LAND SURVEYOR'S CERTIFICATE AND DESCRIPTION DOUBLE T SUBDIVISION I, the undersigned, licensed land surveyor of the State of Kansas, do hereby certify that the following described tract of land was surveyed May 3, 2011 and the accompanying final plat prepared and that all the monuments shown herein actually exist A PART OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 3 and their positions are correctly shown to the best of my knowledge and belief: WEST OF THE 6TH P.M., MCPHERSON COUNTY KANSAS AND A PART OF VACATED BLOCK Part of the Southwest Quarter of Section 29, Township 19 South, Range 3 West of the 6th P.M. as ONE HOME ADDITION TO THE CITY OF MCPHERSON, KANSAS. described in McPherson County Register of Deeds Office Deed Book 249 Page 510-511, and being a part of Vacated Block 1 Home Addition to McPherson, Kansas described as follows: Commencing at a point 50.00 feet south and 29.70 feet west of the Northeast corner of the Southwest Quarter of said Section 29, OWNER'S CERTIFICATE AND DEDICATION MORTGAGE HOLDER said point being the northeast corner of a tract conveyed to C.E. Sundahl under deed recorded in Volume 90 of Deeds, page 396 of McPherson County, Kansas; thence S 00°45'02" E along the west right of way line of Hickory Street 75.00' to the point of beginning; We, Peoples Bank and Trust, 101 S. Main, McPherson, Kansas, by \_\_\_ STATE OF KANSAS , Vice President, holders of a thence N 90°00'00" W a distance of 75.00'; mortgage on the above described property do hereby consent to the plat of Double T Subdivision, City of McPherson, thence N 00°45'02" W a distance of 65.99'; McPherson County, Kansas. COUNTY OF MCPHERSON ) thence N 89°32'33" W a distance of 70.15' thence S 76°37'16" W a distance of 104.54' This is to certify that the undersigned owner of the land described in the Land Surveyor's Certificate have Peoples Bank and Trust thence N 84°36'56" W a distance of 118.54' caused the same to be surveyed and subdivided on the accompanying plat into lots, blocks, streets and thence S 00°45'02" E a distance of 144.19'; 01 S. Main thence N 90°00'00" W a distance of 97.51 other public ways under the name of DOUBLE T SUBDIVISION; a subdivision located in the City of McPherson, KS thence S 00°45'02" E a distance of 186.32'; McPherson, McPherson County, Kansas; that all easements and public sites as denoted on the plat are thence N 90°00'00" E a distance of 462.54' to the West right of way of Hickory Street; hereby dedicated to and for the use of the public for the purpose of constructing, operating, maintaining thence N00°45'02"W a distance of 174.82'; , Vice President and repairing public improvements; and further that the land contained herein is held and shall be thence N90°00'00"W a distance of 179.02'; thence N00°45'02"W a distance of 92.61'; conveyed subject to any applicable restrictions, reservations and covenants now on file or hereafter in the thence N90°00'00"E a distance of 179.02'; thence N00°45'02"W a distance of 9.60' to the point of beginning, NOTARY CERTIFICATE Office of the Register of Deeds of McPherson County, Kansas. having an area of 118555.94 square feet OR 2.72 acres. STATE OF KANSAS Date Signed:\_\_\_\_\_ CLOSURE PRECISION 1:560584 Northeast Corner Southwest Quarter COUNTY OF MCPHERSON ) , Land Surveyor Melanie L. Thrower, KS LS # 1297 Section 29 T19S, R3W LARRY WAYNE WEBSTER CYNTHIA K. WEBSTER Found "X" in Concrete The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_, 2011, by \_\_\_\_\_, Vice President Peoples 19.75' North of Centerline **NOTARY CERTIFICATE** Origin Unknown KANSAS AVENUE STATE OF KANSAS \_, Notary Public Quarter Section Line -N 90°00'00" E (Assumed Bearing) COUNTY OF MCPHERSON ) My appointment expires: Northwest Corner Centerline Kansas Ave. -The foregoing instrument was acknowledged before me this \_\_\_\_\_day of \_\_\_\_\_, 2011, by Larry Southwest Quarter Section 29 T19S, R3W PLANNING COMMISSION CERTIFICATE Found Yellow Ring top of Monument Box Northeast Corner Origin Unknown STATE OF KANSAS Vacated Block 1 -HOME Addition N. Line Vac. Block 1 11. CITY OF MCPHERSON N 89°32'33" W 70.15' My appointment expires: This plat was approved by the McPherson City Planning Commission on \_\_\_\_\_\_, 2011 N 84°36'56" W 118.54' 25' ESM'T **COUNTY SURVEYOR'S CERTIFICATE** 8978,6 SQ. FT. (0.21 AC.) STATE OF KANSAS Deed 249 Page 510-51 Deed 644 Pg. 2739-2740 , Chairperson Donna S. Lehner COUNTY OF MCPHERSON 15' Access & Utility Esm't — ATTEST: **BLOCK** N 89°14'58" E , POINT OF BEGINNING This plat has been reviewed and complies with the survey requirements of K.S.Z. 58-2005, et. seq. Deed 642 Page 3697 , Secretary Gail Lauderdale ⊗N 90°00'00" W 75.00 √ William B. Heller LS-1202 N 00°45'02" W COUNTY CLERK AND CITY CLERK CERTIFICATE 80,794.8 SQ. FT. (1.85 AC.) N 90°00'00" E 179.00' (DEED) VOL. MISC. 32 25' ESM'T STATE OF KANSAS PAGE 601 Center Concrete Channel COUNTY OF MCPHERSON CITY OF MCPHERSON We, the undersigned, Coumnty Clerk of McPherson County, Kansas and City Clerk of the City of McPherson, Kansas, within our respective jurisdications, do hereby certify that, at the date of this certificate, all currently due and owing taxes and special Deed 262 Page 111 assessments of any kind assessed against any of the land included in this plat, have been paid. Date Signed 15' ACCESS ESM'T N 90°00'00" W 97.51' VOL. MISC 263 PAGE 686 \_, City Clerk County, Clerk N 90°00'00" W 179.00' (DEED) Susan R. Meng 14' Access Easement -----CITY ATTORNEY'S CERTIFICATE \_\_\_\_\_ 5' Access Easement \_\_\_\_\_ 30' Utility Easement STATE OF KANSAS LEGEND N 89°32'33" W CITY OF MCPHERSON 163.59' 2' ESM'T VOL. MISC 105 PAGES 475,477,478 231' S. CENTERLINE KANSAS AVE. This plat is approved pursuant to the provisions of K.S.A. 12-401. These standard symbols will be found in the drawing. \_\_\_, City Attorney **GOVERNING BODY CERTIFICATE** EXISTING MOBILE HOME STATE OF KANSAS EXISTING PROPERTY PIN SET 1/2"X24" REBAR W/ MELS ID CAP CITY OF MCPHERSON ·-------SET 1/2"X24" REBAR W/ MELS ID CAP IN CONCRETE The dedications shown on this plat, if any, are hereby accepted by the Governing Body of the City fof McPherson, Kansas on UTILITY POLE FEMA MAP 20113C0356E Jan. 16, 2009-1% Chance Storm FEMA Map Boundary HW Elevation 1484.6 TELEPHONE RISER Thomas A. Brown 39.0' EAST TO CENTERLINE HICKORY ST. LOT 3 DRIVEWAY GAS METER ATTEST: 28,782 SQ. FT. (0.66 AC.) 10' Utility Easement N 90°00'00" E 179.00' \_, City Clerk N 90°00'00" E 462.54' Tamra Seely TRANSFER RECORD Found 5/8" **L**orthwest Corner coln and Hickory -Entered on transfer record this Origin Unknown , County Clerk Susan R. Meng REGISTER OF DEEDS CERTIFICATE Double T'Subdivisions Sec 29, TAS-R3W Southeast Corner Benchmark 1: SQUARE CUT AT NORTHEAST INLET KANSAS AND HICKORY ON WEST EDGE OF INLET PER Southwest Quarter Section 29 T19S, R3W KDOT PROJ. 56-59 K-5489-01 ELEV. 1487.19 NAVD 1988 McPherson Engineering and Land Surveying Services Found "X" in Concrete Origin Unknown Benchmark 2: TOP OF CONCRETE AT SOUTHEAST CORNER RCB AT KANSAS AVE. TRIBUTARY NORTH OF Melanie L. Thower, P.E., L.S., CFM 1457 N. High Dr.
McPherson, KS 67460 620-242-7170 PROPERTY ELEV. 1485.46 NAVD 1988. PROJECT SURVEYED WITH TOPCON GR3 GPS BASE AND ROVER USING GEOID 1999. UTILITIES SHOWN FOR INFORMATION ONLY - NOT FOR CONSTRUCTION PURPOSES