

LEGEND

- IR FOUND IRON ROD, NO CAP
- FOUND 1/2" IRON ROD & CAP, AS NOTED
- △ ELEC. TRANSFORMER
- ⊙ WELL
- TELEPHONE PEDESTAL
- POST

OWNER:

WADE METZ & MARLENE PRICE
2630 116TH AVE NE STE 200
BELLEVUE WA 98004-1459

SURVEYOR:

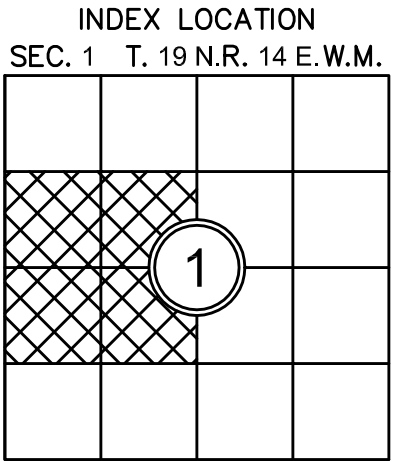
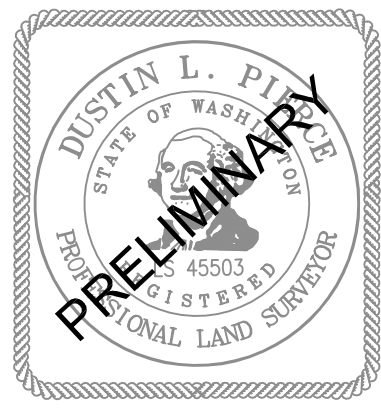
ENCOMPASS ENGINEERING & SURVEYING
407 SWIFTWATER BLVD
CLE ELUM WA 98922
509-674-7433

KITTITAS COUNTY PARCEL AND (MAP NUMBER):

953110 (19-14-01068-0001)
953111 (19-14-01068-0002)

ZONE:

RURAL 5



Encompass
ENGINEERING & SURVEYING

Western Washington Division
165 NE Juniper Street, Suite 201 • Issaquah, WA 98027 • Phone: (425) 392-0250
Eastern Washington Division
407 Swiftwater Blvd. • Cle Elum, WA 98922 • Phone: (509) 674-7433

PRELIMINARY BOUNDARY LINE ADJUSTMENT

PREPARED FOR
WADE METZ
A PORTION OF THE WEST 1/2 OF SECTION 1,
TOWNSHIP 19 NORTH, RANGE 14 EAST, W.M.
KITTITAS COUNTY - WASHINGTON

DWN BY C.R./G.W.	DATE 05/2021	JOB NO. 21024
CHKD BY D.L.P.	SCALE 1" = 50'	SHEET 1 OF 2

EXISTING LEGAL DESCRIPTION PER NEXTITLE - ORDER NO. NXWA-0518709:

LOT 1 AND 2, ELKHORN RIDGE PLAT, IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 11, PAGES 11 AND 12, RECORDS OF SAID COUNTY;

SITUATE IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PRELIMINARY LEGAL DESCRIPTION AS A RESULT OF ADJUSTMENT:

LOT 1-A

A PORTION OF THE WEST HALF OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 14 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 1 OF THE ELKHORN RIDGE PLAT, P-06-36, AS RECORDED AUGUST 9, 2007, IN BOOK 11 OF PLATS, PAGES 11 AND 12, UNDER AUDITOR'S FILE NO. 200708090040, RECORDS OF KITTITAS COUNTY, WASHINGTON;

AND

A PORTION OF LOT 2 OF SAID PLAT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1, SAID CORNER BEING COMMON TO THE NORTHWEST CORNER OF SAID LOT 2, SAID CORNER BEING THE TRUE POINT OF BEGINNING;

THENCE SOUTH 87°00'35" EAST ALONG THE NORTH BOUNDARY OF SAID LOT 2, 218.23 FEET;

THENCE SOUTH 12°10'34" EAST, 44.88 FEET;

THENCE NORTH 87°00'35" WEST, 217.27 FEET TO THE WEST BOUNDARY OF SAID LOT 1;

THENCE NORTH 13°20'37" WEST ALONG SAID WEST BOUNDARY, 45.14 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPT

THAT PORTION OF SAID LOT 1 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1, SAID CORNER BEING COMMON TO THE NORTHWEST CORNER OF SAID LOT 2;

THENCE SOUTH 13°20'37" EAST ALONG THE EAST BOUNDARY OF SAID LOT 1, 242.04 FEET;

THENCE SOUTH 05°59'01" WEST ALONG SAID EAST BOUNDARY OF SAID LOT 1, 206.07 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 84°00'59" WEST, 65.00 FEET;

THENCE SOUTH 05°59'01" WEST, 112.55 FEET;

THENCE SOUTH 31°35'27" EAST, 45.39 FEET;

THENCE SOUTH 62°26'55" EAST, 40.13 FEET TO SAID EAST BOUNDARY OF SAID LOT 1;

THENCE NORTH 05°59'01" EAST ALONG SAID EAST BOUNDARY OF SAID LOT 1, 163.28 FEET TO THE TRUE POINT OF BEGINNING.

LOT 2-A

A PORTION OF THE WEST HALF OF SECTION 1, TOWNSHIP 19 NORTH, RANGE 14 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 2 OF THE ELKHORN RIDGE PLAT, P-06-36, AS RECORDED AUGUST 9, 2007, IN BOOK 11 OF PLATS, PAGES 11 AND 12, UNDER AUDITOR'S FILE NO. 200708090040, RECORDS OF KITTITAS COUNTY, WASHINGTON;

AND

A PORTION OF LOT 1 OF SAID PLAT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1, SAID CORNER BEING COMMON TO THE NORTHWEST CORNER OF SAID LOT 2;

THENCE SOUTH 13°20'37" EAST ALONG THE EAST BOUNDARY OF SAID LOT 1, 242.04 FEET;

THENCE SOUTH 05°59'01" WEST ALONG SAID EAST BOUNDARY OF SAID LOT 1, 206.07 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 84°00'59" WEST, 65.00 FEET;

THENCE SOUTH 05°59'01" WEST, 112.55 FEET;

THENCE SOUTH 31°35'27" EAST, 45.39 FEET;

THENCE SOUTH 62°26'55" EAST, 40.13 FEET TO SAID EAST BOUNDARY OF SAID LOT 1;

THENCE NORTH 05°59'01" EAST ALONG SAID EAST BOUNDARY OF SAID LOT 1, 163.28 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPT

THAT PORTION OF SAID LOT 2 OF SAID PLAT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1, SAID CORNER BEING COMMON TO THE NORTHWEST CORNER OF SAID LOT 2, SAID CORNER BEING THE TRUE POINT OF BEGINNING;

THENCE SOUTH 87°00'35" EAST ALONG THE NORTH BOUNDARY OF SAID LOT 2, 218.23 FEET;

THENCE SOUTH 12°10'34" EAST, 44.88 FEET;

THENCE NORTH 87°00'35" WEST, 217.27 FEET TO THE WEST BOUNDARY OF SAID LOT 1;

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