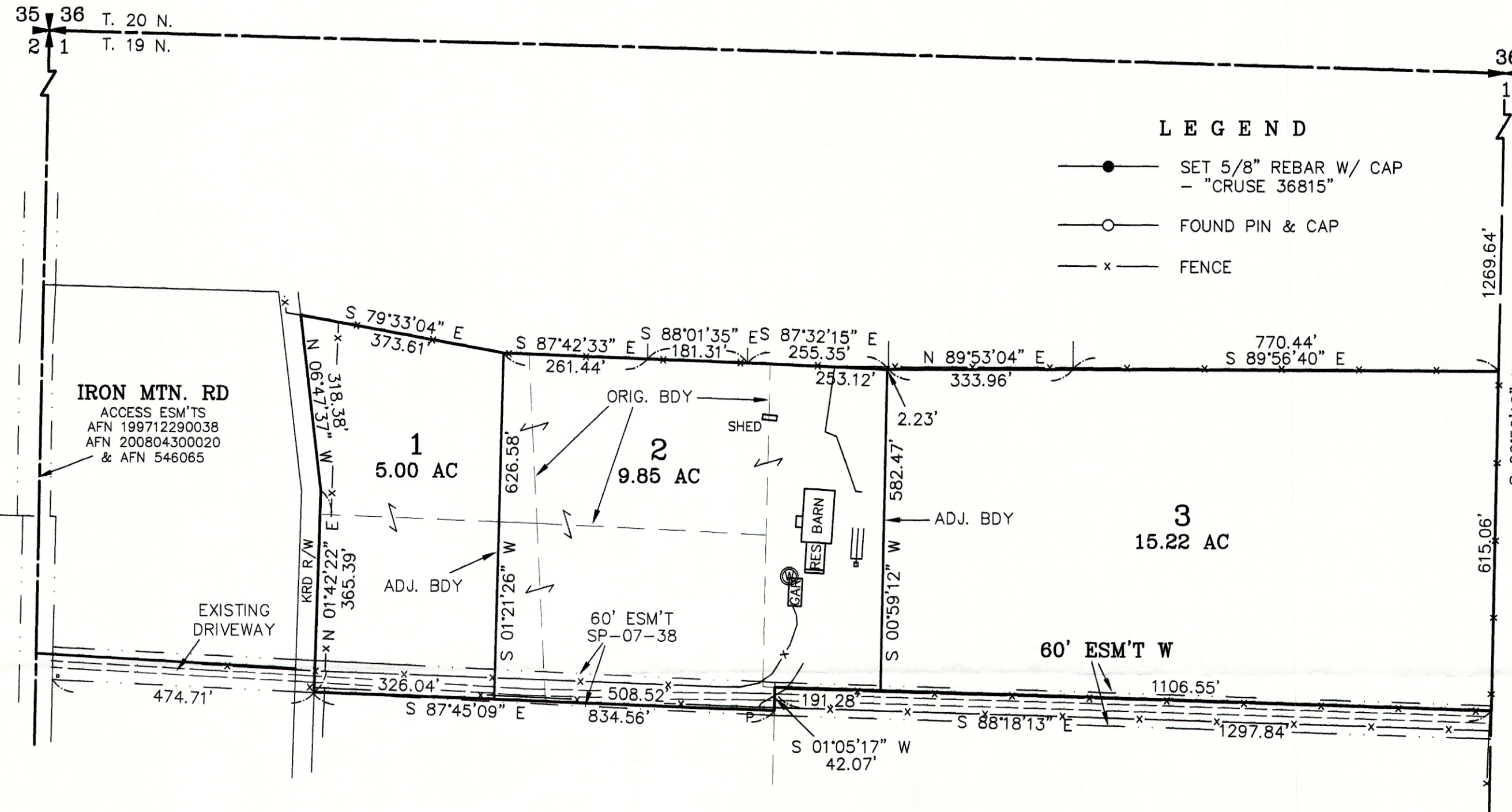
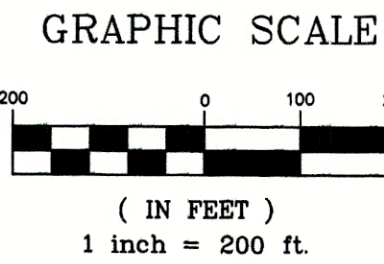


PART OF THE NORTHWEST QUARTER OF SECTION 1,  
TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M.



LEGEND

- SET 5/8" REBAR W/ CAP  
- "CRUSE 36815"
- FOUND PIN & CAP
- x — FENCE

LEGAL DESCRIPTIONS

TRACT 1:

PARCEL C AS DESCRIBED AND/OR DELINEATED ON THAT CERTAIN SURVEY AS RECORDED SEPTEMBER 18, 1996, IN BOOK 22 OF SURVEYS, PAGE 79, UNDER AUDITOR'S FILE NO. 199609180018, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF GOVERNMENT LOTS 3 AND 4 AND THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

EXCEPT PARCEL 1 OF THAT CERTAIN SURVEY AS RECORDED AUGUST 12, 2004 IN BOOK 30 OF SURVEYS AT PAGES 116 AND 117, UNDER AUDITOR'S FILE NO. 200408120040, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

TRACT 2:

LOTS A1, A2, A3 AND A4, OF WIDNER SHORT PLAT, KITTITAS COUNTY SHORT PLAT NO. SP-07-38, AS RECORDED JANUARY 15, 2009, IN BOOK K OF SHORT PLATS, PAGES 28-29, UNDER AUDITOR'S FILE NO. 200901150002, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

REVISED PARCELS:

PARCEL 1

PARCEL 1 OF THAT CERTAIN SURVEY RECORDED MAY \_\_\_\_, 2019, IN BOOK 42 OF SURVEYS AT PAGE \_\_\_\_, UNDER AUDITOR'S FILE NO. 201905\_\_\_\_\_, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 2

PARCEL 2 OF THAT CERTAIN SURVEY RECORDED MAY \_\_\_\_, 2019, IN BOOK 42 OF SURVEYS AT PAGE \_\_\_\_, UNDER AUDITOR'S FILE NO. 201905\_\_\_\_\_, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 3

PARCEL 3 OF THAT CERTAIN SURVEY RECORDED MAY \_\_\_\_, 2019, IN BOOK 42 OF SURVEYS AT PAGE \_\_\_\_, UNDER AUDITOR'S FILE NO. 201905\_\_\_\_\_, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

EASEMENT W

EASEMENT W AS DELINEATED ON THAT CERTAIN SURVEY RECORDED MAY \_\_\_\_, 2019, IN BOOK 42 OF SURVEYS AT PAGE \_\_\_\_, UNDER AUDITOR'S FILE NO. 201905\_\_\_\_\_, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING ACROSS A PORTION OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

NOTES:

1. THIS SURVEY WAS PERFORMED USING A TOPCON GTS SERIES TOTAL STATION AND/OR SURVEY GRADE GPS. ACCURACY COMPLIES WITH THE REQUIREMENTS SPECIFIED IN WAC 332-130-080 AND 090.
2. THIS SURVEY MAY NOT SHOW ALL EASEMENTS OR IMPROVEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
3. ACCORDING TO KITTITAS RECLAMATION DISTRICT (KRD) RECORDS, PARCEL 1 HAS \_ IRRIGABLE ACRES; PARCEL 2 HAS \_ IRRIGABLE ACRES; PARCEL 3 HAS \_ IRRIGABLE ACRES. KRD WATER MAY ONLY BE APPLIED TO IRRIGABLE ACREAGE.
4. FULL PAYMENT OF ANNUAL KRD ASSESSMENT IS REQUIRED REGARDLESS OF THE USE OR NON-USE OF WATER BY THE OWNER.
5. THE LANDOWNERS MUST PROVIDE FOR THE APPOINTMENT OF ONE WATER MASTER FOR EACH TURNOUT, WHO SHALL BE RESPONSIBLE FOR ORDERING WATER FOR THE ENTIRE PROPERTY. THE WATER MASTER WILL BE RESPONSIBLE FOR KEEPING WATER USE RECORDS FOR EACH LOT. KRD WILL ONLY BE RESPONSIBLE FOR KEEPING RECORDS ON THE TOTAL WATER ORDERED AT THE KRD TURNOUT.
6. KRD OPERATIONS AND MAINTENANCE ROADS ARE FOR DISTRICT USE ONLY. RESIDENTIAL AND RECREATIONAL USE IS PROHIBITED.
7. KRD IS ONLY RESPONSIBLE FOR DELIVERY OF WATER TO THE HIGHEST FEASIBLE POINT IN EACH 160 ACRE UNIT OR DESIGNATED TURNOUT. THE KRD IS NOT RESPONSIBLE FOR WATER DELIVERY LOSS (SEEPAGE, EVAPORATION, ETC.) BELOW THE DESIGNATED TURNOUT.
8. 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.
9. KITTITAS COUNTY WILL NOT ACCEPT PRIVATE ROADS FOR MAINTENANCE AS PUBLIC STREETS OR ROADS UNTIL SUCH STREETS OR ROADS ARE BROUGHT INTO CONFORMANCE WITH CURRENT COUNTY ROAD STANDARDS. THIS REQUIREMENT WILL INCLUDE THE HARD SURFACE PAVING OF ANY STREET OR ROAD SURFACED ORIGINALLY WITH GRAVEL.
10. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION, BASIS OF BEARINGS AND ADDITIONAL INFORMATION, SEE BOOK K OF SHORT PLATS, PAGES 28-29 AND THE SURVEYS REFERENCED THEREON.

AUDITOR'S CERTIFICATE

Filed for record this \_\_\_\_\_ day of \_\_\_\_\_  
 2019, at \_\_\_\_\_ M., in Book 42 of Surveys at  
 page(s) \_\_\_\_\_ at the request of Cruse & Associates.

JERALD V. PETTIT BY: \_\_\_\_\_  
 KITTITAS COUNTY AUDITOR

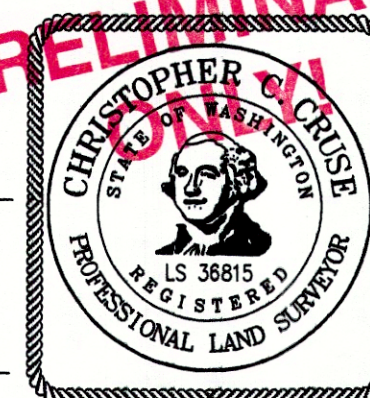
SURVEYOR'S CERTIFICATE

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 PHIL WIDNER  
 in APRIL of 2019.

CHRISTOPHER C. CRUSE  
 Professional Land Surveyor  
 License No. 36815

DATE \_\_\_\_\_

**PRELIMINARY**



X		
X	X	

**RECEIVED**  
 MAY 03 2019  
 Kittitas Co. CDS

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