



INFORMATIONAL TITLE REPORT

Issued by
Kansas Secured Title, Inc. - Wichita
232 North Mead
Wichita, Kansas 67202
316-262-8261
www.kstitle.com

Title Officer: Joel Wright
 jwright@kstitle.com
File No.: SG0708009
Customer File No.:
Revision No.:

1. THIS IS AN INFORMATIONAL TITLE REPORT
This report is not a guarantee or warranty of title, nor is it an abstract of title, nor is this a commitment to provide, nor does it provide title insurance. Liability hereunder is expressly limited to the sum of \$1,000.00.

[THIS REPORT CONTAINS HYPERLINKS TO CERTAIN DOCUMENTS. ITEMS WHICH ARE BLUE AND UNDERLINED ARE HYPER-LINKS AND THE REFERENCED DOCUMENTS MAY BE VIEWED BY CLICKING THEM.](#)

2. This Report is only Effective through: January 12, 2023, 07:00 am
3. The land referred to herein is described as follows:

Lot 1, Block 1, Wickes Addition, Sedgwick County, Kansas
4. Property address as shown on tax roll:

Property Address: **11135 W. Kellogg St.**
Wichita, KS 67209-1228
Property Address: **NA**
Wichita, KS

The records of the County Treasurer show:

Tax ID [D-38834/00241097](#)
Taxes for 2022:
General Tax: \$0.00
Special Assessments: \$3,327.69
Total: \$3,327.69
2022 taxes are First Half Paid.

Tax ID [D-38834-0001/00548189](#)
Taxes for 2022:
General Tax: \$0.00
Special Assessments: \$7.11
Total: \$7.11
2022 taxes are Paid in Full.

No liability is assumed for errors in the county records. Amounts shown do not include any interest, costs or penalties if applicable.

5. The last deed or other document vesting Title to the Fee Simple estate or interest in the land is:

Title is vested in Wichita Family Church, Inc. by virtue of:

Statutory Warranty Deed dated July 6, 1984, recorded July 12, 1984, as [Film 670 Page 1576](#), from The Wickes Corporation, a corporation duly organized under the laws of the State of Delaware, to Family Worship Center, Inc..

Note: Family Worship Center, Inc. changed their name to Wichita Family Church, Inc.

6. That there are no unreleased mortgages of record affecting the above described real property except:

Mortgage dated October 26, 2010, from Wichita Family Church, Inc. F/K/A Family Worship Center, Inc., a Kansas not-for-profit Corporation, to Kansas State Bank of Manhattan, in the original amount of \$510,000.00, recorded October 28, 2010, as Doc. No. [29178828](#).

Assignment of Rents recorded October 28, 2010, as Document No. [29178829](#), from Wichita Family Church, Inc. F/K/A Family Worship Center, Inc.; a Kansas not-for-profit Corporation, to Kansas State Bank of Manhattan, given in conjunction with the mortgage recorded in Doc.#/FLM-PG: 29178828.

Mortgage dated May 10, 2013, from Wichita Family Church, Inc. F/K/A Family Worship Center, Inc., a Kansas not-for-profit Corporation, to Kansas State Bank of Manhattan, in the original amount of \$65,000.00, recorded May 15, 2013, as Doc. No. [29373959](#).

7. There are no judgments, transcripts of judgments from State or United States Courts, foreign judgments filed under the Uniform Enforcement of Foreign Judgments Acts, executions from other Kansas counties, mechanic liens or other liens, attachments, suits pending, or court proceedings or other proceedings, on file or of record in any court of record, affecting the title to said real property, against, by or pertaining to the Grantee under the last deed above set forth, except:

None.

Amounts shown, if any, do not include any interest, costs or penalties.

8. The following are Easements, Restrictions and other instruments of record affecting title to the Land:

Affidavit by Assistant Estimator of Kansas Gas and Electric Company claiming right of way over a portion of subject property recorded on [Film 19 Page 941](#).

Lease by and between Family Worship Center, as Lessor, and Lindmark Outdoor Advertising, notice of which is given by Memorandum of Land Lease recorded as Doc.#/FLM-PG [28571049](#).

Public Utility Easement in favor of the City of Wichita recorded as Doc.#/FLM-PG [29001652](#).

Easement and Assignment of Lease Agreement recorded as Doc.#/FLM-PG: [29406319](#), as affected by Assignment of Easement and Assignment of Lease Agreement recorded as Doc.#/FLM-PG: [29435324](#), as affected by Second Assignment of Easement and Assignment of Lease Agreement recorded as Doc.#/FLM-PG: [29639803](#), as affected by Third Assignment of Easement and Assignment of Lease Agreement recorded as Doc.#/FLM-PG: [29745350](#).

Subordination, Non-Disturbance and Attornment Agreement recorded as Doc.#/FLM-PG: [29429360](#).

Matters including but not limited to easements, building set-back lines, minimum elevations and access controls, if any, established by the recorded plat of [Wickes Addition](#), filed May 3, 1970, as Document No. 7275, in Plat Drawer R-2 2-13.

Subject property is or may become subject to special assessments by reason of Resolutions, Ordinances, and/or Certificates recorded on [29547696](#).

Rights of parties in possession as tenants only under unrecorded leases which do not contain any contract, option, right of first or last refusal or other similar right to purchase the subject property or any part thereof.

THIS IS AN INFORMATIONAL TITLE REPORT

This report is not a guarantee or warranty of title, nor is it an abstract of title, nor is this a commitment to provide, nor does it provide title insurance. Liability hereunder is expressly limited to the sum of \$1,000.00.

End of Report

INVOICE

Customer Ref. No.:

Loan Number:

KST File No.:
SG0708009

Invoice Date: 1/25/2023

To:
Lange Real Estate
Attn: Jeff Lowrance

Remit To:
Kansas Secured Title, Inc. - Wichita
232 North Mead
Wichita, KS 67202
316-262-8261

RE:	Wichita Family Church, Inc	11135 W. Kellogg St. Wichita, KS 67209-1228
		Wickes Addition, Block A, Lot 1 EXC N 90 FT E 10 FT THEREOF , SEDGWICK County, KS

Policy Type
Owner's Policy
Loan Policy
Second Loan Policy

Proposed Amount

Description	Amount	Qty	Total
E-File Fee – We efile where available, please collect in addition to recording fees	5.00	Per Document	
Technology Fee Purchase, \$30 split 50-50 Buyer/Seller Refinance, \$15 if closed by KST			
Commercial Informational Title Report > \$1,000,000	\$750.00	1	\$750.00
		Total	\$750.00

NOTE: PLEASE CALL FOR CHARGES FOR ENDORSEMENTS NOT SHOWN ON THIS INVOICE

COPIES DELIVERED TO:

Thank you!