

# NW 1/4, SE 1/4 SEC. 35, T.20 N, R.17 E, W.M.

## BASIS OF BEARINGS

THE WEST PROPERTY LINE OF PARCEL 7-D, VOLUME 10, PAGE 36, RECORDS OF KITTITAS COUNTY: N 22° 45' 23" E

## ADJOINER LEGAL DESCRIPTION

ORIGINAL LEGAL DESCRIPTION:  
LOT 3 OF BOUNDARY LINE ADJUSTMENT RECORDED OCTOBER 17, 2014 IN BOOK 39 OF SURVEYS, PAGE 92 UNDER RECORDING NUMBER 201410170039

REVISED LEGAL DESCRIPTION:  
LOT 3 OF BOUNDARY LINE ADJUSTMENT RECORDED OCTOBER 17, 2014 IN BOOK 39 OF SURVEYS, PAGE 92 UNDER RECORDING NUMBER 201410170039

EXCLUDING:  
COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL, THENCE ALONG THE EASTERLY LINE OF SAID PARCEL N 22° 45' 23" E A DISTANCE OF 146.53 FEET TO THE POINT OF BEGINNING;  
THENCE N 67° 14' 37" W A DISTANCE OF 30.00 FEET; THENCE N 22° 45' 23" E A DISTANCE OF 150.00 FEET; THENCE S 67° 14' 23" E A DISTANCE OF 30.00 FEET TO THE EASTERLY LINE OF SAID PARCEL;  
THENCE S 22° 45' 23" W A DISTANCE OF 150.00 FEET ALONG SAID EASTERLY LINE TO THE POINT OF BEGINNING.

## MIKE BACH LEGAL DESCRIPTION

ORIGINAL LEGAL DESCRIPTION:

THAT PORTION OF THE NW 1/4, SE 1/4 OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 17 EAST, W.M., KITTITAS COUNTY, WASHINGTON WHICH IS BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 35, THENCE S 00° 32' 18" E, 1975.58;  
THENCE S 89° 57' 19" E, 1318.73;  
THENCE S 00° 40' 36" W, 657.66;  
THENCE S 00° 30' 51" W, 443.81 TO THE TRUE POINT OF BEGINNING;  
THENCE S 00° 30' 51" W, 864.69;  
THENCE N 89° 59' 48" W, 667.70;  
THENCE N 22° 45' 23" E, 1056.07;  
THENCE S 67° 44' 37" E, 288.45 TO THE TRUE POINT OF BEGINNING

REVISED LEGAL DESCRIPTION:

THAT PORTION OF THE NW 1/4, SE 1/4 OF SECTION 35, TOWNSHIP 20 NORTH, RANGE 17 EAST, W.M., KITTITAS COUNTY, WASHINGTON WHICH IS BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 35, THENCE S 00° 32' 18" E, 1975.58;  
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THENCE S 00° 30' 51" W, 443.81 TO THE TRUE POINT OF BEGINNING;  
THENCE S 00° 30' 51" W, 864.69;  
THENCE N 89° 59' 48" W, 667.70;  
THENCE N 22° 45' 23" E, 1056.07;  
THENCE S 67° 44' 37" E, 288.45 TO THE TRUE POINT OF BEGINNING;

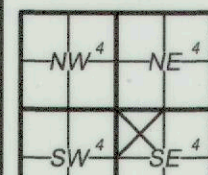
TOGETHER WITH:  
COMMENCING AT THE SOUTHWEST CORNER OF SAID PARCEL, THENCE ALONG THE WESTERLY LINE OF SAID PARCEL N 22° 45' 23" E A DISTANCE OF 146.53 FEET TO THE POINT OF BEGINNING;  
THENCE N 67° 14' 37" W A DISTANCE OF 30.00 FEET; THENCE N 22° 45' 23" E A DISTANCE OF 150.00 FEET; THENCE S 67° 14' 23" E A DISTANCE OF 30.00 FEET TO THE WESTERLY LINE OF SAID PARCEL;  
THENCE S 22° 45' 23" W A DISTANCE OF 150.00 FEET ALONG SAID WESTERLY LINE TO THE POINT OF BEGINNING.

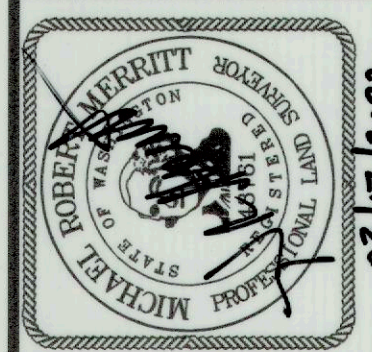
## SURVEYOR'S NOTES

1. THE SURVEY SHOWN HEREON WAS PERFORMED IN AUGUST OF 2021. THE FIELD DATA WAS COLLECTED AND RECORDED ON MAGNETIC MEDIA THROUGH AN ELECTRONIC THEODOLITE. THE DATA FILE IS ARCHIVED ON DISC OR CD. WRITTEN FIELD NOTES MAY NOT EXIST. CONTOURS ARE SHOWN FOR CONVENIENCE ONLY. DESIGN SHOULD RELY ON SPOT ELEVATIONS.
2. ALL MONUMENTS SHOWN HEREON WERE LOCATED DURING THE COURSE OF THIS SURVEY UNLESS OTHERWISE NOTED.
3. BURIED UTILITIES SHOWN BASED ON RECORDS FURNISHED BY OTHERS AND VERIFIED WHERE POSSIBLE IN THE FIELD. TERRANE ASSUMES NO LIABILITY FOR THE ACCURACY OF THOSE RECORDS OR ACCEPT RESPONSIBILITY FOR UNDERGROUND LINES WHICH ARE NOT MADE PUBLIC RECORD. FOR THE FINAL LOCATION OF EXISTING UTILITIES IN AREAS CRITICAL TO DESIGN CONTACT THE UTILITY OWNER/AGENCY. AS ALWAYS, CALL 1-800-424-5555 BEFORE CONSTRUCTION.
4. SUBJECT PROPERTY TAX PARCEL NO. 635436
5. SUBJECT PROPERTY AREA PER THIS SURVEY IS 440,973 S.F. (10.12 ACRES)
6. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. EASEMENTS AND OTHER ENCUMBRANCES MAY EXIST THAT ARE NOT SHOWN HEREON.
7. EXISTING STRUCTURE(S) LOCATION AND DIMENSIONS ARE MEASURED FROM THE FACE OF THE SIDING UNLESS OTHERWISE NOTED.
8. FIELD DATA FOR THIS SURVEY WAS OBTAINED BY DIRECT FIELD MEASUREMENTS WITH A CALIBRATED ELECTRONIC 5-SECOND TOTAL STATION AND/OR SURVEY GRADE GPS OBSERVATIONS. ALL ANGULAR AND LINEAR RELATIONSHIPS ARE ACCURATE AND MEET THE STANDARDS SET BY WAC 332-130-090.

## PURPOSE

THE PURPOSE OF THIS SURVEY IS TO SHOW AND DESCRIBE NEW PROPERTY BOUNDARIES IN ORDER TO SATISFY THE REQUIREMENTS OF KITTITAS COUNTY BOUNDARY LINE ADJUSTMENT BL-21-00023

INDEXING INFORMATION	
	NW 1/4 SE 1/4
	SECTION: 35
	TOWNSHIP: 20 N
	RANGE: 17 E W.M.
	COUNTY: KITTITAS



03/17/2022

RECORD OF SURVEY  
MIKE BACH  
NW 1/4, SE 1/4 SEC 35, T. 20 N., R. 17 E., W.M.  
ELK SPRINGS RD.  
PARCEL NO. 635436

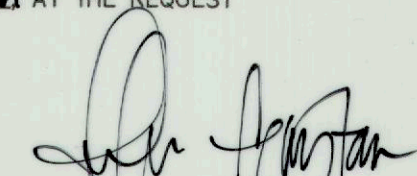
WA

ELLENSBURG

## RECORDER'S CERTIFICATE

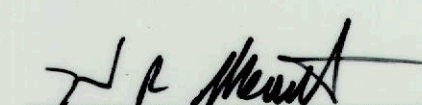
FILED FOR RECORD THIS 21st DAY OF MAR, 2022 AT 3:05 PM.  
IN BOOK 44 OF SURVEYS. AT PAGE 160-161 AT THE REQUEST  
OF TERRANE, INC.

JERALD V. PETTIT  
COUNTY AUDITOR

  
DEPUTY 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

 03/17/2022  
MICHAEL ROBERT MERRITT CERTIFICATE NO. 48761 DATE

## REFERENCES

- R1. RECORD OF SURVEY, VOL. 10, PG. 36, RECORDS OF KITTITAS COUNTY, WASHINGTON.
- R2. RECORD OF SURVEY, VOL. 39, PG. 92-93, UNDER AUDITORS FILE NO. 201410170039 RECORDS OF KITTITAS COUNTY, WASHINGTON.

JOB NO.: N/A

DATE: 3/16/2022

DRAFTED BY: LMR

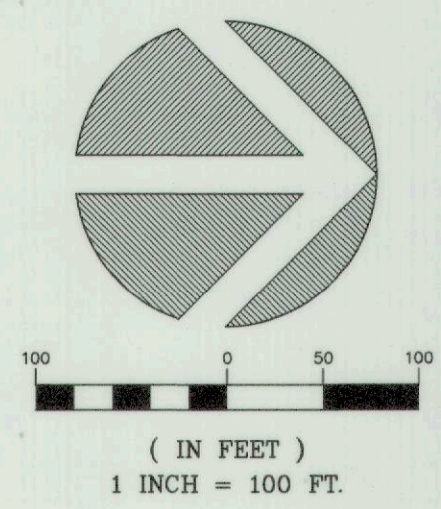
CHECKED BY: MRM

SCALE: N/A

1 OF 2

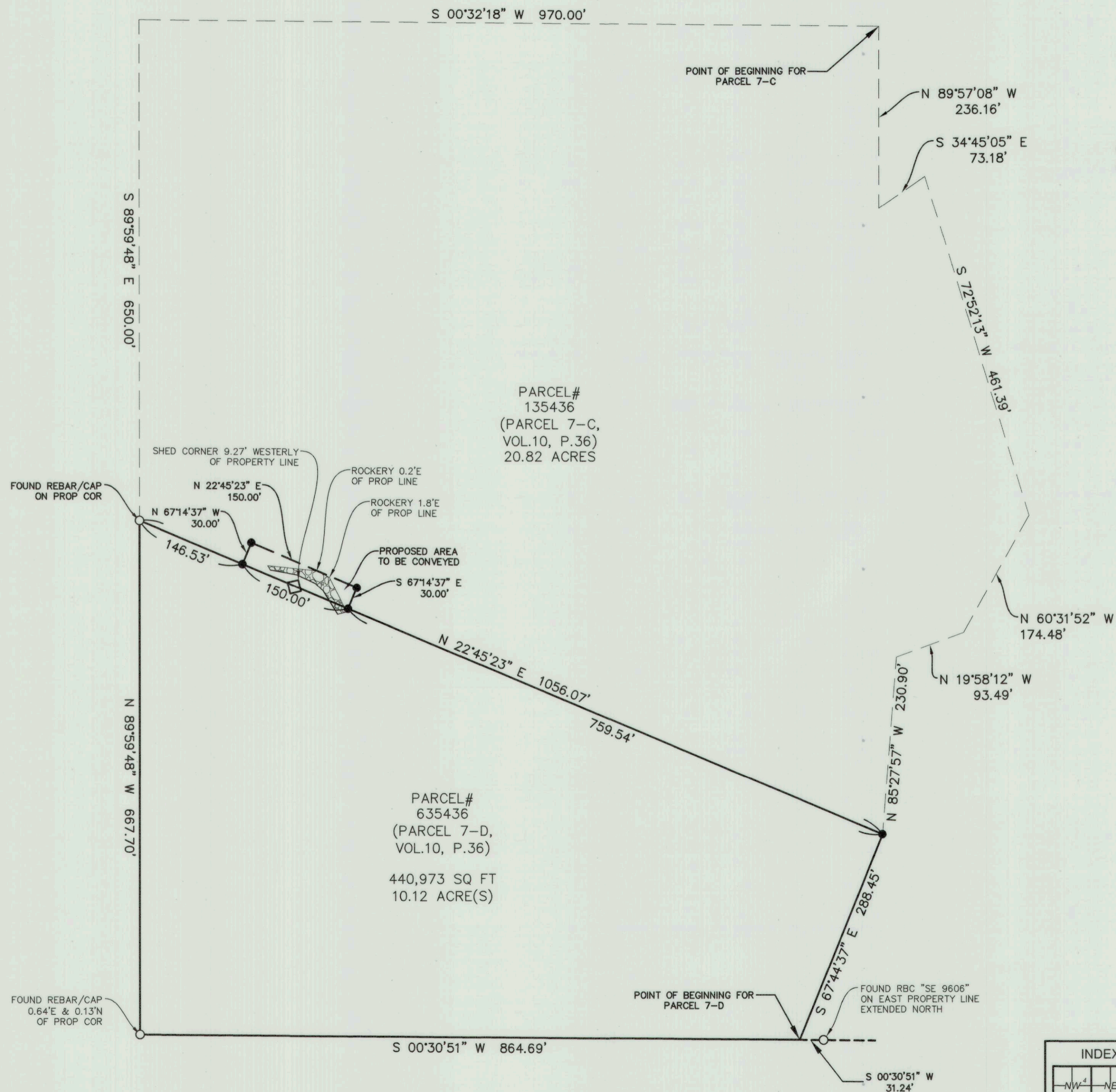


NW 1/4, SE 1/4 SEC. 35, T.20 N, R.17 E, W.M.

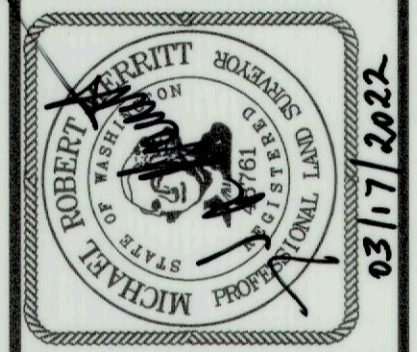


LEGEND

- REBAR AS NOTED (FOUND)
- REBAR & CAP (SET) PLS 48761



INDEXING INFORMATION	
	NW 1/4 SE 1/4
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	RANGE: 17 E W.M.
	COUNTY: KITTITAS



RECORD OF SURVEY  
**MIKE BACH**  
 NW 1/4, SE 1/4 SEC 35, T. 20 N., R. 17 E., W.M.  
 ELK SPRINGS RD.  
 PARCEL NO. 635436  
 ELLENSBURG WA

JOB NO.: N/A  
 DATE: 3/16/2022  
 DRAFTED BY: LMR  
 CHECKED BY: MRM  
 SCALE: 1" = 100'  
 2 OF 2