

A RE-PLAT OF LOT 4, KING INDUSTRIAL PARK SUBDIVISION, LOT 1, BLOCK 1, CHAPARRAL PARK SUBDIVISION, AND A PORTION OF ADJOINING HARPER STREET RIGHT-OF-WAY; IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 4; THENCE NORTH 00°00'00" WEST, ALONG THE WEST LINE OF SAID LOT 4, 127.750 FEET TO THE CORNER OF SAID LOT 4 AND SAID LOT 5; THENCE NORTH 00°00'00" WEST, ALONG THE WEST LINE OF LOT 1, BLOCK 1, CHAPARRAL PARK SUBDIVISION; THENCE SOUTH 89°50'42" EAST, ALONG SAID LOT 1, 33.76 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 00°00'00" WEST, ALONG THE NORTHWESTERN LINE OF SAID LOT 1, 157.57 FEET; THENCE NORTH 86°15'01" EAST, ALONG THE NORTH LINE OF SAID LOT 1, 13.05 FEET; THENCE ALONG SAID LOT 1, 13.05 FEET TO THE NORTH LINE OF SAID LOT 2; THENCE NORTH 00°00'00" WEST, ALONG THE NORTH LINE OF SAID LOT 2, 15.88 FEET; THENCE ALONG THE EAST LINE OF SAID LOT 1, 58.81 FEET; THENCE ALONG A 232.00 FOOT ARC BEARING SOUTH 71°52'22" EAST, AN ARC DISTANCE OF 115.96 FEET TO THE CORNER OF SAID LOT 1 AND SAID LOT 3; THENCE NORTH 33°00'00" EAST, ALONG SAID LOT 3, 32.69 FEET TO THE CORNER OF SAID LOT 3 AND SAID LOT 4; THENCE ALONG THE EAST LINE OF SAID LOT 4, 31.07" WEST, AN ARC DISTANCE OF 48.37 FEET TO THE NORTH LINE OF SAID LOT 4; THENCE NORTH 89°04'42" EAST, ALONG SAID NORTH LINE, 36.457 FEET TO THE CORNER OF SAID LOT 4 AND SAID LOT 5; THENCE NORTH 00°00'00" EAST, ALONG THE EAST LINE OF SAID LOT 5, 54.74 FEET; THENCE NORTH 00°00'00" EAST, ALONG SAID EAST LINE, 50.00 FEET; THENCE SOUTH 00°00'00" WEST, ALONG SAID SOUTH LINE, 50.00 FEET; THENCE SOUTH 00°00'00" WEST, ALONG SAID SOUTH LINE, 39.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 4; THENCE SOUTH 00°00'00" WEST, ALONG SAID SOUTH LINE, 15.377 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. CONTAINS 13.977 ACRES, MORE OR LESS.

BE IT KNOWN TO ALMEN THAT I (WE), THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVE HAD CAUSE FOR THE SAME TO BE SURVEYED AND PLATTED UNDER THE NAME OF "WEST JUNIOR HIGH" AND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS AS SHOWN AND FULLY DEFINED ON THIS PLAT. ALL STREETS, DRIVES, ROADS, ETC., SHOWN ON THIS PLAT AND NOT HERETOFORE DEDICATED TO PUBLIC USE ARE HEREBY SO DEDICATED TO THE PUBLIC USE OF THE CITY OF LOS ANGELES, CALIFORNIA, AND PUBLIC UTILITY COMPANIES, TO ENTER UPON, CONSTRUCT, MAINTAIN AND UTILITIES UPON, OVER, AND UNDER THOSE AREAS OUTLINED ON THIS PLAT AS "UTILITY EASEMENT" OR "1/2" AND "DRAINAGE EASEMENT" OR "D/2" AND "PEDESTRIAN EASEMENT" OR "P/2" AND "LANDSCAPE EASEMENT" OR "L/2."

RODGER W. HENRY
MARY'S LAKE PROPERTIES, L.L.C.

H. MICHAEL WILDGEN,
CITY MANAGER,
CITY OF LAWRENCE

STATE OF KANSAS
COUNTY OF DOUGLAS

BE IT REMEMBERED THAT ON THIS _____ DAY OF _____ 2006, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, CAME RODGER W. HENRY, MARY'S LAKE PROPERTIES, L.L.C., WHO IS (ARE) PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGE THE EXECUTION OF THE SAME.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL ON THE DAY AND YEAR LAST WRITTEN ABOVE.

NOTARY PUBLIC MY COMMISSION EXPIRES

STATE OF KANSAS
COUNTY OF DOUGLAS

BE IT REMEMBERED THAT ON THIS _____ DAY OF _____, 2006, BEFORE ME, the undersigned, a Notary Public, in and for said County and State, personally appeared _____, City of Lawrence, who is (are) _____, personally known to me to be the said _____, who executed the foregoing instrument of writing and duly acknowledge the execution of the same.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL ON THE DAY AND YEAR LAST WRITTEN ABOVE.

NOTARY PUBLIC MY COMMISSION EXPIRES

APPROVED BY
LAWRENCE-DOUGLAS COUNTY
PLANNING COMMISSION
DOUGLAS COUNTY, KANSAS

CHAIR	DATE	MAYOR	DATE
TERRY RIORDAN		DENNIS HIGHBERGER	

CITY CLERK _____ DATE _____
FRANK S. REED

MICHAEL D. KELLY, P.L.S. #869
DOUGLAS COUNTY SURVEYOR

STATE OF KANSAS
COUNTY OF DOUGLAS

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE OFFICE
OF THE DOUGLAS COUNTY REGISTER OF DEEDS ON THIS _____ DAY OF _____
2006, AND IS DULY RECORDED AT _____ AM/PM, IN PLAT BOOK _____ PAGE _____

REGISTER OF DEEDS
KAY PESNELL

U/E	UTILITY EASEMENT
D/E	DRAINAGE EASEMENT
L/E	LANDSCAPE EASEMENT
P/E	PEDESTRIAN EASEMENT
WBO	MINIMUM ELEVATION BUILDING OPENING



5/8" BAR FOUND (ORIGIN UNKNOWN)
1 1/2" X 24" BAR W/CAP "PLS 610" SET

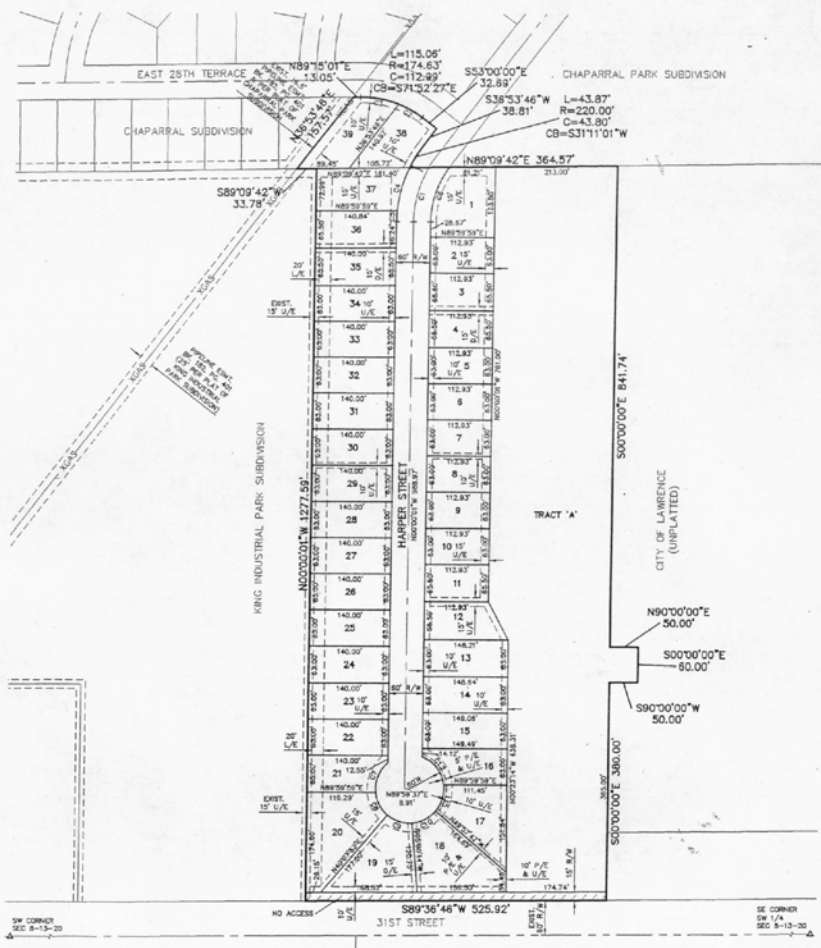
NOTE: 1/2" X 24" BAR W/CAP "PLS 610" TO BE SET AT ALL INTERIOR LOT CORNERS WITHIN 12 MONTHS OF RECORDING OF THIS PLAT, AND ACCORDING TO SEC. 21-302.2 OF THE CITY OF LAWRENCE SUBDIVISION REGULATIONS.

LOT 1			LOT 2		
LOT	SQ. FT.	ACRES	LOT	SQ. FT.	ACRES
1	12,883.0	0.296	21	2,789.9	0.063
2	7,116.3	0.163	22	8,819.9	0.202
3	7,116.3	0.163	23	8,819.9	0.202
4	7,297.0	0.168	24	8,819.9	0.202
5	7,116.3	0.163	25	8,819.9	0.202
6	7,116.3	0.163	26	8,819.9	0.202
7	7,116.3	0.163	27	8,819.9	0.202
8	7,116.3	0.163	28	8,819.9	0.202
9	7,116.3	0.163	29	8,819.9	0.202
10	7,116.3	0.163	30	8,819.9	0.202
11	7,297.0	0.168	31	8,819.9	0.202
12	8,852.0	0.202	32	8,819.9	0.202
13	8,852.0	0.202	33	8,819.9	0.202
14	9,377.0	0.214	34	8,819.9	0.202
15	9,406.0	0.215	35	8,819.9	0.202
16	8,820.0	0.202	36	8,819.9	0.202
17	8,820.0	0.202	37	11,204.0	0.258
18	18,533.0	0.426	38	8,205.0	0.211
19	18,533.0	0.426	39	8,205.0	0.211
20	18,533.0	0.426	40	8,205.0	0.211

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD	BEARING
C1	99.61	190.00	98.48	S18°20'29"W
C2	67.13	174.83	66.88	N60°43'47"E
C3	67.93	174.53	67.50	N75°26'19"W
C4	78.52	220.00	78.10	S18°14'45"W
C5	16.29	220.00	16.28	S92°30'40"W
C6	102.51	160.00	100.77	S18°21'17"W
C7	58.70	60.00	58.26	S21°20'45"W
C8	45.43	60.00	44.26	S28°09'37"E
C9	47.27	60.00	46.25	S72°28'11"E
C10	47.08	60.00	46.05	N67°30'59"E
C11	48.74	60.00	47.87	N68°21'42"E
C12	65.38	60.00	62.30	N33°02'20"E

WEGO TABLE		
BLOCK	LOT NO.	WEGO
ONE	3	850
ONE	4	850
ONE	18	840
ONE	19	840
ONE	35	850
ONE	36	850

LOCATION MAP



STREET TREES SHALL BE PROVIDED IN ACCORDANCE WITH THE MASTER STREET TREE PLAN FILED WITH THE REGISTER OF DEEDS. BOOK PAGE

THE CITY IS HEREBY GRANTED A TEMPORARY RIGHT OF ENTRY TO PLANT THE REQUIRED STREET TREES PURSUANT TO CHAPTER 21, ARTICLE 7, SECTION 21-708a OF THE CITY SUBDIVISION REGULATIONS.

BASIS OF BEARINGS FOR THIS PLAT IS NAD83—MODIFIED STATE PLANE COORDINATES. (KANSAS NORTH ZONE)
ERROR OF CLOSURE = 1 : 269,089.

SOILS INVESTIGATIONS SHALL BE PERFORMED BEFORE PRIMARY STRUCTURES ARE ERECTED ON LOTS WITH SLOPES GREATER THAN 3:1, OR NON-ENGINEERED FILL GREATER THAN 12 INCHES. A SOILS ENGINEER LICENSED BY THE STATE OF KANSAS SHALL DESIGN, SUPERVISE, AND SIGN THE INVESTIGATION REPORT.

STATE OF KANSAS SHALL PERFORM INVESTIGATIONS, AND A REPORT OF THE INVESTIGATION SHALL BE SUBMITTED TO THE CITY OF LAWRENCE CODES ENFORCEMENT DIVISION. OTHER LOTS MAY BE REQUIRED TO BE INVESTIGATED WHERE EXCAVATION REVEALS INDICATIONS OF UNSUITABLE CONDITIONS.

THE DEVELOPER/CONTRACTOR WILL INSTALL TEMPORARY FENCING BETWEEN THE DEVELOPMENT AND TRACT 'A' TO

ALL SIDEWALKS WITHIN PEDESTRIAN EASEMENTS WILL BE CONSTRUCTED WITH THE DEVELOPMENT.

ADJACENT PROPERTY OWNER ARE REQUIRED TO MAINTAIN ALL DRAINAGE EASEMENTS NOT OWNED BY THE CITY. STRUCTURES, FENCES, CUT/FILL OPERATIONS ARE PROHIBITED WITHIN DRAINAGE EASEMENTS.

I HEREBY CERTIFY THAT THE PLATTED AREA AND THE LOCATION MAP SHOWN HEREON ARE THE TRUE AND ACCURATE RESULTS OF A FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION IN THE MONTH OF SEPTEMBER, 2005 AND THAT THE PLAT IS A CLOSED TRAVERSE.

JOHN E. SELK, P.E., P.L.S. #610
1310 WAKARUSA DRIVE
LAWRENCE, KANSAS 66049
(785) 843-7530

PLAT PREPARED JANUARY, 2006

A FINAL PLAT OF MARY'S LAKE ADDITION

A REPLAT OF LOT 4, KING INDUSTRIAL PARK SUBDIVISION,
LOT 1, BLOCK 1, CHAPARRAL PARK SUBDIVISION, AND A
PORTION OF ADJOINING HARPER STREET RIGHT-OF-WAY IN
THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS

SW 1/4, SEC. 8-T13S-R20E