

Dedication

BE IT KNOWN TO ALL MEN 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 "INVERNESS PARK PLAZA ADDITION NO. 5" 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. AN EASEMENT IS HEREBY GRANTED TO DOUGLAS COUNTY AND PUBLIC UTILITY COMPANIES TO ENTER UPON, CONSTRUCT AND MAINTAIN UTILITIES UPON, OVER, AND UNDER THOSE AREAS OUTLINED ON THIS PLAT AS "UTILITY EASEMENT" OR "U/E."

Dennis A. Aussenhus
 DENNIS AUSENHUS, SENIOR VICE PRESIDENT
 HY-VEE, INC.

Acknowledgement

STATE OF ~~KANSAS~~ IOWA
 COUNTY OF ~~DOUGLAS~~ POLK

BE IT REMEMBERED THAT ON THIS 5th DAY OF April, 2012 BEFORE ME, CAME THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, DENNIS AUSENHUS, SENIOR VICE PRESIDENT, HY-VEE, INC., 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.

Matina D. Grossman February 15, 2014
 NOTARY PUBLIC MY COMMISSION EXPIRES

Endorsements

APPROVED BY LAWRENCE - DOUGLAS COUNTY PLANNING COMMISSION DOUGLAS COUNTY, KANSAS

RIGHTS - OF - WAY ACCEPTED AND EASEMENTS APPROVED FOR PUBLIC PURPOSES BY CITY COMMISSION CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS

CHAIRMAN	DATE	MAYOR	DATE
CHARLES BLASER		ARON E. CROMWELL	

REVIEWED IN COMPLIANCE WITH K.S.A. 58 - 2005	CITY CLERK	DATE
	JAMIE SHEW	

Michael D. Kelly March 29, 2012
 MICHAEL D. KELLY, P.L.S. #869
 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 2012, AND IS DULY RECORDED AT AM / PM, IN PLAT BOOK PAGE

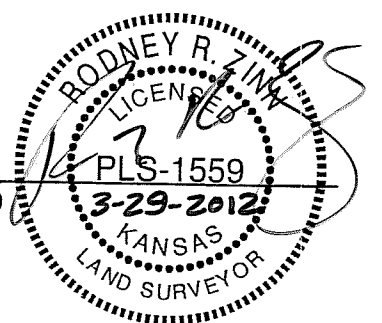
REGISTER OF DEEDS
 KAY PESNELL

Certification

APPROVED BY

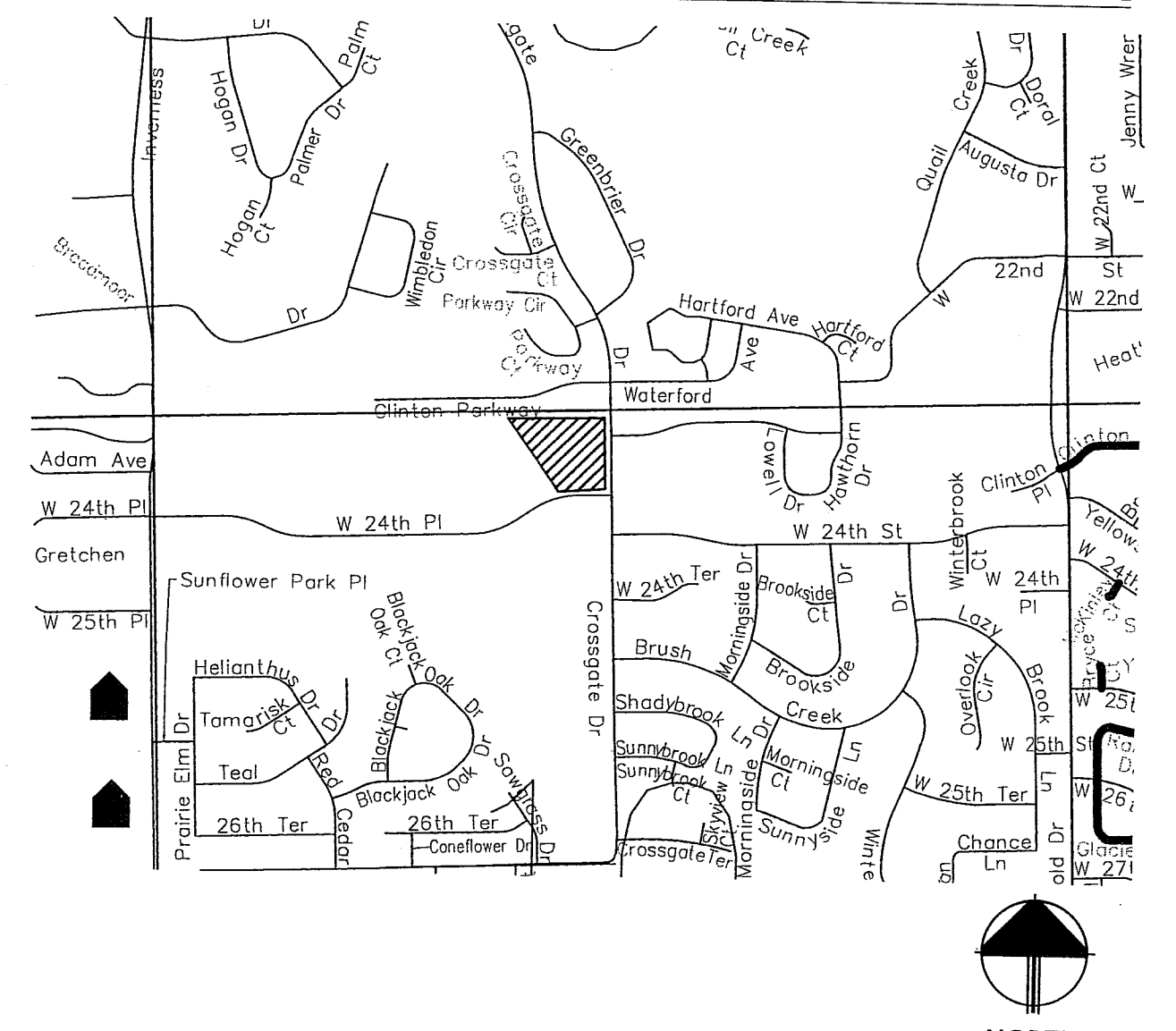
I HEREBY CERTIFY THAT THE PLATTED AREA AND THE LOCATION MAP SHOWN HEREON ARE THE TRUE AND ACCURATE RESULTS OF A FIELD SURVEY PERFORMED UNDER MY DIRECTION IN THE MONTH OF JULY, 2011 AND THAT THE PLAT IS A CLOSED TRAVERSE. THIS SURVEY CONFORMS TO THE KANSAS MINIMUM STANDARDS FOR BOUNDARY SURVEYS.

RODNEY R. ZINN, P.L.S. #1559
 1310 WAKARUSA DRIVE
 LAWRENCE, KANSAS 66049
 (785) 843-7530



PLAT PREPARED FEB, 2012

Location Map



Legal Description

LOT 1, BLOCK 1, INVERNESS PARK PLAZA ADDITION NO. 1
 A SUBDIVISION IN THE CITY OF LAWRENCE, DOUGLAS COUNTY KANSAS.
 A TRACT OF LAND IN THE NORTHWEST QUARTER OF SECTION 10 IN TOWNSHIP 13 SOUTH, RANGE 19 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK 1 OF SAID INVERNESS PARK PLAZA ADDITION NO. 1; THENCE SOUTH 01°33'13" EAST, ALONG THE EAST LINE OF SAID LOT 1, 320.00 FEET; THENCE SOUTH 43°21'54" WEST, 77.89 FEET; THENCE SOUTH 88°17'10" WEST, ALONG THE SOUTH LINE OF SAID LOT 1, 95.17 FEET; THENCE CONTINUING ALONG SAID SOUTH LINE OF SAID LOT 1, ON A 530.00 FOOT RADIUS CURVE TO THE LEFT WITH A 117.46 FOOT CHORD BEARING SOUTH 81°55'15" WEST, AN ARC DISTANCE OF 117.70 FEET; THENCE NORTH 33°33'19" WEST, 415.56 FEET; THENCE NORTH 53°17'39" EAST, 61.03 FEET; THENCE NORTH 88°17'10" EAST, 437.19 FEET TO THE POINT OF BEGINNING.
 CONTAINS 3.324 ACRES, MORE OR LESS.

Notes

- BASIS OF BEARINGS FOR THIS PLAT ARE BASED ON FINAL PLAT OF INVERNESS PARK PLAZA ADDITION NO. 1.
- ERROR OF CLOSURE = 1: 9,416,480
- DIRECT ACCESS ONTO CLINTON PARKWAY IS PROHIBITED.
- DIRECT ACCESS ONTO CROSSGATE DRIVE IS PROHIBITED EXCEPT AS SHOWN. A 30' A/E OF THE 40' ACCESS TO CROSSGATE DRIVE SHALL BE UTILIZED.
- 15' UTILITY EASEMENT ALONG CROSSGATE DRIVE SHALL BE VACATED PER THIS PLAT.

Monumentation

- ⊗ FOUND CHISELED "4" IN CONCRETE
- MONUMENT FOUND, ORIGIN UNKNOWN UNLESS OTHERWISE NOTED
- SET 1/2" X 24" BAR W/CAP STAMPED "PLS 1559"
- NO ACCESS
- R/W RIGHTS OF WAY
- U/E UTILITY EASEMENT
- A/E ACCESS EASEMENT
- P/E PEDESTRIAN EASEMENT
- D/E DRAINAGE EASEMENT
- P.O.B. POINT OF BEGINNING

**A FINAL PLAT OF
 INVERNESS PARK PLAZA
 ADDITION NO. 5**

A REPLAT OF LOT 1, BLOCK 1, INVERNESS PARK PLAZA ADDITION NO. 1, A SUBDIVISION IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS

NW 1/4, SEC. 10-T13S-R19E