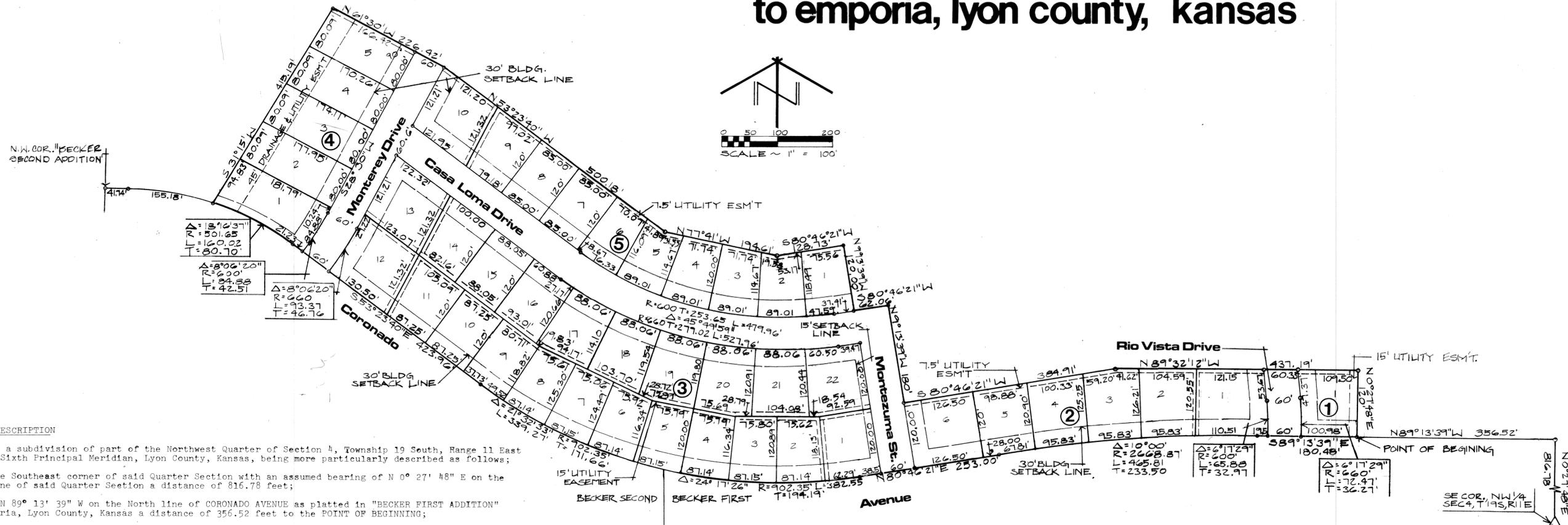


# becker third addition to emporia, lyon county, kansas



**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 POINT OF BEGINNING;

Thence N 0° 27' 48" E a distance of 120 feet;

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 feet;

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

Thence N 9° 13' 39" W a distance of 120 feet;

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

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

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

Thence N 61° 30' W a distance of 226.42 feet;

Thence S 31° 15' W a distance of 415.19 feet, more or less, to an intersection with the North line of CORONADO AVENUE as platted in "BECKER SECOND ADDITION" to Emporia, Lyon County, Kansas;

Thence on said North line of CORONADO AVENUE, on a curve to the right with a tangent bearing S 71° 40' 17" E, said curve having a radius of 501.65 feet, through a central angle of 18° 16' 37" a distance of 160.02 feet to the point of tangency;

Thence S 53° 23' 40" E on said North line of CORONADO AVENUE and the tangent of said curve a distance of 423.96 feet to the point of curvature of a curve to the left, said curve having a radius of 902.35 feet and a central angle of 45° 49' 59";

Thence continuing on said North line of CORONADO AVENUE and said curve to the left through a central angle of 21° 32' 33", more or less, a distance of 339.27 feet, more or less, to the Northeast corner of said "BECKER SECOND ADDITION" which corner is the Northwest corner of "BECKER FIRST ADDITION" and a point in the North line of CORONADO AVENUE;

Thence continuing on said North line of CORONADO AVENUE and said curve to the left through a central angle of 24° 17' 26" a distance of 382.55 feet to the point of tangency;

Thence N 80° 46' 21" E on said North line of CORONADO AVENUE a distance of 253.00 feet to the point of curvature of a curve to the right, said curve having a radius of 2668.87 feet;

Thence continuing on said North line of CORONADO AVENUE and said curve to the right through a central angle of 10° 00' a distance of 465.81 feet to the point of tangency;

Thence S 89° 13' 39" E on said North line of CORONADO AVENUE a distance of 180.48 feet, more or less, to the POINT OF BEGINNING.

Said tract contains 14.116 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 THIRD ADDITION".

**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.

IN TESTIMONY WHEREOF we have caused these presents to be signed this 20th day of April, 1976.

GREAT PLAINS DEVELOPMENT CORPORATION

*Robert H. Becker* President  
Robert H. Becker

*Michael G. Quinn* Secretary  
Michael G. Quinn

STATE OF KANSAS SS  
COUNTY OF SEDGWICK

The foregoing instrument was acknowledged before me this 20th day of April, 1976 by Robert H. Becker, President, and Michael G. Quinn, Secretary, of GREAT PLAINS DEVELOPMENT CORPORATION, a Kansas corporation, on behalf of the corporation.

My Commission expires: March 1, 1978

*Kathy Ulster* Notary Public  
Kathy Ulster

**LAND SURVEYOR'S CERTIFICATE**

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

*John J. Hall* L.S. #341  
John J. Hall

By order of the Emporia - Lyon County Metropolitan Area Planning Commission, the foregoing plat of BECKER THIRD ADDITION is hereby approved this 25 day of May, 1976.

*Marcus Baldwin* Chairman  
Marcus Baldwin

*Russell Schenberger* Secretary  
Russell Schenberger

By order of the Board of Commissioners of the City of Emporia, the foregoing plat of BECKER THIRD ADDITION is hereby approved this 2nd day of June, 1976.

*Ralph Daggert* Mayor  
Ralph Daggert

*Philip E. Thorton* Clerk  
Philip E. Thorton

By order of the Board of Commissioners, County of Lyon, the foregoing plat of BECKER THIRD ADDITION is hereby approved this 27 day of May, 1976.

*A. P. Jelks* Chairman  
A. P. Jelks

*James Spalding* Clerk  
James Spalding

Recorded this 9 day of June, 1976. In Book 3, Page 76. AT 11:00 AM

*Orma Derris*  
Orma Derris  
Register of Deeds  
County of Lyon

