



A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 13 SOUTH,
RANGE 19 EAST, IN THE CITY OF LAWRENCE, DODGAS COUNTY, KANSAS DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEAST CORNER OF SECTION 1; THENCE NORTH 87 DEGREES, 38
MINUTES, 26 SECONDS EAST THREE AND FOUR HUNDRED BEARINGS TO THE SOUTH LINE
OF SECTION 1, 54 BEARING NORTH 87 DEGREES, 38 MINUTES, 26 SECONDS EAST, 1,030.46 FEET;
TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER
OF SECTION 1; THENCE SOUTHERLY ALONG THE WESTLINE OF SAID QUARTER, 1,030.46 FEET;
THENCE SOUTHERLY ALONG THE WESTLINE OF SAID QUARTER, 1,030.46 FEET;
THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER, 191.37 FEET TO THE POINT OF BEGINNING;
THENCE SOUTH 87 DEGREES, 51 MINUTES, 07 SECONDS WEST, 797.99 FEET TO THE WEST END OF
THE LAST TWO ACRES OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE
SOUTHWEST QUARTER OF SECTION 1; THENCE NORTHERLY ALONG THE WESTLINE OF SAID
QUARTER, 467.54 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF
SECTION 1; THENCE NORTHERLY ALONG THE NORTH LINE OF SAID QUARTER, 1,030.46 FEET
TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SECTION 1; THENCE NORTH 87 DEGREES, 39
MINUTES, 26 SECONDS EAST, ALONG SAID LINE AND ALSO ALONG THE NORTH LINE OF THE
SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER, 797.94
FEET TO THE POINT OF BEGINNING; THENCE SOUTH 01 DEGREE, 32 MINUTES, 47 SECONDS EAST, ALONG
SAID EAST LINE, 420.16 FEET TO THE POINT OF BEGINNING, CONTAINING 374,111.91 SQUARE
FEET OR 8.59 ACRES, MORE OR LESS.

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Be it known to all men that I, *Wm.*, 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 "Schwenger Addition", and have caused the same to be subdivided into lots and streets as shown and hereby defined on this plat. All streets, drives, roads, etc. shown on this plat and not heretofore dedicated to public use are hereby so dedicated. An assessment is hereby granted to the City of Lawrence and Public Utility Companies to enter upon, construct and maintain pedestrian easement or "P/E", "drainage easement" or "D/E", and pedestrian and light-of-view easement or "R/W".

State of Kansas
County of Douglas

Kyle Hayden, Assistant Superintendent, Business Operations
Unified School District #497

ACKNOWLEDGEMENT

Be it remembered that on this _____ day of _____, 2014, before me, the undersigned, a notary public, in and for said county and state, came Kyle Hayden, Assistant Superintendent, Business Operations, on behalf of Unified School District #497, who is personally known to me to be the same person 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.

1. Basis for bearings for this plat is the South line of Section 1, T13S, R19E as N87°38'25"E.
2. Street trees shall be provided in accordance with the Master Street Tree Plan filed with the register of deeds. Book _____, Page _____.
3. Property owner is required to maintain all drainage easements not owned by the

1. Basis for hearings for this part is the South line of Section 1, T13S, R19E as B&E 38.25E.
2. Street trees shall be provided in accordance with the Master Street Tree Plan filed with the register of deeds. Book _____ Page _____.
3. Property owner is required to maintain all drainage easements not owned by the City. Unobstructed structures, flow obstructing fences, and curb/ill operations may be removed or modified to allow for free flow of water. The City reserves the right to install and flow obstructing fences as required by State law.
4. The lots will be opened prior to recordation of the final plat at the Register of Deeds Office (part section 21 -3-02.2).
5. Property is not located within the 100 year floodplain per FEMA Map # 200451C0159D Effective Date: August 5, 2010.
6. Additional information is provided on the associated preliminary plat.
7. The drainage easement on this property will be maintained by the City of Lawrence. The drainage easement specifically defined for the detention basin will remain free of any natural or non-natural structures or vegetative barriers (including but not limited to trees, shrubbery, berms, fences, and walls).

1. The monument at the South Quarter corner was not recovered. Monument lid was casted to box. Located center of box and corner references to verified location.
2. Distance along section line is derived from monumentation found along east and west side of Ouedah Road and fits with field evidence found.
3. The North Right-of-Way line of West 22nd Street was established as a best fit line with field located monumentation.

[illegible]

Approved by City of Lawrence Planning Commission Douglas County, Kansas	Rights-of-Way and Easements Accepted by City Commission Lawrence, Kansas

Chairperson	Date	Mayor	Date
Bruce Liese		Mike Amyx	

Reviewed In Compliance With
K.S.A. 58-2005.

Acting City Clerk	Date
Diane Trybom	

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 _____.

I hereby certify that the plated area shown hereon is the true and accurate result of a field survey performed under my direct supervision in December, 2014, and that the plat is a closed traverse. This survey conforms to the Kansas Minimum Standards for Boundary Surveys.

I hereby certify that the information and area map shown hereon are true and accurate to the best of my knowledge. Plat prepared December, 2014.

John Dean Grob, P.E. #12769

3210 Mesa Way, Suite A
Lawrence, KS 66049
(785)856-1900

BM-1: CHISELED "□" ON TOP HEADWALL SOUTH OF SOUTHEAST PARKING LOT.
Elev. = 871.32

BM-2: CHISELED "□" ON NORTHEAST CORNER OF EAST CONCRETE WALL FOR HANDRAIL.
Elev. = 880.31

a final plat of
SCHWEGLER
ADDITION

A FINAL PLAT FOR
A SUBDIVISION IN THE CITY OF LAWRENCE
DOUGLAS COUNTY, KANSAS
SW $\frac{1}{4}$, SEC. 1-T13S-R19E