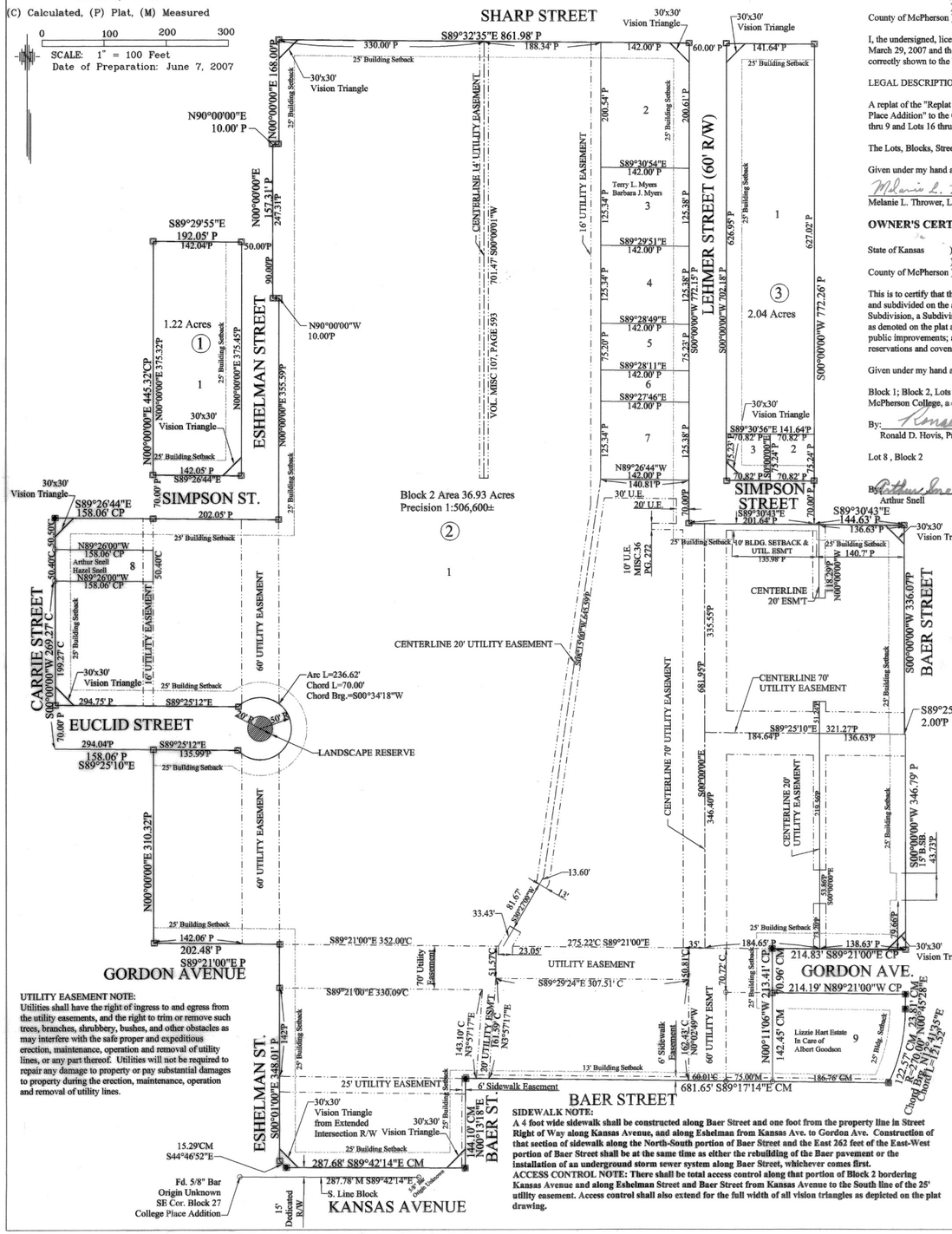
REPLAT 2007 McPHERSON COLLEGE SUBDIVISION

A REPLAT OF MCPHERSON COLLEGE SUBDIVISION (REPLAT) AND A PORTION OF "COLLEGE PLACE ADDITION" TO THE CITY OF MCPHERSON, KANAS

LEGEND
- ○ – Found Bar
- □ – Bar in Concrete
- ● – Set 5/8" Rebar and ID Cap
- ▨ – MKEC Bar in Conc. per Plat

Boundary Closure No Error
(C) Calculated, (P) Plat, (M) Measured



UTILITY EASEMENT NOTE:
Utilities shall have the right of ingress to and egress from the utility easements, and the right to trim or remove such trees, branches, shrubbery, bushes, and other obstacles as may interfere with the safe proper and expeditious erection, maintenance, operation and removal of utility lines, or any part thereof. Utilities will not be required to repair any damage to property or pay substantial damages to property during the erection, maintenance, operation and removal of utility lines.

SIDEWALK NOTE:
A 4 foot wide sidewalk shall be constructed along Baer Street and one foot from the property line in Street Right of Way along Kansas Avenue, and along Eshelman from Kansas Ave. to Gordon Ave. Construction of that section of sidewalk along the North-South portion of Baer Street and the East 262 feet of the East-West portion of Baer Street shall be at the same time as either the rebuilding of the Baer pavement or the installation of an underground storm sewer system along Baer Street, whichever comes first.
ACCESS CONTROL NOTE: There shall be total access control along that portion of Block 2 bordering Kansas Avenue and along Eshelman Street and Baer Street from Kansas Avenue to the South line of the 25' utility easement. Access control shall also extend for the full width of all vision triangles as depicted on the plat drawing.

LAND SURVEYOR'S CERTIFICATE AND DESCRIPTION

State of Kansas)
) ss
County of McPherson)

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 29, 2007 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:

LEGAL DESCRIPTION:

A replat of the "Replat of McPherson College Subdivision" and the Lots, Blocks, Streets and Alleys contained within a portion of "College Place Addition" to the City of McPherson, Kansas including Lots 2, 4, 6, 8, 10, and 12, Block 19; all of Block 24; all of Block 25; and Lots 1 thru 9 and Lots 16 thru 24, Block 26.

The Lots, Blocks, Streets and Alleys within the above described property are being vacated and replatted by virtue of K.S.A. 12-512b.

Given under my hand and seal at McPherson, Kansas, this 8th day of June, A.D. 2007.

Melanie L. Thrower, Land Surveyor No. 1297

MELANIE L. THROWER LICENSED 6-8-07 LS-1297 KANSAS LAND SURVEYOR

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 Replat 2007 McPherson College Subdivision, a Subdivision in the City of McPherson, McPherson County, 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 or hereafter filed in the Office of the Register of Deeds of McPherson County, Kansas.

Given under my hand at McPherson, Kansas, this 14th day of June, A.D. 2007.

Block 1; Block 2, Lots 1, 2, 4-7; Block 3 McPherson College, a corporation:
By: Ronald D. Hovis
Ronald D. Hovis, President

Lot 3 , Block 2
By: Terry L. Myers By: Barbara J. Myers
Terry L. Myers Barbara J. Myers

Lot 8 , Block 2
By: Arthur Snell By: Hazel Snell
Arthur Snell Hazel Snell

Lot 9 , Block 2
By: Albert B. Goodson By: Carol Goodson by Albert B. Goodson, her Power of Attorney
Albert B. Goodson Carol Goodson by Albert B. Goodson her Power of Attorney

We, Peoples Bank & Trust Co., by Thomas L. Pruitt, Vice President, holders of a mortgage on Lots 3 and 8, Block 2 do hereby consent to the plat of Replat 2007 McPherson College Subdivision, City of McPherson, McPherson County, Kansas.

By: Thomas L. Pruitt
Thomas L. Pruitt
Peoples Bank& Trust Co., McPherson, Kansas

State of Kansas)
) ss
County of McPherson)

The foregoing instrument was acknowledged before me this 14 day of June, 2007, by Ronald D. Hovis, President of McPherson College, a corporation.

Given under my hand and Notarial Seal this 14 day of June, A.D. 2007.

Lisa M. Easter, Notary Public

NOTARY PUBLIC- State of Kansas LISA M. EASTER My Appt. Expires 5-1-09

State of Kansas)
) ss
County of McPherson)

The foregoing instrument was acknowledged before me this 15th day of June, 2007, by Terry L. Myers and Barbara J. Myers, husband and wife.

Given under my hand and Notarial Seal this 15th day of June, A.D. 2007.

Kay F. Guffey, Notary Public

NOTARY PUBLIC- State of Kansas KAY F. GUFFEY My Appl. Expires 5-2-09

State of Kansas)
) ss
County of McPherson)

The foregoing instrument was acknowledged before me this 14 day of June, 2007, by Arthur Snell and Hazel Snell, husband and wife.

Given under my hand and Notarial Seal this 14 day of June, A.D. 2007.

Lisa M. Easter, Notary Public

NOTARY PUBLIC- State of Kansas LISA M. EASTER My Appl. Expires 5-1-09

State of Kansas)
) ss
County of McPherson)

The foregoing instrument was acknowledged before me this 20th day of June, 2007, by Thomas L. Pruitt, Vice President Peoples Bank.

Given under my hand and Notarial Seal this 20 day of June, A.D. 2007.

Donna J. Miller, Notary Public

NOTARY PUBLIC- State of Kansas DONNA J. MILLER My Appt. Expires 12-23-09

State of Kansas)
) ss
County of McPherson)

The foregoing instrument was acknowledged before me this 14 day of June, 2007, by Albert B. Goodson and Carol Goodson, husband and wife, with Albert B. Goodson as Carol Goodson Power of Attorney.

Given under my hand and Notarial Seal this 14 day of June, A.D. 2007.

Lisa M. Easter, Notary Public

NOTARY PUBLIC- State of Kansas LISA M. EASTER My Appl. Expires 5-1-09

COUNTY SURVEYOR CERTIFICATE

State of Kansas)
)ss
County of McPherson)

Reviewed by the Unified Control Surveyor this 11 day of June, 2007. This survey has been reviewed for filing, pursuant to K.S.A. 58-2005 and K.S.A. 58-2011 for conformation only and is in compliance with those provisions. No other warranties are extended or implied.

William B. Heller, LS #1202 Unified Control Surveyor

COUNTY CLERK AND CITY CLERK CERTIFICATE

State of Kansas)
City of McPherson) ss
County 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 June 25, 2007 Date Signed June 25, 2007

Susan R. Meng, County Clerk [SEAL] Gary L. Meagher, City Clerk [SEAL]

PLANNING COMMISSION CERTIFICATE

State of Kansas)
) ss
City of McPherson)

This plat was approved by the McPherson City Planning Commission on June 5, 2007.

Date Signed June 26, 2007

Donna S. Lehner, Chairperson ATTEST: Gail Lauderdale, Secretary

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 June 25, 2007.

William J. Gooding, Mayor ATTEST: Gary L. Meagher, City Clerk [SEAL]

CITY ATTORNEY'S CERTIFICATE

State of Kansas)
) ss
City of McPherson)

This plat is approved pursuant to the provisions of K.S.A. 12-401.

Date Signed June 25, 2007

Jeffrey D. Houston, City Attorney

TRANSFER RECORD

Entered on transfer record this 5th day of July, 2007

Susan R. Meng, County Clerk

3152

State Of Kansas, McPherson Co., SS: This instrument was filed for record on the 5 day of July A.D. 2007 at 8:05 o'clock A m, and duly recorded in book Misc C on page 4

Register of Deeds

20.00

Street Vacation filed 7-23-2012 BK654 Pg 8986-8988

Client:
McPherson College
1600 E. Euclid
McPherson, Kansas 67460

McPherson Engineering & Land Surveying Services
PO 862 1457 N. High Drive, McPherson, KS 67460 Phone 620-241-0750