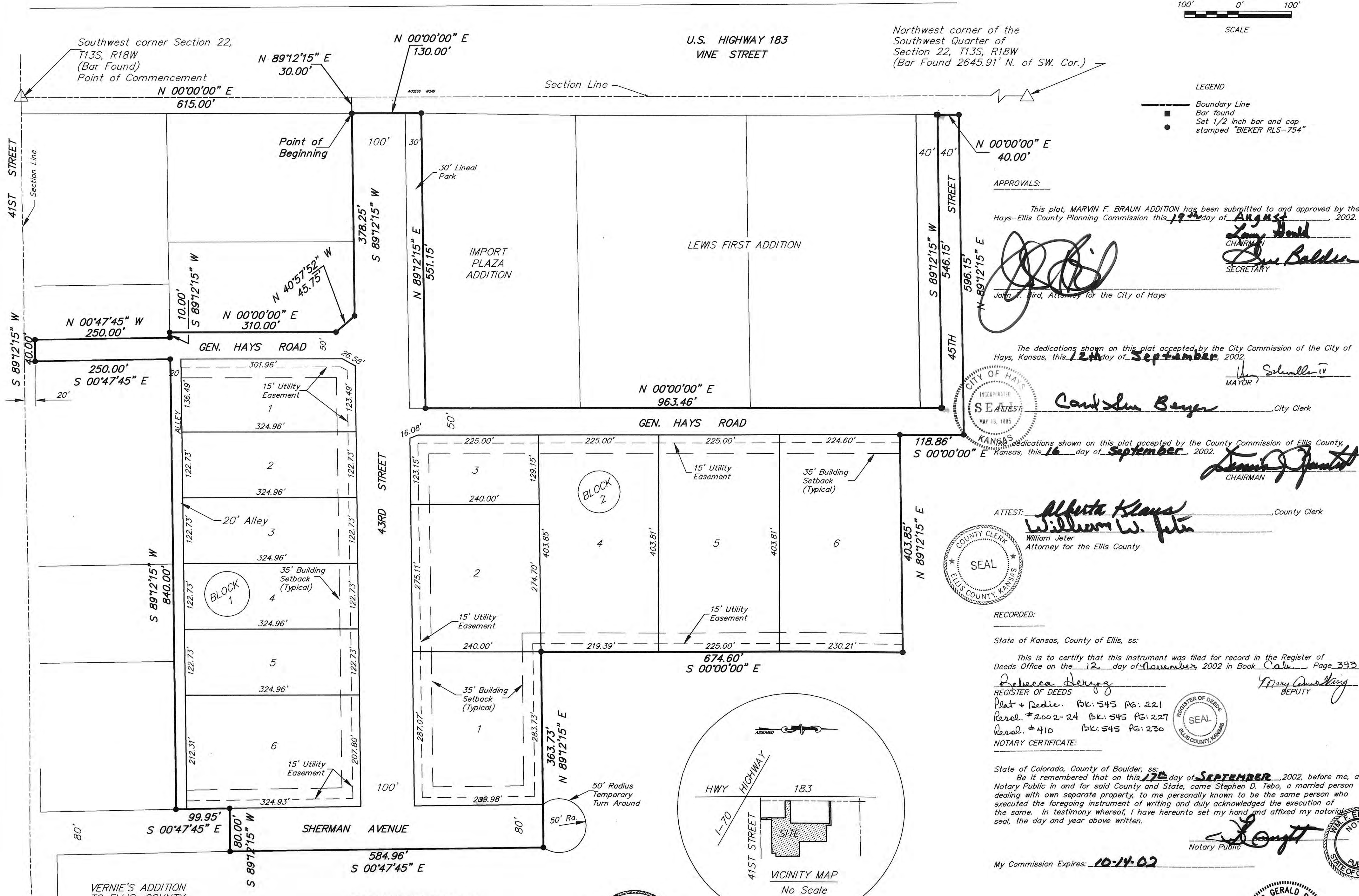


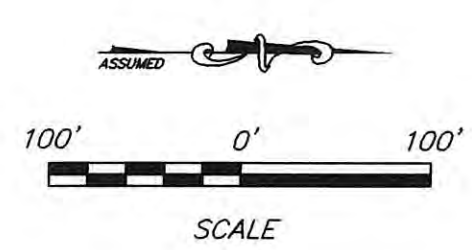
# MARVIN F. BRAUN ADDITION HAYS-ELLIS COUNTY, KANSAS



**LEGAL DESCRIPTION:**

A tract of land situated in the Southwest Quarter (SW/4) of Section Twenty-two (22), Township Thirteen (13) South, Range Eighteen (18) West of the 6th Principal Meridian, Ellis County, Kansas described as follows:

Commencing at the Southwest corner of Section 22, Township 13 South, Range 18 West; Thence on an assumed bearing of North 00 degrees 00 minutes 00 seconds East along the West line of said Section 22 a distance of 615.00 feet; Thence on a bearing of North 89 degrees 12 minutes 15 seconds East to the East right of way line of U.S. Highway 183 and the Point of Beginning; Thence on a bearing of North 00 degrees 00 minutes 00 seconds East along said right of way line a distance of 130.00 feet; Thence on a bearing of North 89 degrees 12 minutes 15 seconds East parallel with the South line of said Section 22 a distance of 551.15 feet; Thence on a bearing of North 00 degrees 00 minutes 00 seconds East along the extension of the East line of Lewis First Addition a distance of 963.46 feet to the Northeast corner of said Lewis First Addition; Thence on a bearing of South 89 degrees 12 minutes 15 seconds West along the North line of said Lewis First Addition a distance of 546.15 feet to the Northwest corner of said Lewis First Addition; Thence on a bearing of North 00 degrees 00 minutes 00 seconds East parallel with and 35 feet East of the West line of said Section 22 a distance of 40.00 feet; Thence on a bearing of North 89 degrees 12 minutes 15 seconds East parallel with the South line of said Section 22, a distance of 596.15 feet; Thence on a bearing of South 00 degrees 00 minutes 00 seconds East a distance of 118.86 feet; Thence on a bearing of North 89 degrees 12 minutes 15 seconds East parallel with the South line of said Section 22 a distance of 403.85 feet; Thence on a bearing of South 00 degrees 00 minutes 00 seconds East a distance of 840.00 feet to the Northwest corner of a parcel recorded in Book 442, Pages 192 and 193; Thence on a bearing of South 00 degrees 47 minutes 45 seconds East along the West line of said parcel a distance of 250.00 feet; Thence on a bearing of South 89 degrees 12 minutes 15 seconds West parallel with and 20.00 feet North of the South line of said Section 22 a distance of 40.00 feet; Thence on a bearing of North 00 degrees 47 minutes 45 seconds West along the East line of a parcel recorded in Book 185, Page 395 a distance of 250.00 feet to the South line of a parcel recorded in Book 186, Page 622; Thence on a bearing of South 89 degrees 12 minutes 15 seconds West along the South line of said parcel a distance of 10.00 feet; Thence on a bearing of North 00 degrees 00 minutes 00 seconds East parallel with the West line of said Section 22 a distance of 310.00 feet; Thence on a bearing of North 40 degrees 57 minutes 52 seconds West a distance of 45.75 feet; Thence on a bearing of South 89 degrees 12 minutes 15 seconds West parallel with the South line of said Section 22 a distance of 378.25 feet to the Point of Beginning. Said tract contains 23.43 acres.



**LEGEND**  
 Boundary Line  
 Bar found  
 Set 1/2 inch bar and cap stamped "BIEKER RLS-754"

**APPROVALS:**  
 This plat, MARVIN F. BRAUN ADDITION has been submitted to and approved by the Hays-Ellis County Planning Commission this 19<sup>th</sup> day of August, 2002.

*Larry Hould*  
 CHAIRMAN  
*Dave Baldwin*  
 SECRETARY  
*John F. Bird*, Attorney for the City of Hays

The dedications shown on this plat accepted by the City Commission of the City of Hays, Kansas, this 12<sup>th</sup> day of September, 2002.

*John Schuller IV*  
 MAYOR  
*Carl L. Beyer*  
 City Clerk

The dedications shown on this plat accepted by the County Commission of Ellis County, Kansas, this 16<sup>th</sup> day of September, 2002.

*Alberta Klaus*  
 County Clerk  
*William W. Jeter*  
 Attorney for the Ellis County

ATTEST:  
*Rebecca Henry*  
 REGISTER OF DEEDS  
 Plat + Dedication Book: 545 Page: 221  
 Resub. # 2002-24 Book: 545 Page: 227  
 Resub. # 410 Book: 545 Page: 230

*Mary Ann King*  
 DEPUTY REGISTER OF DEEDS

RECORDED:  
 State of Kansas, County of Ellis, ss:  
 This is to certify that this instrument was filed for record in the Register of Deeds Office on the 12<sup>th</sup> day of November, 2002 in Book Calc, Page 393

NOTARY CERTIFICATE:  
 State of Colorado, County of Boulder, ss:  
 Be it remembered that on this 17<sup>th</sup> day of SEPTEMBER, 2002, before me, a Notary Public in and for said County and State, came Stephen D. Tebo, a married person dealing with own separate property, to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof, I have hereunto set my hand and affixed my notarial seal, the day and year above written.

My Commission Expires: 10-14-02  
*Scott*  
 Notary Public

**STREETS & EASEMENTS**

Streets, drives, alleys, and circles as shown on this plat and not heretofore dedicated to and for public use are hereby dedicated.

Easements are hereby dedicated for public use, as utility easement right-of-way, which are shown as lying between the dashed lines in widths indicated and as set forth on this plat, and said easements may be employed for the purpose of installing, repairing and maintaining gas lines, electric lines, telephone lines, and all other forms and types of public utilities, now or hereafter used, by the public over, under and along the strips marked "Utility Easements."

**OWNER'S CERTIFICATE**

Know all men by these presents, that we, the undersigned property owners of the land above described have caused the same to be surveyed and platted into Lots, Blocks, Streets, Drives, Circles, Alleys and Easements, the same to be known as "MARVIN F. BRAUN ADDITION", in Hays, Ellis County, Kansas. The Streets, Drives and Circles are hereby dedicated to and for the use of the public, and the easements as indicated on the accompanying plat are hereby granted to the public for the purpose of constructing, operating, maintaining, and repairing all public utilities.

By *Marvin F. Braun*  
 Marvin F. Braun  
 By *Mary J. Braun*  
 Mary J. Braun  
 By *Stephen D. Tebo*  
 Stephen D. Tebo  
 By *Sue Ann Tebo*  
 Sue Ann Tebo  
 THE LEROY L. HERRMAN REVOCABLE TRUST  
 By *Leroy L. Herrman*  
 Leroy L. Herrman, Trustee

**NOTARY CERTIFICATE:**

State of Kansas, County of Ellis, ss:  
 Be it remembered that on this 4<sup>th</sup> day of October, 2002, before me, a Notary Public in and for said County and State, came Marvin F. Braun and Mary J. Braun, husband and wife, Brian Doerfler, President Doerfler's, Inc., Bradley S. Tebo and Sue Ann Tebo, husband and wife, Henry Schuller IV, Mayor of the City of Hays, and Leroy L. Herrman, trustee for The Leroy L. Herrman Revocable Trust, to me personally known to be the same persons who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof, I have hereunto set my hand and affixed my notarial seal, the day and year above written.

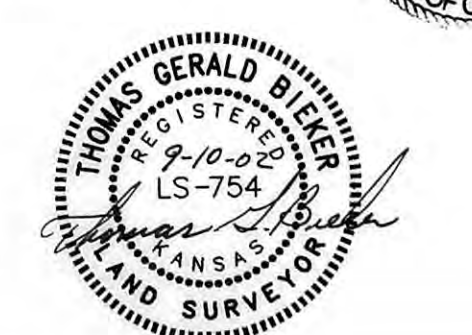
My Commission Expires: Jan. 28, 2004  
*David A. Wang*  
 Notary Public

**SURVEYOR'S CERTIFICATE:**

I, Thomas G. Bieker, a Registered Land SURVEYOR in the State of Kansas, do hereby certify this Plat to be true and correct to the best of my knowledge.

*Thomas G. Bieker*  
 Thomas G. Bieker  
 Date: Sept. 10, 2002

**BIEKER SURVEYING**  
 1718 HENRY DRIVE,  
 HAYS, KANSAS 67601  
 PHONE 785-628-8670



**REVIEW SURVEYOR'S CERTIFICATE:**

State of Kansas, County of Ellis, ss:  
 I hereby certify that the review of this plat was found to be in compliance with the requirements of K.S.A. 58-2005. Approved this 21<sup>st</sup> day of November, 2002.

Project No. 7-0225 Job Name: Tom Braun Drawing Name: 7-0225.dwg Last Edit Date: August 30, 2002

SE. Cor. Sec. 22  
 Bar Found 5299.68'  
 East of SW. Cor.