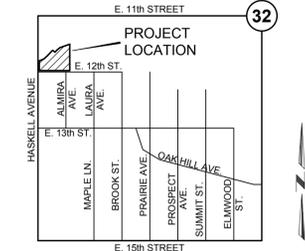


FILE NAME: R:\20133024\CAD\Planning\FP\133024C-FP.dwg LAST SAVED BY: Brian Stumm SAVED DATE: 11/20/2013 4:52 PM PLOTTED: 11/21/2013 8:47 AM



LOCATION MAP:



SW 1/4, SEC. 32-12-20  
CITY OF LAWRENCE  
DOUGLAS COUNTY, KANSAS  
NOT TO SCALE

MONUMENTATION:

- SET: 1/2" x 24" IRON BAR W/ "PLS 889" CAP
- FOUND: 1/2" IRON BAR, ORIGIN UNKNOWN
- ▲ FOUND: SECTION CORNER, SIZE, CONDITION AND ORIGIN, AS NOTED

LEGEND:

- (CM) CALCULATED FROM MEASUREMENT
- (D) DEEDED DIMENSION
- (M) MEASURED DIMENSION
- R/W RIGHT-OF-WAY
- PIE PEDESTRIAN EASEMENT
- UIE UTILITY EASEMENT

NOTES:

THE BASIS OF BEARINGS FOR THIS PLAT IS KANSAS STATE PLANE NORTH.  
 ERROR OF CLOSURE = 1:1,697.227  
 STREET TREES SHALL BE PROVIDED IN ACCORDANCE WITH THE MASTER STREET TREE PLAN FILED WITH THE REGISTER OF DEEDS IN BOOK \_\_\_\_\_, PAGE \_\_\_\_\_.  
 THE LOTS WILL BE PINNED PRIOR TO THE RECORDATION OF THE FINAL PLAT AT THE REGISTER OF DEEDS OFFICE, PER SECTION 20-811(k).  
 ALL UTILITIES WILL BE UNDERGROUND, PER SECTION 20-809(f)(4)(iv).

CERTIFICATION:

I HEREBY CERTIFY THAT THE PLATTED AREA AND THE LOCATION MAP SHOWN HEREON ARE THE RESULTS OF A FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION IN AUGUST, 2013. THIS SURVEY CONFORMS TO THE KANSAS MINIMUM STANDARDS FOR BOUNDARY SURVEYS.



BRAD C. ZILLOX, P.L.S. #889  
LANDPLAN ENGINEERING, P.A.  
1310 WAKARUSA DRIVE, SUITE 100  
LAWRENCE, KS 66049  
785.843.7530

LEGAL DESCRIPTION:

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 12 SOUTH, RANGE 20 EAST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, DESCRIBED AS FOLLOWS:  
 COMMENCING AT THE NORTHWEST CORNER OF SAID SOUTHWEST QUARTER OF SECTION 32, THENCE NORTH 88°29'24" EAST, ALONG THE NORTH LINE OF SAID SOUTHWEST QUARTER, 40.00 FEET TO THE EAST RIGHT OF WAY LINE OF HASKELL AVENUE; THENCE SOUTH 01°38'57" EAST, ALONG SAID EAST RIGHT OF WAY LINE, 769.83 FEET TO THE POINT OF BEGINNING; THENCE NORTH 47°28'21" EAST, 71.29 FEET TO THE NORTHEAST CORNER OF AN EXISTING RETAINING WALL; THENCE NORTH 38°32'30" EAST, 64.54 FEET; THENCE NORTH 50°15'55" EAST, 104.73 FEET; THENCE SOUTH 39°44'05" EAST, 25.00 FEET; THENCE NORTH 50°15'55" EAST, 23.91 FEET; THENCE NORTH 55°16'34" EAST, 79.37 FEET; THENCE NORTH 74°51'17" EAST, 75.87 FEET; THENCE SOUTH 01°42'29" EAST, 303.45 FEET TO THE NORTH RIGHT OF WAY LINE OF 12TH STREET; THENCE SOUTH 88°17'31" WEST, ALONG SAID NORTH RIGHT OF WAY LINE, 352.81 FEET TO THE EAST RIGHT OF WAY LINE OF HASKELL AVENUE; THENCE NORTH 01°38'57" WEST, ALONG SAID EAST RIGHT OF WAY LINE, 87.17 FEET TO THE POINT OF BEGINNING.  
 CONTAINS 1.785 ACRES, MORE OR LESS.

DEDICATION:

BE IT KNOWN TO ALL MEN 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 "BURROUGHS CREEK ADDITION" 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.

ROBERT B. KILLOUGH, OWNER  
BK RENTAL, LLC

ACKNOWLEDGEMENT:

STATE OF KANSAS  
 COUNTY OF DOUGLAS  
 BE IT REMEMBERED THAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, CAME ROBERT B. KILLOUGH, OWNER OF BK RENTAL, LLC, WHO IS 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 \_\_\_\_\_

ENDORSEMENTS:

APPROVED AS A MAJOR SUBDIVISION UNDER THE SUBDIVISION REGULATIONS OF THE CITY OF LAWRENCE & THE UNINCORPORATED AREAS OF DOUGLAS COUNTY  
 ASSOCIATED PRELIMINARY PLAT APPROVED BY THE LAWRENCE-DOUGLAS COUNTY PLANNING COMMISSION, DOUGLAS, COUNTY, KANSAS

SCOTT McCULLOUGH DATE \_\_\_\_\_ BRYAN CULVER DATE \_\_\_\_\_  
 DIRECTOR, PLANNING & DEVELOPMENT SERVICES CHAIR

RIGHTS-OF-WAY AND EASEMENTS ACCEPTED BY CITY COMMISSION, LAWRENCE, KANSAS

MICHAEL DEVER DATE \_\_\_\_\_ JONATHAN M. DOUGLASS DATE \_\_\_\_\_  
 MAYOR CITY CLERK

REVIEWED IN COMPLIANCE WITH K.S.A.58-2005

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

FILING RECORD:

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 \_\_\_\_\_, 2014, AND IS DULY RECORDED AT \_\_\_\_\_ AM/PM, IN PLAT BOOK \_\_\_\_\_, PAGE \_\_\_\_\_.

KAY PESNELL  
REGISTER OF DEEDS

# A FINAL PLAT OF BURROUGHS' CREEK ADDITION

A SUBDIVISION IN THE CITY OF LAWRENCE,  
DOUGLAS COUNTY, KANSAS

SW 1/4, SEC. 32-T12S-R20E

