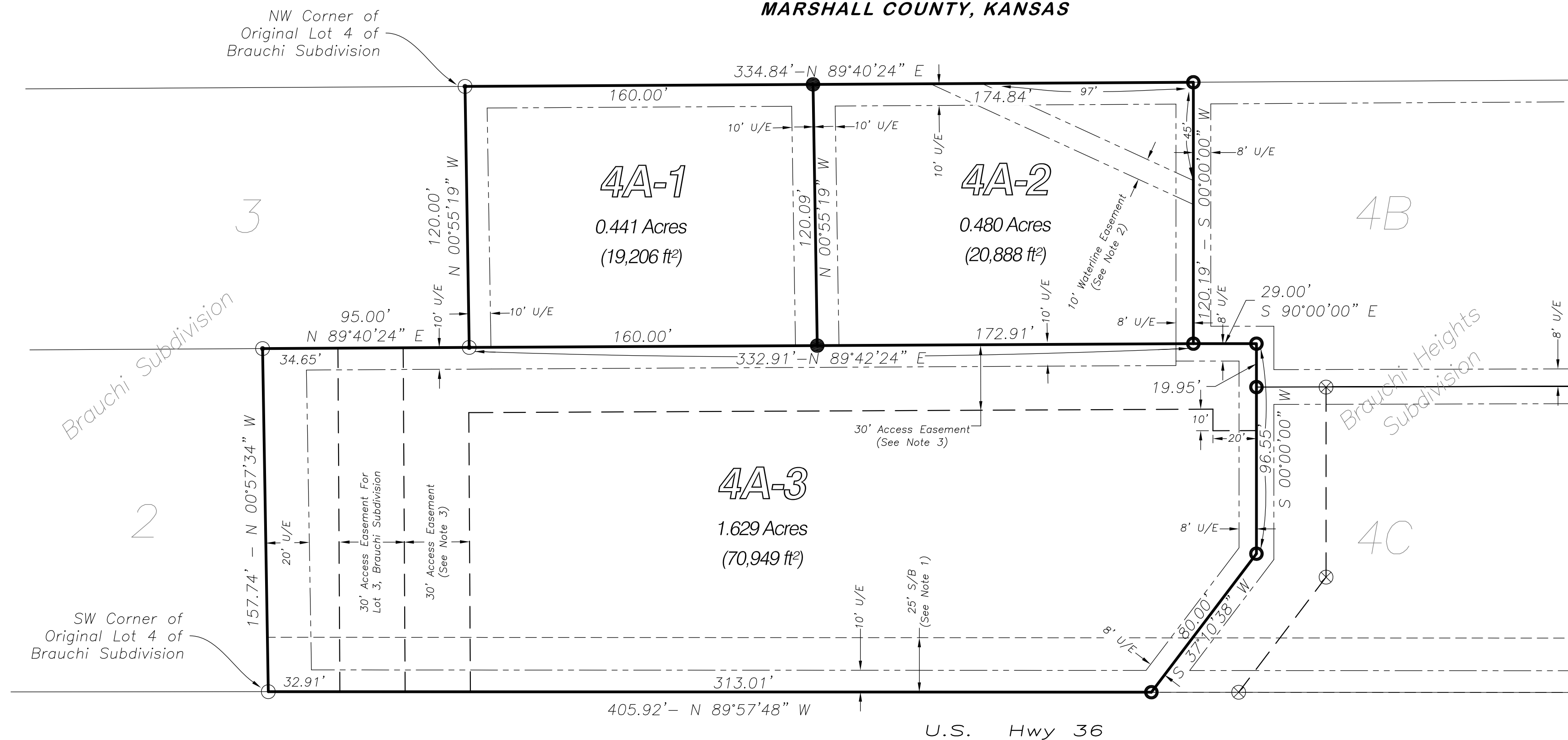


Brauchi Heights 2 Subdivision

A Replat of Lot 4A of the Brauchi Heights Subdivision

LOCATED IN THE SW-1/4 OF SECTION 27-T2S-R7E,
OF THE 6th P.M., IN THE CITY OF MARYSVILLE,
MARSHALL COUNTY, KANSAS



TRACT DESCRIPTION:

Lot 4A of Brauchi Heights Subdivision in the City of Marysville, Marshall County, Kansas.

OWNER'S CERTIFICATION

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

This is to certify that the undersigned is owner of record of the land hereon described on this plat, and that the undersigned have caused the same to be surveyed and subdivided as herein set forth. The undersigned also acknowledge the dedication of right-of-ways and easements to the public constitute a conveyance thereof, in trust, for the uses named, expressed or intended.

Spencer-Walcott Properties, LLC

By: JoAnn E. Walcott

NOTARY CERTIFICATION

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

Be it remembered, that on this ___ day of _____, 20___, before me, the undersigned, a notary public in and for the County and State aforesaid, do hereby certify that JoAnn E. Walcott, known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument as such owners, appeared before me this day in person and acknowledge the execution and delivery of this plat as a free voluntary act for the uses and purposes herein set forth.

Given under my hand and Notarial Seal this ___ day of _____, 20___.

My Commission expires _____

Notary Public

SURVEYOR'S CERTIFICATE

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

I, the undersigned do hereby certify that I am a Licensed Land Surveyor in the State of Kansas with experience in land surveying, that the heretofore described property was surveyed by me, or under my supervision in September 2023.

Given under my hand and seal this ___ day of _____, 20___.

By: Robert A. Peschel, PLS #1385
CES Group, Inc.
605 Broadway
Marysville, KS 66508
785-562-5148

CERTIFICATE OF THE CITY COUNCIL

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

The governing body of the City of Marysville has reviewed and accepted this plat as meeting the requirements setout by the City's subdivision regulations. The final plan is accepted and public dedications/easements and rights-of-ways are accepted by the City of Marysville.

Acknowledged on this ___ day of _____, 20___.

City Council, City of Marysville, Kansas

Mayor _____ City Clerk _____

CERTIFICATE OF THE REGISTER OF DEEDS

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

This instrument was filed for record on the ___ day of _____ A.D., 20___ at _____ o'clock _____m., and duly recorded in _____.

Register of Deeds

PLANNING COMMISSION CERTIFICATION

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

Approved by City Planning Commission of Marysville, Kansas on this ___ day of _____, 20___.

Chairperson _____ Secretary _____

TRANSFER OF RECORD CERTIFICATION

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

Entered on Transfer Record of Marshall County, Kansas on this ___ day of _____, 20___.

County Clerk

PAYMENT OF TAXES CERTIFICATION

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

County Treasurer Certification: I hereby certify that there are no delinquent general taxes, no unpaid forfeited taxes and no redeemable tax sales against any of the land included in this plat.

County Treasurer

ZONING ADMINISTRATOR CERTIFICATION

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

Approved by City Zoning Administrator of Marysville, Kansas on this ___ day of _____, 20___.

Zoning Administrator

CITY ATTORNEY CERTIFICATION

STATE OF KANSAS, COUNTY OF MARSHALL, ss:

Approved by the City Attorney of Marysville, Kansas on this ___ day of _____, 20___.

City Attorney

REVIEW SURVEYOR'S CERTIFICATE

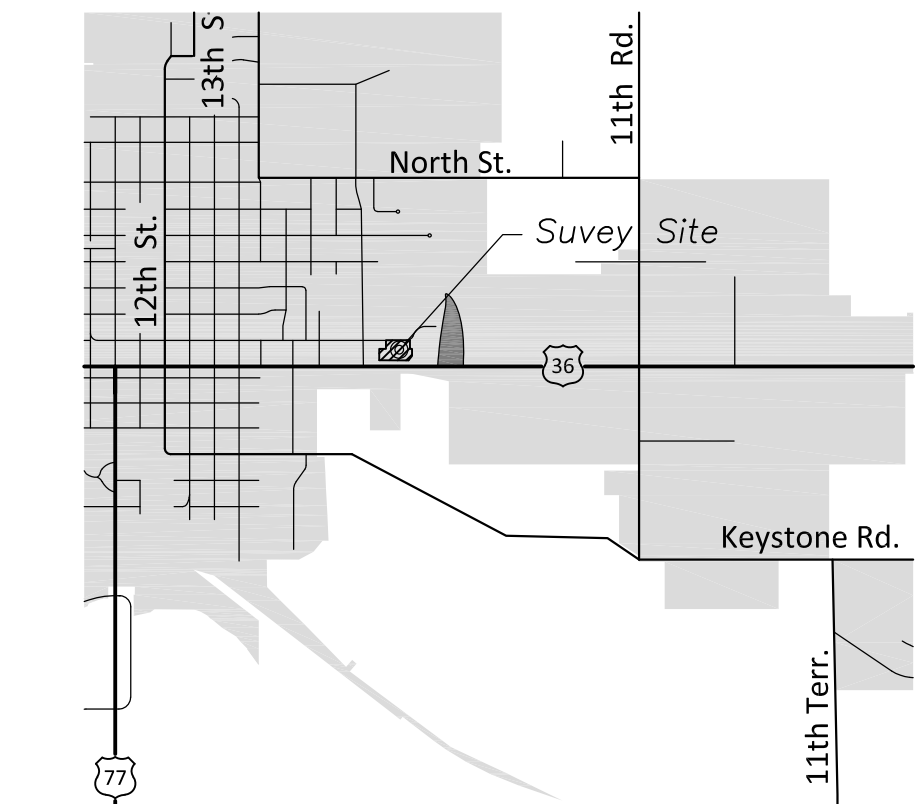
This survey has been reviewed and approved for filing pursuant to and in compliance with K.S.A. 58-2005 and K.A.R. 66-12-1. No other warranties are extended or implied.

Clint J. Friedrichs, PLS #1709

Date: _____



Scale: 1"=40'
0 40' 80'



VICINITY MAP

LEGEND

- Found Monument (1/2" iron pin with yellow plastic cap, COHORST #669)
- Found Monument (1/2" iron pin with pink plastic cap, PESCHEL #1385)
- Found Monument (1/2" rebar with pink plastic cap, CES GROUP #155)
- Set Monument (1/2" x 30" rebar with pink plastic cap, CES GROUP #155)
- ⊗ Calculated Corner (Nothing Set)
- Measured Distance and / or Bearing
- Surveyed Tract Boundary
- Lot Line
- - - Access Easement Line
- - - Building Setback Line
- - - Utility Easement Line

FINAL PLAT



605 Broadway, Marysville KS - 785-562-5148 - cesengineering.com
Date: 11/10/2023 | Surveyed By: rap | Detailed By: dek | Checked By: rap | W.O.# 233489

NOTES:

- 1) Building setback lines are hereby established as shown. No buildings or structures or any portion thereof, may be erected between this line and the street or adjacent lot line.
- 2) Existing Waterline Easement across Lot 2 is intended to serve Lots 4B and 4C of Brauchi Heights Subdivision. Exact location unknown. Any changes or modifications to this service line in the future will constitute relocation.
- 3) Access Easement benefits Lots 4A-1, 4A-2, & 4A-3 of Brauchi Heights 2 Subdivision and Lots 4B & 4C of Brauchi Heights Subdivision.