BECKER FIRST ADDITION

TO EMPORIA, LYON COUNTY, KANSAS

LEGAL DESCRIPTION

A tract of land located in the Northwest Quarter (N.W.¼) of Section 4, Township 19 South, Range 11 East, Lyon County, Kansas, being more particularly described as follows:

From the center corner of said Section 4 T 19 S, R 11 E, N 0° 27' 48" E a distance of 600.10 feet; thence N 89° 13' 39" W a distance of 30.00 feet to the POINT OF BEGINNING; thence S 07° 25' 49" W a distance of 301.87 feet; thence N 89° 13' 39" W a distance of 1532.79 feet; thence N 89° 30' 28" W a chord distance of 30.00 feet; thence N 0° 27' 48" E a distance of 446.41 feet; thence Easterly on a curve to the left, said curve having a radius of 902.35 feet; a distance of 382.55 feet; thence N 80° 49' 21" E a distance of 253.00 feet; thence on a curve to the Right; said curve having a radius of 2668.87 feet, a distance of 465.81 feet; thence S 89° 13' 39" E a distance of 507.00 feet; thence S 0° 27' 48" W a distance of 216.69 feet to the POINT OF BEGINNING, said tract containing 17.545 acres.

The undersigned proprietors of the above described tract of land have caused the same to be subdivided in the manner shown on the accompanying plat which subdivision shall be known as BECKER FIRST ADDITION.

EASEMENTS

The strips of land marked "Utility Easement" are hereby dedicated for public use, the right-of-way of which is shown in dashed lines on the accompanying plat, and said easements may be employed in perpetuity as a covenant running with the land for the purpose of installing, repairing, re-installing, replacing, and maintaining sewers, waterlines, gas mains, electric lines and poles, telephone lines and poles, and other forms of public utilities now or hereafter being generally utilized by the public. A twelve (12) feet temporary construction easement is also provided on each side, where applicable, of aforementioned easement for the initial construction of water and sewer lines and other utilities.

STREETS

Streets, drives, and avenues shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

BUILDING LINES

Building lines or setback lines are hereby established as shown on the accompanying plat and no building or portion thereof shall be built or constructed between this line and the street line.

IN TESTIMONY WHEREOF we have caused these presents to be signed this 10th day of APRIL, 1973.

Frank J. Becker — Hattie F. Becker
Barbara A. Becker
Robert H. Becker
Diana K. Becker
Frank X. Becker

STATE OF KANSAS, COUNTY OF LYON, ss:

BE IT REMEMBERED that on this 10th day of APRIL, 1973, before me, the undersigned, a Notary Public in and for said County and State, came

FRANK J. BECKER — HATTIE F. BECKER
BARBARA A. BECKER
ROBERT H. BECKER
DIANA K. BECKER
FRANK X. BECKER

who are personally known to me to be the same persons who executed the within instrument of writing, and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal the day and year last above written.

Patricia A. Reves
Notary Public

My Commission Expires:
DECEMBER 7, 1976

PATRICIA A. REVES
STATE NOTARY PUBLIC
LYON COUNTY, KANSAS
MY COMM. EXP. DEC. 7, 1976

ENGINEER'S CERTIFICATE

I hereby certify that the details shown on this plat are correct.

JACK D. WEST
LICENSED
5789
KANSAS
PROFESSIONAL ENGINEER

Jack D. West, P.E.
License No. 5789

By order of the Emporia - Lyon County Metropolitan Area Planning Commission the foregoing plat of BECKER FIRST ADDITION is hereby approved this 24th day of April, 1973.

J. Warren Buchanan — Chairman
Ted Newcomer — Secretary

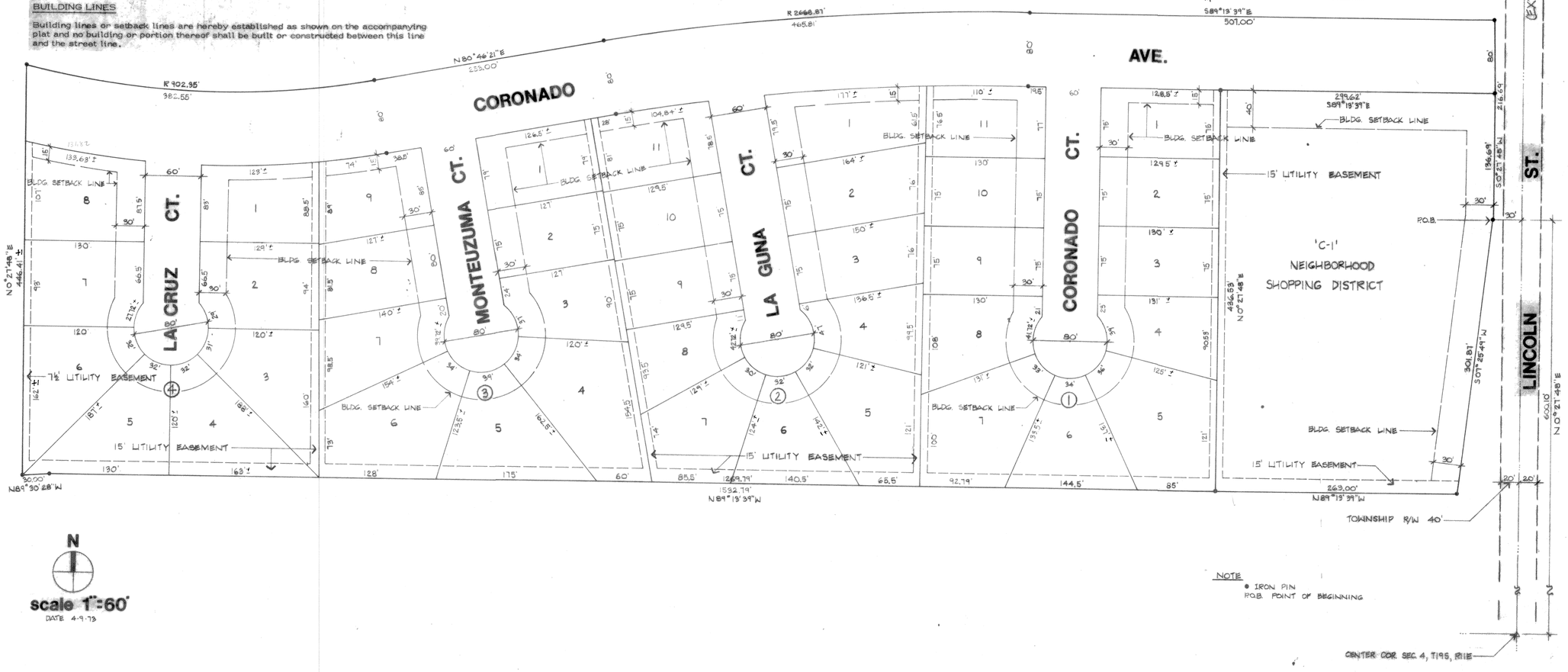
By order of the Board of Commissioners City of Emporia, Kansas, the foregoing plat of BECKER FIRST ADDITION is hereby approved this 2nd day of May, 1973.

Roger Doggett — Mayor
Ted Newcomer — Clerk

By order of the Board of Commissioners County of Lyon, the foregoing plat of BECKER FIRST ADDITION is hereby approved this 18 day of JUNE, 1973.

R. D. Felker — Chairman
Rosemary Spaeth — Clerk

Recorded this 18 day of June, 1973, in Book 2 Page 70.
AT 4:30 P.M.
Register of Deeds Oma Dessie
County of Lyon; STATE of KANSAS) ss
#2639



NOTE
● IRON PIN
P.O.B. POINT OF BEGINNING

N

scale 1"=60'
DATE 4-9-73

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260 north rock road wichita kansas 67206 telephone (316) 685-4234

Page #70