

LEGAL DESCRIPTION

A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 12 SOUTH, RANGE 19 EAST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF YORKSHIRE DRIVE RIGHT-OF-WAY AND THE WEST LINE OF LOT ONE, IN COUNTRY CLUB NORTH NO. 3, AN ADDITION TO THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS; THENCE NORTH 90°00'00" WEST, ALONG SAID SOUTH RIGHT-OF-WAY LINE, 44-55 FEET; THENCE SOUTH 26°08'00 WEST, 550.00 FEET; THENCE SOUTH 90°00'00" WEST, 105.45 FEET; THENCE NORTH 00°00'00" EAST, 165.00 FEET; THENCE NORTH 90°00'00" EAST, 141.84 FEET; THENCE NORTH 26°08'00" EAST, 417.39 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF PRINCETON BOULEVARD; THENCE ALONG SAID SOUTH LINE, ON A 750.00 FOOT RADIUS CURVE TO THE LEFT WITH A 81.01 FOOT CHORD BEARING SOUTH 72°56'15" EAST, AN ARC DISTANCE OF 81.05 FEET TO THE NORTHWEST CORNER OF SAID LOT ONE; THENCE ALONG THE WEST LINE OF SAID LOT ONE, 24.70 FEET TO THE POINT OF BEGINNING. CONTAINS 0.957 ACRE, MORE OR LESS

DEDICATION

BE IT KNOWN TO ALL MEN THAT I (WE), THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVE HAD CAUSE FOR THE SAME TO BE SURVEYED AND PLATTED UNDER THE NAME OF "LCC ADDITION NO. 2" 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 THE CITY OF LAWRENCE 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" AND "DRAINAGE EASEMENT" OR "D/E".

LCC PUMP COMPANY, L.L.C., A KANSAS LIMITED LIABILITY CORPORATION  
by, LAWRENCE COUNTRY CLUB, A KANSAS CORPORATION

by DAVID JOHNSON, PRESIDENT

ACKNOWLEDGEMENT

STATE OF KANSAS  
COUNTY OF DOUGLAS

BE IT REMEMBERED THAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, CAME DAVID JOHNSON, PRESIDENT OF THE LAWRENCE COUNTRY CLUB WHO IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) 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.

NOTARY PUBLIC

MY COMMISSION EXPIRES

ENDORSEMENTS

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

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

CHAIRMAN  
TERRY RIORDAN

DATE

MAYOR  
DENNIS HIGHBERGER

DATE

CITY CLERK  
FRANK S. REEB

DATE

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

MICHAEL D. KELLY, P.L.S. #869 DATE  
DOUGLAS COUNTY SURVEYOR

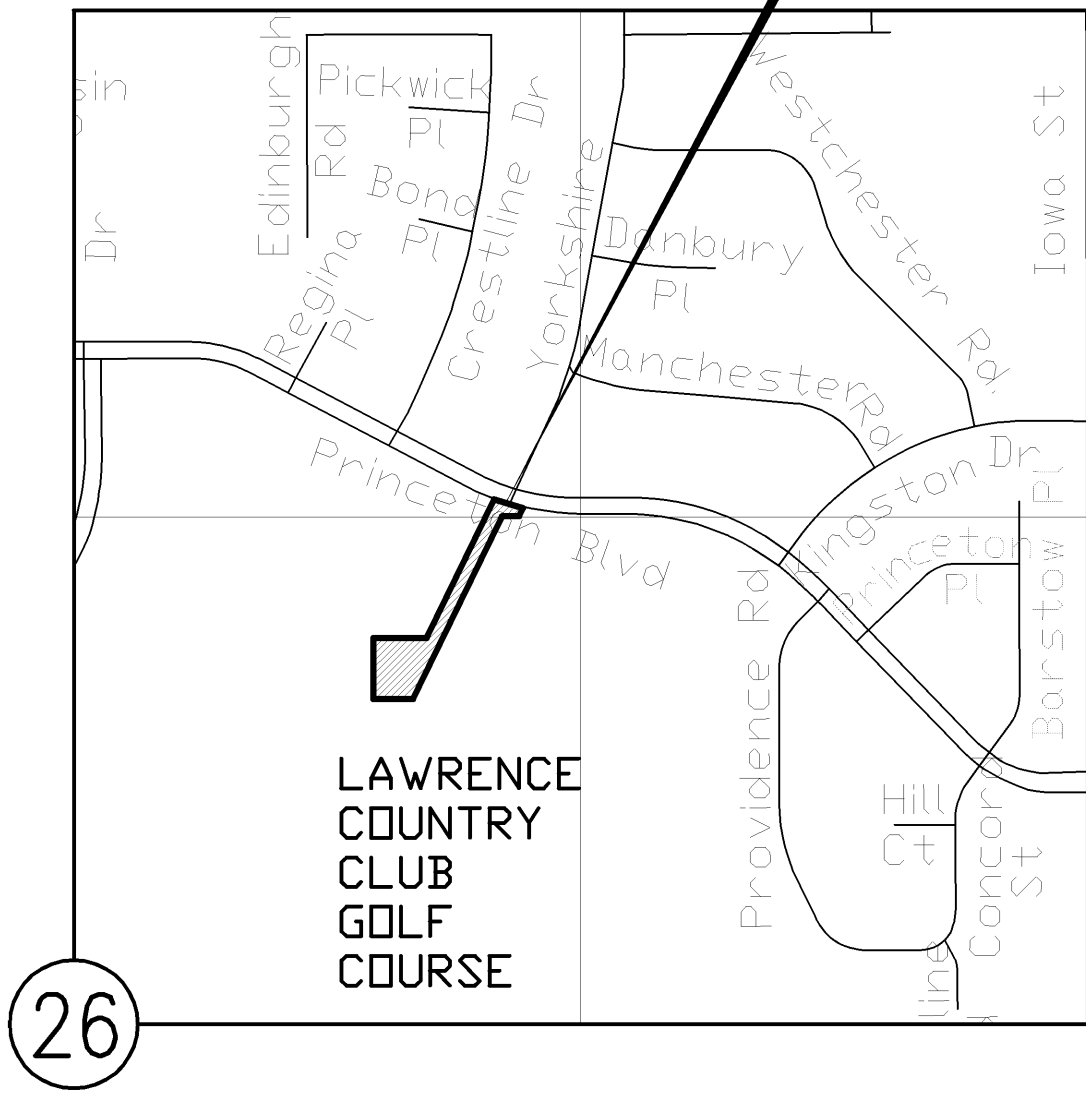
FILING RECORD

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 \_\_\_\_\_, 2005, AND IS DULY RECORDED AT \_\_\_\_\_ AM (PM), IN PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_.

REGISTER OF DEEDS  
KAY PESNELL

LCC ADDITION #2



LOCATION MAP

NE 1/4, SEC. 26-T12S-R19E  
SCALE: 1" = 500'

NOTES

STREET TREES SHALL BE PROVIDED IN ACCORDANCE WITH THE MASTER STREET TREE PLAN FILED WITH THE REGISTER OF DEEDS. BOOK \_\_\_\_\_, PAGE \_\_\_\_\_.

THE CITY IS HEREBY GRANTED A TEMPORARY RIGHT OF ENTRY TO PLANT THE REQUIRED STREET TREES PURSUANT TO CHAPTER 21, ARTICLE 7, SECTION 21-708a OF THE CITY SUBDIVISION REGULATIONS.

BASIS OF BEARINGS FOR THIS PLAT IS THE FINAL PLAT OF COUNTRY CLUB NORTH NO. 3

ERROR OF CLOSURE = 1 : 1,529,980,000

NO RESIDENTIAL CONSTRUCTION SHALL BE ALLOWED FOR LCC ADDITION NO. 2.

MONUMENTATION

- 1/2" X 24" BAR W/CAP "PLS 610" SET
- 1/2" BAR FOUND (ORIGINAL LOT CORNER)

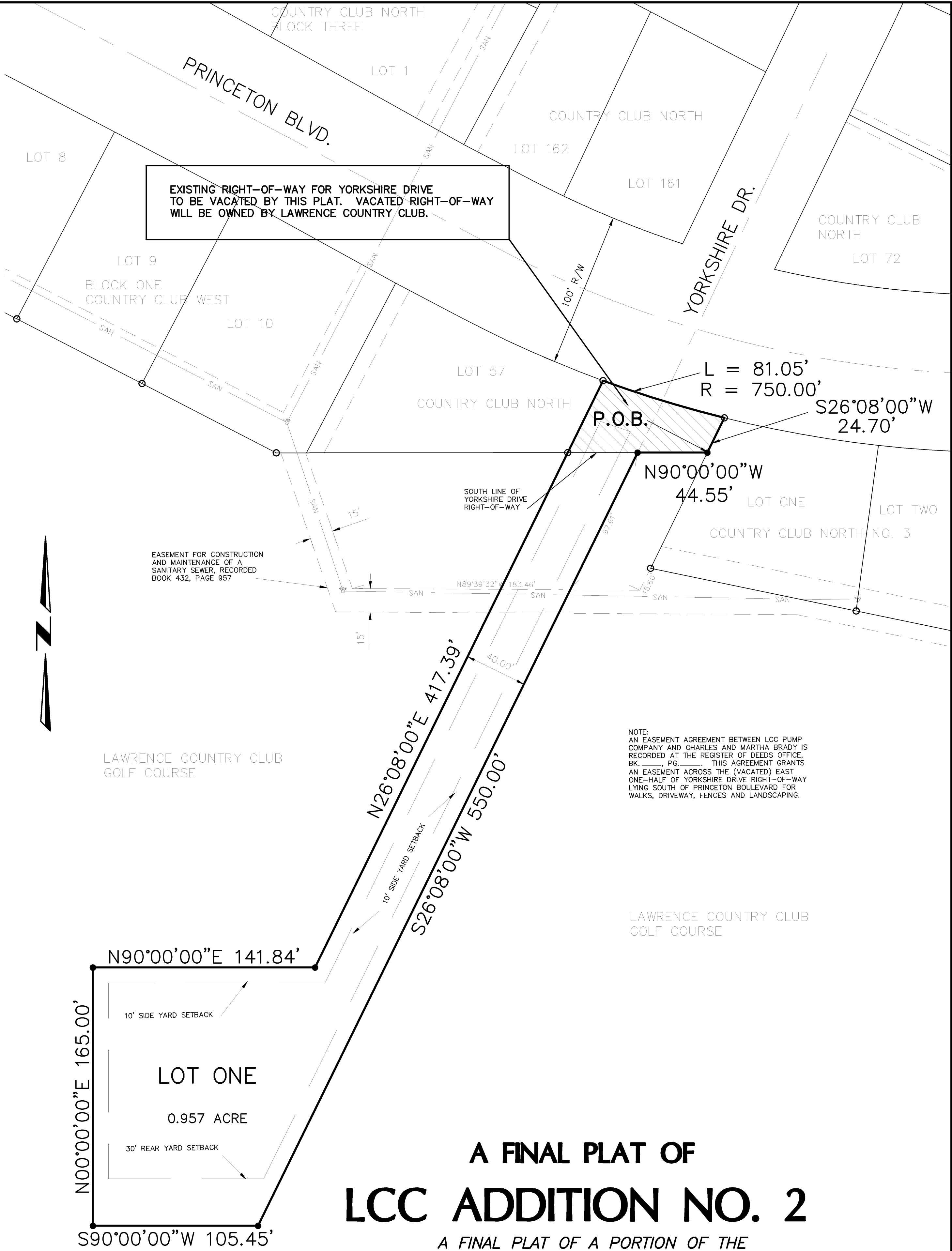
SCALE: 1" = 40'

CERTIFICATION

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 DIRECT SUPERVISION IN THE MONTH OF APRIL, 2005 AND THAT THE PLAT IS A CLOSED TRAVERSE.

JOHN E. SELK, P.E., P.L.S. #610  
1310 WAKARUSA DRIVE  
LAWRENCE, KANSAS 66049  
(785) 843-7530

PLAT PREPARED JUNE, 2005



A FINAL PLAT OF  
LCC ADDITION NO. 2

A FINAL PLAT OF A PORTION OF THE  
LAWRENCE COUNTRY CLUB GOLF COURSE  
AND THE RIGHT-OF-WAY  
FOR YORKSHIRE DRIVE SOUTH  
OF PRINCETON BOULEVARD  
IN THE CITY OF  
LAWRENCE, KANSAS

NE 1/4, SEC. 26-T12S-R19E