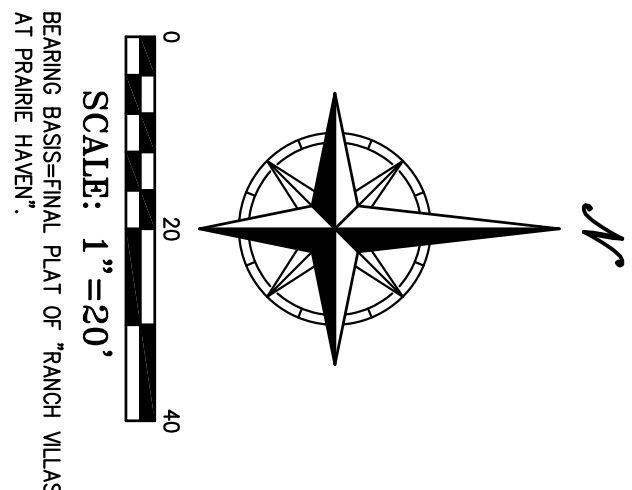


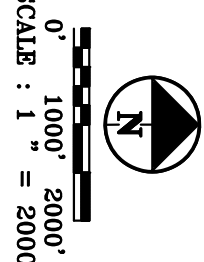
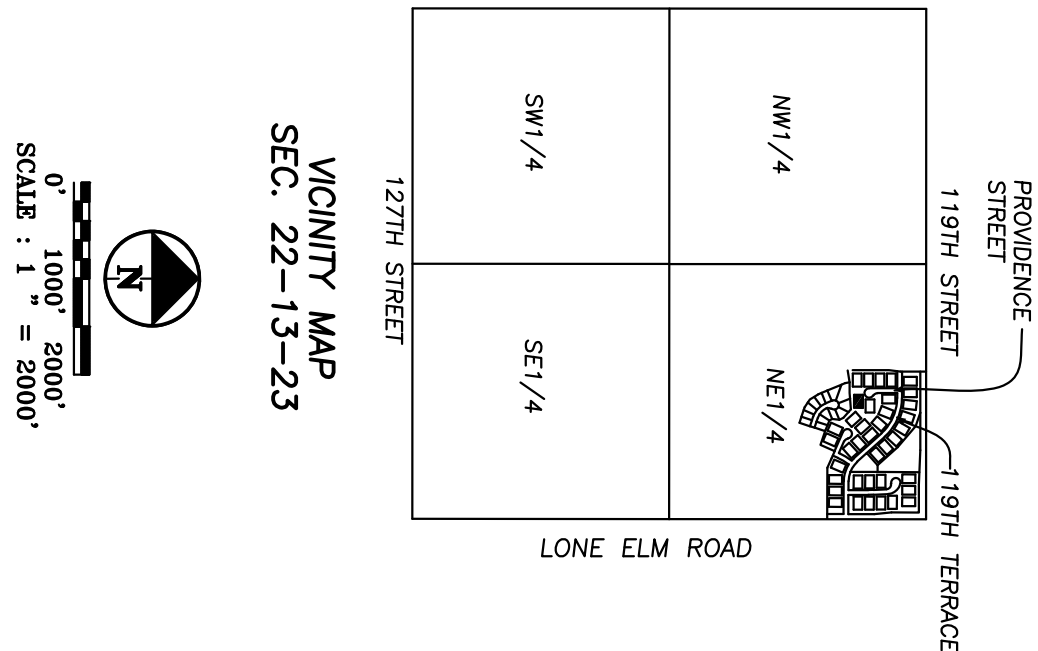
FINAL PLAT OF
RANCH VILLAS AT PRAIRIE HAVEN,
LOT 23

A RESURVEY AND REPLAT OF LOT 23, RANCH VILLAS AT PRAIRIE HAVEN,
A SUBDIVISION OF LAND IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS



LOT AREAS			
PARCEL	AREA (S.F.)	AREA (AC.)	
23A	3070.23	0.0705	
23B	3103.79	0.0713	
23C	3116.93	0.0715	
23D	3066.05	0.0708	
PLAT BOUNDARY	12376.00	0.2841	

- LEGEND**
- DENOTES SET 1/2" X 24" REBAR W/PHELPS CORP. CS-82
 - PLASTIC CAP IN CONCRETE
 - DENOTES FOUND WALL FROM ORIGINAL CENTERLINE CONTROL POINTS
 - SET BY GREEN ENGINEERING SERVICES ON MARCH 14, 2022
 - BL DENOTES BUILDING LINE
 - E/W DENOTES EXISTING WALL
 - P/D DENOTES PROPOSED DRIVE PER APPROVED SITE PLAN



119TH TERRACE

R/W

25'

R/W

25'

25'

R/W

PROVENCE STREET

S017°20'E..316.88'

N89°42'40"E..25.00'

LOT 21
RANCH VILLAS
AT PRAIRIE HAVEN

LOT 22
RANCH VILLAS
AT PRAIRIE HAVEN

TRACT A

TRACT A

RANCH VILLAS
AT PRAIRIE
HAVEN, LOT 24

24A

24B

24C

24D

TRACT A

RANGE POINT
RANCH VILLAS AT
PRAIRIE HAVEN
& NW COR. LOT 45
RANCH VILLAS AT
PRAIRIE HAVEN

WESTERN LINE
RANCH VILLAS AT
PRAIRIE HAVEN
& W. LINE LOT 45
RANCH VILLAS AT
PRAIRIE HAVEN

SOUTHERLY LINE
RANCH VILLAS AT
PRAIRIE HAVEN
& S. LINE LOT 45
RANCH VILLAS AT
PRAIRIE HAVEN

LOT 45
RANCH VILLAS
AT PRAIRIE HAVEN

TRACT A

LOT 44
RANCH VILLAS
AT PRAIRIE HAVEN

LOT 30
RANCH VILLAS
AT PRAIRIE HAVEN

LEGAL DESCRIPTION

A resurvey and replat of Lot 23, RANCH VILLAS AT PRAIRIE HAVEN, a subdivision of land in the Northeast Quarter of Section 22, Township 13 South, Range 23 East, in the City of Olathe, Johnson County, Kansas, containing 0.2841 acres, more or less of replatted land.

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 "RANCH VILLAS AT PRAIRIE HAVEN, LOT 23".

DEDICATION

The undersigned proprietors of the property shown on this plat do hereby dedicate for public use and public ways and thoroughfares, all parcels and parts of land indicated on said plat as streets, terraces, places, roads, drives, lanes, overuses, and alleys, not heretofore dedicated.

The undersigned proprietors of said property shown on this plat do hereby certify that all prior existing easement rights on land to be dedicated for public use and public ways and thoroughfares have been assigned except that same person, entity or corporation shall retain whatever rights they would have as if located in a public street.

CONSENT TO LEVY

The undersigned proprietors of the above described tract of 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 to the City of Olathe, Johnson County, Kansas, for the purpose of dedicating the same to the City of Olathe, Johnson County, Kansas, for use as a public street, and that the same shall be dedicated to the City of Olathe, Johnson County, Kansas, for use as a public street, and that the same shall be dedicated to the City of Olathe, Johnson County, Kansas, for use as a public street, and that the same shall be dedicated to the City of Olathe, Johnson County, Kansas, for use as a public street.

RESTRICTIONS

All lots, parcels, tracts and properties in this subdivision shall hereafter be subject to the Declaration of Restrictions for "Ranch Villas at Prairie Haven", which instrument is recorded in the Office of the Register of Deeds of Johnson County, Kansas, and which shall hereby become a part of the dedication of this plat as through (b)(7) set forth herein.

EXECUTION

IN TESTIMONY WHEREOF, PRIEB HOMES, INC., has caused this instrument to be executed by its Member this _____ day of _____, 20____.

Gregory D. Prieb II, President

ACKNOWLEDGEMENT

STATE OF KANSAS }
COUNTY OF JOHNSON } SS

BE IT REMEMBERED that on this _____ day of _____, 20____, before me, the undersigned, a Notary Public in and for said County and State, came Gregory D. Prieb II, President of Prieb Homes, Inc., who is personally known to me to be the same person who executed the foregoing instrument of writing on behalf of said Company, and said person duly acknowledged the execution of same to be his act and deed of said Company. 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: _____

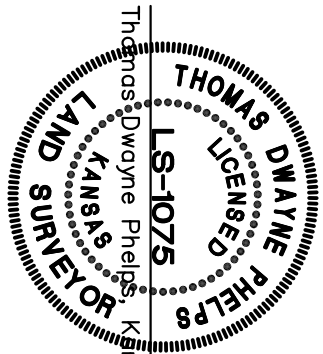
Print Name: _____

APPROVALS

APPROVED by the Planning Commission of the City of Olathe, Johnson County, Kansas, this _____ day of _____, 20____.

Chairman: C.S. Vokas

I, Thomas Duane Phelps, hereby certify that in March 2019, I or someone under my direct supervision have made a survey of the above described tract of land and the results of said survey are correctly represented on this plat.



PHILIPS ENGINEERING, INC.
PLANNING
ENGINEERING
INVESTIGATION
1270 N. Winchester
Olathe, Kansas 66061
(913) 393-1155
Fax (913) 393-1166