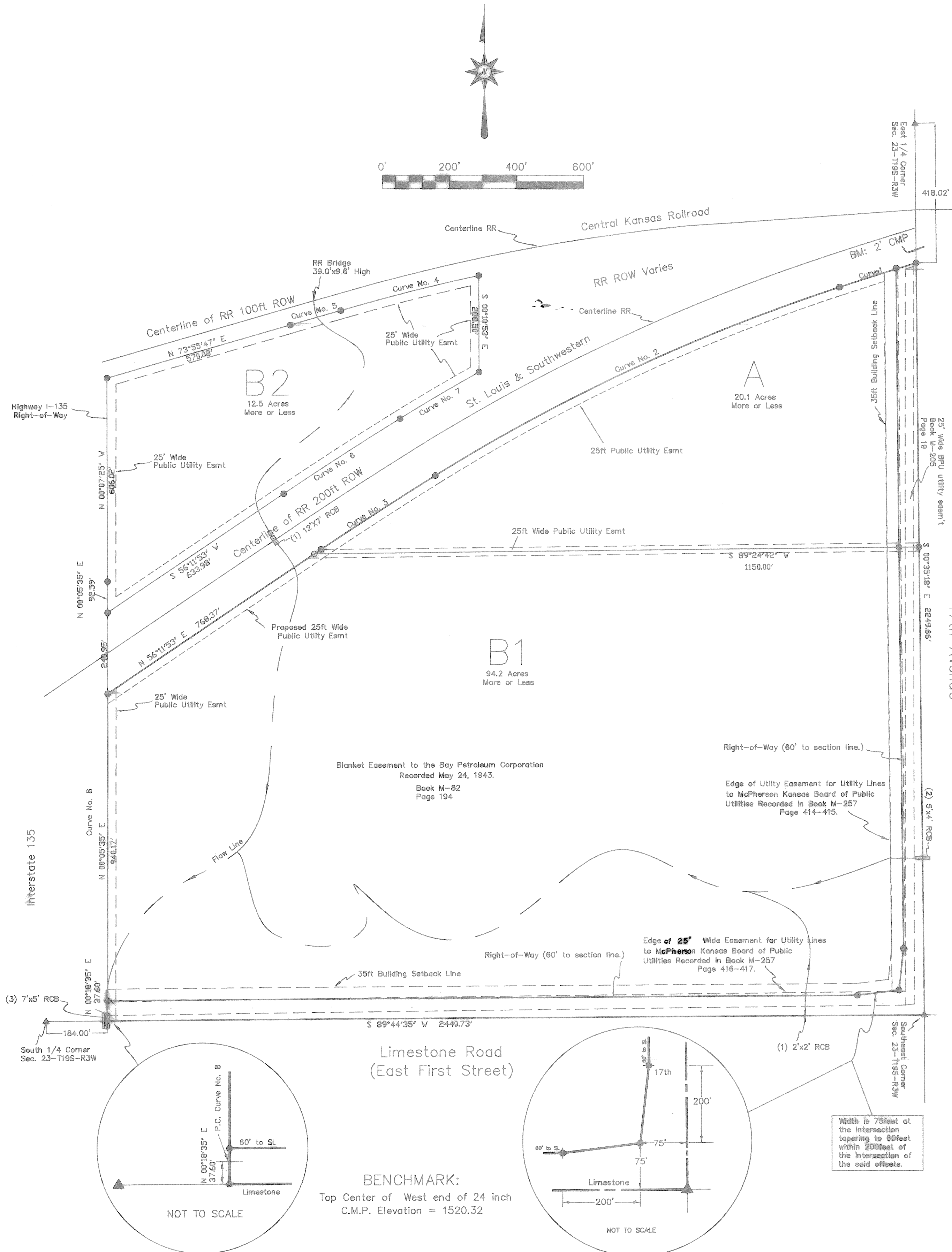


# FINAL PLAT LIMESTONE 17 SUBDIVISION

Situating on a portion of the SE 1/4 of Section 23 T19S R3W  
of the 6th P.M., McPherson County Kansas

CURVE	RADIUS	ARC LENGTH	CHORD LEN	CHORD BEARING	DELTA ANGLE	TANGENT
Curve 1	11359.18'	240.02'	240.02'	N 72°22'51" E	0°14'23"	120.02'
Curve 2	5629.85'	1334.64'	1331.52'	N 68°00'29" E	13°35'00"	670.46'
Curve 3	11359.18'	406.42'	406.40'	N 57°13'23" E	02°03'00"	203.23'
Curve 4	5679.40'	424.73'	424.64'	N 75°47'08" E	04°17'06"	212.47'
Curve 5	11409.16'	157.07'	157.07'	N 74°08'09" E	00°47'20"	78.54'
Curve 6	11959.18'	413.57'	413.55'	N 57°13'22" E	02°03'00"	206.81'
Curve 7	5629.85'	273.48'	273.46'	N 69°53'39" E	05°41'16"	136.77'
Curve 8	172047.34'	940.17'	940.17'	N 00°05'35" E	00°05'35"	139.71'

Legend	
▲	Section Corner
●	5/8"x24" Rebar & Cap Set in Concrete Monument
○	5/8"x24" Rebar & Cap Set
●	Concrete nail set



### SURVEYOR'S CERTIFICATE

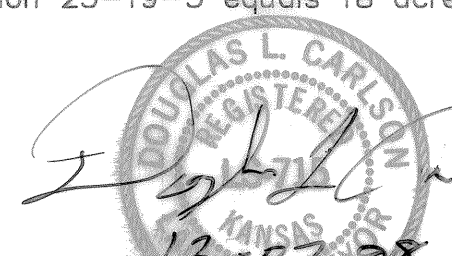
I, the undersigned, licensed land surveyor of the State of Kansas, do hereby certify that the following described tract of land was surveyed on October 10, 1997, and the accompanying final plat prepared and that all the monuments shown herein actually exist and their positions are correctly shown to the best of my knowledge and belief.

The Southeast Quarter (SE/4) of Section Twenty-three (23), Township Nineteen (19) South, Range Three (3) West of the 6th P.M. lying South of the Central Kansas Railroad Right-of-Way, except railroad rights-of-way, McPherson County, Kansas.

Said Tract contains 107.2 Acres more or less and is subject to any easements or right-of-way of record. Bearings are Assumed.

Railroad right-of-way lying south of the centerline of the Central Kansas railroad in the Southeast Quarter of Section 23-19-3 equals 18 acres more or less.

Date 12-07, 1998

  
 Douglas L. Carlson  
 Kansas Reg. No. 715

### GENERAL NOTES:

- Owners of lands within this subdivision do hereby bind themselves to waive any protest to annexation by the City of McPherson, Kansas.
- See Drainage Report by Camp Dresser and McKee dated January 1998.
- A five foot wide sidewalk shall be constructed one foot from the property line in street right-of-way along the full length of Limestone Road and 17th Avenue. These sidewalks are to be constructed at such time that the City of McPherson annexes this property and extends the sidewalk system to meet this property, and as future subdivision occurs.
- Any future non-agricultural development of any or all of Lot B shall be required to produce a storm water drainage plan that would conform to the City of McPherson Storm Water Management Policy prior to the receipt of a zoning or building permit.
- Lots B1 and B2 are tied together and are not to be sold separately until such a time that access is made available to Lot B2 from a public thoroughfare.

- References for Section Corners (Sec23 T19S R3W):
- East Quarter Corner (Found 1/2" Dia. Rebar)
  - 63' ESE to Nail with Ribbon in Power pole
  - 85' SW to Nail and Shiner in Power pole
  - 78' NW to Railroad Spike in Power pole
  - Southeast Corner (Found 1/2" Dia. Rebar)
  - 80.8' SE to Nail in Power pole
  - 128.3' WNW to Nail and Shiner in Power pole
  - 133.4' WNW to Nail and Shiner in Power pole
  - South Quarter Corner (Found 1/2" Dia. Rebar)
  - 25.3' NNW to "X" cut in East Conc. Pillar on Southbound Lane of I-135
  - 22.9' SSW to "X" cut in East Conc. Pillar on Southbound Lane of I-135
  - 56.8' SE to "X" cut in West Conc. Pillar on Northbound Lane of I-135

### ACCESS CONTROL

I-135, no access; Limestone Road and 17th Avenue, limited access.

### SITE ACCESS SUMMARY

Access to this parcel of land will be limited to one collector road from 17th Avenue and one collector from Limestone Road. The 17th Avenue access road to the McPherson Area Solid Waste Utility (MASWU) shall be relocated upon future development of Parcel B to conform to this limited access requirement. Said access to be approximately 1/4 mile (1320 feet) ±300 feet from the intersection of 17th Avenue and Limestone Road.

### OWNER'S CERTIFICATE AND DEDICATION

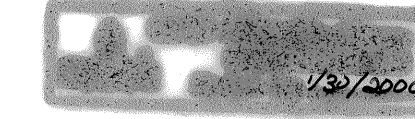
STATE OF KANSAS } SS  
 COUNTY OF MCPHERSON }  
 This is to certify that the undersigned owner(s) of the land described in the Land Surveyor's Certificate; have caused the same to be surveyed and subdivided on the accompanying plat into lots, blocks, streets and other public ways under the name of Limestone 17 Subdivision; a subdivision in the County of McPherson, Kansas; that all highways, streets, alleys, 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 for hereafter filed in the Office of the Register of Deeds of McPherson County, Kansas.

Date Signed: 22 December 1998

  
 Robert F. Carlson  
 President of McPherson Area Solid Waste Utility  
 COUNTY OF THE BOARD


### NOTARY CERTIFICATE

STATE OF KANSAS }  
 COUNTY OF MCPHERSON } SS  
 The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of December, 1998, by Robert F. Carlson, President of McPherson Area Solid Waste Utility.

  
 Cheryl R. Anderson  
 Notary Public  
 My appointment expires: Jan 30, 2000

### PLANNING COMMISSION CERTIFICATE

STATE OF KANSAS } SS  
 CITY OF MCPHERSON }  
 This plat was approved by the McPherson City Planning Commission on Nov. 3, 1998.

Signed December 24, 1998  
 Attest:  
  
 Donna S. Lehner, Secretary  
  
 Melvin I. Tarum, Chairperson

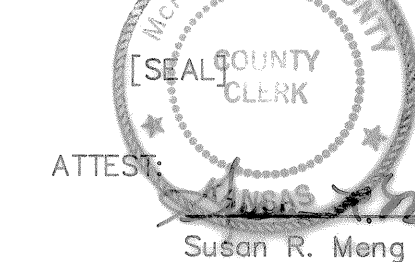
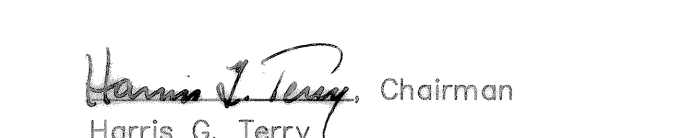
### COUNTY CLERK AND CITY CLERK CERTIFICATE

STATE OF KANSAS } SS  
 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 including in this plat, have been paid.

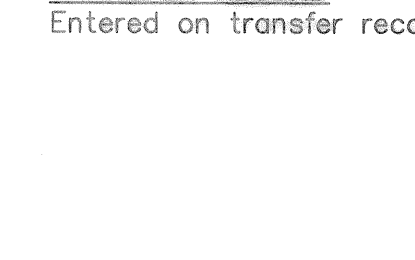
Date Signed January 5, 1999  
  
 Susan R. Meng, County Clerk  
  
 Gary L. Meagher, City Clerk

### COUNTY COMMISSIONER'S CERTIFICATE

STATE OF KANSAS } SS  
 COUNTY OF MCPHERSON }  
 The dedications shown on this plat, if any, are hereby accepted by the Board of County Commissioners, McPherson County, Kansas, on 1-5, 1999.


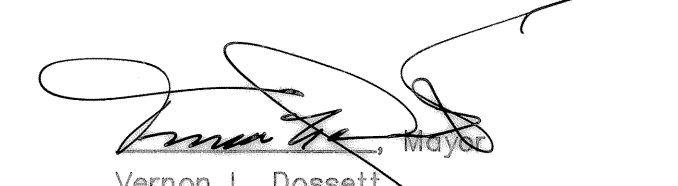
Attest:  
  
 Susan R. Meng, County Clerk  
  
 Harris G. Terry, Chairman

### TRANSFER RECORD

Entered on transfer record this 22<sup>nd</sup> day of January, 1999.  
  
 Susan R. Meng, County Clerk

### GOVERNING BODY CERTIFICATE

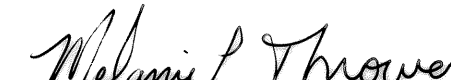

STATE OF KANSAS } SS  
 CITY OF MCPHERSON }  
 The dedications shown on this plat, if any, are hereby accepted by the Governing Body of the City of McPherson, Kansas on December 22, 1998.

Attest:  
  
 Gary L. Meagher, City Clerk  
  
 Vernon L. Dossett

### CERTIFICATE AS TO CITY PUBLIC IMPROVEMENTS

STATE OF KANSAS } SS  
 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 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 12-28-98 Date Signed 12/07/98

  
 Melanie L. Throver  
 City Engineer,  
 City of McPherson, Kansas  
  
 Richard N. Anderson  
 General Manager of Board of  
 Public Utilities  
 City of McPherson, Kansas

### CERTIFICATE AS TO COUNTY PUBLIC IMPROVEMENTS

STATE OF KANSAS } SS  
 CITY OF MCPHERSON }  
 I, the undersigned, do hereby certify that the required guarantees are posted for the completion of improvements pertaining to the subject plat and not under other Federal, State or City 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 12/30, 1998

  
 Rodger Young, McPherson County Engineer

### REGISTER OF DEED'S CERTIFICATE

State of Kansas, McPherson Co., SS:  
 This instrument was filed for record on the 22 day of Jan, A.D. 1999 at 2:00 o'clock P.M. and duly recorded in Book 62 on page 62  
 Register of Deeds  
 #113  
 20.00

McPherson Area Solid Waste Utility P.O. Box 367 McPherson, KS 67460-0367 (316) 241-6559	
Camp Dresser McKee Inc. 555 North Woodlawn, Building One Suite 215 Wichita, KS 67208	Scale: 1" = 200' Date: 12/07/98
Carlson Surveying & Mapping Inc. (785) 628-3219 P.O. Box 1393 Hays, KS 67601	Project No. 8935 Sheet 1 of 1