

# KITITITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITITITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

"Building Partnerships – Building Communities"

June 17<sup>th</sup>, 2016

Ed Tucker  
1490 Watson Rd  
Ellensburg WA 98926

RE: Tucker Boundary Line Adjustment, File Number BL-16-00002  
Map Number: 18-19-34000-0071 Parcel Numbers: 20514  
Map Number: 18-19-34000-0041 Parcel Numbers: 673036  
Map Number: 18-19-34000-0070 Parcel Numbers: 16810

Dear Mr. Tucker,

Kittitas County Community Development Services has reviewed the proposed boundary line adjustment and hereby grants **final approval** to the referenced application. Pursuant to Kittitas County Subdivision Code Chapter 16, please note the following items involved in completing the process:

1. Final packet has been submitted to the Assessor's Office on June 17<sup>th</sup>, 2016 to finalize the boundary line adjustment.

If you have any questions or need assistance, please contact our office at 509-962-7637.

Sincerely,

Rose Shriner  
Staff Planner

Attachments sent via email to: [cruseandassoc@kvalley.com](mailto:cruseandassoc@kvalley.com)

Master File (BL-16-00002 Tucker) @ \\Arda\Teams\CDS\Projects\BLAs\BL 2016\BL-16-00002 Tucker

# Critical Areas Checklist

Thursday, March 17, 2016

Application File Number



Planner

Is SEPA required  Yes  No



Is Parcel History required?  Yes  No

What is the Zoning?



Is Project inside a Fire District?  Yes  No

If so, which one?



Is the project inside an Irrigation District?  Yes  No

If so, which one?

Does project have Irrigation Approval?  Yes  No

Which School District?

Is the project inside a UGA?  Yes  No

If so which one?

Is there FIRM floodplain on the project's parcel?  Yes  No

If so which zone?

What is the FIRM Panel Number?

Is the Project parcel in the Floodway?  Yes  No

Does the project parcel contain a shoreline of the State?  Yes  No

If so what is the Water Body?

What is the designation?

Does the project parcel contain a Classified Stream?  Yes  No

If so what is the Classification?

Does the project parcel contain a wetland?  Yes  No

If so what type is it?

Does the project parcel intersect a PHS designation?  Yes  No

If so, what is the Site Name?

Is there hazardous slope in the project parcel?  Yes  No

If so, what type?

Does the project parcel abut a DOT road?  Yes  No

If so, which one?

Does the project parcel abut a Forest Service road?  Yes  No

If so, which one?

Does the project parcel intersect an Airport overlay zone ?  Yes  No

If so, which Zone is it in?

Does the project parcel intersect a BPA right of way or line?  Yes  No

If so, which one?

Is the project parcel in or near a Mineral Resource Land?  Yes  No

If so, which one?

Is the project parcel in or near a DNR Landslide area?  Yes  No

If so, which one?

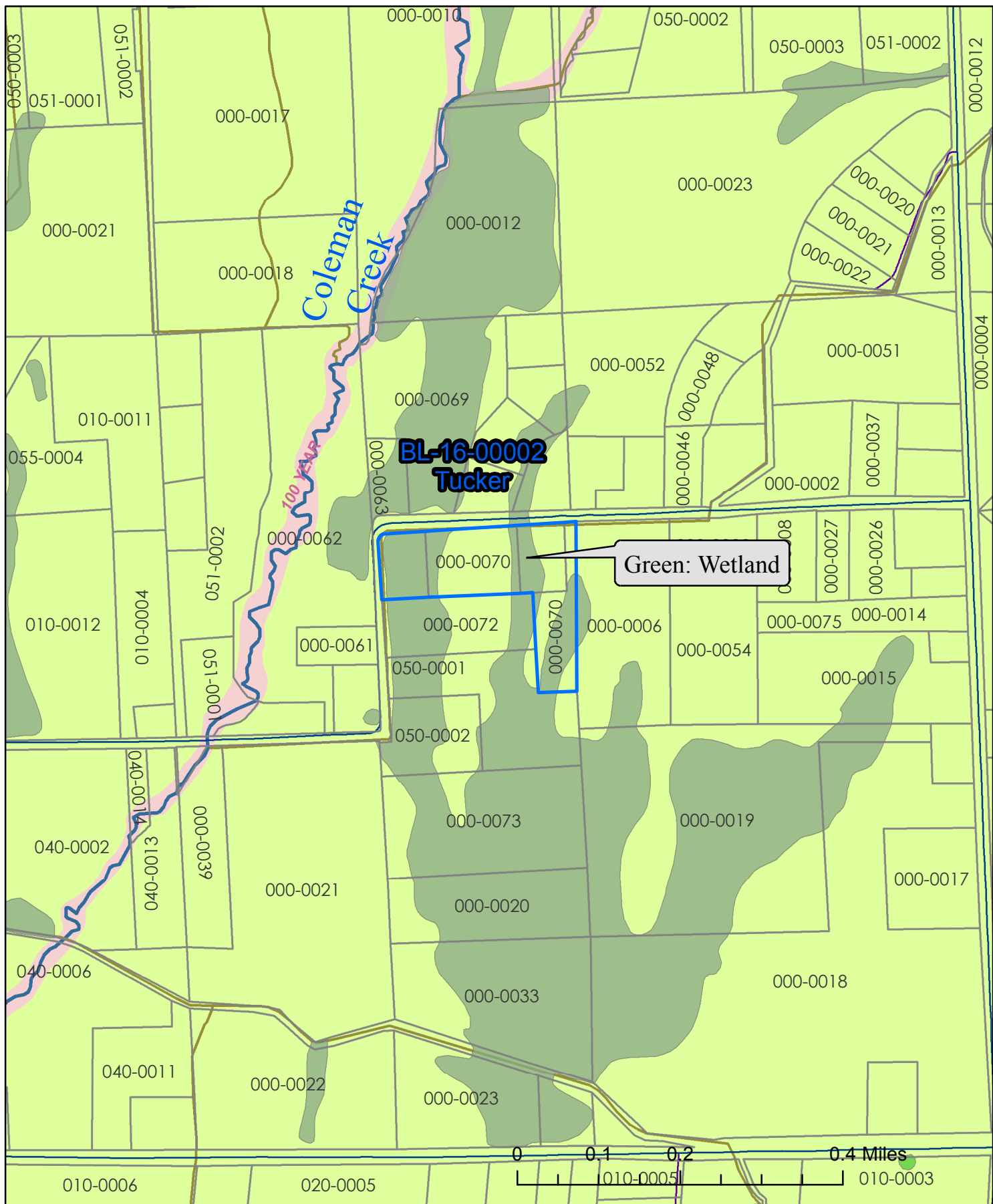
Is the project parcel in or near a Coal Mine area?  Yes  No

What is the Seismic Designation?

Does the Project Application have a Title Report Attached?

Does the Project Application have a Recorded Survey Attached?

Have the Current Years Taxes been paid?



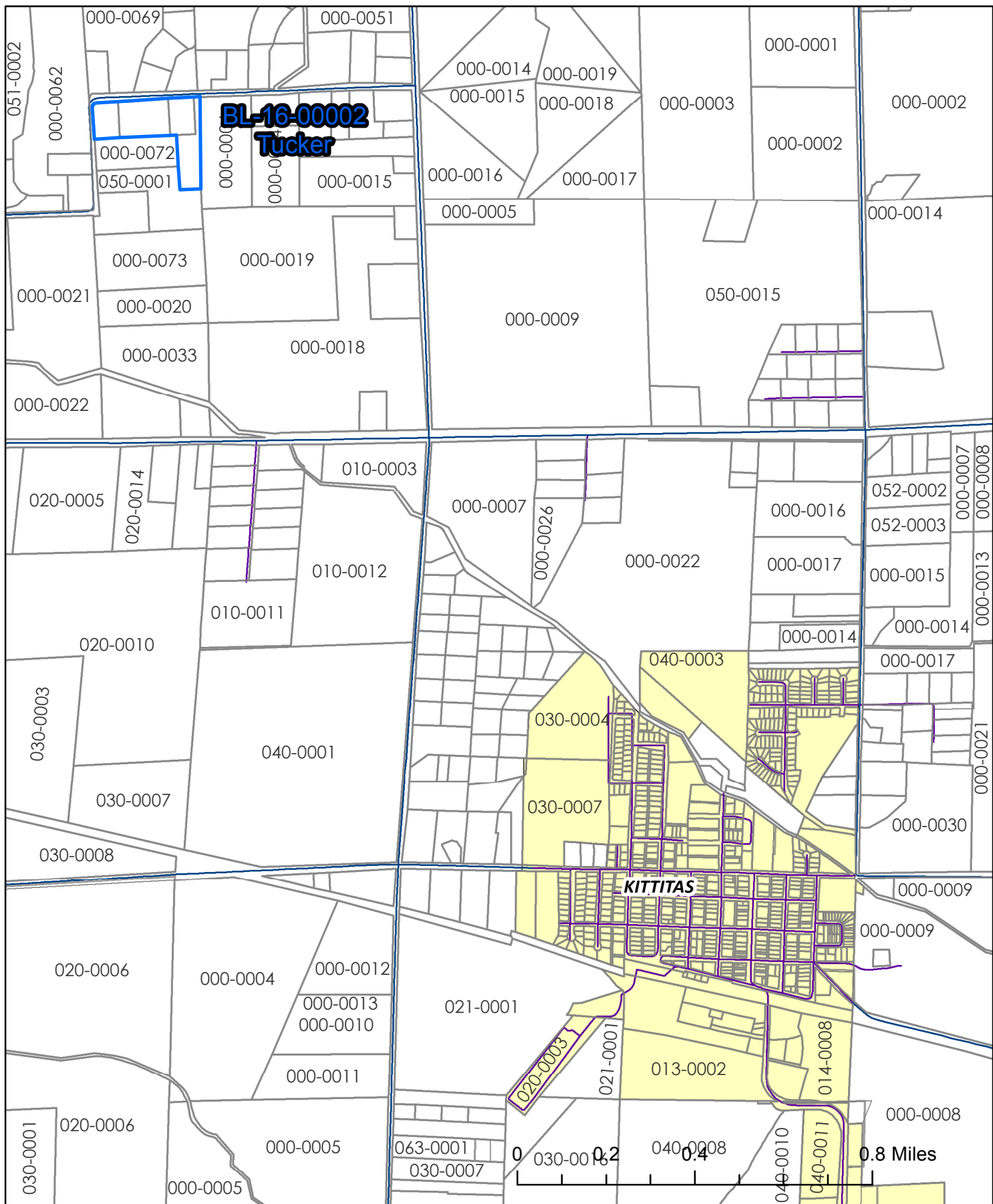
Green: Wetland

**BL-16-00002  
Tucker**

3/17/2016

**Critical Areas  
Map**

kaycee.hathaway

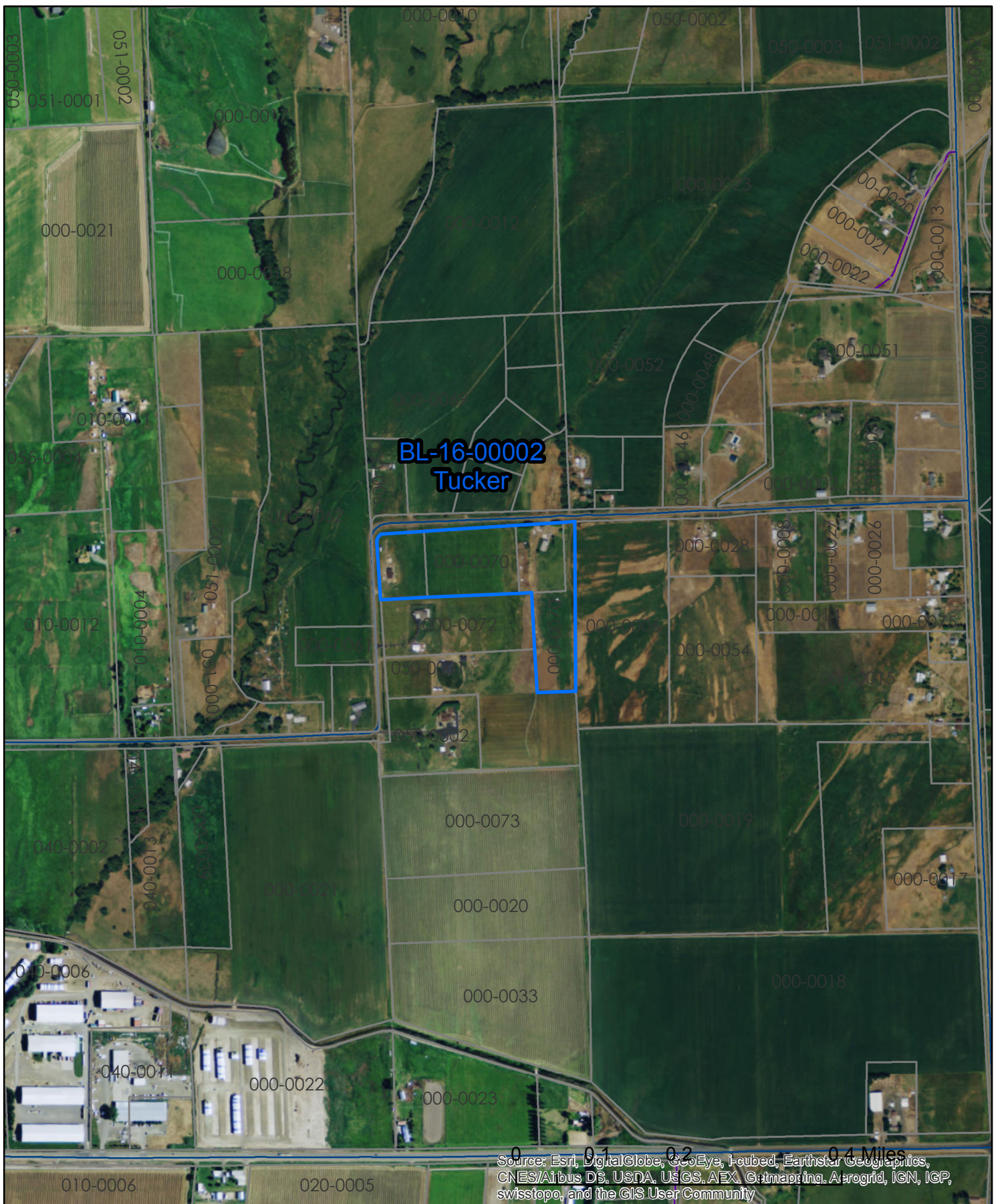


**BL-16-00002  
Tucker**

**Area  
Map**

3/17/2016

kaycee.hathaway

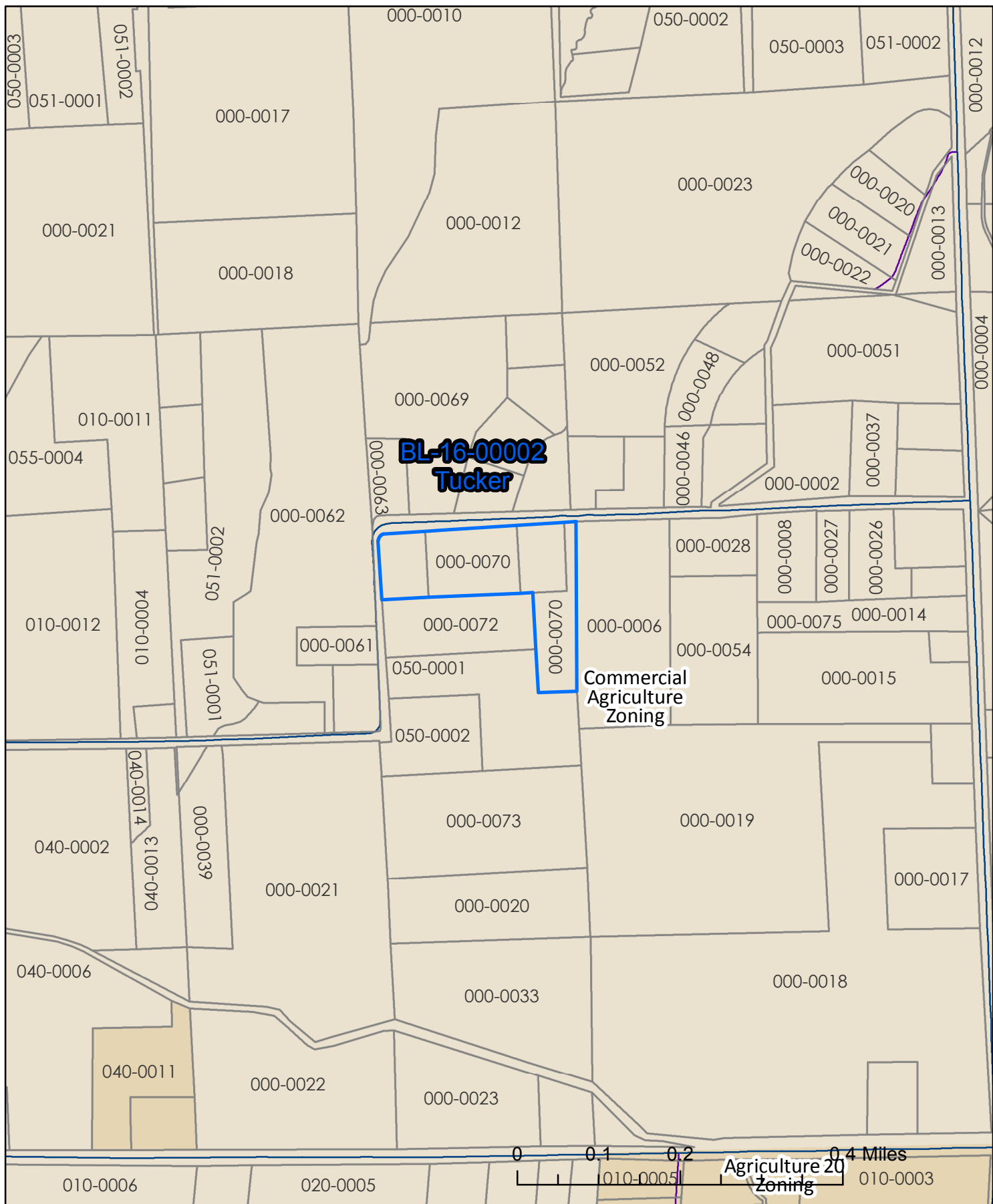


**BL-16-00002**  
**Tucker**

3/17/2016

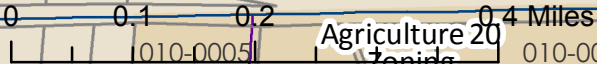
**Air**  
**Photo**

kaycee.hathaway



**BL-16-00002  
Tucker**

Commercial  
Agriculture  
Zoning

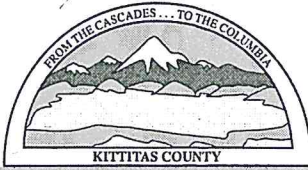


**BL-16-00002  
Tucker**

**Zoning  
Map**

3/17/2016

kaycee.hathaway



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"Building Partnerships – Building Communities"

BL-16-00002

## BOUNDARY LINE ADJUSTMENT

(Adjustment of lot lines resulting in no new lots, as defined by KCC 16.10.010)

**NOTE: If this Boundary Line Adjustment is between multiple property owners, seek legal advice for conveyance of property. This form does not legally convey property.**

**Please type or print clearly in ink. Attach additional sheets as necessary. Pursuant to KCC 15A.03.040, a complete application is determined within 28 days of receipt of the application submittal packet and fee. The following items must be attached to the application packet.**

### REQUIRED ATTACHMENTS

**Note: The following are required per KCC 16.10.020 Application Requirements. A separate application must be filed for each boundary line adjustment request.**

- Unified Site Plan of existing lot lines and proposed lot lines with distances of all existing structures, access points, well heads and septic drainfields to scale.
- Signatures of all property owners.
- Narrative project description (include as attachment): Please include at minimum the following information in your description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description.
- Provide existing and proposed legal descriptions of the affected lots. Example: Parcel A – The North 75 feet of the West 400 feet of the Southwest quarter of the Southwest quarter of the Southwest quarter of Section 02; Township 20 North; Range 16 East; W.M.; Except the West 30 feet thereof for roads.
- A certificate of title issued within the preceding one hundred twenty (120) days.

For final approval (not required for initial application submittal):

- Full year's taxes to be paid in full.
- Recorded Survey.

### APPLICATION FEES:

\$730.00	Kittitas County Community Development Services (KCCDS)
\$90.00	Kittitas County Department of Public Works
\$65.00	Kittitas County Fire Marshal
\$215.00	Kittitas County Public Health Department Environmental Health
<b>\$1,100.00</b>	<b>Total fees due for this application (One check made payable to KCCDS)</b>

### FOR STAFF USE ONLY

Application Received By (CDS Staff Signature): 	DATE: 	RECEIPT # 	<div style="border: 2px solid blue; padding: 5px; width: fit-content; margin: 0 auto;"> <p style="color: blue; font-weight: bold; font-size: 1.2em;">RECEIVED</p> <p style="color: red; font-weight: bold; font-size: 1.1em;">JAN 29 2016</p> <p style="color: blue; font-weight: bold; font-size: 1.1em;">KITITITAS COUNTY CDS</p> </div>
<b>DATE STAMP IN BOX</b>			



**OPTIONAL ATTACHMENTS**

- An original survey of the current lot lines. (Please do not submit a new survey of the proposed adjusted or new parcels until after preliminary approval has been issued.)
- Assessor COMPAS Information about the parcels.

**GENERAL APPLICATION INFORMATION**

**1. Name, mailing address and day phone of land owner(s) of record:**

*Landowner(s) signature(s) required on application form*

Name: Ed Tucker

Mailing Address: 1490 Watson Rd

City/State/ZIP: Ellensburg WA 98926

Day Time Phone: \_\_\_\_\_

Email Address: nirtucker88@gmail.com

**2. Name, mailing address and day phone of authorized agent, if different from landowner of record:**

*If an authorized agent is indicated, then the authorized agent's signature is required for application submittal.*

Agent Name: Chris Cruse

Mailing Address: PO Box 959

City/State/ZIP: Ellensburg WA 98926

Day Time Phone: 962-8242

Email Address: cruseandassoc@kvalley.com

**3. Name, mailing address and day phone of other contact person**

*If different than land owner or authorized agent.*

Name: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City/State/ZIP: \_\_\_\_\_

Day Time Phone: \_\_\_\_\_

Email Address: \_\_\_\_\_

**4. Street address of property:**

Address: 1490 & 2000 Watson Rd

City/State/ZIP: Ellensburg WA 98926

**5. Legal description of property (attach additional sheets as necessary):**

Portion of the NW 1/4 of Section 34, T18N, R19E, WM.  
See attached title report for full description

**6. Property size:** 16.060 (acres)

**7. Land Use Information:** Zoning: COM-AG Comp Plan Land Use Designation: COM-AG

8. Existing and Proposed Lot Information

Original Parcel Number(s) & Acreage  
(1 parcel number per line)

New Acreage  
(Survey Vol. \_\_\_\_, Pg \_\_\_\_)

20514 - 3.00 AC

9.00 AC

673036 - 3.03 AC

7.06 AC

16810 - 10.03 AC

eliminate

APPLICANT IS: \_\_\_\_\_ OWNER \_\_\_\_\_ PURCHASER \_\_\_\_\_ LESSEE \_\_\_\_\_ OTHER

**AUTHORIZATION**

9. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

**NOTICE:** Kittitas County does not guarantee a buildable site, legal access, available water or septic areas, for parcel receiving approval for a Boundary Line Adjustment.

All correspondence and notices will be transmitted to the Land Owner of Record and copies sent to the authorized agent or contact person, as applicable.

Signature of Authorized Agent:

Signature of Land Owner of Record

(REQUIRED if indicated on application)

(Required for application submittal):

X Chris Cune (date) 1/15/2016

X Edward M. White III (date) 1-22-16

**THIS FORM MUST BE SIGNED BY COMMUNITY DEVELOPMENT SERVICES AND THE TREASURER'S OFFICE PRIOR TO SUBMITTAL TO THE ASSESSOR'S OFFICE.**

**TREASURER'S OFFICE REVIEW**

Tax Status: \_\_\_\_\_ By: \_\_\_\_\_ Date: \_\_\_\_\_

**COMMUNITY DEVELOPMENT SERVICES REVIEW**

( ) This BLA meets the requirements of Kittitas County Code (Ch. 16.08.055).

Deed Recording Vol. \_\_\_\_\_ Page \_\_\_\_\_ Date \_\_\_\_\_ \*\*Survey Required: Yes \_\_\_\_\_ No \_\_\_\_\_

Card #: \_\_\_\_\_

Parcel Creation Date: \_\_\_\_\_

Last Split Date: \_\_\_\_\_

Current Zoning District: \_\_\_\_\_

Preliminary Approval Date: \_\_\_\_\_

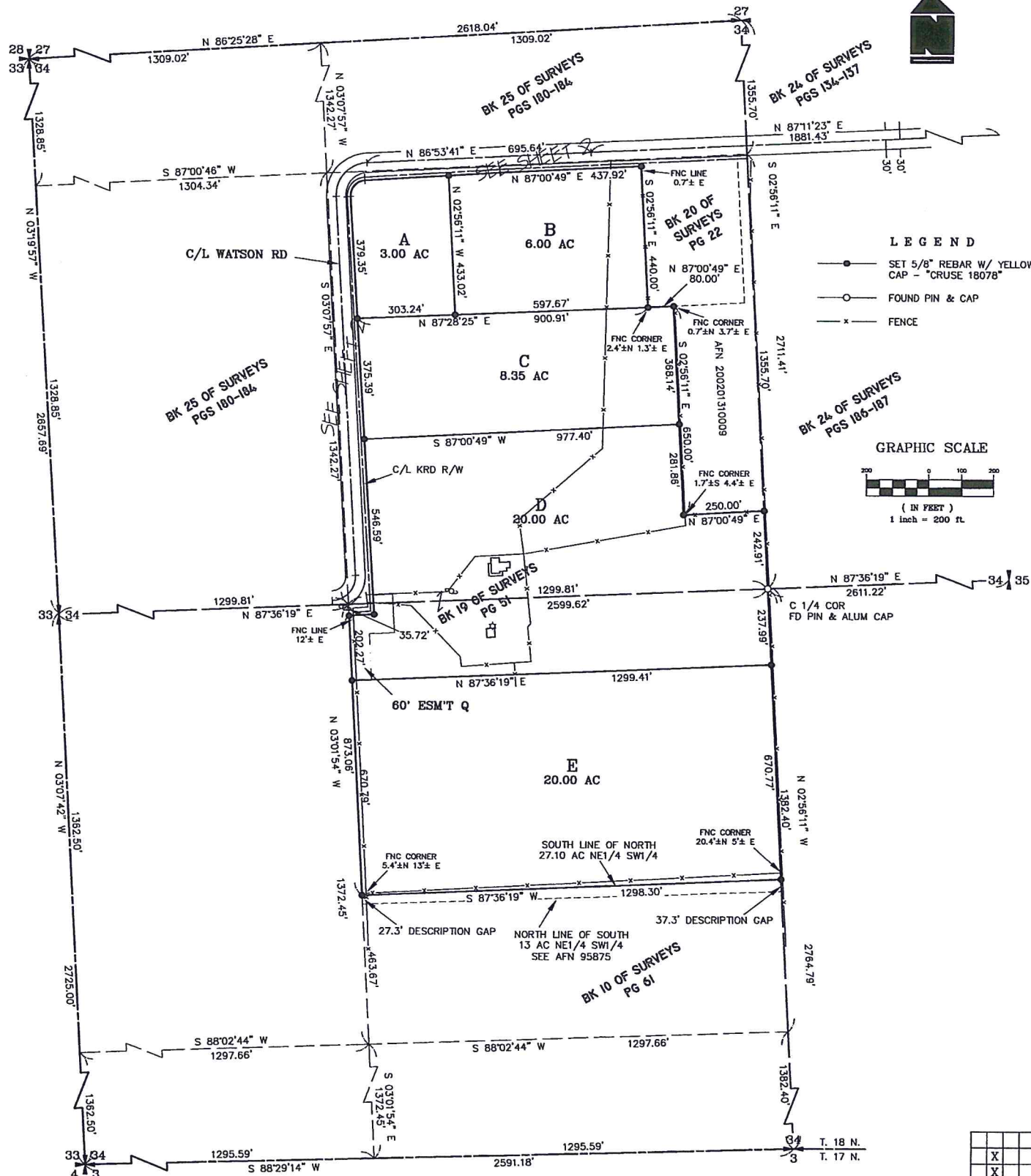
By: \_\_\_\_\_

Final Approval Date: \_\_\_\_\_

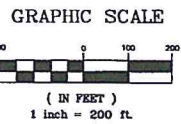
By: \_\_\_\_\_

PART OF THE W 1/2 OF SEC. 34, T. 18 N., R. 19 E., W.M.

200412090022



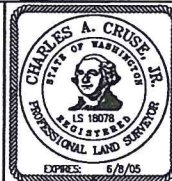
- LEGEND**
- SET 5/8" REBAR W/ YELLOW CAP - "CRUSE 18078"
  - FOUND PIN & CAP
  - x — FENCE



SHEET 1 OF 2

**AUDITOR'S CERTIFICATE**  
 Filed for record this 9th day of DECEMBER, 2004, at 12:15 P.M., in Book 30 of Surveys at page(s) 191 at the request of Cruse & Associates.  
 DAVID B. BOWEN BY: *[Signature]*  
 KITTITAS COUNTY AUDITOR

**SURVEYOR'S CERTIFICATE**  
 This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of JUANITA EDGAR in NOVEMBER of 2004.  
*[Signature]*  
 CHARLES A. CRUSE, JR.  
 Professional Land Surveyor  
 DECEMBER 9, 2004  
 DATE  
 License No. 18078



**CRUSE & ASSOCIATES**  
 PROFESSIONAL LAND SURVEYORS  
 217 East Fourth Street P.O. Box 959  
 Ellensburg, WA 98926 (509) 962-8242

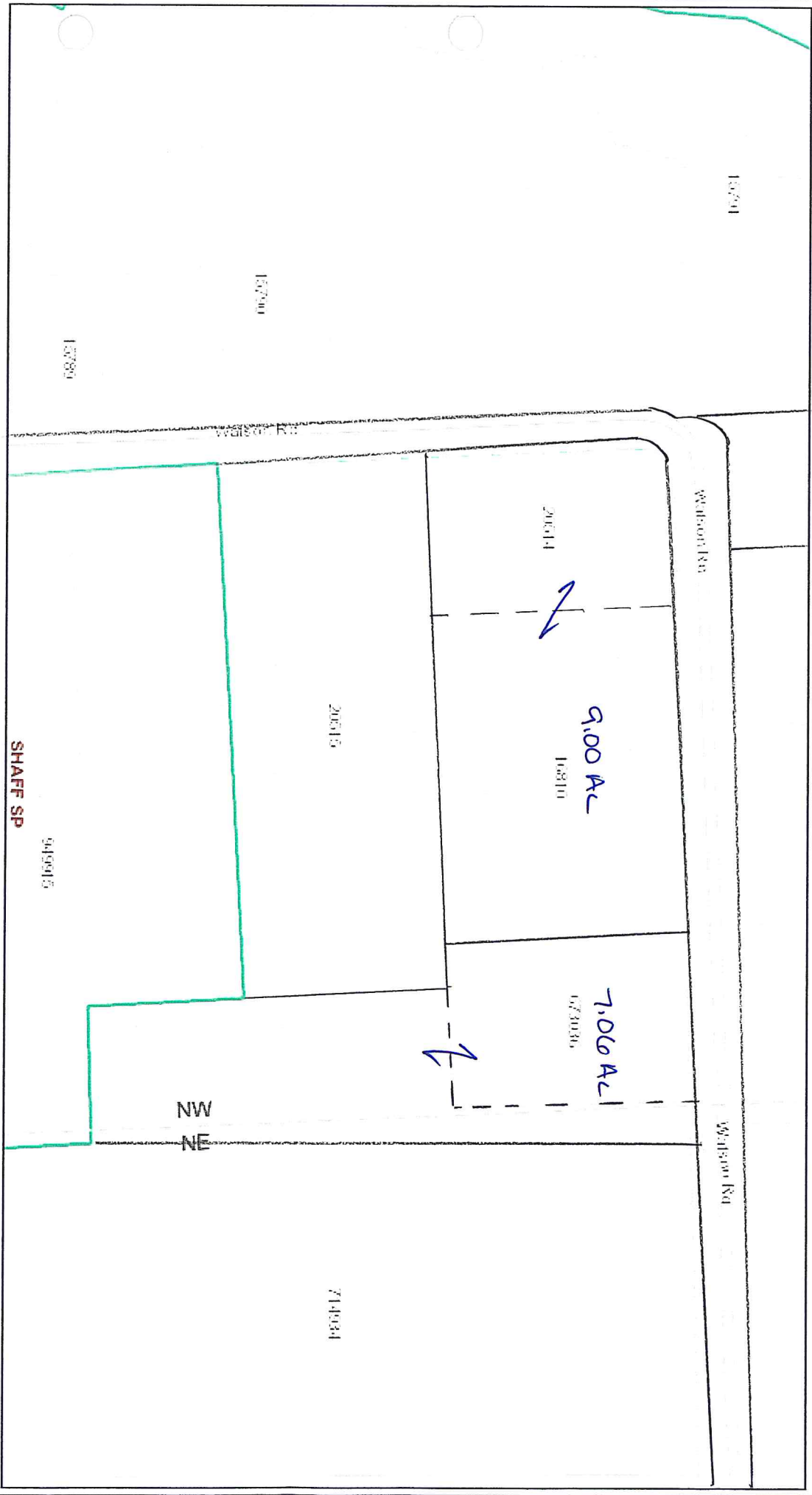
**EDGAR PROPERTY**

	X	
	X	

30-12

# Tucker

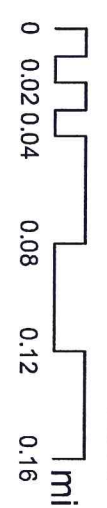
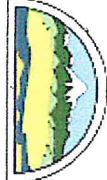
Proposed



Date: 1/15/2016

### Disclaimer:

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1 inch = 376 feet

Relative Scale 1:4,514

Narrative - We desire to adjust the boundaries back to the original surveyed boundary. We agree to eliminate Parcel 10810 so all parcel adjustments listed in this application are creating larger lots more conforming to the current COM-AG zone.

Tucker

Existing

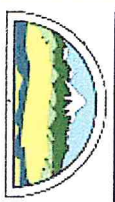
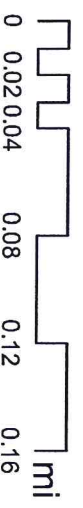


Date: 1/15/2016

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1 inch = 376 feet  
 Relative Scale 1:4,514



# CHICAGO TITLE INSURANCE COMPANY

**Policy No. 72156-44948213**

## GUARANTEE

CHICAGO TITLE INSURANCE COMPANY, a Nebraska corporation, herein called the Company, guarantees the Assured against actual loss not exceeding the liability amount stated in Schedule A which the Assured shall sustain by reason of any incorrectness in the assurances set forth in Schedule A.

1. No guarantee is given nor liability assumed with respect to the identity of any party named or referred to in Schedule A or with respect to the validity, legal effect or priority of any matter shown therein.
2. The Company's liability hereunder shall be limited to the amount of actual loss sustained by the Assured because of reliance upon the assurance herein set forth, but in no event shall the Company's liability exceed the liability amount set forth in Schedule A.

PLEASE NOTE CAREFULLY THE LIABILITY EXCLUSIONS AND LIMITATIONS AND THE SPECIFIC ASSURANCES AFFORDED BY THIS GUARANTEE. IF YOU WISH ADDITIONAL LIABILITY, OR ASSURANCES OTHER THAN AS CONTAINED HEREIN, PLEASE CONTACT THE COMPANY FOR FURTHER INFORMATION AS TO THE AVAILABILITY AND COST.

Dated: January 27, 2016

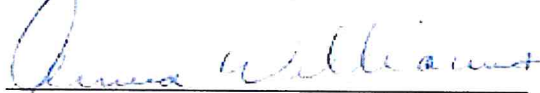
Issued by:

AmeriTitle, Inc.

101 W Fifth

Ellensburg, WA 98926

(509)925-1477



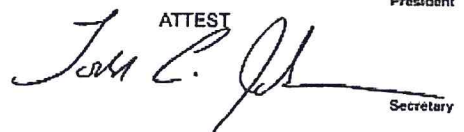
Authorized Signer

CHICAGO TITLE INSURANCE COMPANY



By: 

President

ATTEST  


Secretary

*Note: This endorsement shall not be valid or binding until countersigned by an authorized signatory.*

Subdivision Guarantee Policy Number: 72156-44948213

# SUBDIVISION GUARANTEE

Order No.: 86447AM  
Guarantee No.: 72156-44948213  
Dated: January 27, 2016

Liability: \$1,000.00  
Fee: \$250.00  
Tax: \$20.00

Your Reference:

Assured: Cruse & Associates

The assurances referred to on the face page are:

That, according to those public records with, under the recording laws, impart constructive notice of matters relative to the following described real property:

Tract 1:

That portion of the Southeast Quarter of the Northwest Quarter of Section 34, Township 18 North, Range 19 East, W.M., in the County of Kittitas, State of Washington; beginning at the intersection of the East line of the above described subdivision and the South line of that parcel of land deeded to the Kittitas Reclamation District by deed dated April 1930, and recorded in Book 48 of Deeds, page 507; thence westerly along the South line of said parcel, 30 feet to the true point of beginning; thence South, parallel to the East line of the Southeast Quarter of the Northwest Quarter of said Section 34, 440 feet; thence westerly, parallel to the South line of the Kittitas Reclamation District Parcel as described above, 300 feet; thence North parallel to the East line of the Southeast Quarter of the Northwest Quarter of Section 34, 440 feet to the South boundary of the Kittitas Reclamation District parcel; thence East along the South boundary of the Kittitas Reclamation District parcel 300 feet to the true point of beginning.

(Also known as Parcel A of that certain Survey recorded April 15, 1994 in Book 20, page 22 under Auditor's File No. 569867).

Tract 2:

That portion of the Southeast Quarter of the Northwest Quarter of Section 34, Township 18 North, Range 19 East, W.M., in the County of Kittitas, State of Washington, described as follows:

Beginning at the intersection of the East line of the above described subdivision and the South line of that parcel of land deeded to the Kittitas Reclamation District by deed dated April 1930 and recorded in Book 48 of Deeds, page 507, said point being the true point of

Subdivision Guarantee Policy Number: 72156-44948213

beginning; thence South 89°49'02" West, along the South line of said parcel, 30.00 feet; thence South 00°07'58" East, parallel to the East line of said Southeast Quarter of the Northwest Quarter, 440.00 feet; thence South 89°49'02" West, parallel to the South line of the Kittitas Reclamation District Parcel as described above, 220.00 feet; thence South 00°07'58" East, parallel to the East line of said Southeast Quarter of the Northwest Quarter, 650.00 feet; thence North 89°49'02" East, parallel to the South line of the Kittitas Reclamation District Parcel as described above, 250.00 feet, more or less, to the East line of said Southeast Quarter of the Northwest Quarter; thence North 00°07'58" West, along said East line of said Southeast Quarter of the Northwest Quarter, 1,090.00 feet, more or less, to the true point of beginning.

Tract 3:

Parcel B of that certain Survey as recorded December 9, 2004, in Book 30 of Surveys, pages 191 and 192, under Auditor's File No. 200412090022, records of Kittitas County, Washington; being a portion of the West Half of Section 34, Township 18 North, Range 19 East, W.M., in the County of Kittitas, State of Washington.

Tract 4:

Parcel A of that certain Survey as recorded December 9, 2004, in Book 30 of Surveys, pages 191 and 192, under Auditor's File No. 200412090022, records of Kittitas County, Washington; being a portion of the Northwest Quarter of Section 34, Township 18 North, Range 19 East, W.M., in the County of Kittitas, State of Washington.

Title to said real property is vested in:

Edward M. Tucker III and Jody E. Tucker, husband and wife

**END OF SCHEDULE A**



(SCHEDULE B)

Order No: 86447AM  
Policy No: 72156-44948213

Subject to the matters shown below under Exceptions, which Exceptions are not necessarily shown in the order of their priority.

**EXCEPTIONS:**

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.
2. Unpatented mining claims; reservations or exceptions in the United States Patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
3. Title to any property beyond the lines of the real property expressly described herein, or title to streets, roads, avenues, lanes, ways or waterways on which such real property abuts, or the right to maintain therein vaults, tunnels, ramps, or any other structure or improvement; or any rights or easements therein unless such property, rights or easements are expressly and specifically set forth in said description.
4. Any lien for service, installation, connection, maintenance, tap, capacity or construction or similar charges for sewer, water, electricity, natural gas or other utilities, or for garbage collection and disposal not shown by the Public Records
5. Indian tribal codes or regulations, Indian treaty or aboriginal rights, including easements or equitable servitudes.
6. Taxes, including any assessments collected therewith, for the year 2016 which are a lien not yet due and payable.

Note: Taxes, including any assessments collected therewith, for the year shown below are paid:  
Amount: \$1,587.32  
Year: 2015  
Parcel No.: 18-19-34000-0041 (673036)  
Affects: Tract 1

7. Taxes, including any assessments collected therewith, for the year 2016 which are a lien not yet due and payable.

Note: Taxes, including any assessments collected therewith, for the year shown below are paid:  
Amount: \$149.20  
Year: 2015  
Parcel No.: 18-19-34000-0070 (16810)  
Affects: Tracts 2 and 3

8. Taxes, including any assessments collected therewith, for the year 2016 which are a lien not yet due and payable.

Subdivision Guarantee Policy Number: 72156-44948213

Note: Taxes, including any assessments collected therewith, for the year shown below are paid:  
Amount: \$2,415.32

Year: 2015

Parcel No.: 18-19-34000-0071 (20514)

Affects: Tract 4

9. This property is currently classified under the Open Space Taxation Statute R.C.W. 84.34. Sale of this property without notice of compliance to the county Assessor will cause a supplemental assessment, interest, and penalty to be assessed against the seller/transferor.

Note: If it is the intent of the buyer/transferee in this transaction to request a continuance of this classification, please contact the Kittitas County Assessor's Office at (509) 962-7501 for their requirements.

10. Possibility of unpaid assessments levied by the Kittitas Reclamation District, notice of which is given by an amendatory contract recorded in Book 82 of Deeds, page 69, under Kittitas County Auditor's File No. 208267, no search having been made therefore.

To obtain assessment information, please contact the Kittitas Reclamation District: 509-925-6158.

11. Waiver of damages contained in deed from Ruth E. Crimp and F. C. Crimp, her husband, to Kittitas Reclamation Districted dated April 1930, recorded May 24, 1930, in Book 48 of Deeds, page 507, under Auditor's File No. 100810.
12. At the request of the insured, we have agreed to eliminate any reference in the policy to issue as to the pendency of Yakima County Superior Court Cause No. 77-2-01484-5 on the agreed-upon understanding that there are no provisions in said policy which afford, or are intended to afford, insurance that there is a present or continuing right to use surface waters of the Yakima River Drainage Basin. The sole purpose of said paragraph appearing in our Guarantee was to advise the insured that such an action is pending of record and that judgment adjudicating such surface waters are being sought in accordance with the statutes of the State.
13. Any rights, interests, or claims which may exist or arise by reason of the following matters(s) disclosed by survey,  
Recorded: April 15, 1994  
Book: 20 of Surveys Page: 22  
Instrument No.: 569867  
Matters shown:  
a) Location of fence lines in relation to boundary  
b) Notes contained thereon

Affects: Tract 1

14. Any rights, interests, or claims which may exist or arise by reason of the following matters(s) disclosed by survey,  
Recorded: December 9, 2004

Subdivision Guarantee Policy Number: 72156-44948213

Book: 30 of Surveys Pages: 191 and 192

Instrument No.: 200412090022

Matters shown:

- a) Location of fence lines in relation to property boundaries
- b) Note 8 which states: An irrigation easement 10 feet in width is reserved along all lot lines. The 10 foot easement shall abut the exterior property boundary and shall be divided 5 feet on each side of interior lot lines.
- c) All other notes contained thereon

15. A Deed of Trust, including the terms and provisions thereof, to secure the amount noted below and other amounts secured thereunder, if any:

Amount: \$125,000.00

Trustor/Grantor: Edward M. Tucker III and Jody E. Tucker, husband and wife

Trustee: AmeriTitle

Beneficiary: Yakima Federal Savings and Loan Association

Dated: February 9, 2010

Recorded: February 16, 2010

Instrument No.: 201002160018

Affects: Tracts 1, 2 and 3

16. A Deed of Trust, including the terms and provisions thereof, to secure the amount noted below and other amounts secured thereunder, if any:

Amount: \$25,000.00

Trustor/Grantor: Edward M. Tucker III and Jody E. Tucker, husband and wife

Trustee: Trustee Services, Inc.

Beneficiary: School Employees Credit Union of Washington

Dated: February 17, 2010

Recorded: March 1, 2010

Instrument No.: 201003010041

Affects: Tracts 1, 2 and 3

(Said Deed of Trust is a Line of Credit Deed of Trust)

17. A Deed of Trust, including the terms and provisions thereof, to secure the amount noted below and other amounts secured thereunder, if any:

Amount: \$227,200.00

Trustor/Grantor: Edward M. Tucker, III, husband and Jody E. Tucker, wife

Trustee: AmeriTitle

Beneficiary: Yakima Federal Savings and Loan Association

Dated: November 15, 2013

Recorded: November 20, 2013

Instrument No.: 201311200007

Affects: Tract 4

18. A claim of lien:

Amount: \$604.96

Named Party: Marcus Vanscoyoc

Claimant: Kittitas PUD #1

Recorded: September 11, 2014  
Instrument No.: 201409110001

19. A portion of the access to said premises is over Kittitas Reclamation District Lateral NB 20.8 and is subject to the terms, conditions, regulations and restrictions of a recorded Crossing Permit, recorded July 31, 2001, under Auditor's File No. 200107310053; between Kittitas Reclamation District and Edward M. Tucker, III and Jody E. Tucker, husband and wife; and therefore insuring provision Four, "Lack of a right of access to and from the land" on the face of the policy is hereby subordinated to said Crossing permit.

#### **END OF EXCEPTIONS**

#### **Notes:**

Note No. 1: Any map or sketch enclosed as an attachment herewith is furnished for information purposes only to assist in property location with reference to streets and other parcels. No representation is made as to accuracy and the company assumes no liability for any loss occurring by reason of reliance thereon.

Note No. 2: Your order for title work calls for a search of property that is identified only by a street address or tax identification number. Based on our records, we believe that the description in this commitment describes the land you have requested we insure, however, we can give no assurance of this.

To prevent errors and to be certain that the proper parcel of land will appear on the documents and on the policy of title insurance, we require verification of the legal description used for this commitment.

Note No. 3: All documents recorded in Washington State must include an abbreviated legal description and tax parcel number on the first page of the document. The abbreviated description for this property is: Ptns of SE Quarter of NW Quarter of Section 34, Township 18N, Range 19E, W.M. (Parcel A, Book 20, page 22) and Parcels A and B, Book 30 of Surveys, pages 191 and 192, ptns of Section 34, Township 18N, Range 19E, W.M.

Note No. 4: We note the title to the following manufactured home located on said premises has been eliminated, as disclosed by Manufactured Home Application for Title Elimination;

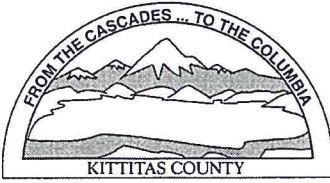
Recorded: August 29, 2001

Auditor's File No.: 200108290054

Manufactured Home: 1994 Marl 28 x 66 VIN# H009610AB

NOTE: In the event any contracts, liens, mortgages, judgments, etc. which may be set forth herein are not paid off and released in full, prior to or immediately following the recording of the forthcoming plat (short plat), this Company will require any parties holding the beneficial interest in any such matters to join in on the platting and dedication provisions of the said plat (short plat) to guarantee the insurability of any lots or parcels created thereon. We are unwilling to assume the risk involved created by the possibility that any matters dedicated to the public, or the plat (short plat) in its entirety, could be rendered void by a foreclosure action of any such underlying matter if said beneficial party has not joined in on the plat (short plat).

#### **END OF GUARANTEE**



KITTITAS COUNTY PERMIT CENTER  
411 N. RUBY STREET, ELLENSBURG, WA 98926

**RECEIPT NO.:** 00028837

COMMUNITY DEVELOPMENT SERVICES  
(509) 962-7506

PUBLIC HEALTH DEPARTMENT  
(509) 962-7698

DEPARTMENT OF PUBLIC WORKS  
(509) 962-7523

**Account name:** 031071

**Date:** 1/29/2016

**Applicant:** ED TUCKER

**Type:** check # 2123

<u>Permit Number</u>	<u>Fee Description</u>	<u>Amount</u>
BL-16-00002	BOUNDARY LINE ADJUSTMENT MAJOR	730.00
BL-16-00002	BLA MAJOR FM FEE	65.00
BL-16-00002	PUBLIC WORKS BLA	90.00
BL-16-00002	ENVIRONMENTAL HEALTH BLA	215.00
	<u>Total:</u>	<u>1,100.00</u>

8. Existing and Proposed Lot Information

Original Parcel Number(s) & Acreage  
(1 parcel number per line)  
20514 - 3.00 AC  
673036 - 3.03 AC  
16810 - 10.03 AC

New Acreage  
(Survey Vol. \_\_\_\_, Pg \_\_\_\_)  
9.00 AC  
7.06 AC  
eliminate

APPLICANT IS: \_\_\_\_ OWNER \_\_\_\_ PURCHASER \_\_\_\_ LESSEE \_\_\_\_ OTHER

**AUTHORIZATION**

9. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

**NOTICE: Kittitas County does not guarantee a buildable site, legal access, available water or septic areas, for parcel receiving approval for a Boundary Line Adjustment.**

All correspondence and notices will be transmitted to the Land Owner of Record and copies sent to the authorized agent or contact person, as applicable.

Signature of Authorized Agent:

Signature of Land Owner of Record

(REQUIRED if indicated on application)

(Required for application submittal):

X Chris Cruise (date) 1/15/2016

X Edward M. Tomlin III (date) 1-22-16

**THIS FORM MUST BE SIGNED BY COMMUNITY DEVELOPMENT SERVICES AND THE TREASURER'S OFFICE PRIOR TO SUBMITTAL TO THE ASSESSOR'S OFFICE.**

**TREASURER'S OFFICE REVIEW**

Tax Status: 2016 paid in full By: Debi Rahme Date: 6/17/16

**COMMUNITY DEVELOPMENT SERVICES REVIEW**

This BLA meets the requirements of Kittitas County Code (Ch. 16.08.055).

Deed Recording Vol. \_\_\_\_ Page \_\_\_\_ Date \_\_\_\_ \*\*Survey Required: Yes  No \_\_\_\_

Card #: \_\_\_\_\_

Parcel Creation Date: \_\_\_\_\_

Last Split Date: \_\_\_\_\_

Current Zoning District: \_\_\_\_\_

Preliminary Approval Date: 4/14/16

By: Kaycee Hathaway

Final Approval Date: 6/17/16

By: Rose Shriner