

# FRIENDSHIP HEIGHTS NO. 8

LOTS 801 TO 812 INCLUSIVE  
A SUBDIVISION OF LAND IN WYANDOTTE COUNTY, KANSAS

## DESCRIPTION

A subdivision of all of that part of the North Half of the East Half of the SW 4 of SE 4 of Sec. 33, T. 11, R. 25, in Wyandotte County, Kansas more particularly described as follows.

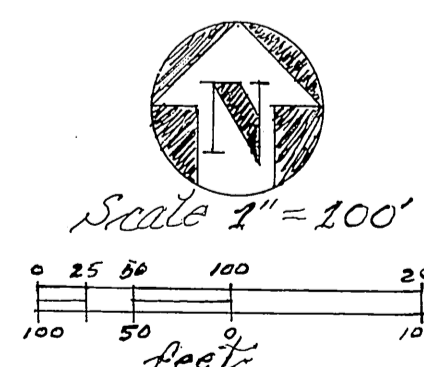
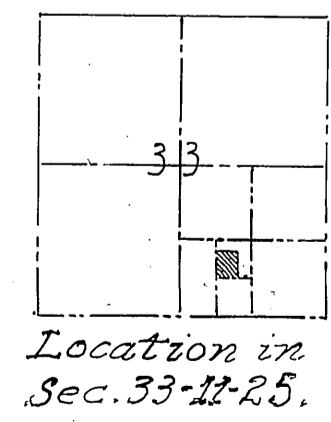
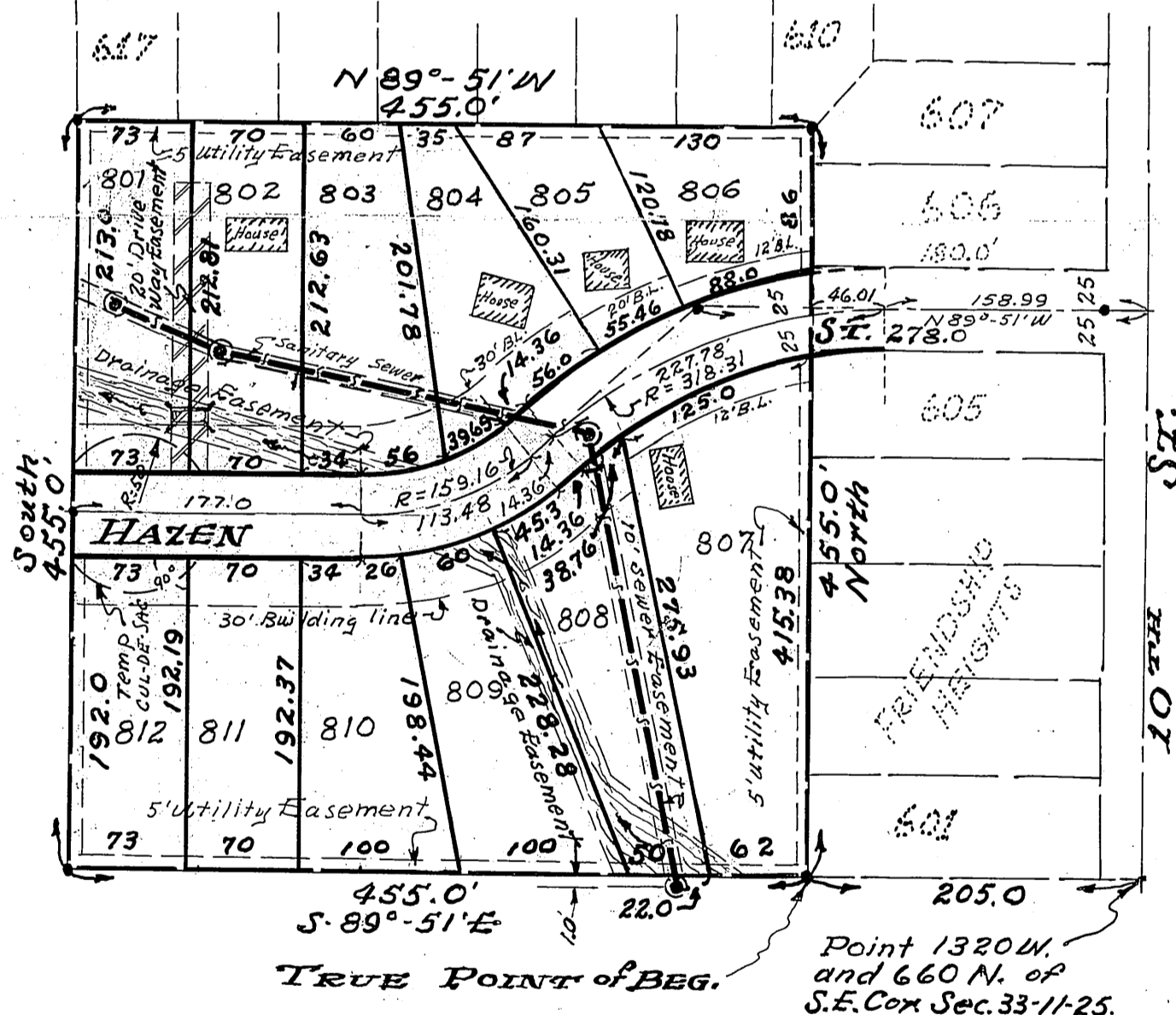
Beginning at a point 1320.0 feet West and 666.0 feet North of the S.E. Cor. of Sec. 33 thence West 205.0 feet to the S.W. Cor. of Lot 601 in Friendship Heights No. 6, a subdn of land in Wyandotte Co. Kansas according to the recorded plat thereof to the TRUE POINT of BEGINNING; thence North and along Lots 601 thru 607 in said subdn 455.0 feet to the cor. of Lot 610; thence N-89°-51'W and along Lots 610 thru 617 in said subdn 455.0 feet; thence South 455.0 feet, thence S-89°-51'E, 455.0 to point of Beg.

## DEDICATION

An Easement or license to Wyandotte County and to public utility Companies duly organized or authorized as such under the laws of the State of Kansas for the construction, maintenance and reconstruction of public utilities services and surface ditches and/or pipes over, under or thru the strips of land labeled or marked, "Utility Easement" is hereby granted, also Drainage Easements.

The ROADS, STREETS and AVENUES shown on this plat and not hereto fore dedicated to public use are hereby so dedicated.

The lands intended for sale are described by numbers as LOTS in "FRIENDSHIP HEIGHTS NO. 8", the dimensions of which are shown on this plat.



Surveyed by:  
Robert A. Buford  
McKinne & Buford  
Engineers & Surveyors.  
732 Armstrong, K.C. Mo.  
Iron Pins set at points  
shown there.

## RESTRICTIONS

The proprietors of the land platted as "FRIENDSHIP HEIGHTS No. 8" hereby impose, and by acceptance of a deed to any of the lands or lots in this subdivision, the Grantees agree to the imposition of, the following restrictions which shall run with the title and be binding on present and future owners of same for a period of twenty (20) years from July 1, 1958 and which restrictions shall be automatically extended for successive periods of ten (10) years, unless, by a vote of the owners of a majority of the lots, it is agreed to change the restrictions in whole or in part.

1. All Lots in this Subdivision shall be known as residential lots, and no Commercial or Industrial activity shall be conducted thereon.
2. No structure shall be erected on any Lot outside the building set-back lines shown on the plat.
3. No structure shall be erected on any Lot except one (1) single-family residence and a garage.
4. No residence shall be erected containing less than six-hundred (600) square feet above the basement level exclusive of an attached Garage.
5. No stable, Hogpen, Outside Privy, Cesspool, or other noxious or objectionable condition shall be constructed or maintained on any Lot.
6. Each residence shall have an approved sewage disposal system in connection therewith.

In the event of the violation of any of the above restrictions, the owner of any Lot shall have the right to proceed at law to enforce the cessation of such violation and to recover damages for any lessening of value of his property in this subdivision caused by such violation.

Invalidation of any one of the above restrictions shall not invalidate the remaining restrictions. The undersigned proprietors of the above described tract of land have caused the same to be subdivided as shown on the accompanying plat, which subdivision shall be known as "FRIENDSHIP HEIGHTS NO. 8" hereby dedicate the Rights of Way, grant the easements and impose the restrictions listed hereon.

IN TESTIMONY WHEREOF: the undersigned proprietors have set their hand and seal this 21st day of July, 1958.

Melvin C. Odell                      Bernice E. Odell  
MELVIN C. ODELL                      BERNICE E. ODELL

STATE of KANSAS }  
COUNTY of WYANDOTTE } S.S.

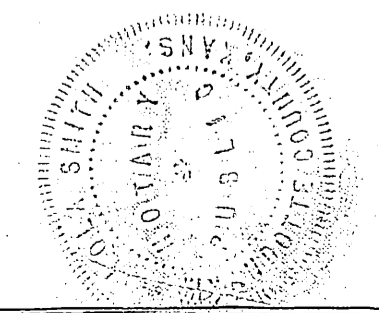
Be it remembered that on this 21st day of July, 1958, before me, a Notary Public in and for the County and State aforesaid, came MELVIN C. ODELL and BERNICE E. ODELL, his wife who are personally known to me to be the same persons who executed the foregoing instrument of writing and duly acknowledged the execution of the same to be their own free act and deed.

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my Notarial Seal the day and year last above written.

My Commission expires September 3, 1958  
Lola Smith  
NOTARY PUBLIC.

593401  
State of Kansas, Wyandotte County, ss:  
Received for Record on the 25 day  
of NOV. A.D. 19 58  
at 10:15 o'clock A. M. and duly  
recorded in Record 27 at  
page 44  
L. C. MADDOX,  
Register of Deeds  
Stanley Moch  
Deputy  
No. 585

ORIGINAL DEPOSITED WITH DEEDS  
RECORDS  
OFFICE  
WYANDOTTE COUNTY  
KANSAS



## APPROVALS

Approved by Wyandotte County Planning Board. Date: 8-25-58

ATTEST:  
Geo. F. Jenkins                      H. R. Kullback  
Chairman                                      Secretary

Approved by Wyandotte County Engineer Date: September 15, 1958

W. D. Swanson  
County Engineer.

Approved by Board of Wyandotte County Commissioners. Date: 11-24-58

ATTEST:  
Courtesy A. Robertson                      R. W. Jensen  
Chairman                                      Secretary

Approved by Kansas City, Kansas PLANNING BOARD. Date: 11-20-58

ATTEST:  
Harry G. Miller SR                      Ramon Duran  
Chairman                                      Secretary

Approved by City Engineer of Kansas City, Kansas. Date: November 13<sup>th</sup> 1958

Frank P. McKeown  
City Engineer

Approved by Board of City Commissioners of Kansas City, Kansas.

Date: NOV 16 1958  
Paul Whittam                      George J. Groneman  
MAYOR                                      City Clerk

