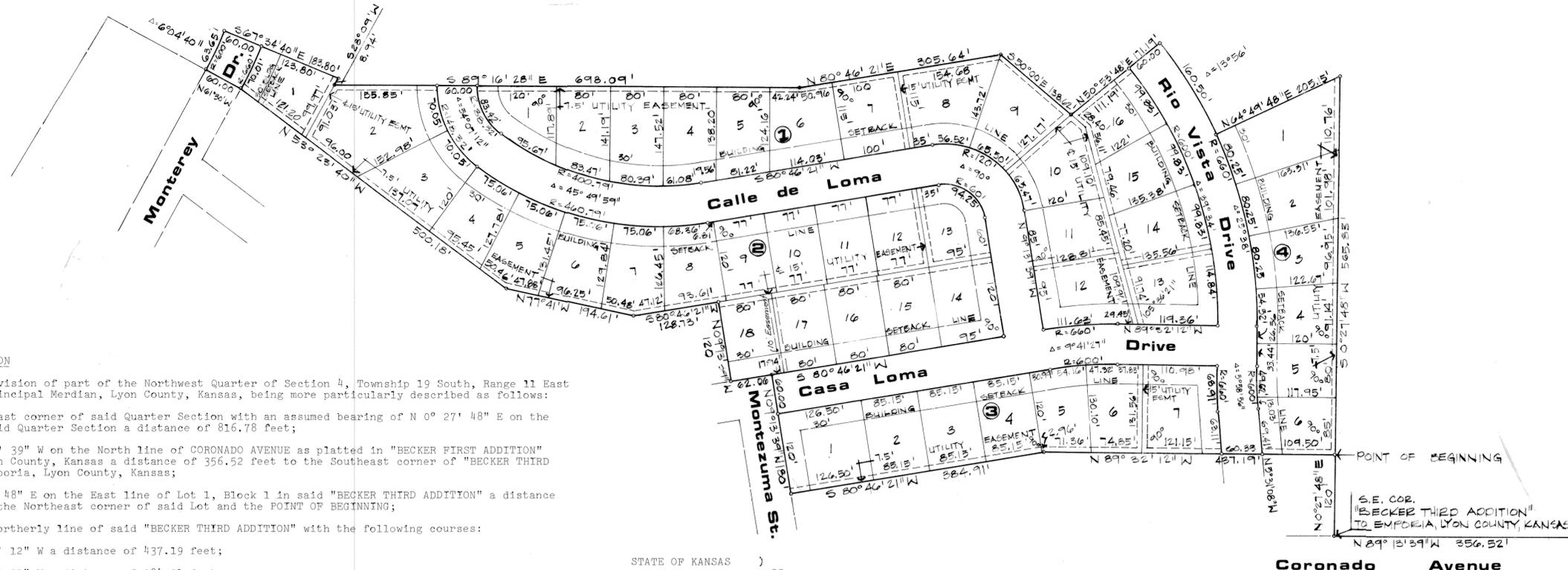


becker fourth addition to emporia, lyon county, kansas



LEGAL DESCRIPTION

This is a subdivision of part of the Northwest Quarter of Section 4, Township 19 South, Range 11 East of the Sixth Principal Meridian, Lyon County, Kansas, being more particularly described as follows:

From the Southeast corner of said Quarter Section with an assumed bearing of N 0° 27' 48" E on the East line of said Quarter Section a distance of 816.78 feet;

Thence N 89° 13' 39" W on the North line of CORONADO AVENUE as platted in "BECKER FIRST ADDITION" to Emporia, Lyon County, Kansas a distance of 356.52 feet to the Southeast corner of "BECKER THIRD ADDITION" to Emporia, Lyon County, Kansas;

Thence N 0° 27' 48" E on the East line of Lot 1, Block 1 in said "BECKER THIRD ADDITION" a distance of 120 feet to the Northeast corner of said Lot and the POINT OF BEGINNING;

Thence on the Northerly line of said "BECKER THIRD ADDITION" with the following courses:

Thence N 89° 32' 12" W a distance of 437.19 feet;

Thence S 80° 46' 21" W a distance of 384.91 feet;

Thence N 9° 13' 39" W a distance of 180.00 feet;

Thence S 80° 46' 21" W a distance of 62.06 feet;

Thence N 9° 13' 39" W a distance of 120.00 feet;

Thence S 80° 46' 21" W a distance of 128.73 feet;

Thence N 77° 41' 00" W a distance of 194.61 feet;

Thence N 53° 23' 40" W a distance of 500.18 feet;

Thence N 61° 30' 00" W a distance of 60.00 feet to the Northwest corner of MONTEREY DRIVE in said "BECKER THIRD ADDITION" said corner being a point of curvature for a curve to the left with tangent bearing N 28° 30' 00" E, radius of 600.00 feet, and central angle of 6° 04' 40";

Thence on said curve to the left a distance of 63.65 feet to the point of tangency;

Thence S 67° 34' 40" E a distance of 183.80 feet;

Thence S 28° 09' 00" W a distance of 8.94 feet;

Thence S 89° 16' 28" E a distance of 698.09 feet;

Thence N 80° 46' 21" E a distance of 305.64 feet;

Thence S 50° 00' 00" E a distance of 138.62 feet;

Thence N 50° 53' 48" E a distance of 171.19 feet to the point of curvature of a curve to the right, with tangent bearing S 39° 16' 12" E, radius of 660.00 feet and central angle of 13° 56';

Thence on said curve to the right a distance of 160.50 feet;

Thence N 64° 49' 48" E a distance of 205.15 feet;

Thence S 00° 27' 48" W parallel with the East line of said Quarter Section a distance of 565.83 feet, more or less, to the POINT OF BEGINNING.

Said tract contains 15.748 acres, more or less.

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 FOURTH ADDITION"

IN TESTIMONY WHEREOF we have caused these presents to be signed this 17th day of May, 1976.

STATE OF KANSAS)
) SS
COUNTY OF SEDGWICK)

The foregoing instrument was acknowledged before me this 17th day of May, 1976 by Robert H. Becker, President, and Michael G. Quinn, Secretary, of GREAT PLAINS DEVELOPMENT CORPORATION, a Kansas corporation, on behalf of the corporation.

March 1, 1978
My Commission Expires

Kathy Hucker
Kathy Hucker, Notary Public

LAND SURVEYOR'S CERTIFICATE

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

John J. Hall
John J. Hall, Registered Land Surveyor, No. 4843, State of Kansas, License No. LS-341

EASEMENTS

Easements are hereby dedicated for public use, the right-of-way of which is shown in dotted line on the accompanying plat, and said easements may be in perpetuity as a covenant running with the land for the purpose of installing, repairing, re-installing, replacing and maintaining sewers, waterlines, gas lines, electric light lines and poles, telephone lines and poles, and other forms and types of public utilities now or hereafter being generally utilized by the public.

STREETS

Streets 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.

By order of the Emporia - Lyon County Metropolitan Area Planning Commission, the foregoing plat of "BECKER FOURTH ADDITION" is hereby approved this 22 day of JUNE, 1976.

Marvin Baldwin, Chairman *Russell Schoenberger*, Secretary

By order of the Board of Commissioners of the City of Emporia, the foregoing plat of "BECKER FOURTH ADDITION" is hereby approved this 22 day of July, 1976.

Ralph Daggart, Mayor *Philip E. Horton*, Clerk

By order of the Board of Commissioners, County of Lyon, the foregoing plat of "BECKER FOURTH ADDITION" is hereby approved this 15 day of July, 1976.

A.R. Delaney, Chairman *Rosemary Spading*, Clerk

#4516
Recorded this 15 day of July, 1976. In Book 3, Page 77.
AT 1:00 O'CLOCK P.M.

Oma Derris, Register of Deeds, County of Lyon

GREAT PLAINS DEVELOPMENT CORPORATION

Robert H. Becker, President *Michael G. Quinn*, Secretary

