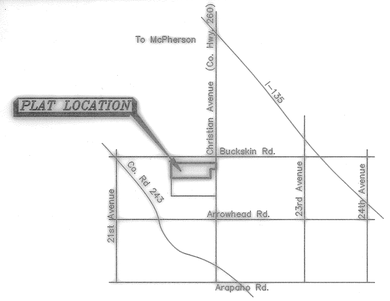
FINAL PLAT

KaneRidge Estates

A SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 21 SOUTH, RANGE 2 WEST OF THE 6TH PRINCIPAL MERIDIAN IN MOUNDRIDGE, McPHERSON COUNTY, KANSAS.



VICINITY MAP
(Not to Scale)

LEGEND

- △ – Sectional Monument Found
- ○ – Survey Monument Found
- ● – 5/8" x 24" Iron Rebar Set w/G.S.S. Cap
- (C) – Calculated
- (M) – Measured
- (PL) – Platted
- (R) – Record measurement
- (PS) – Previous Survey G2013-662
- BM# – Site Benchmark
- P.O.B. – Point of Beginning
- P.O.C. – Point of Commencement

CLOSURE TABLE
NORTHING: 0.00
EASTING: -0.00
PRECISION: 4536.32/0.00= 1: 4,536,320,000

LAND SURVEYOR'S CERTIFICATE AND DESCRIPTION

I, the undersigned licensed land surveyor of the State of Kansas, do hereby certify that the following described tract of land was surveyed on March 14, 2014 and the accompanying final plat prepared and that all monuments shown herein actually exist and their positions are correctly shown to the best of my knowledge and belief:

A portion of the Northeast Quarter of Section 22, Township 21 South, Range 2 West of the 6th Principal Meridian in McPherson County, Kansas more particularly described as follows:

Commencing at the Southeast corner of the Northeast Quarter of Section 22, Township 21 South, Range 2 West of the 6th Principal Meridian; thence with a bearing based on Kansas State Plane NAD83 North 00°00'00" West along the East line of said Northeast Quarter 1,045.00 feet to the Northeast corner of Wollmann's Third Addition to the City of Moundridge for the point of beginning; thence South 89°59'53" West along the North line of Stucky Street 255.80 feet to the West line of Schrag Street; thence South 00°00'00" West along the West line of Schrag Street 225.00 feet to the North line of an alley; thence South 89°59'53" West along the North line of said alley 1,612.36 feet to the Northwest corner of said Wollmann's Third Addition; thence North 00°00'00" East parallel with the East line of said Northeast Quarter 400.00 feet; thence North 89°59'53" East parallel with the North line of said Wollmann's Third Addition 1,868.16 feet to the East line of said Northeast Quarter; thence South 00°00'00" East along the East line of said Northeast Quarter 175.00 feet to the point of beginning containing **15.834 Acres** subject to highway right-of-way of record.

Date April 23, 2014.

DANIEL E. GARBER LS-683 KANSAS LAND SURVEYOR

Daniel E. Garber, RLS #683

OWNER'S CERTIFICATE AND DEDICATION

STATE OF KANSAS } SS
COUNTY OF McPHERSON

This is to certify that the undersigned owners of the land described in the 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 **KaneRidge Estates** to the City of Moundridge, McPherson County, Kansas; that all highways, streets, alleys, easements and public grounds 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.

KaneRidge Estates, LLC

Date Signed: 12-16-14
Monroe L. Koehn

Date Signed: 12-16-14
Ethel M. Koehn

NOTARY CERTIFICATE

STATE OF KANSAS)
)SS
COUNTY OF McPHERSON)

BE IT REMEMBERED:
That on this 16 day of December, 2014 A.D., before me, the undersigned, a notary public in and for the county and state aforesaid, came Monroe L. Koehn and Ethel M. Koehn, President and Secretary, respectively, who are known to me to be the same persons who executed the foregoing plat and the within instrument of writing on behalf of said corporation.

IN TESTIMONY WHEREOF:
I have hereunto set my hand and affixed my Notarial Seal the day and year last mentioned above.

My Commission Expires: March 31, 2018

Sheri L. Parker, Notary Public

SHERI L. PARKER
Notary Public - State of Kansas
My Appt. Expires 3-31-18

PLANNING COMMISSION CERTIFICATE

STATE OF KANSAS } SS
CITY OF MOUNDRIDGE

The plat was approved by the Moundridge City Planning Commission on November 11, 2014

Signed: November 11, 2014

Robert Barnett
Chairman, Robert Barnett

ATTEST: Ruth Oltmanns
Secretary, Ruth Oltmanns

COUNTY CLERK AND CITY CLERK CERTIFICATE

STATE OF KANSAS
COUNTY OF McPHERSON } SS
CITY OF MOUNDRIDGE

We, the undersigned, County Clerk of McPherson County, Kansas and City Clerk of the City of Moundridge, 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 the plat, have been paid.

Date Signed: 12-2-15
County Clerk, Cathy Schmidt

Date 12-10-14
City Clerk, Randy Frazer

GOVERNING BODY CERTIFICATE

STATE OF KANSAS } SS
CITY OF MOUNDRIDGE

The dedications on this plat, if any, are hereby accepted by the Governing Body of the City of Moundridge, Kansas, on December 1, 2014.

Mayor, Jay W. Fisher

ATTEST:
City Clerk, Randy Frazer

Entered on transfer record on 2015
County Clerk, Cathy Schmidt

COUNTY SURVEYOR'S CERTIFICATE

STATE OF KANSAS } SS
COUNTY OF McPHERSON

I hereby certify that I have reviewed the surveyed plat and certify said plat to be in compliance with the requirements of K.S.A. 58-2005.

William B. Heller, PS. 1202, 6-1-2015
William B. Heller, County Surveyor

REGISTER OF DEEDS CERTIFICATE:

STATE OF KANSAS } SS
COUNTY OF McPHERSON

2255

Recorded this 10 day of June, 2015 A.D., at 8:10 A.M./P.M.

Fee Paid: 23.00 Filed in plat File: C Sleeve: 51

Laurie B. Wizlarde, Register of Deeds

Entered in the transfer record this 1 day of June, 2015

Cathy Schmidt, County Clerk

FINAL PLAT	Description: KANERIDGE ESTATES MOUNDRIDGE McPHERSON COUNTY, KANSAS	
Prepared By: Garber Surveying Service, P.A.		
GSS HUTCHINSON (Main Office) 2908 North Plum St. 67502 Ph. 620-665-7032 Fax 620-663-7401	McPHERSON (Branch Office) 115 East Marlin 67460 Ph. 620-241-4441 Fax 620-241-4458	NEWTON (Branch Office) 511 North Poplar St. 67114 Ph. 316-283-5053 Fax 316-283-5073
Drawn By: JAK	Scale: 1"= 100'	Date of Field Work: March 14, 2014
Checked By: DEG	Date: 11/10/2014	Sheet 1 of 1 Sheet(s)
Job No: G2014-769		

See BK 662 pg 7276-7287-filed 11-20-2015 - Dec of Land use.
See BK 663 pg 536 filed 5-3-2016 - Doc # 941