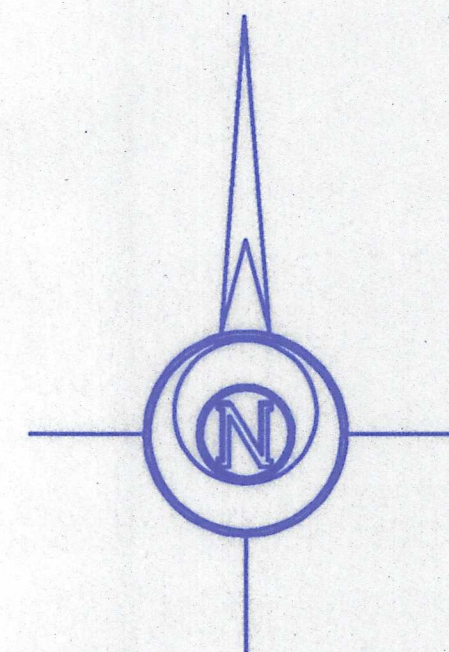
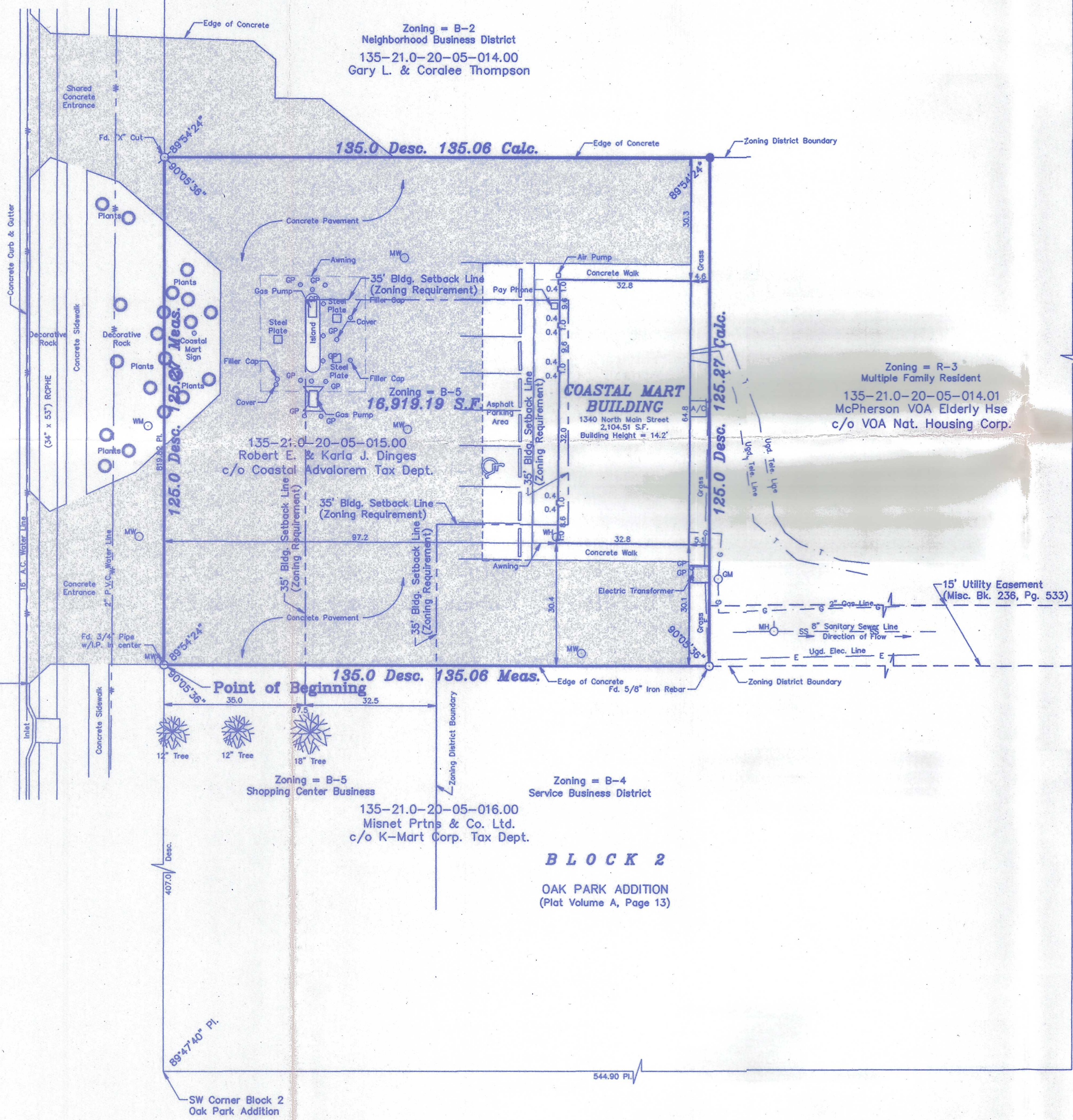


C/L NATIONAL
AVENUE

OAK PARK DRIVE

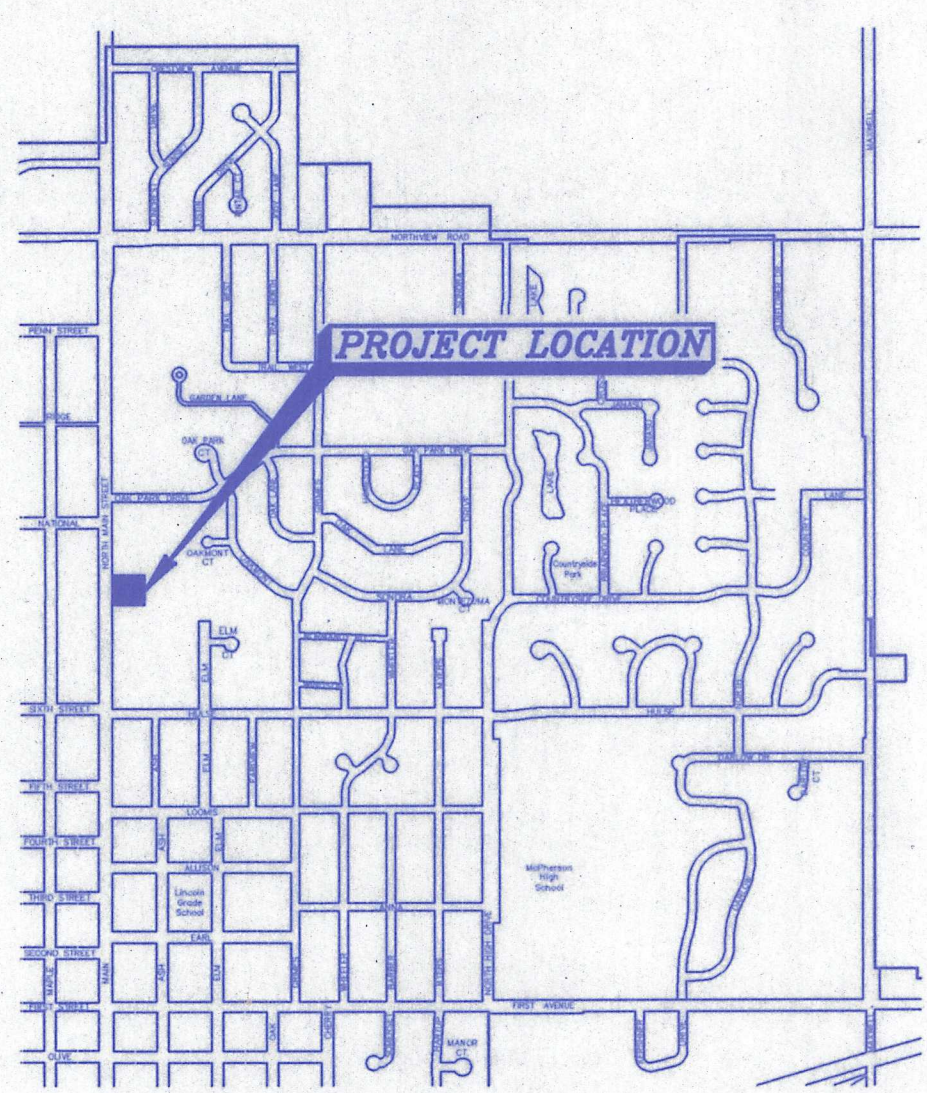
C/L NORTH MAIN STREET
(120' R/W)



- LEGEND**
- - Survey Monument Found
 - ✕ - "x" Cut in Concrete Found
 - - 5/8" x 24" Rebar w/G.S.S. Cap Set
 - - Plotted
 - Meas. - Measured
 - Desc. - Described
 - Calc. - Calculated
 - S.F. - Square Feet
 - - Fence
 - ⊙ - Gas Meter
 - ⊕ - Gas Valve
 - ⊙ - Light Pole
 - ⊕ - Power Pole
 - ⊙ - Guy Anchor
 - ⊕ - Fire Hydrant
 - ⊙ - Water Hydrant
 - ⊕ - Water Meter
 - ⊙ - Water Valve
 - ⊕ - Monitor Wall
 - ⊙ - Underground Telephone Pedestal
 - ⊕ - Sanitary Sewer Manhole
 - ⊙ - Guard Post

PARKING SPACE SCHEDULE

7	Regular parking spaces
1	Handicapped space
8	Total parking spaces



VICINITY MAP
(NOT TO SCALE)

ZONING DATA

ZONING CLASSIFICATION: THE PROPERTY IS ZONED B-5 SHOPPING CENTER BUSINESS.

HEIGHT: ZONING REQUIREMENT IS 35 FEET.

SETBACKS: ZONING REQUIREMENTS ARE 35 FOOT FRONT YARD SETBACK, 35 FOOT REAR YARD SETBACK, 35 FOOT SIDE YARD SETBACK ALONG NORTH PROPERTY LINE AND THE EAST 67.56 OF SOUTH PROPERTY LINE.

MAXIMUM LOT COVERAGE: ZONING REQUIREMENT IS 35%.

SOURCE: THE ABOVE INFORMATION WAS OBTAINED BY TELEPHONE FROM THOMAS R. STINEMETZ, CITY PLANNING ADMINISTRATOR OF THE CITY OF MCPHERSON, KANSAS (PHONE: 316-245-2548).

- NOTES:**
- Utility locations shown hereon are based on information received from Kansas One-Call (1-800-DIG-SAFE) identified by Ticket No. 322745 on November 13, 1997. Before any digging, contractor should verify utility locations by calling 1-800-DIG-SAFE.
 - According to Flood Insurance Rate Map No. 2002170005-D (dated March 16, 1983) published by the Federal Emergency Management Agency, subject property lies within Zone C defined as an area of minimal flooding.
 - Building appears to be in violation of Zoning Ordinance due to 35' Setback requirement from rear property line.

DESCRIPTION OF RECORD:

A part of Block Two (2), Oak Park Addition to McPherson, described as follows: Beginning at a point 407 feet North of the Southwest corner of said Block 2, thence North 125 feet, thence East 135 feet, thence South 125 feet, thence West 135 feet to point of beginning, in McPherson County, Kansas, according to the recorded plat thereof.

A/K/A 1340 North Main Street, McPherson, Kansas 67460

SURVEYOR'S CERTIFICATE:

TO LAWYERS TITLE INSURANCE CORPORATION, COASTAL MART INCORPORATED, ROBERT EUGENE DINGES AND KARLA JEAN DINGES:

This is to certify that this map or plat and the survey on which it is based were made (i) in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA and ACSM in 1992, and includes Items 1, 2, 3, 4, 6, 7 (a,b,c), 8, 9, 10 and 11 (a,b,c,d) of Table A thereof, and (ii) pursuant to the Accuracy Standard (as adopted by ALTA and ACSM and in effect on the date of this certification) of the Uniform Land Use Survey.

Date: November 26, 1997

Signed: Daniel E. Garber, RLS #683



Date of Field Work: November 13, 1997

LAWYERS TITLE INSURANCE CORPORATION

GARBER SURVEYING SERVICE, INC.

CSS 423 WEST FIRST AVENUE
HUTCHINSON, KANSAS 67331
Ph. 316-665-7032 Fax 316-665-7033

ALTA/ACSM LAND TITLE SURVEY

**1340 NORTH MAIN STREET
MCPHERSON, KANSAS**

Drawn By: MGN	Checked By: DEG
Scale: 1"=20'	Job No.: C97-857
Date: 11/26/1997	Sheet 1 of 1