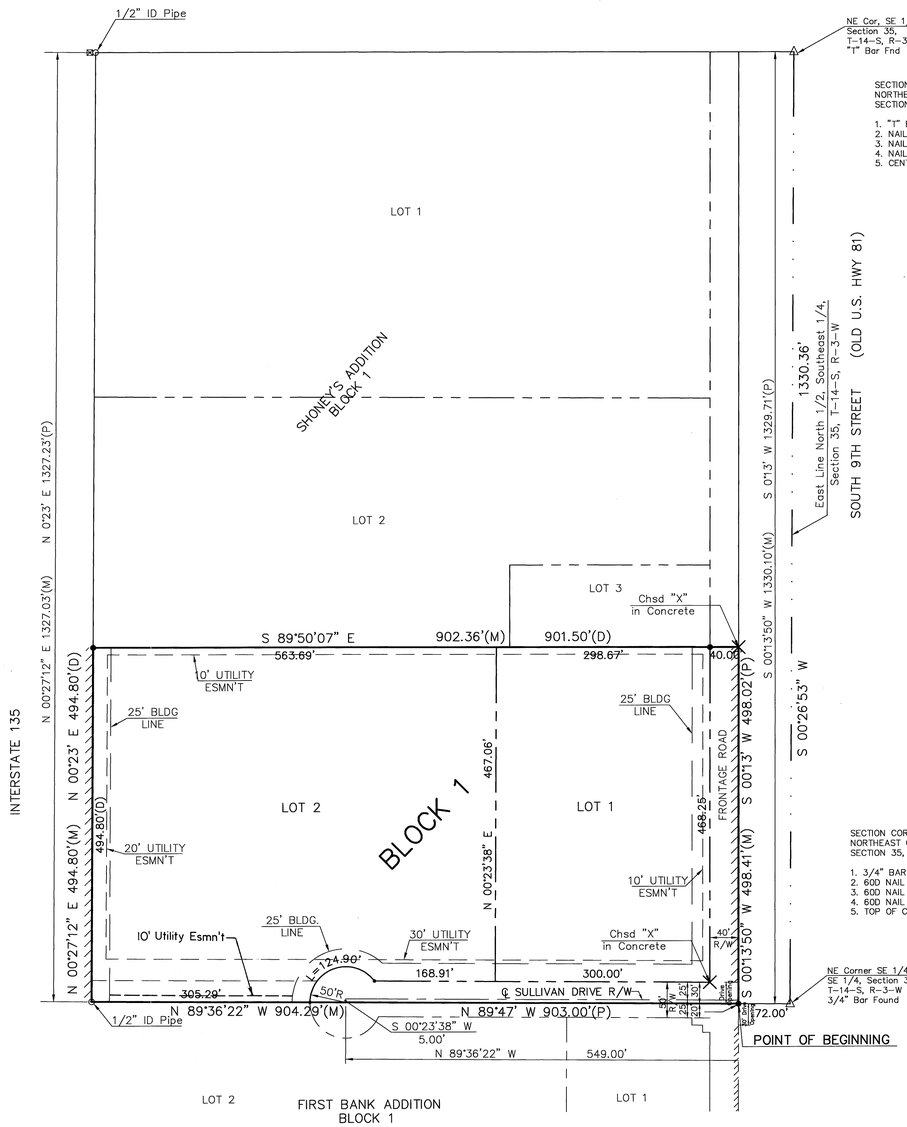


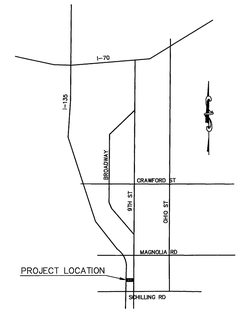
SECTION CORNER TIES
NORTHEAST CORNER OF THE SE 1/4
SECTION 35, T-14-S, R-3-W

1. "T" BAR FOUND AT CORNER
2. NAIL & BOTTLE CAP IN POWER POLE 60.73' WEST-SOUTHWEST
3. NAIL & BOTTLE CAP IN LIGHT POLE 11.15' EAST-SOUTHEAST
4. NAIL & BOTTLE CAP IN LIGHT POLE 140.28' NORTH-NORTHEAST
5. CENTERLINE OF SOUTHBOUND LANE 17.0' WEST

SECTION CORNER TIES
NORTHEAST CORNER OF THE SE 1/4, SE 1/4
SECTION 35, T-14-S, R-3-W

1. 3/4" BAR FOUND AT CORNER-FLUSH WITH SURFACE OF CONCRETE ROAD
2. 60D NAIL IN POWER POLE 78.83' SOUTHWEST
3. 60D NAIL IN POWER POLE 126.13' NORTHEAST
4. 60D NAIL IN SIGN POST 124.97' SOUTHEAST
5. TOP OF CENTER OF KDOT RIGHT-OF-WAY MARKER 102.37' EAST

NOTE:
SULLIVAN DRIVE SHALL BE CONSTRUCTED AND OPENED TO IT'S WEST TERMINUS IN CONJUNCTION WITH ANY DEVELOPMENT ON LOT 2 REQUIRING ACCESS FROM SULLIVAN DRIVE.



LOCATION MAP
NOT TO SCALE

GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

LEGEND

- △ SECTION CORNER, FOUND
- ○ MONUMENT FOUND, 1/2" ID PIPE
- ⊠ RIGHT-OF-WAY MARKER, FOUND
- ● MONUMENT SET, 1/2" REBAR IN CONCRETE
- RESTRICTED ACCESS
- N 89°47' W 903.00'(P) PLATTED BEARING & DISTANCE
- N 89°36'22" W 904.29'(M) MEASURED BEARING & DISTANCE
- 494.60'(D) DEEDED DISTANCE

FLOOD STATEMENT: Subject property is located in Zone B as shown on the Flood Insurance Rate Map for the City of Salina, Saline County, Kansas, Community-Panel Number 200319 0015 B, effective date February 5, 1986. Zone B is defined as "Areas between limits of the 100-year flood and 500-year flood; or certain areas subject to 100-year flooding with average depths less than one foot or where the contributing drainage area is less than one square mile; or areas protected by levees from the base flood".

NOTE: The Basis of Bearings of this plat are the same as that of Sullivan Addition to the City of Salina, Kansas

ERROR OF CLOSURE: 1: 48,253

LEGAL DESCRIPTION:
A PART OF SULLIVAN ADDITION TO THE CITY OF SALINA, KANSAS AND LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 14 SOUTH, RANGE 3 WEST OF THE 6TH PRINCIPAL MERIDIAN IN SALINE COUNTY, KANSAS AND DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 35; THENCE N 89°36'22" W A DISTANCE OF 72.00 FEET TO THE SOUTHEAST CORNER OF SAID SULLIVAN ADDITION, SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY LINE OF SOUTH NINTH STREET, (OLD U.S. HIGHWAY 81) AND BEING THE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED;
THENCE CONTINUING N 89°36'22 W A DISTANCE OF 904.29 FEET TO THE SOUTHWEST CORNER OF SAID SULLIVAN ADDITION, SAID POINT ALSO BEING ON THE EAST RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY 135;
THENCE N 00°27'12" E ON SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 494.80 FEET TO THE SOUTHWEST CORNER OF SHONEY'S ADDITION TO THE CITY OF SALINA, KANSAS;
THENCE S 89°50'07" E A DISTANCE OF 902.36 FEET TO THE SOUTHEAST CORNER OF SAID SHONEY'S ADDITION, SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY LINE OF SOUTH NINTH STREET (OLD U.S. HIGHWAY 81);
THENCE S 00°13'50" W ON SAID WEST RIGHT-OF-WAY LINE A DISTANCE OF 498.41 FEET TO THE POINT OF BEGINNING. CONTAINS 10.30 ACRES, MORE OR LESS.
SUBJECT TO EASEMENTS, RESERVATIONS AND RESTRICTIONS OF RECORD.
END OF DESCRIPTION

SURVEYOR'S CERTIFICATE

STATE OF KANSAS }SS
COUNTY OF GEARY }

I, the undersigned, do hereby certify that I am a registered land surveyor in the State of Kansas, with experience and proficiency in land surveying; that the heretofore described property was surveyed and subdivided by me, or under my supervision; that all Subdivision Regulations of the City of Salina, Kansas have been complied with in the preparation of this plat; and that all of the monuments shown herein actually exist and their positions are correctly shown to the best of my knowledge and belief.

Given under my hand and seal at Junction City, Kansas, this 9th day of December, A.D. 1993.

Leon D. Osbourn, Land Surveyor
RLS Number 800

CORPORATE OWNER'S CERTIFICATE

STATE OF MISSOURI }SS
COUNTY OF

This is to certify that the undersigned Proprietor, Sutherland Lumber & Home Improvement Co., a Limited Partnership, owns the land described in the plat and has caused the same to be surveyed and subdivided as indicated thereon, for the uses and purposes therein set forth and does hereby acknowledge and adopt the same under the style and title thereon indicated.

All streets as shown on this plat are hereby dedicated to the public. An easement or license to the public to locate, construct and maintain or authorize the location, construction and maintenance of poles, wires, conduits, water, gas and sewer pipes or required drainage channels or structures under or upon the areas marked for easements on this plat are hereby granted.

Given under my hand at Kansas City, Missouri this_____day of_____,A.D. 1993.

Sutherland Lumber & Home Improvement Co.
a Limited Partnership

Attest:

_____, Secretary

John W. Sutherland, General Partner

STATE OF KANSAS }SS
COUNTY OF SALINE }

The undersigned, being a duly licensed and bonded abstracter or authorized representative thereof, hereby certify that the above is the legal owner(s) of record of the property shown on this plat.

Dated this 9th day of DECEMBER, A.D. 1993.

Mary L. Frederick, Vice President
C.W. Lynn Abstract Co.

NOTARY CERTIFICATE

STATE OF MISSOURI }SS
COUNTY OF Jackson }

I, Bonnie L. Sanchez, a Notary Public in and for said county, in the state aforesaid, do hereby certify that John W. Sutherland, General Partner, Sutherland Lumber & Home Improvement Co., personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument as such owner(s), appeared before me this day in person and acknowledged that he (they) signed and delivered the plat as his (their) own free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30th day of December, A.D., 1993.

BONNIE L. SANCHEZ
NOTARY PUBLIC, STATE OF MISSOURI
JACKSON COUNTY
MY COMMISSION EXP. APR. 8,1996

, Notary Public

COUNTY CLERK AND CITY CLERK CERTIFICATE

STATE OF KANSAS }SS
COUNTY OF SALINE }

I do hereby certify that there are no delinquent general taxes, no unpaid forfeited taxes, and no redeemable tax sales against any of the land included in this plat.
I further certify that I have received all statutory fees in conjunction with the plat.

Given under my hand and seal at Salina, Kansas, this 14th day of July, A.D., 1994.

County Clerk — COUNTY CLERK — SEAL — STATE OF KANSAS

City Clerk — SEAL OF THE CITY OF SALINA, KANSAS

CERTIFICATE AS TO SPECIAL ASSESSMENTS

STATE OF KANSAS }SS
COUNTY OF SALINE }

I do hereby certify that there are no delinquent or unpaid current forfeited special assessments or any deferred installments thereof that have not been apportioned against the tract of land included in this plat.

Given under my hand and seal at Salina, Kansas, this 14th day of July, A.D. 1994.

County Clerk — COUNTY CLERK — SEAL — STATE OF KANSAS

City Clerk — SEAL OF THE CITY OF SALINA, KANSAS

CERTIFICATE OF THE CITY COMMISSION

STATE OF KANSAS }SS
COUNTY OF SALINE }

Approved this 3rd day of January, A.D. 1994

BOARD OF CITY COMMISSIONERS OF THE CITY OF SALINA, KANSAS

Mayor

ATTEST: Stephanie Krug
Acting City Clerk

SEAL OF THE CITY OF SALINA, KANSAS — ORGANIZED 1870

SALINA CITY PLANNING COMMISSION CERTIFICATE

STATE OF KANSAS }SS
COUNTY OF SALINE }

Approved this 21st day of Dec, A.D. 1993.

SALINA CITY PLANNING COMMISSION
SALINA, KANSAS

Chairman

ATTEST:

Secretary

REGISTER OF DEEDS CERTIFICATE

STATE OF KANSAS }SS
COUNTY OF SALINE }

Plat of SUTHERLAND ADDITION filed of record in my office on this _____ day of_____, at_____M., and duly recorded in Volume_____of Plats, at Page_____.

Register of Deeds

Filing Fee of_____Paid.

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FINAL PLAT
SUTHERLAND ADDITION
A REPLAT OF A PART OF LOT 1, BLOCK 1, SULLIVAN ADDITION TO THE CITY OF SALINA SALINE COUNTY, KANSAS

NO.	DATE	REVISION	BY
		APPLICATION #P93-2/2A — MARK SUTHERLAND	

P.O. BOX 1304
2319 NORTH JACKSON
JUNCTION CITY, KANSAS 66441
(913)762-5040
FAX 913-762-7744

KAW VALLEY ENGINEERING

122 N.W. PARKWAY
RIVERSIDE, MISSOURI 64150
(816)587-5033
FAX 816-587-0129

PROJ. NO.	93-6245
DATE	NOV 19, 1993
DESIGNER	LDO
DRAWN BY	DBA
CHECKED BY	LDO
CFN	6245PLAT
SHEET	1 OF 1

C:\6245\6245PLAT Thu Dec 9 13:12:33 1993 DENISE BOYD-ANDERSON