

CORINTH HILLS

PART OF BLOCKS - 15 & 16

This is a subdivision of part of the N.E. 1/4 of Section 28, Township 12, Range 25, in the City of Prairie Village, Johnson County, Kansas, more particularly described as follows: Beginning at a point on the North line of said N.E. 1/4, said point being 503.00 feet East of the NW corner of said 1/4 section, measured along the North line thereof; thence East along said North line a distance of 325.00 feet, thence South along a line that deflects to the right 90° 17' 47" from the last described course, a distance of 643.70 feet; thence Southeasterly along a line that deflects to the left 7° 00' 08" from the last described course, a distance of 181.32 feet; thence continuing Southeasterly along a line that deflects to the left 10° 29' 52" from the last described course, a distance of 292.15 feet; thence continuing Southeasterly along a line that deflects to the right 6° 00' 41" from the last described course, a distance of 310.98 feet; thence continuing Southeasterly along a line that deflects to the right 8° 13' 44" from the last described course a distance of 311.21 feet; thence Southwesterly along a line that deflects to the right 8° 15' 30" from the last described course a distance of 241.32 feet, thence West along a line that deflects to the right 84° 46' 47" from the last described course, a distance of 331.37 feet, thence Northeasterly along a line that deflects to the right 95° 13' 13" from the last described course, a distance of 238.36 feet; thence Northwesterly along a line that deflects to the left 8° 30' 51" from the last described course, a distance of 293.93 feet; thence continuing Northwesterly along a line that deflects to the left 8° 43' 34" from the last described course, a distance of 279.70 feet; thence continuing Northwesterly along a line that deflects to the left 5° 15' 35" from the last described course, a distance of 288.60 feet; thence continuing Northwesterly along a line that deflects to the right 11° 30' 41" from the last described course, a distance of 180.73 feet; thence Northerly along a line that deflects to the right 5° 59' 19" from the last described course, a distance of 698.60 feet to the point of beginning.

The undersigned proprietor of the above described tract of land has caused the same to be subdivided in the manner shown on the accompanying plat, which subdivision and plat shall hereafter be known as "CORINTH HILLS".

The streets shown on this plat and not heretofore dedicated to public use as thoroughfares are hereby so dedicated subject to the right hereby reserved to J.C. Nichols Company and its successors and assigns for the laying and maintaining of conduits, water, gas and sewer mains under and along said roadways. J.C. Nichols Company does hereby reserve to itself the right to locate, construct, maintain and use, or authorize the location, construction, maintenance and use of conduits for any and all purposes, water, gas, and sewer mains, poles and wires, or all or any of them, over, under or along the strips of land marked "right-of-way", "RIW", "utility easement", or "ULE" as shown on said plat, provided, however, that any municipality in which this land is located is hereby authorized to grant permits to any public utility to use any part of those easements designated hereon as "utility easements" or "ULE", and the rights to the use thereof shall be fully vested whenever and as long as they are so used; provided further, however, that J.C. Nichols Company shall have the right to designate that portion thereof to be used by each such public utility. Where rights-of-way and or utility easements are designated for use for a particular purpose the use thereof shall be limited to that purpose only.

The undersigned proprietor of the above described land does hereby consent and agree that the Governing Body shall have the power to release such land proposed to be dedicated for streets and roads, or parts thereof, for public use from the lien and effect of any special sewer assessment, and that the amount of the unpaid special assessments on such land dedicated shall become and remain a lien on the remainder of this land fronting or abutting on such dedicated road or street.

In testimony whereof the J.C. Nichols Company has, by authority of its Board of Directors, caused these presents to be signed by its Vice President and its corporate seal to be hereunto affixed this 13th day of July, 1961.

J.C. NICHOLS COMPANY
John J. Ruddy Vice President

State of Missouri
County of Jackson S.S.

Be it remembered that on this 13th day of July, 1961, before me a Notary Public in and for the County and State aforesaid came John J. Ruddy, Vice President of J.C. Nichols Company, a corporation duly organized, incorporated and existing under and by virtue of the laws of Missouri, who is personally known to me to be such officer, and who is personally known to me to be the same person who executed as such officer, the within instrument of writing on behalf of said corporation, and such person duly acknowledged the execution of the same to be the free act and deed of said corporation, J.C. Nichols Company.

In witness whereof I have hereunto set my hand and affixed my official seal at my office in said County and State the day and year last above written

My Commission expires Apr. 14th 1963

Notary Public in and for said County & State
Marion B. Fryer

I hereby certify the details on this plat to be correct this 13th day of July, 1961.

Charles W. Mitchell
Professional Engineer Kan. No. 1600

* NOTE =
• Indicates location where permanent markers will be set after construction of street improvements and utilities.

Approved by the City Council of the
City of Prairie Village, Kansas,
this 13th day of July, 1961.

John J. Ruddy
City Clerk

Approved by the City Attorney of
the City of Prairie Village, Kansas,
this 5th day of July, 1961.

James A. George
City Attorney

Approved by the City Planning Commission
of the City of Prairie Village, Kansas,
this 8th day of August, 1961.

Charles W. Mitchell
City Chairman

John J. Ruddy
Secretary

PLAT
Made computations and prepared plat
Paul H. Clattubreck Date 7-13-61
Surveyor

DEVELOPER
J.C. Nichols Company
310 Ward Parkway
Kansas City, Missouri

STATE OF KANSAS, Johnson Co., 1961
This instrument was filed for record on the
10 SEP 1961 AM 8:50
and duly recorded in Book 24
of Plat
page 11
Marguerite H. Klemm
Register of Deeds