

# CHICAGO TITLE INSURANCE COMPANY

**Policy No. 72156-46050675**

## GUARANTEE

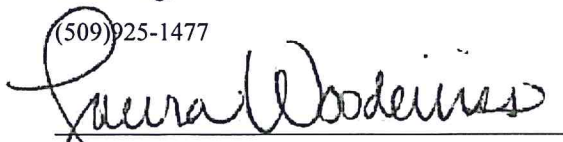
CHICAGO TITLE INSURANCE COMPANY, a Florida corporation, herein called the Company, guarantees the Assured against actual loss not exceeding the liability amount stated in Schedule A which the Assured shall sustain by reason of any incorrectness in the assurances set forth in Schedule A.

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: October 3, 2017

Issued by:  
AmeriTitle, Inc.  
101 W Fifth  
Ellensburg, WA 98926  
(509)925-1477

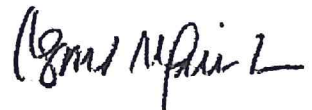
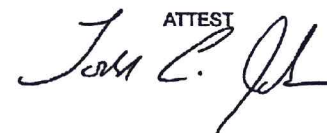
  
Authorized Signer

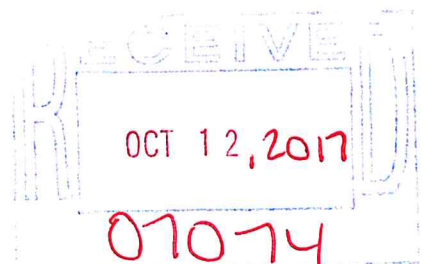
*Note: This endorsement shall not be valid or binding until countersigned by an authorized signatory.*

Subdivision Guarantee Policy Number: 72156-46050675

CHICAGO TITLE INSURANCE COMPANY



By:   
President  
ATTEST  
  
Secretary



# SUBDIVISION GUARANTEE

Order No.: 200012AM  
Guarantee No.: 72156-46050675  
Dated: October 3, 2017

Liability: \$1,000.00  
Fee: \$350.00  
Tax: \$28.70

Your Reference: 1001 Big Creek Road

Assured: Encompass Engineering & Surveying

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:

Lots 1 and 2, SCHMAUS No. 4 Plat, in the County of Kittitas, State of Washington, as per plat thereof recorded in Book 12 of Plats, pages 130 through 132, records of said County.

Title to said real property is vested in:

Robin A. Schmaus, as his separate estate and the Heirs and Devisees of Jayne Schmaus, deceased

**END OF SCHEDULE A**

(SCHEDULE B)

Order No: 200012AM  
Policy No: 72156-46050675

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. General Taxes and Assessments – total due may include fire patrol assessment, weed levy assessment and/or irrigation assessment, if any. Taxes noted below do not include any interest or penalties which may be due after delinquency.

Note: Tax year runs January through December with the first half becoming delinquent May 1st and second half delinquent November 1st if not paid. For most current tax information or tax printouts visit: or call their office at (509) 962-7535.

Tax Year: 2017  
Tax Type: County  
Total Annual Tax: \$2,185.37  
Tax ID #: 959365  
Taxing Entity: Kittitas County Treasurer  
First Installment: \$1,092.69  
First Installment Status: Paid  
First Installment Due/Paid Date: April 30, 2017  
Second Installment: \$1,092.68  
Second Installment Status: Due  
Second Installment Due/Paid Date: October 31, 2017  
Affects: Lot 1

7. General Taxes for the year 2016, a Lien, are all delinquent  
Parcel No.: 959366  
In the original amount of: \$327.49  
Affects: Lot 2

Subdivision Guarantee Policy Number: 72156-46050675

8. General Taxes and Assessments – total due may include fire patrol assessment, weed levy assessment and/or irrigation assessment, if any. Taxes noted below do not include any interest or penalties which may be due after delinquency.

Note: Tax year runs January through December with the first half becoming delinquent May 1st and second half delinquent November 1st if not paid. For most current tax information or tax printouts visit: or call their office at (509) 962-7535.

Tax Year: 2017  
Tax Type: County  
Total Annual Tax: \$711.16  
Tax ID #: 959366  
Taxing Entity: Kittitas County Treasurer  
First Installment: \$355.58  
First Installment Status: Delinquent  
First Installment Due/Paid Date: April 30, 2017  
Second Installment: \$355.58  
Second Installment Status: Due  
Second Installment Due/Paid Date: October 31, 2017  
Affects: Lot 2

9. Liens, levies and assessments of the Big Creek Road road committee as established by Road Maintenance Agreement recorded February 21, 2003 under Auditor's File No. 200302210046.
10. An easement including the terms and provisions thereof for the purpose shown below and rights incidental thereto as set forth in instrument:  
Granted To: Postal Telegraph Cable Company  
Purpose: Right to construct and maintain lines of telegraph, necessary poles and fixtures together with the rights of ingress and egress  
Recorded: April 27, 1911  
Instrument No.: 29533  
Book 22 of Deeds, Page 537  
Affects: Said premises and other lands.
11. An easement including the terms and provisions thereof for the purpose shown below and rights incidental thereto as set forth in instrument:  
Granted To: The Pacific Telephone and Telegraph Company  
Purpose: Communication systems and a repeater housing building  
Recorded: June 30, 1948  
Instrument No.: 202133  
Affects: Said premises and other lands.
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. An easement including the terms and provisions thereof for the purpose shown below and rights incidental thereto as set forth in instrument:  
Purpose: Ingress, egress and utilities  
Recorded: November 27, 1990  
Instrument No.: 535241  
Affects: East 30 feet
14. An easement including the terms and provisions thereof for the purpose shown below and rights incidental thereto as set forth in instrument:

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Granted To: Puget Sound Power & Light Company, a Washington corporation  
Purpose: Underground electric system  
Recorded: March 17, 1992  
Instrument No.: 547356  
Affects: A strip of land ten feet in width, as constructed

15. Road Use and Maintenance Agreement and the terms and conditions contained therein  
Between: Earl E. Gentry and Valerie K. Gentry, husband and wife  
Recorded: February 21, 2003  
Instrument No.: 200302210046
16. An easement including the terms and provisions thereof for the purpose shown below and rights incidental thereto as set forth in instrument:  
Granted To: Robin Schmaus and Jayne Schmaus, husband and wife  
Purpose: Road use and maintenance  
Recorded: July 27, 2007  
Instrument No.: 200707270065  
Affects: Portion of said premises
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: \$483,000.00  
Trustor/Grantor: Robin A. Schmaus and Jayne Schmaus, husband and wife  
Trustee: Landsafe Title of Washington  
Beneficiary: Mortgage Electronic Registration Systems, Inc. (MERS), solely as nominee for Countrywide Home Loans, Inc., dba America's Wholesale Lender  
Dated: August 10, 2007  
Recorded: October 12, 2007  
Instrument No.: 200710110054

Appointment of Successor Trustee as disclosed by instrument,  
Dated: September 24, 2008  
Recorded: September 29, 2008  
Instrument No.: 200809290062  
New Trustee: Recontrust Company

An agreement to modify the terms and provisions of said Deed of Trust as therein provided:  
Recorded: November 28, 2011  
Instrument No.: 201111280036

An agreement to modify the terms and provisions of said Deed of Trust as therein provided:  
Recorded: September 18, 2012  
Instrument No.: 201209180008

An agreement to modify the terms and provisions of said Deed of Trust as therein provided:  
Recorded: January 23, 2014  
Instrument No.: 201401230005

The beneficial interest under said Deed of Trust was assigned of record to The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificate Holders of CWABS, Inc., Asset-Backed Certificates, Series 2007-13 by assignment,  
Recorded: March 13, 2014  
Instrument No.: 201403130010

The beneficial interest under said Deed of Trust was assigned of record to Bank of America, N.A. by assignment,  
Recorded: February 5, 2015  
Instrument No.: 201502050045

Consent to Plat recorded February 5, 2015 under Auditor's File No. 201502050046.

18. A Judgment for the amount stated below and any other amounts due:  
Debtor: Robin A. Schmaus and Jayne L. Schmaus, husband and wife  
Creditor: Millers Village Owners Association  
Date Entered: November 2, 2009  
Court: Superior Court of Snohomish County, Washington  
Case No: 09-2-07997-6  
Judgment No: 09-9-12239-7  
Amount: \$5,888.25  
Attorney for Judgment Creditor: Ronald G. House

Said judgment was recorded with Kittitas County Auditor's Office October 10, 2014 under Auditor's File No. 201410100023.

19. Any rights, interests, or claims which may exist or arise by reason of the following matters(s) disclosed by SCHMAUS No. 4 Plat,  
Recorded: April 7, 2015  
Book: 12 of Plats Pages: 130 through 132  
Instrument No.: 201504070004  
Matters shown:  
a) Location of Big Creek  
b) Approximate floodplain limits  
c) 100' well protection buffer  
d) 30' Easement "Q"  
e) 60' Easement "R" with 55' radius cul-de-sac  
f) 40' Easement "T" with 55' radius cul-de-sac  
g) 20' Easement "U"  
h) Edge of gravel line affecting Lots 2 and 3  
i) All notes contained thereon

20. It is our understanding that Jayne Schmaus is now deceased. We find no record of a probate of the estate of the decedent in Kittitas County. The Company, therefore, does not insure against the right of his or her heirs, creditors, or the liability for inheritance tax, if any, or other matters which a probate of the estate might disclose.

If estate has not been probated, this company will require a copy of the death certificate, the will, and community property agreement.

21. Rights of the State of Washington in and to that portion of said premises, if any, lying in the bed or former bed of the Big Creek, if it is navigable.
22. Any question of location, boundary or area related to the Big Creek, including, but not limited to, any past or future changes in it.
23. Any prohibition or limitation on the use, occupancy, or improvements of the Land resulting from the rights of the public, appropriators, or riparian owners to use any waters, which may now cover the Land or to use any portion of the Land which is now or may formerly have been covered by water.

#### END OF EXCEPTIONS

#### Notes:

- a. 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

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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.

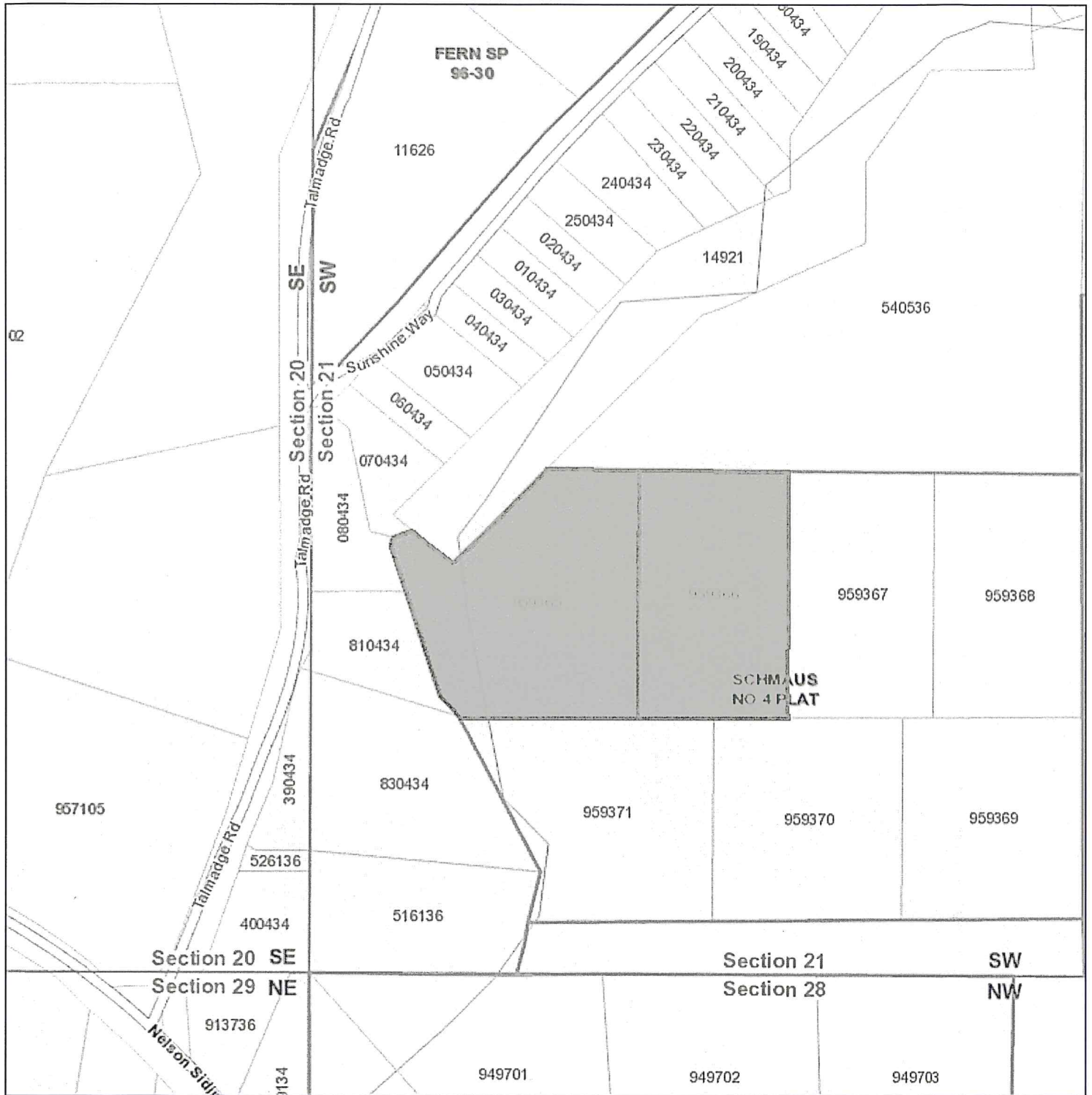
- b. All documents recorded in Washington State must include an abbreviated legal description and tax parcel number on the first page of the document. The abbreviated description for this property is: Lots 1 and 2, SCHMAUS No. 4 Plat, Book 12 of Plats, pages 130 through 132

Note No. 1: Any map or sketch enclosed as an attachment herewith is furnished for informational 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: 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**

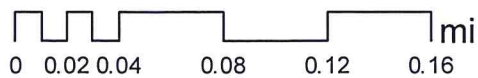
# 1001 Big Creek Rd Cle Elum



Date: 10/11/2017

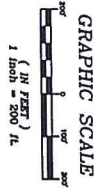
1 inch = 376 feet  
Relative Scale 1:4,514

**Disclaimer:**  
Kittitas County makes every effort to produce and publish the most current and accurate information possible. No warranties, expressed or implied, are provided for the data, its use, or its interpretation. Kittitas County does not guarantee the accuracy of the material contained herein and is not responsible for any use, misuse or representations by others regarding this information or its derivatives.

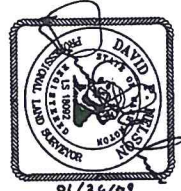




P-07-55



INDEX LOCATION:  
 SEC. 21, T. 20N., R. 14E., W. 4M.



21
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RECORDER'S CERTIFICATE 2015 04 07 2009

FILED FOR RECORD THIS 7 DAY OF April, 2015 AT 10:52 AM IN BOOK 140... PLATS... AT PAGE 130... AT THE REQUEST OF DAVID P. NELSON SURVEYOR'S NAME... 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... ROBBIN, SCHMAUS... IN... DEC... 2008... DAVID P. NELSON... DATE... CERTIFICATE NO... 18092



Encompass  
 ENGINEERING & SURVEYING  
 106 EAST 2ND STREET  
 CLE ELUM, WA 98922  
 PHONE: (509) 674-7433  
 FAX: (509) 674-7419

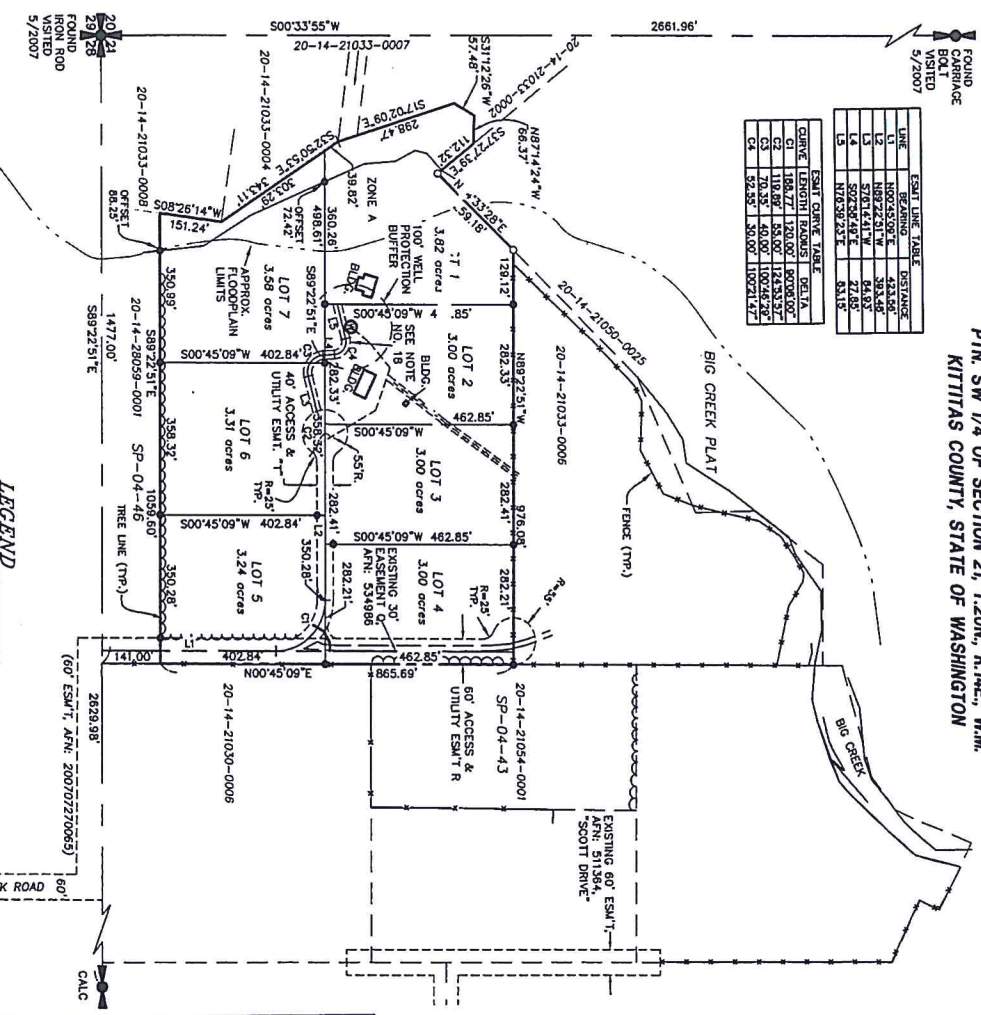
DWN BY G.W./D.P.	DATE 01/2009	JOB NO. 07074
CHKD BY D. NELSON	SCALE 1"=200'	SHEET 1 OF 3

**SCHMAUS No. 4 PLAT**  
 PTN. SW 1/4 OF SECTION 21, T.20N., R.14E., W.4M.  
 KITTITAS COUNTY, STATE OF WASHINGTON

LINE	BEARING	DISTANCE
L1	N00°45'09"W	433.90'
L2	S02°32'42"E	84.52'
L3	S02°32'42"E	47.00'
L4	N76°39'23"E	83.15'

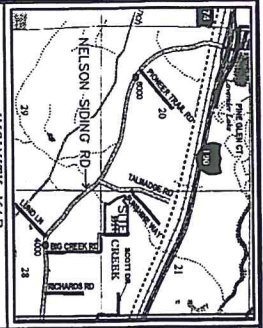
  

CURVE	LENGTH (FRANKS)	DELTA
C1	108.77'	90°00'00"
C2	119.89'	124°53'32"
C3	70.33'	40°00'
C4	57.53'	100°24'22"



- LEGEND**
- SECTION CORNER, AS NOTED
  - QUA. TIER CORNER, AS NOTED
  - SET 1" REBAR & CAP
  - FOUND REBAR & CAP
  - EXISTING WELL

**NOTE:**  
 THE EXISTING UTILITIES AS SHOWN ARE THE ONLY APPROXIMATE AND ARE BASED ON THE BEST AVAILABLE INFORMATION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE SIZE, TYPE, LOCATION, AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO STARTING CONSTRUCTION, AND INFORM THE SURVEYOR AND ENGINEER OF ANY DISCREPANCIES.  
 Call Before You Dig  
 1-800-553-4344



KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS  
 EXAMINED AND APPROVED THIS 27th DAY OF April, 2015.  
 [Signature]

KITTITAS COUNTY ENGINEER  
 I HEREBY CERTIFY THAT THE SCHMAUS NO. 4 PLAT HAS BEEN EXAMINED BY ME AND I FIND THAT THE SEWAGE AND WATER SYSTEM HEREIN SHOWN DOES MEET AND COMPLY WITH ALL REQUIREMENTS OF THE COUNTY HEALTH DEPARTMENT.  
 DATED THIS 27th DAY OF April, A.D. 2015.  
 [Signature]

KITTITAS COUNTY PLANNING DIRECTOR  
 I HEREBY CERTIFY THAT THE SCHMAUS NO. 4 PLAT HAS BEEN EXAMINED BY ME AND I FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITTITAS COUNTY PLANNING COMMISSION.  
 DATED THIS 27th DAY OF April, A.D. 2015.  
 [Signature]

KITTITAS COUNTY TREASURER  
 I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW BEING Laid.  
 PARCEL NO. 20-14-21033-0000 (820430)  
 DATED THIS 27th DAY OF April, A.D. 2015.  
 [Signature]

KITTITAS COUNTY ASSESSOR  
 I HEREBY CERTIFY THAT THE SCHMAUS NO. 4 PLAT HAS BEEN EXAMINED BY ME AND I FIND THE PROPERTY TO BE IN AN ACCEPTABLE CONDITION FOR PLATTING.  
 PARCEL NO. 20-14-21033-0000 (820430)  
 DATED THIS 27th DAY OF March, A.D. 2015.  
 [Signature]

KITTITAS COUNTY BOARD OF COMMISSIONERS  
 EXAMINED AND APPROVED THIS 27th DAY OF April, A.D. 2015.  
 [Signature]  
 BOARD OF COUNTY COMMISSIONERS  
 KITTITAS COUNTY, WASHINGTON  
 BY: [Signature]  
 CHAIRMAN  
 [Signature] CLERK OF THE BOARD  
 NOTICE: THE APPROVAL OF THIS PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.





**SCHMAUS No. 4 PLAT**  
**PTN. SW 1/4 OF SECTION 21, T.20N, R.14E., W.1M.**  
**KITTITAS COUNTY, STATE OF WASHINGTON**

P-07-55

RECEIVING NUMBER



**NOTES:**

1. THE PURPOSE OF THIS DOCUMENT IS TO SUBDIVIDE BY PLAT, TAX PARCEL No. 20-14-21023-0003 (2014-4) INTO 7 LOTS AS SHOWN ON SHEET 1 OF THIS DOCUMENT.
2. THIS SURVEY WAS PERFORMED USING A TRIMBLE R8 GPS AND A MINION NR1-522 SERIES TOTAL STATION, FOR THE INTERESTED PORTION OF THIS SURVEY THE CONTROLLING MONUMENTS AND PROPERTY CORNERS SHOWN HEREON WERE LOCATED, SITED AND CHECKED FROM A CLOSED FIELD TRAVELER IN EXCESS OF 11,000 LINEAL FEET. ALL PROPERTY CORNERS WERE RECORDED AND CHECKED FROM A CLOSED FIELD TRAVELER IN EXCESS OF 11,000 LINEAL FEET. ALL PROPERTY CORNERS WERE RECORDED AND CHECKED FROM A CLOSED FIELD TRAVELER IN EXCESS OF 11,000 LINEAL FEET.
3. THE BASIS OF BEARINGS IS THE WASHINGTON STATE PLANE COORDINATE SYSTEM (SOUTH ZONE), N.A.D. 83(91), DETERMINED BY GPS OBSERVATIONS REFERENCING N.A.G.S. MONUMENTS 247 (P.O.D. 5/20/97) AND 248 (P.O.D. 5/20/97), ALL OF WHICH ARE LOCATED WITHIN THE SURVEYED AREA. ALL BEARINGS AND DISTANCES ARE BASED ON A COMBINED HORIZONTAL OF 1,659,125.84 FEET BY 61,959,910.72 FEET TO OMBN AND DISTANCES.
4. FOR CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION SEE THE FOLLOWING:  
 BOOK 28 OF SURVEYS, PAGES 51-54, UNDER AUDITOR'S FILE No. 20010455007  
 BOOK 19 OF SURVEYS, PAGES 57-58, UNDER AUDITOR'S FILE No. 211234  
 BOOK 7 OF SURVEYS, PAGES 57-58, UNDER AUDITOR'S FILE No. 211234  
 BOOK 19 OF SURVEYS, PAGES 57-58, UNDER AUDITOR'S FILE No. 211234  
 ALL RECORDS OF KITTITAS COUNTY, STATE WASHINGTON AND THE SURVEYS REFERENCED THEREON.
5. A PUBLIC UTILITY EASEMENT 10 FEET IN WIDTH IS RESERVED ALONG ALL LOT LINES, THE 10 FOOT EASEMENT SHALL ABUT THE EXISTING PLAT BOUNDARY AND SHALL BE DIVIDED 5 FEET ON EACH SIDE OF INTERIOR LOT LINES. SAID EASEMENT SHALL ALSO BE USED FOR IRRIGATION.
6. PER RCW 17.01.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOxious WEEDS ACCORDING TO THE WEEDING AND MAINTENANCE ACT OF 1993 (RCW 17.01.140) AND THE WEEDING AND MAINTENANCE ACT OF 1993 (RCW 17.01.140) AND THE WEEDING AND MAINTENANCE ACT OF 1993 (RCW 17.01.140).
7. ANY FURTHER SUBDIVISION OF LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS SET FORTH IN THE COUNTY ROAD STANDARDS.
8. ANY APPROVED ACCESS PERMIT WILL BE REQUIRED FROM THE DEPARTMENT OF PUBLIC WORKS PRIOR TO OBTAINING ANY NEW EASEMENT ACCESS OR FENCING WORK WITHIN THE COUNTY ROAD RIGHT-OF-WAY.
9. THIS PLAT DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.
10. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
11. KITTITAS COUNTY WILL NOT ACCEPT PRIVATE ROADS FOR MAINTENANCE AS PUBLIC STREETS OR ROADS UNLESS SUCH STREETS OR ROADS ARE BROUGHT INTO CONFORMANCE WITH CURRENT COUNTY ROAD STANDARDS. THIS REQUIREMENT WILL INCLUDE THE ROAD SURFACE FINISH OF ANY STREET OR ROAD SURFACED ORIGINALLY WITH GRAVEL.
12. ENTIRE PRIVATE ROAD SHALL ACHIEVE 8% COMPACTION AND SHALL BE INSPECTED AND CERTIFIED BY A LICENSED ENGINEER IN THE STATE OF WASHINGTON SELECTING THAT THE ROAD MEETS CURRENT KITTITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF BOLDING PERMIT FOR THIS PLAT.
13. KITTITAS COUNTY RELIES ON ITS RECORD THAT A SUPPLY OF POTABLE WATER EXISTS. THE APPROVAL OF THIS DIVISION OF LAND ENTAILS NO GUARANTEE OR WARRANTY THAT THERE IS A LEGAL RIGHT TO WITHDRAW GROUNDWATER WITHIN THE LAND DIVISION. THE APPROVAL OF THIS DIVISION OF LAND PROVIDES NO GUARANTEE THAT USE OF GROUNDWATER WITHIN THE LAND DIVISION WILL BE SUBJECT TO REGULATION BY THE DEPARTMENT OF ECOLOGY OR A COURT OF LAW.
14. MEETING WILL BE REQUIRED FOR ALL RESIDENTIAL WELL CONNECTIONS AND MEETING RESULTS SHALL BE RECORDED IN A MANNER CONSISTENT WITH KITTITAS COUNTY AND WASHINGTON STATE DEPARTMENT OF ECOLOGY REQUIREMENTS.
15. THE SUBJECT PROPERTY IS WITHIN OR NEAR LAND USED FOR AGRICULTURE OR WHICH A VARIETY OF COMMERCIAL ACTIVITIES ARE CONDUCTED. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FOR ANY VARIETY OF COMMERCIAL ACTIVITIES. COMMERCIAL, NATURAL RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. (RCW 7A.42.005).
16. 20' ACCESS AND UTILITY EASEMENT "U" TO SERVE LOTS 1 AND 7.
18. THE SCHOOL BUS STOP IS SITUATED AT THE INTERSECTION OF BIG CREEK ROAD AND NELSON SOME ROAD.



RECORDED'S CERTIFICATE 20150407 0054  
 FILED FOR RECORD THIS 7th DAY OF April, 2015, REQUESTED BY DAVID P. NELSON, RECORDER OF KITTITAS COUNTY, WASHINGTON. AT PAGE 1 OF 3. AT THE REQUEST OF DAVID P. NELSON, RECORDER OF KITTITAS COUNTY, WASHINGTON. DAVID P. NELSON, RECORDER OF KITTITAS COUNTY, WASHINGTON. DAVID P. NELSON, RECORDER OF KITTITAS COUNTY, WASHINGTON.

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORRING ACT AT THE REQUEST OF... SCHMAUS... 2015... 04/27/2015... DAVID P. NELSON, RECORDER OF KITTITAS COUNTY, WASHINGTON. CERTIFICATE NO. 18092

**Encompass**  
 ENGINEERING & SURVEYING  
 106 EAST 2ND STREET  
 CLE ELUM, WA 99222  
 PHONE: (509) 874-7433  
 FAX: (509) 874-7419

SCHMAUS No. 4 PLAT (P-07-55)			
PTN. SW 1/4 OF SECTION 21, T.20N, R.14E., W.1M. KITTITAS COUNTY, STATE OF WASHINGTON			
DRAWN BY	DATE	JOB NO.	
G.W./D.P.	01/2009	07074	
CHD BY	SCALE	SHEET	
D. NELSON	N/A	3 OF 3	