

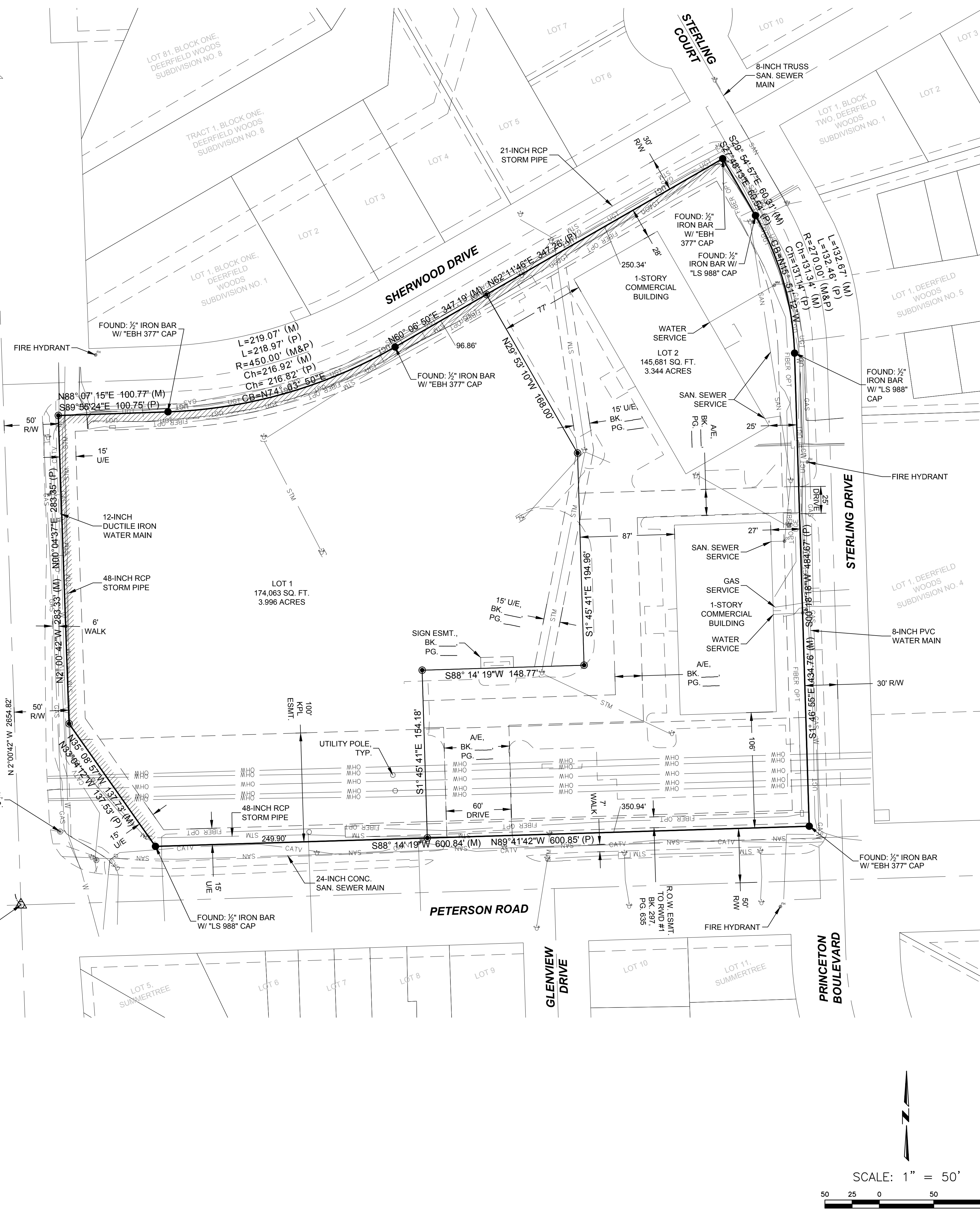
FILE NAME: R:\2013\015\CAD\Planning\FP\133015C-MSR.dwg LAST SAVED BY: Brian Sturm SAVED DATE: 6/4/2013 1:45 PM PLOTTED: 6/4/2013 2:10 PM

NW CORNER, SW 1/4 SEC. 23-T12S-R19E, 1/2" BAR W/ TAYLOR DESIGN GROUP CLS 97" CAP IN MONUMENT BOX IN ROUNDABOUT

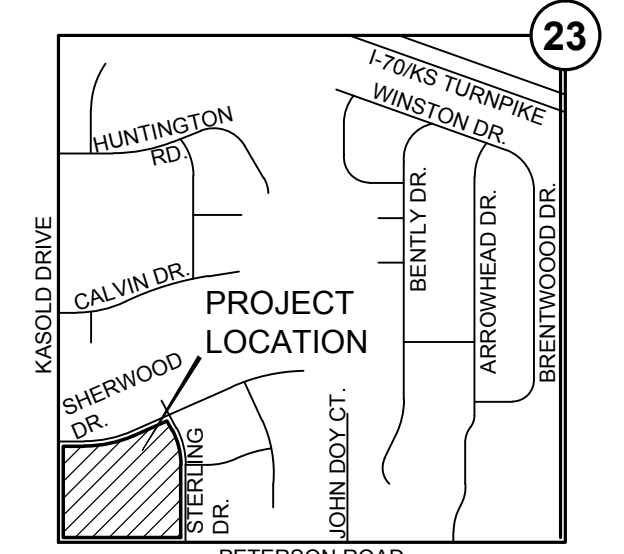
SW CORNER, SW 1/4 SEC. 23-T12S-R19E, 2" ALUMINUM CAP IN MONUMENT BOX

LOT 1, BLOCK ONE, HUTTON FARMS

LOT 1, BLOCK ONE, FALL CREEK FARMS



LOCATION MAP:



SW 1/4, SEC. 23-T12S-R19E
CITY OF LAWRENCE
DOUGLAS COUNTY, KANSAS
NOT TO SCALE

MONUMENTATION:

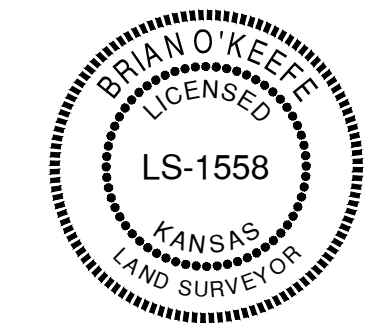
- ▲ SECTION CORNER, SIZE AND ORIGIN AS NOTED
- SET: 1/2" x 24" IRON BAR W/ "PLS 1558" CAP
- FOUND: IRON BAR, SIZE AND ORIGIN AS NOTED

LEGEND:

- ACCESS PROHIBITED
- (M) MEASURED DIMENSION
- (P) PLATTED DIMENSION
- R/W RIGHT-OF-WAY
- U/E UTILITY EASEMENT
- A/E PUBLIC ACCESS EASEMENT
- SAN SANITARY SEWER LINE
- W WATER LINE
- STM STORM SEWER LINE
- GAS GAS LINE
- UGE UNDERGROUND ELECTRIC LINE
- UGT UNDERGROUND TELEPHONE LINE
- FIBER OPT FIBER OPTIC LINE

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 THE MONTH OF MAY, 2013. THIS SURVEY CONFORMS TO THE KANSAS MINIMUM STANDARDS FOR BOUNDARY SURVEYS.



BRIAN O'KEEFE, P.L.S. #1558
1310 WAKARUSA DRIVE, SUITE 100
LAWRENCE, KS 66049
(785) 843-7530

PLAT PREPARED JUNE, 2013

NOTES:

1. THE BASIS OF BEARINGS FOR THIS PLAT IS KANSAS STATE PLANE ZONE 1501.
2. FURTHER DIVISION OR CONSOLIDATION OF ANY LOTS CONTAINED IN THIS MINOR SUBDIVISION IS PROHIBITED AND SHALL BE PROCESSED AS A MAJOR SUBDIVISION, UNLESS THE ACTIONS MEET THE EXPLANATION NOTED IN SECTION 20-808(c)(5)(i).
3. STREET TREES SHALL BE PROVIDED IN ACCORDANCE WITH THE MASTER STREET TREE PLAN FILED WITH THE REGISTER OF DEEDS IN BOOK _____ PAGE _____. IF STREET TREES DIE, THE PROPERTY OWNER IS RESPONSIBLE FOR REPLANTING TREES WITHIN ONE YEAR. NO TREES ON THE RIGHT-OF-WAY CAN BE REMOVED WITHOUT THE PERMISSION OF THE CITY OF LAWRENCE PARKS DEPARTMENT. TREES WITHIN THE RIGHT-OF-WAY REQUIRE TREE ROOT PROTECTION WITHIN A 10' RADIUS OF THE TREE TRUNK.
4. THE LOTS WILL BE PINNED PRIOR TO THE RECORDATION OF THE MINOR SUBDIVISION/REPLAT AT THE REGISTER OF DEEDS OFFICE (PER SECTION 20-811(k)).
5. NO PORTION OF THE LOTS IS LOCATED WITHIN A DESIGNATED "SPECIAL FLOOD HAZARD AREA" PER FEMA MAP NUMBER 20045C0178D, LAST REVISED AUGUST 5, 2010.
6. ACCESS TO PETERSON ROAD AND STERLING DRIVE SHALL BE LIMITED TO ONE CURB CUT EACH.

LEGAL DESCRIPTION:

LOT 1, DEERFIELD WOODS SUBDIVISION NO. 7, IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS.

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 AS A MINOR SUBDIVISION UNDER THE NAME OF "DEERFIELD WOODS SUBDIVISION NO. 9" AND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOT(S) AND STREETS AS SHOWN AND FULLY DEFINED ON THIS PLAT.

VAN CHANG, PARTNER DATE _____
CHEER POLE, LTD.

ACKNOWLEDGEMENT:

STATE OF _____
COUNTY OF _____

BE IT REMEMBERED THAT ON THIS _____ DAY OF _____, 2013, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, CAME VAN CHANG, A PARTNER IN CHEER POLE, LTD, 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.

NOTARY PUBLIC _____ MY COMMISSION EXPIRES _____

ENDORSEMENTS:

APPROVED AS A MINOR SUBDIVISION UNDER THE SUBDIVISION REGULATIONS OF THE CITY OF LAWRENCE AND THE UNINCORPORATED AREA OF DOUGLAS COUNTY

SCOTT McCULLOUGH DATE _____
DIRECTOR, PLANNING & DEVELOPMENT SERVICES

APPROVAL OF VACATION OF UTILITY, DRAINAGE AND PUBLIC ACCESS EASEMENTS:

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 _____, 2013, AND IS DULY RECORDED AT _____ AM/PM, IN PLAT BOOK _____, PAGE _____

KAY PESNELL
REGISTER OF DEEDS

DEERFIELD WOODS SUBDIVISION NO. 9

A MINOR SUBDIVISION/REPLAT OF
LOT 1, DEERFIELD WOODS SUBDIVISION NO. 7,
IN THE CITY OF LAWRENCE, DOUGLAS COUNTY,
KANSAS

SW 1/4, SEC. 23-T12S-R19E

