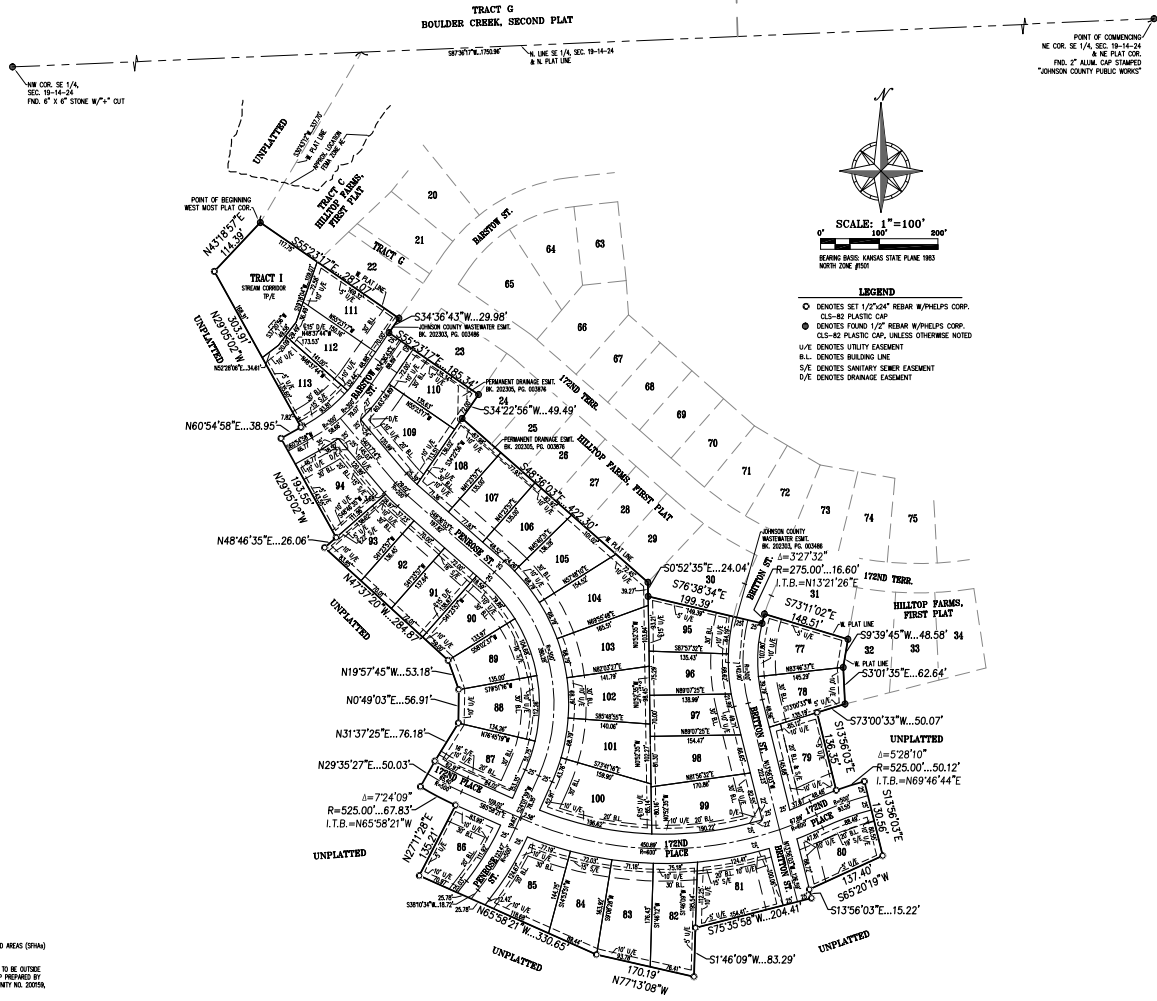


FINAL PLAT OF
HILLTOP FARMS, SECOND PLAT
 A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 14
 SOUTH, RANGE 24 EAST, IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS

PARCEL	AREA (SQ. FT.)	AREA (AC.)
77	19172.26	0.437
78	16576.37	0.379
79	11823.77	0.274
80	11446.63	0.264
81	14271.80	0.328
82	13892.37	0.318
83	13886.35	0.318
84	12326.15	0.280
85	13348.24	0.308
86	10866.65	0.249
87	12020.20	0.277
88	11525.23	0.264
89	10728.29	0.246
90	10826.34	0.248
91	9954.54	0.228
92	9931.11	0.227
93	10217.43	0.234
94	13023.47	0.299
95	10999.13	0.252
96	9761.68	0.224
97	10246.63	0.233
98	12327.58	0.283
99	19546.99	0.450
100	16797.04	0.386
101	12506.73	0.287
102	11624.97	0.269
103	10975.00	0.250
104	14081.27	0.324
105	12056.43	0.278
106	10519.97	0.241
107	10521.07	0.241
108	10755.25	0.246
109	13283.34	0.304
110	9754.92	0.223
111	11817.77	0.267
112	10471.80	0.239
113	10795.04	0.247
PLAT 2	582859.08	13.306
ROW	121092.72	2.779
TRACT 1	22316.35	0.514



LEGAL DESCRIPTION
 This description was prepared by Phelps Engineering, Inc., KS CLS-82 on July 25, 2025, for Project No. 240442. All that part of the Southeast Quarter of Section 19, Township 14 South, Range 24 East, in the City of Olathe, Johnson County, Kansas, being more particularly described as follows:

Commencing at the Northeast corner of the Southeast Quarter of said Section 19, said point also being the Northeast plat corner of HILLTOP FARMS, FIRST PLAT; a distorted subdivision of land in the City of Olathe, Johnson County, Kansas, thence S 87°32'17" W, along the North line of the Southeast Quarter of said Section 19 and the North plat line of said HILLTOP FARMS, FIRST PLAT, a distance of 1700.98 feet to the Northwest plat corner of said HILLTOP FARMS, FIRST PLAT; thence S 37°42'52" W, along the West plat line of said HILLTOP FARMS, FIRST PLAT, a distance of 337.70 feet to the West most plat corner of said HILLTOP FARMS, FIRST PLAT, said point also being the point of Beginning; thence along the Westerly plat line of said HILLTOP FARMS, FIRST PLAT, for the following elements (1) a distance of 55°23'21" E, a distance of 287.07 feet; thence S 34°36'43" W, a distance of 29.98 feet; thence S 55°23'21" E, a distance of 185.34 feet; thence S 34°22'56" W, a distance of 49.49 feet; thence S 48°38'03" E, a distance of 422.30 feet; thence S 0°52'35" E, a distance of 24.04 feet; thence S 76°58'34" E, a distance of 119.39 feet; thence Northerly on a curve to the right, said curve having an initial tangent bearing of N 13°21'29" E and a radius of 275.00 feet, an arc distance of 16.60 feet; thence S 73°11'02" E, a distance of 148.51 feet; thence S 9°39'45" W, a distance of 48.58 feet; thence S 9°01'35" E, a distance of 62.81 feet; thence S 70°53'57" W, a distance of 60.57 feet; thence S 13°56'03" E, a distance of 626.35 feet; thence Easterly on a curve to the right, said curve having an initial tangent bearing of N 89°46'44" E and a radius of 525.00 feet, an arc distance of 50.12 feet; thence S 62°03'28" E, a distance of 250.67 feet; thence S 65°28'21" W and a radius of 625.00 feet, an arc distance of 67.83 feet; thence N 29°30'27" E, a distance of 50.03 feet; thence N 31°37'23" E, a distance of 76.18 feet; thence N 0°49'03" E, a distance of 56.91 feet; thence N 19°57'45" W, a distance of 53.18 feet; thence N 47°37'07" W, a distance of 284.87 feet; thence N 48°48'58" E, a distance of 26.08 feet; thence N 29°05'00" W, a distance of 193.55 feet; thence N 60°54'58" E, a distance of 38.95 feet; thence N 29°05'28" E, a distance of 303.91 feet; thence N 43°18'57" E, a distance of 114.39 feet to the Point of Beginning, containing 13,306.98 acres, more or less, unsplit land.

The undersigned proprietors of the above described tract of land have caused the same to be subdivided in the manner shown on the accompanying plat, which subdivision and plat shall hereafter be known as "HILLTOP FARMS, SECOND PLAT".

The undersigned proprietors of the above described tract on this plat do hereby dedicate for public use and public ways and thoroughfares, all parcels and parts of land indicated on this plat as streets, terraces, paths, roads, drives, lanes, parkways, avenues and alleys not heretofore dedicated. Where prior easement rights have been granted to any person, utility or corporation on said parts of the land so dedicated, and any poles, lines, pipes and wires, conduits, ducts or cables heretofore installed thereon and therein are required to be relocated, in accordance with proposed improvements as now set forth, the undersigned proprietors hereby observe and agree to indemnify the City of Olathe, Johnson County, Kansas, from any expense incident to the relocation of any such existing utility installations within said prior easements.

An easement or license to enter upon, locate, construct, use and maintain or authorize the location, construction or maintenance and use of conduits, surface drainage facilities, and similar facilities, upon, over, and under these areas outlined and designated on this plat as "Drainage Easement" or "D/E" is hereby granted to the City of Olathe, Kansas.

An easement to lay, construct, maintain, alter, repair, replace and operate one or more sewer lines and all appurtenances convenient for the collection of sanitary sewage, together with the right of ingress and egress, over and through those areas designated on "Sanitary Sewer Easement" or "S/S" on this plat, together with the right of ingress and egress over and through adjoining land as may be reasonably necessary to access said easement and is hereby dedicated to Johnson County, Kansas, for the use and benefit of the City of Olathe, Kansas. Alteration of land contours will be permitted only with the express written approval of JCW. Any planting of improvements or planting of trees on said permanent right-of-way will be done at the risk of subsequent damage thereto without compensation therefor.

An easement or license is hereby granted to the City of Olathe, Johnson County, Kansas, to locate, construct, maintain or authorize the location, construction or maintenance and use of conduits, water, gas, pipes, poles, wires, surface drainage facilities, ducts cables, etc., upon, over and under those areas outlined herein and designated on this plat as "U/E" or "Utility Easement".

An easement or license is hereby dedicated to the City of Olathe to enter upon, over and across those areas outlined and designated on this plat as "Tree Preservation Easement" or "T/P/E". Trees shall not be removed from a tree preservation easement without the City of Olathe's permission, unless such trees are dead, diseased or pose a threat to the public or adjacent property. The developer and/or the homes association shall be responsible for the maintenance of the tree preservation easement, including but not limited to the removal of dead or diseased trees or trees posing a threat to the public or adjacent property. No structure will encroach within/over a tree preservation easement.

Notice: This plat includes Stormwater Treatment Facilities, as defined and regulated in the Olathe Municipal Code. Restrictions on the use or alteration of the said Facilities may apply. This property is also subject to the obligations and requirements of the Stormwater Treatment Facility Maintenance Agreement approved by the City.

Stream Corridor Notice: This property is located within or contains a Stream Corridor, as defined and regulated in the City of Olathe, Kansas, Municipal Code. Restrictions on the use or alteration of land within the Stream Corridor may apply. This property is also subject to the obligations and requirements of the Stream Corridor Maintenance Agreement (Bk. 202026, Pp. 003875) approved by the City.

Tract "1" shall be owned and maintained by Hilltop Farms Home Association. Said tract is intended to be used for stormwater treatment, open space, homeowner amenities, landscaping, monuments, trails and private open space.

CONSENT TO LEVY
 The undersigned proprietors of the above described land hereby agree and consent that the Board of County Commissioners of Johnson County, Kansas, and the City of Olathe, Johnson County, Kansas, shall have the power to release such land proposed to be dedicated for public ways and thoroughfares, or parts thereof, for public use, from the lien and effect of any special assessment, and that the amount of unpaid special assessments on such land so dedicated, shall become and remain a lien on the remainder of the land tracting or abutting on such dedicated public way or thoroughfare.

IN TESTIMONY WHEREOF, Inspired Homes, LLC, has caused this instrument to be executed on this _____ day of _____, 20____.

By: _____
 Raynard Brown, President

STATE OF KANSAS)
) SS
 COUNTY OF JOHNSON)

BE IT REMEMBERED that on this _____ day of _____, 20____, before me, the undersigned, a Notary Public in and for said County and State, came Raynard Brown, President of Inspired Homes, LLC, who is personally known to me to be the same person who executed, as such officer, the within instrument on behalf of said partnership, and such person duly acknowledged the execution of the same to be the act and deed of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Notary Public: _____ My Appointment Expires: _____

Print Name: _____

APPROVALS
 Approved by the Planning Commission of the City of Olathe, Johnson County, Kansas, this _____ day of _____, 2022.

Chairman: Wayne Janner

Approved by the Governing Body of the City of Olathe, Kansas, this _____ day of _____, 2022.

Mayer: John W. Bacon City Clerk: Brenda Swearingin

Attest: _____

Notary Seal: SCOTT G. CRISMAN, Notary Public, State of Kansas, Commission Expires 07/25/2028

I, SCOTT G. CRISMAN, HEREBY CERTIFY THAT IN JULY 2025, I OR SOMEONE UNDER MY SUPERVISION HAVE MADE A VISUAL CHECK OF THE ABOVE DESCRIBED TRACT OF LAND AND THE RESULTS OF SAID SURVEY ARE CORRECTLY REPRESENTED ON THIS PLAT.

FLOOD NOTE:
 A PORTION OF THIS PROPERTY LIES WITHIN ZONE AE, DEFINED AS SPECIAL FLOOD HAZARD AREAS (SFHA) SUBJECT TO FLOODING BY THE MISSOURI RIVER. CONTACT FIRM:
 THE BOUNDARIES OF THE PROPERTY LIES WITHIN ZONE AE, DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 100-YEAR ANNUAL CHANCE FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP PREPARED BY THE FLOOD INSURANCE RATE BOARD FOR JOHNSON COUNTY, KANSAS, COMMUNITY NO. 20259A, MAP NO. 000200040C, AND DATED AUGUST 3, 2006.

NOTE:
 1. EXTERIOR GROUND-MOUNTED OR BUILDING MOUNTED EQUIPMENT INCLUDING, BUT NOT LIMITED TO, MECHANICAL EQUIPMENT, UTILITIES METER BANKS AND COILERS WILL NOT BE SITED FROM PUBLIC VIEW WITH 3'-0" SCREENS UNLESS SUCH SCREENS ARE ARCHITECTURALLY COMPATIBLE WITH THE BUILDING ARCHITECTURE.
 2. ALL NEW WIRING AND CABLES MUST BE PLACED UNDERGROUND.
 3. ALL ABOVE GROUND ELECTRICAL AND/OR TELEPHONE CABLES MUST BE PLACED WITHIN THE INTERIOR SIDE OF NEAR BUILDING STRUCTURE WALLS.