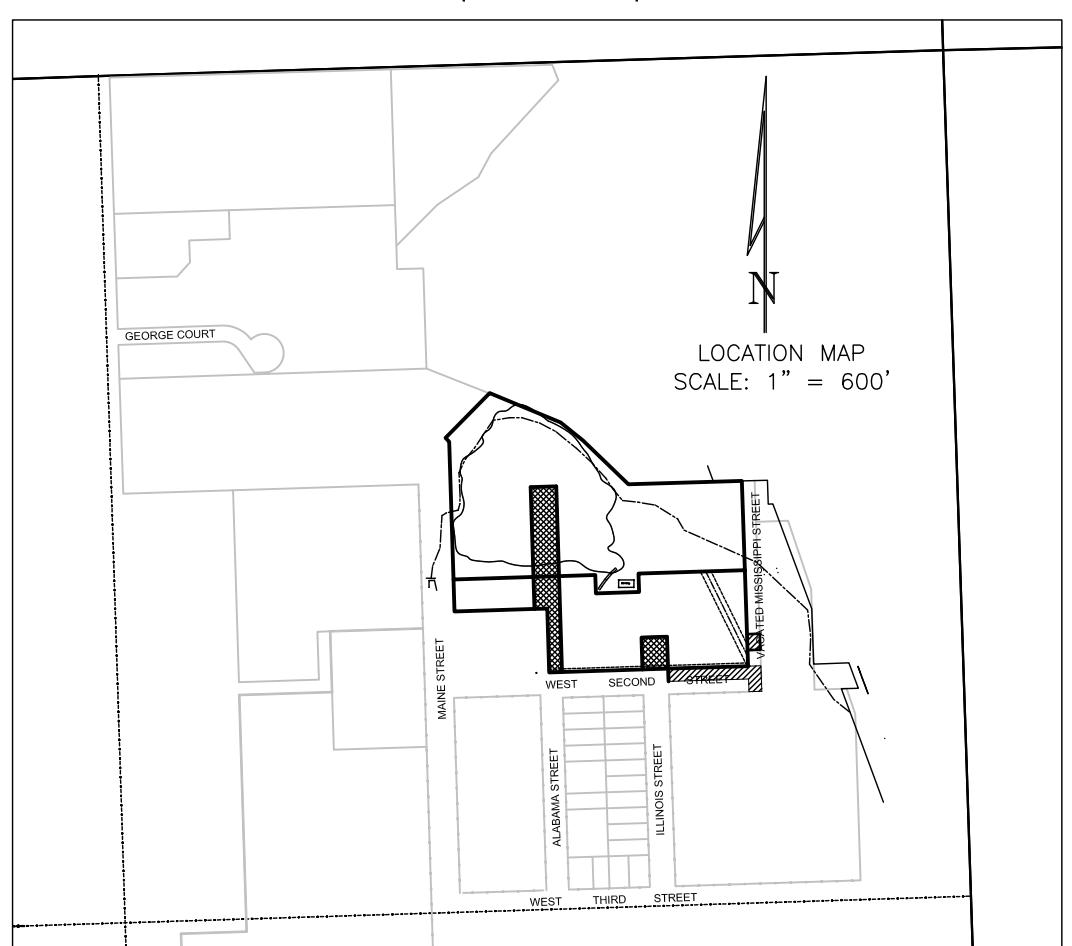
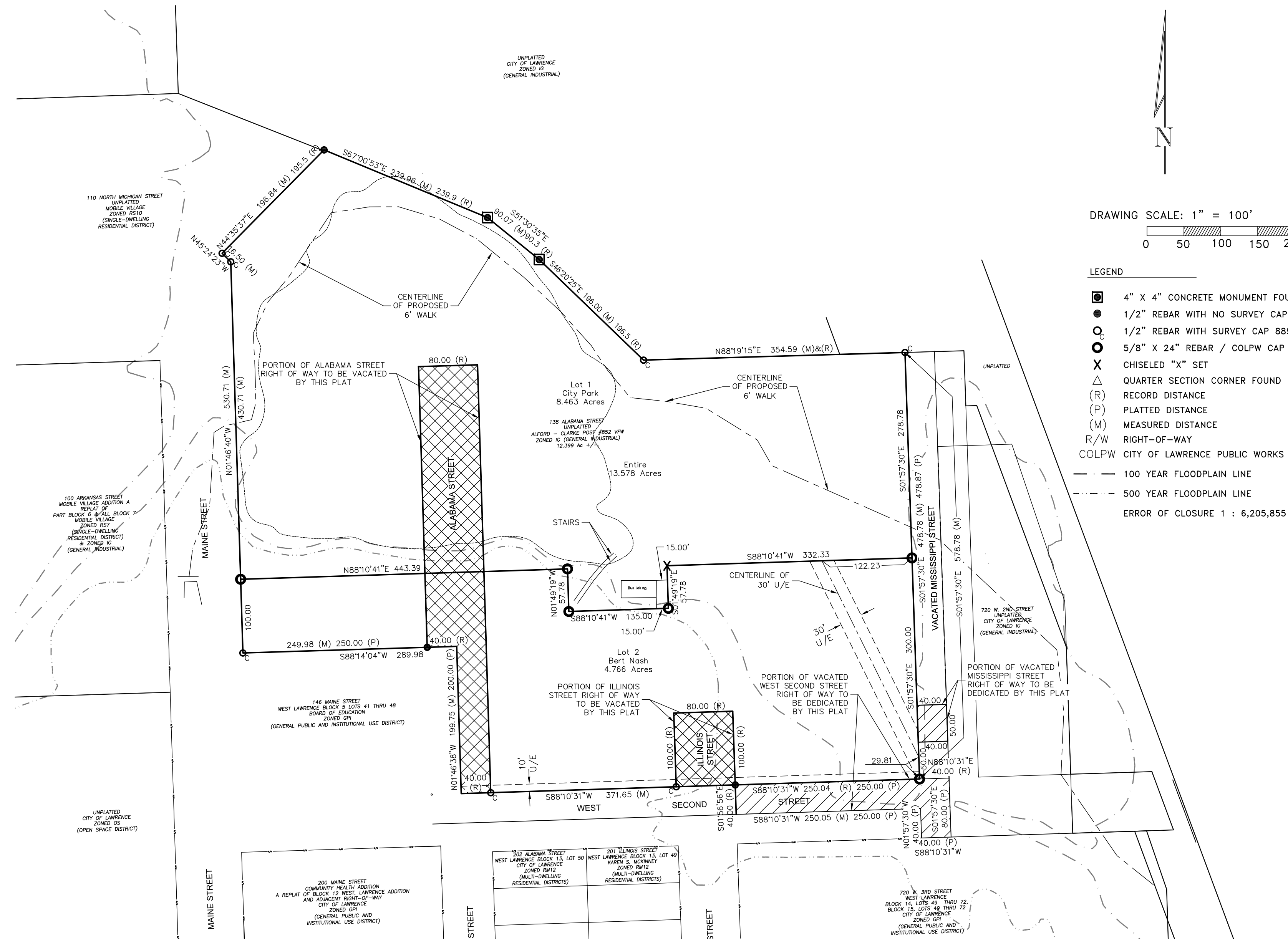


# A FINAL PLAT OF BERT NASH ADDITION A SUBDIVISION IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS



DRAWING SCALE: 1" = 100'

0 50 100 150 200

**LEGEND**

- 4" x 4" CONCRETE MONUMENT FOUND
- 1/2" REBAR WITH NO SURVEY CAP FOUND
- 1/2" REBAR WITH SURVEY CAP 889 FOUND
- 5/8" x 24" REBAR / COLPW CAP SET
- X CHISELED "X" SET
- △ QUARTER SECTION CORNER FOUND
- (R) RECORD DISTANCE
- (P) PLATTED DISTANCE
- (M) MEASURED DISTANCE
- R/W RIGHT-OF-WAY
- COLPW CITY OF LAWRENCE PUBLIC WORKS
- 100 YEAR FLOODPLAIN LINE
- 500 YEAR FLOODPLAIN LINE
- ERROR OF CLOSURE 1 : 6,205,855

- NOTES**
- BASIS FOR BEARINGS FOR THIS PLAT IS STATE PLANE COORDINATES - KANSAS NORTH ZONE.
  - STREET TREES SHALL BE PROVIDED IN ACCORDANCE WITH THE MASTER STREET TREE PLAN FILED WITH THE REGISTER OF DEEDS. BOOK \_\_\_\_\_, PAGE \_\_\_\_\_.
  - THE LOTS WILL BE PINNED PRIOR TO RECORDATION OF THE FINAL PLAT AT THE REGISTER OF DEEDS OFFICE (PER SECTION 20-811).
  - PROPERTY IS LOCATED WITHIN FLOODPLAIN ZONE AE PER FEMA MAP # 20045C0176D EFFECTIVE DATE: AUGUST 10, 2010. BASE FLOOD ELEVATION = 828.8

REVIEWED IN COMPLIANCE WITH K.S.A. 58-2005.

MICHAEL D. KELLY, P.S. 869  
COUNTY SURVEYOR

## DESCRIPTION

LOTS 25 THROUGH 48, INCLUSIVE IN BLOCK 3; LOTS 25 THROUGH 48, INCLUSIVE IN BLOCK 4; LOTS 25 THROUGH 40, INCLUSIVE IN BLOCK 5, IN THE PART OF THE CITY OF LAWRENCE KNOWN AS WEST LAWRENCE, TOGETHER WITH ALL VACATED STREETS ACCRUING THERETO, LESS THE WESTERN HALF OF MISSISSIPPI STREET RIGHT OF WAY VACATED BY ORDINANCE NO. 378, LYING EASTERLY TO LOTS 25, 27, 29, 31, 33, 35, 37, 39, 41, 43, AND 47, IN BLOCK 3 CONVEYED TO THE CITY OF LAWRENCE BY WARRANTY DEED RECORDED IN BOOK 579, PAGE 1808; AND LESS THE WESTERN HALF OF MISSISSIPPI STREET RIGHT OF WAY VACATED BY ORDINANCE NO. 378, LYING EAST OF LOT 45; BY QUIT CLAIM DEED RECORDED IN BOOK 1111, PAGE 808; AND A TRACT OF LAND IN THE NORTH HALF, OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 12 SOUTH, RANGE 19 EAST OF THE 6TH PRINCIPAL MERIDIAN ALL IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE NORTHEAST CORNER OF BLOCK 3 WEST LAWRENCE, IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, AS MONUMENTED BY A 1/2" IRON BAR WITH SURVEY CAP #889; THENCE SOUTH 01°57'30" EAST ON THE EAST LINE OF SAID BLOCK 3, A DISTANCE OF 478.78 FEET; THENCE NORTH 88°10'31" EAST, A DISTANCE OF 40.00 FEET TO THE CENTERLINE OF VACATED MISSISSIPPI STREET; THENCE SOUTH 01°57'30" EAST ON THE CENTERLINE OF VACATED MISSISSIPPI STREET, A DISTANCE OF 50.00 FEET; THENCE SOUTH 88°10'31" WEST, A DISTANCE OF 40.00 FEET, TO THE EAST LINE OF SAID BLOCK 3; THENCE SOUTH 01°57'30" EAST ON THE EAST LINE OF SAID BLOCK 3, A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF LOT 47 AND THE NORTH RIGHT-OF-WAY LINE OF VACATED WEST SECOND STREET; THENCE NORTH 88°10'31" EAST ON THE NORTH RIGHT-OF-WAY LINE OF VACATED WEST SECOND STREET PROJECTED, A DISTANCE OF 40.00 FEET, TO THE CENTERLINE OF VACATED MISSISSIPPI STREET; THENCE SOUTH 01°57'30" EAST ON THE CENTERLINE OF VACATED MISSISSIPPI STREET AND ITS EXTENSION THEREOF, A DISTANCE OF 80.00 FEET, TO THE SOUTH RIGHT-OF-WAY LINE OF VACATED WEST SECOND STREET; THENCE SOUTH 88°10'31" WEST ON THE SOUTH RIGHT-OF-WAY LINE OF VACATED WEST SECOND STREET, A DISTANCE OF 40.00 FEET; THENCE NORTH 01°57'30" WEST, A DISTANCE OF 40.00 FEET TO THE CENTERLINE OF VACATED WEST SECOND STREET; THENCE SOUTH 88°10'31" WEST ON THE CENTERLINE OF VACATED WEST SECOND STREET, A DISTANCE OF 250.05 FEET TO THE EAST RIGHT-OF-WAY LINE OF ILLINOIS STREET EXTENDED; THENCE NORTH 01°56'56" WEST ON EAST RIGHT-OF-WAY LINE OF ILLINOIS STREET EXTENDED A DISTANCE OF 40.00 FEET TO A 1/2" IRON BAR AT THE SOUTHWEST CORNER OF LOT 48, OF SAID BLOCK 3; THENCE SOUTH 88°10'31" WEST ON THE NORTH RIGHT-OF-WAY LINE OF WEST SECOND STREET A DISTANCE OF 371.65 FEET TO THE CENTERLINE OF ALABAMA STREET; THENCE NORTH 01°46'38" WEST ON THE CENTERLINE OF ALABAMA STREET, A DISTANCE OF 199.75 FEET; THENCE SOUTH 88°14'04" WEST, A DISTANCE OF 40.00 FEET, TO A 1/2" IRON BAR AT THE SOUTHEAST CORNER OF LOT 39, BLOCK 5, WEST LAWRENCE; THENCE SOUTH 88°14'04" WEST ON THE SOUTH LINE OF LOTS 39 AND 40, OF SAID BLOCK 5, A DISTANCE OF 249.98 FEET TO A 1/2" IRON BAR WITH SURVEY CAP #889 AT THE SOUTHWEST CORNER OF LOT 40, BLOCK 5, WEST LAWRENCE AND THE EAST RIGHT-OF-WAY LINE OF MAINE STREET; THENCE NORTH 01°46'40" WEST ON THE EAST RIGHT-OF-WAY LINE OF MAINE STREET, A DISTANCE OF 530.71 FEET, TO A 1/2" IRON BAR WITH SURVEY CAP #889; THENCE NORTH 45°24'23" WEST, A DISTANCE OF 16.50 FEET, TO A 1/2" IRON BAR WITH SURVEY CAP #889; THENCE NORTH 44°35'37" EAST, A DISTANCE OF 196.84 FEET, TO A 1/2" IRON BAR, NO SURVEY CAP; THENCE SOUTH 67°00'53" EAST, A DISTANCE OF 239.96 FEET, TO A 4'x4" CONCRETE MONUMENT; THENCE SOUTH 51°30'35" EAST, A DISTANCE OF 90.07 FEET, TO A 4'x4" CONCRETE MONUMENT; THENCE SOUTH 46°20'25" EAST, A DISTANCE OF 196.00 FEET, TO A 1/2" IRON BAR WITH SURVEY CAP #889 AT THE NORTH LINE OF WEST LAWRENCE ADDITION; THENCE NORTH 88°19'15" EAST ON THE NORTH LINE OF WEST LAWRENCE ADDITION, A DISTANCE OF 354.59 FEET, TO THE POINT OF BEGINNING; CONTAINING 13.578 ACRES, MORE OR LESS. ALL IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, SUBJECT TO RIGHTS-OF-WAY, EASEMENTS AND RESTRICTIONS OF RECORD.

## SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLATTED AREA SHOWN HEREON IS THE TRUE AND ACCURATE RESULT OF A FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION IN JANUARY, 2014, AND THAT THE PLAT IS A CLOSED TRAVERSE. THIS SURVEY CONFORMS TO THE KANSAS MINIMUM STANDARDS FOR BOUNDARY SURVEYS.

WALTER P. WARD P.S. 606

## DEDICATION

BE IT KNOWN TO ALL MEN BY THESE PRESENTS THAT I THE UNDERSIGNED OWNER OF THE ABOVE DESCRIBED TRACT OF LAND, HAVE HAD CAUSE FOR THE SAME TO BE SURVEYED AND PLATTED UNDER THE NAME OF A FINAL PLAT OF BERT NASH ADDITION, A SUBDIVISION IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, AND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS AS SHOWN AND FULLY DEFINED ON THIS PLAT. ALL STREETS, DRIVES, ROADS, ETC. SHOWN ON THIS PLAT AND NOT HERETOFORE DEDICATED TO PUBLIC USE ARE HEREBY SO DEDICATED. THE EASEMENTS ARE DEDICATED TO THE PUBLIC FOR UTILITY AND DRAINAGE PURPOSES.

DAVID E. JOHNSON, CHIEF EXECUTIVE OFFICER - BERT NASH

## ACKNOWLEDGEMENT

STATE OF KANSAS  
COUNTY OF DOUGLAS  
BE IT REMEMBERED, THAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, CAME DAVID E. JOHNSON, CHIEF EXECUTIVE OFFICER - BERT NASH, WHO IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGES 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

RIGHTS-OF-WAY AND EASEMENTS  
ACCEPTED BY  
CITY COMMISSION  
LAWRENCE, KANSAS

APPROVED BY  
LAWRENCE DOUGLAS COUNTY  
PLANNING COMMISSION  
DOUGLAS COUNTY, KANSAS

MAYOR DATE

CHAIRMAN DATE

CITY CLERK DATE

## 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 THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014, AND IS DULY RECORDED AT \_\_\_\_\_ AM PM IN PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_.

REGISTER OF DEEDS  
KAY PESNELL

DATE OF PREPARATION: FEBRUARY, 2014

WALTER P. WARD  
6 E. 6TH STREET  
LAWRENCE, KANSAS 66044-0708  
785-832-3125

LOCATION MAP  
NE 1/4 OF SECTION 25  
TWP. 12 S. RNG. 19 E.