BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1" IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.

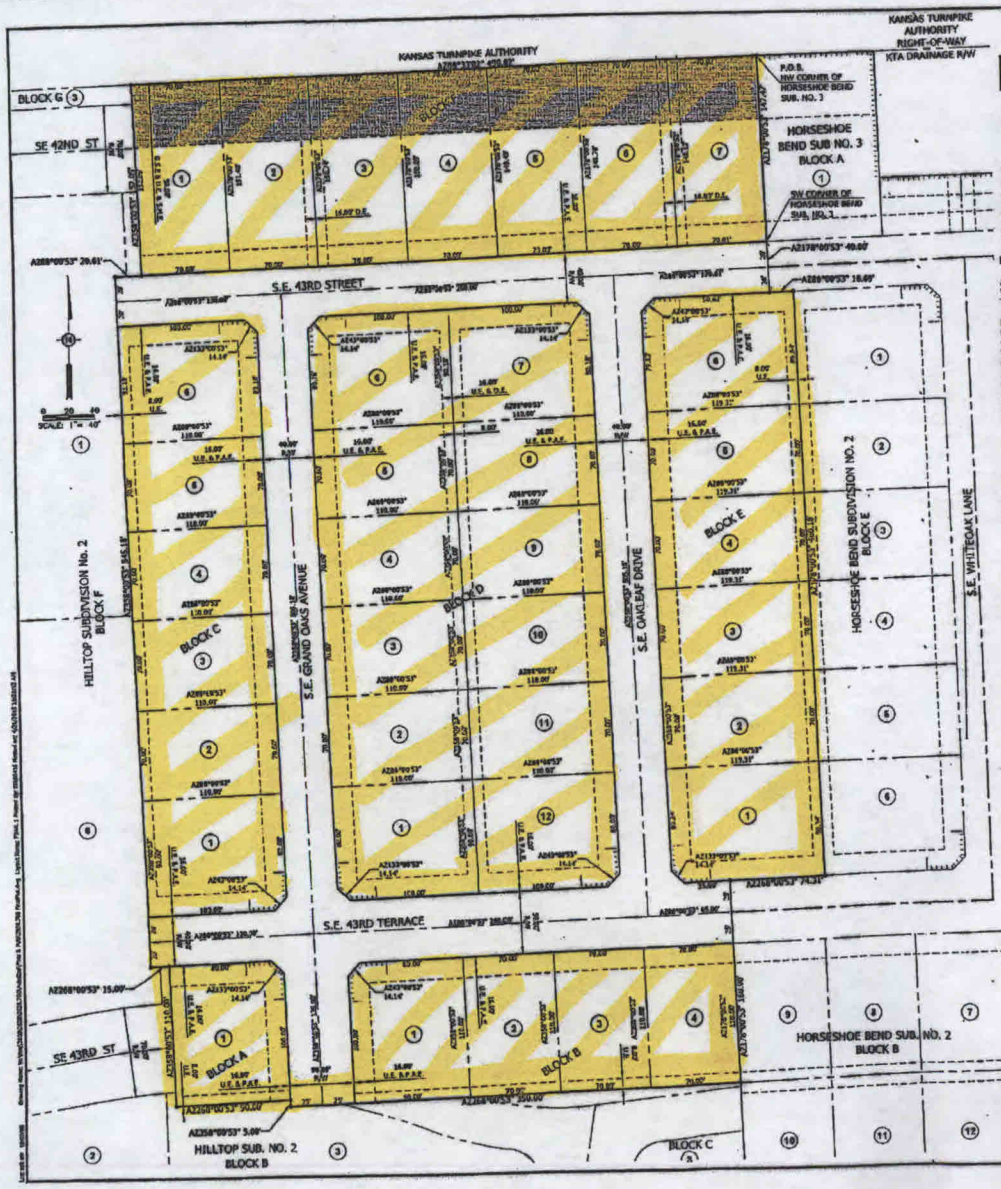
A FINAL PLAT FOR : 3203

HORSESHOE BEND SUBDIVISION No. 4

A REPLAT OF A PORTION OF LOT 3, BLOCK B; A PORTION OF LOTS 1, 2, AND 4-6, BLOCK F; A PORTION OF LOT 3, BLOCK G; A PORTION OF THE RIGHTS OF WAY OF S.E. 42ND STREET AND S.E. 43RD STREET; ALL IN HILLTOP SUBDIVISION NO. 2, CITY OF TOPEKA, SHAWNEE COUNTY, KANSAS

BOOK: 52
PAGE: 98
DATE: 4-28-15
TIME: 3:28:08 P.M.

2015R06864



LEGAL DESCRIPTION:

A REPLAT OF A PORTION OF LOT 3, BLOCK B; A PORTION OF LOTS 1, 2, AND 4-6, BLOCK F; A PORTION OF LOT 3, BLOCK G; AND A PORTION OF THE RIGHTS OF WAY OF S.E. 42ND STREET AND S.E. 43RD STREET, ALL IN HILLTOP SUBDIVISION NO. 2, ACCORDING TO THE RECORDED PLAT THEREOF, IN THE CITY OF TOPEKA, SHAWNEE COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF HORSESHOE BEND SUBDIVISION NO. 3, ACCORDING TO THE RECORDED PLAT THEREOF; THENCE ON AN ASSUMED NORTH AZIMUTH OF 178 DEGREES 00 MINUTES 53 SECONDS, 147.47 FEET ALONG THE WEST LINE OF SAID HORSESHOE BEND SUBDIVISION NO. 3; THENCE CONTINUING ON AZIMUTH 178 DEGREES 00 MINUTES 53 SECONDS, 40.00 FEET ALONG THE WEST LINE OF HORSESHOE BEND SUBDIVISION NO. 2 , ACCORDING TO THE RECORDED PLAT THEREOF; THENCE ON AZIMUTH 88 DEGREES 00 MINUTES 53 SECONDS, 18.00 FEET ALONG SAID WEST LINE; THENCE ON AZIMUTH 178 DEGREES 00 MINUTES 53 SECONDS, 460.18 FEET ALONG SAID WEST LINE; THENCE ON AZIMUTH 268 DEGREES 00 MINUTES 53 SECONDS, 74.31 FEET ALONG SAID WEST LINE; THENCE ON AZIMUTH 178 DEGREES 00 MINUTES 53 SECONDS, 168.00 FEET ALONG SAID WEST LINE; THENCE ON AZIMUTH 268 DEGREES 00 MINUTES 53 SECONDS, 350.00 FEET; THENCE ON AZIMUTH 358 DEGREES 00 MINUTES 53 SECONDS, 5.00 FEET; THENCE ON AZIMUTH 268 DEGREES 00 MINUTES 53 SECONDS, 98.00 FEET; THENCE ON AZIMUTH 358 DEGREES 00 MINUTES 53 SECONDS, 118.00 FEET; THENCE ON AZIMUTH 268 DEGREES 00 MINUTES 53 SECONDS, 15.00 FEET; THENCE ON AZIMUTH 358 DEGREES 00 MINUTES 53 SECONDS, 545.18 FEET; THENCE ON AZIMUTH 88 DEGREES 00 MINUTES 53 SECONDS, 20.61 FEET; THENCE ON AZIMUTH 358 DEGREES 00 MINUTES 53 SECONDS, 152.05 FEET TO THE NORTHLINE OF SAID HILLTOP SUBDIVISION NO. 2; THENCE ON AZIMUTH 88 DEGREES 33 MINUTES 52 SECONDS, 499.02 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT CONTAINS 9.37 ACRES, MORE OR LESS.

SURVEYOR CERTIFICATE:

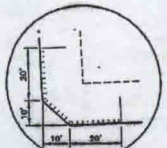
I HEREBY CERTIFY THE DETAILS OF THIS PLAT TO BE CORRECT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT ALL BOUNDARY CORNERS OF THIS SUBDIVISION HAVE BEEN MONUMENTED, ACCORDING TO KANSAS STATE STATUTE, THIS 13th DAY OF FEBRUARY, 2014.

ROBERT J. BORSICK, LS #1180
BARTLETT & WEST, INC.

REVIEWED BY THE COUNTY SURVEYOR THIS 3rd DAY OF April, 20 15, IN ACCORDANCE WITH KSA CHAPTER 58, ARTICLE 28.

DEBORAH J. THOMAS - LS # 1481
COUNTY SURVEYOR

P1013
Horseshoe Bend Subdivision No 4
MINOR PLAT
RECORDED



DETAIL FOR TYPICAL ACCESS CONTROL AT CORNER LOTS

LEGEND

	BOUNDARY LINE
	LOT LINE
	RIGHT-OF-WAY LINE
	CENTER LINE
	EASEMENT LINE
	RESTRICTED ACCESS
	NO INGRESS / NO EGRESS
	GREEN SPACE EASEMENT
1	LOT NUMBER
A.E.	ACCESS EASEMENT
D.E.	DRAINAGE EASEMENT
FM	FORCE MAIN EASEMENT
G.S.E.	GREEN SPACE EASEMENT
KTA	KANSAS TURNPIKE AUTHORITY
(M)	MEASURED
P.A.E.	PEDESTRIAN ACCESS EASEMENT
P.O.B.	POINT OF BEGINNING
(R)	RECORDED
R/W	RIGHT-OF-WAY
SQ. FT.	SQUARE FOOTAGE
S.M.E.	STORMWATER MANAGEMENT EASEMENT
S.S.E.	SANITARY SEWER EASEMENT
U.E.	UTILITY EASEMENT
○	FOUND 5/8" IRON BAR CLS 34
•	SET 5/8" IRON BAR W/CAP STAMPED "BARTLETT&WEST CLS34"

LOT, BLOCK AND AREA

LOT	BLOCK	SQ. FT.	LOT	BLOCK	SQ. FT.
1	A	9,850	8	D	7,700
1	B	9,850	9	D	7,700
2	B	7,700	10	D	7,700
3	B	7,700	11	D	7,700
4	B	7,700	12	D	9,850
1	C	10,650	1	E	10,738
2	C	7,700	2	E	8,352
3	C	7,700	3	E	8,352
4	C	7,700	4	E	8,352
5	C	7,700	5	E	8,352
6	C	10,300	6	E	10,667
1	D	9,850	1	F	10,611
2	D	7,700	2	F	10,525
3	D	7,700	3	F	10,529
4	D	7,700	4	F	10,483
5	D	7,700	5	F	10,437
6	D	9,850	6	F	10,391
7	D	9,850	7	F	10,345

BARTLETT & WEST

FINAL PLAT
HORSESHOE BEND SUBDIVISION NO. 4
CITY OF TOPEKA
SHAWNEE COUNTY, KANSAS

DRAWN BY: JHB
APPROVED BY: SEL
DESIGN PROJ: 2008.700
SCALE: AS NOTED
DATE: JUNE 2014
DRAWING NO. P14/
SHEET NO. 1 of 1