FINAL PLAT

SAND CREEK STATION 3RD

AN ADDITION TO NEWTON, HARVEY COUNTY, KANSAS

A REPLAT OF ALL OF LOTS 1, 2, 3, AND 4, BLOCK A, AND ALL OF LOTS 16, 17, AND 18, BLOCK B, SAND CREEK STATION, AN ADDITION TO NEWTON, HARVEY COUNTY, KANSAS

DESCRIPTION:
A replat of all of Lots 1, 2, 3, and 4, Block A, and all of Lots 16, 17, and 18, Block B, Sand Creek Station, an Addition to Newton, Harvey County, Kansas.

SURVEYOR'S CERTIFICATE:
I hereby certify this plat to be a true, correct, and complete representation of the property described hereon, and that the Block and Subdivision corners have been established and marked with permanent monuments as shown, as surveyed under my supervision, this 9th day of January, 2019.

Existing public easements, dedications, building setback lines, and access controls, if any, being vacated by virtue of K.S.A. 12-512(b), as amended.

All being situated in the NE1/4 of Sec. 30, Twp. 23-S, R-1-E of the 6th P.M., Harvey County, Kansas.

Baughman Company, P.A.

Michael G. Correy 1-10-2019, Surveyor
Michael G. Correy, L.S. #971

EASEMENTS:
Easements shown by dashed lines on the plat are hereby dedicated for public use and may be employed as a covenant running with the land for the purpose of installing, repairing, reinstalling, replacing, and maintaining sanitary sewers, storm water sewers, water lines, gas lines, electric lines and poles, telephone lines and poles, and other forms and types of public utilities now or hereafter generally utilized by the public.

STREETS:
Streets shown on this plat and not heretofore dedicated to the public use are hereby so dedicated.

BUILDING LINES:
Building lines or setback lines are hereby established as shown on this plat and no building or portion thereof shall be built or constructed between this line and the street line.

ACCESS CONTROLS:
All abutters rights of access shall be as depicted on the face of the plat and are hereby granted to the appropriate governing body. The permitted opening locations shall be as determined by the Engineer for the appropriate governing body.

SCREENING WALL EASEMENTS:
Screening wall easements as shown on the face of the plat are hereby dedicated for use by the Developer and/or Homeowners Association and may be employed as a covenant running with the land for the purposes of installing, repairing, and replacing a screening wall. Public utility main lines and service lines shall be allowed to cross the screening wall easements. Should the Developer and/or the Homeowners Association neglect to construct, maintain, repair or replace any such screening walls, the City of Newton may elect to assume any or all such responsibilities and shall be entitled to assess the costs thereof against the Homeowners Association and/or the residential properties within the addition.

MORTGAGE CERTIFICATE

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "SAND CREEK STATION 3RD", an Addition to Newton, Harvey County, Kansas.

First Bank of Newton

Ray A. Penner, President (Title)

State of Kansas)
~~Harvey~~ County) SS
The foregoing instrument acknowledged before me this 17th day of January, 2019, by Ray Penner, President (Title) of First Bank of Newton, on behalf of the bank.

Donald Sauerwein, Notary Public

My App't. Exp. 10-22-20

10-22-20

OWNERS CERTIFICATION AND DEDICATION

State of Kansas)
County of Harvey) SS
The undersigned, Members of NAT Development, LLC, a Kansas limited liability company, do hereby certify that they are the owners of the property described hereon and have subdivided the same into Lots and Blocks, in the manner shown on the accompanying plat, and hereby make the above-recited dedications. Said subdivision shall be known as "SAND CREEK STATION 3RD", an Addition to Newton, Harvey County, Kansas.

OWNER: NAT Development, LLC,
a Kansas limited liability company

Date signed: 1/17/19

SLN Enterprises, LLC,
a Kansas limited liability company, Member

A. Sidney Nattier, Member
A. Sidney Nattier

Lois A. Nattier, Member
Lois A. Nattier

Date signed: 1/17/19

DKN Properties, LLC,
a Kansas limited liability company, Member

Darin L. Nattier, Member
Darin L. Nattier

Kathryn C. Nattier, Member
Kathryn C. Nattier

Date signed: 1/17/19

BDN Properties, LLC,
a Kansas limited liability company, Member

Robert D. Nattier, Member
Robert D. Nattier

Donna L. Nattier, Member
Donna L. Nattier

NOTARY CERTIFICATE
State of Kansas)
~~Harvey~~ County) SS
The foregoing instrument acknowledged before me, this 17th day of January, 2019, by A. Sidney Nattier and Lois A. Nattier, Members of SLN Enterprises, LLC, a Kansas limited liability company, as Member of NAT Development, LLC, a Kansas limited liability company, on behalf of the limited liability company.

Dawn F. Schmidt, Notary Public
DAWN F. SCHMIDT

My App't. Exp. 11-2-19

11-2-19

NOTARY CERTIFICATE
State of Kansas)
~~Harvey~~ County) SS
The foregoing instrument acknowledged before me, this 17th day of January, 2019, by Darin L. Nattier and Kathryn C. Nattier, Members of DKN Properties, LLC, a Kansas limited liability company, as Member of NAT Development, LLC, a Kansas limited liability company, on behalf of the limited liability company.

Donald Sauerwein, Notary Public
Donald Sauerwein

My App't. Exp. 10-22-20

10-22-20

NOTARY CERTIFICATE
State of Kansas)
~~Harvey~~ County) SS
The foregoing instrument acknowledged before me, this 17th day of January, 2019, by Robert D. Nattier and Donna L. Nattier, Members of BDN Properties, LLC, a Kansas limited liability company, as Member of NAT Development, LLC, a Kansas limited liability company, on behalf of the limited liability company.

Donald Sauerwein, Notary Public

My App't. Exp. 10-22-20

10-22-20

COUNTY SURVEYORS CERTIFICATE
State of Kansas)
County of Harvey) SS
I hereby certify that I have reviewed the surveyed plat and certify said plat to be in compliance with the requirements of K.S.A. 58-2005.

Registered Land Surveyor

895
License No.

PLANNING AGENCY CERTIFICATE
This plat of "SAND CREEK STATION 3RD", an Addition to Newton, Harvey County, Kansas has been submitted to and approved by the Newton-North Newton Area Planning Commission and is hereby transmitted to the governing body of the City of Newton, Kansas.

Dated this 17th day of January, 2019.

Carl Harris, Chairman
Carl Harris

Ryan M. Sellers, Secretary
Ryan M. Sellers

GOVERNING BODY CERTIFICATE
This plat approved and all dedications shown hereon accepted by the governing body of the City of Newton, Kansas, this 17th day of January 2019.

Kathy Valentine, Mayor
Kathy Valentine

Attest: Denise Querksen, City Clerk
Denise Querksen, CMC

ATTORNEYS CERTIFICATE
State of Kansas)
County of Harvey) SS
This plat of "SAND CREEK STATION 3RD", an Addition to Newton, Harvey County, Kansas has been submitted to me and the same is hereby approved on this 17th day of January, 2019.

Christopher Towle, City Attorney
Christopher Towle

ENGINEERS CERTIFICATE
State of Kansas)
County of Harvey) SS
This Plat of "SAND CREEK STATION 3RD", an Addition to Newton, Harvey County, Kansas has been submitted to me and the same is hereby approved on this 17th day of January, 2019.

Suzanne C. S. Loomis, P.E., City Engineer
Suzanne C. S. Loomis, P.E.

TRANSFER RECORD
Entered on transfer record this 18th day of January, 2019.

Rick Piepho, County Clerk
Rick Piepho

REGISTER OF DEEDS
State of Kansas)
County of Harvey) SS
This is to certify that this plat has been filed for record in the office of the Register of Deeds, this 18 day of January, 2019 at 10:32 o'clock A.M. and is duly recorded in Misc 63 - 881-882.

Margaret A. Hermstein, Register of Deeds
Margaret A. Hermstein

Simone Juarez-Llamas, Deputy Register of Deeds

Baughman Company, P.A.
315 Elm St. Wichita, KS 67211 P 316.262.2221 F 316.262.0540
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE

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