

PART OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 17 EAST, W.M.



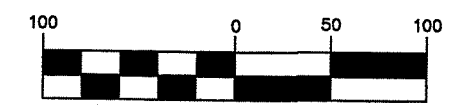
CRUSE ALUM. CAP
VST 10/23

23 24
26 25

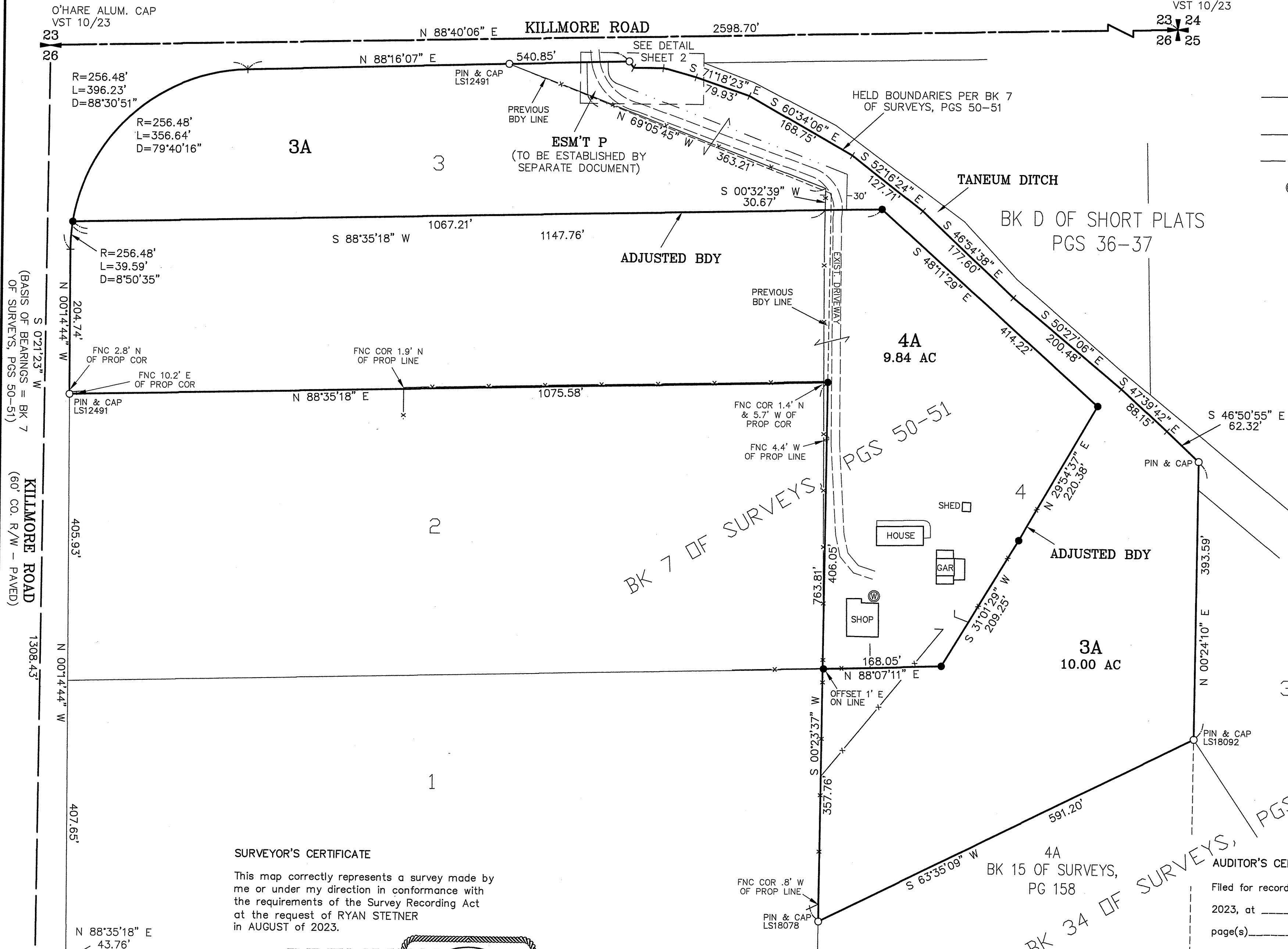
LEGEND

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

GRAPHIC SCALE

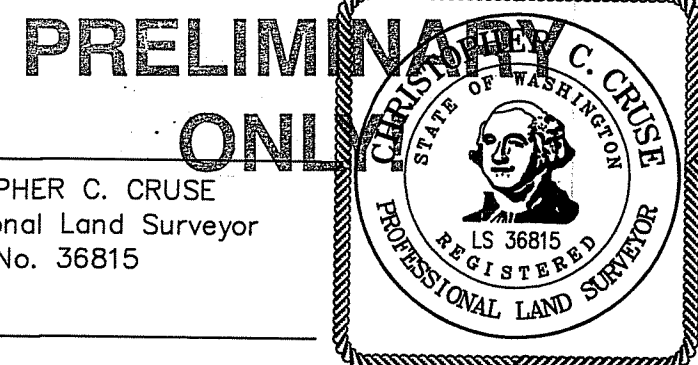


(IN FEET)
1 inch = 100 ft.



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 RYAN STETNER in AUGUST of 2023.



CHRISTOPHER C. CRUSE
Professional Land Surveyor
License No. 36815

DATE _____

AUDITOR'S CERTIFICATE

Filed for record this _____ day of _____
2023, at _____, M., in Book 45 of Surveys at
page(s) _____ at the request of Cruse & Associates.

BRYAN ELLIOTT BY:
KITITAS COUNTY AUDITOR

		X

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

PENDLEY PROPERTY

(BASIS OF BEARINGS = BK 7
OF SURVEYS, PGS 50-51)

KILLMORE ROAD
(60' CO. R/W - PAVED)

1308.43'

N 00°14'44" W

407.65'

N 88°35'18" E
43.76'

CN 1/16 COR
CALC.

PART OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 17 EAST, W.M.

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 3A HAS 13 IRRIGABLE ACRES; PARCEL 4A HAS 7 IRRIGABLE ACRES. KRD WATER MAY ONLY BE APPLIED TO IRRIGABLE ACRES.
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. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION, BASIS OF BEARINGS AND ADDITIONAL INFORMATION, SEE BOOK 34 OF SURVEYS AT PAGES 149-150 AND THE SURVEYS REFERENCED THEREON.
9. THE PURPOSE OF THIS SURVEY IS TO DELINEATE NEW PROPERTY BOUNDARIES AND PROVIDE DESCRIPTIONS FOR KITTITAS COUNTY BOUNDARY LINE ADJUSTMENT APPLICATION BL-23-00018.

LEGAL DESCRIPTIONS

PREVIOUS PARCEL DESCRIPTIONS

TPN 189233 - WARRANTY FULFILLMENT DEED RECORDED UNDER AFN 202001140035

TPN 219233 - WARRANTY FULFILLMENT DEED RECORDED UNDER AFN 575365

REVISED PARCEL DESCRIPTIONS

PARCEL 3A (TPN 189233)

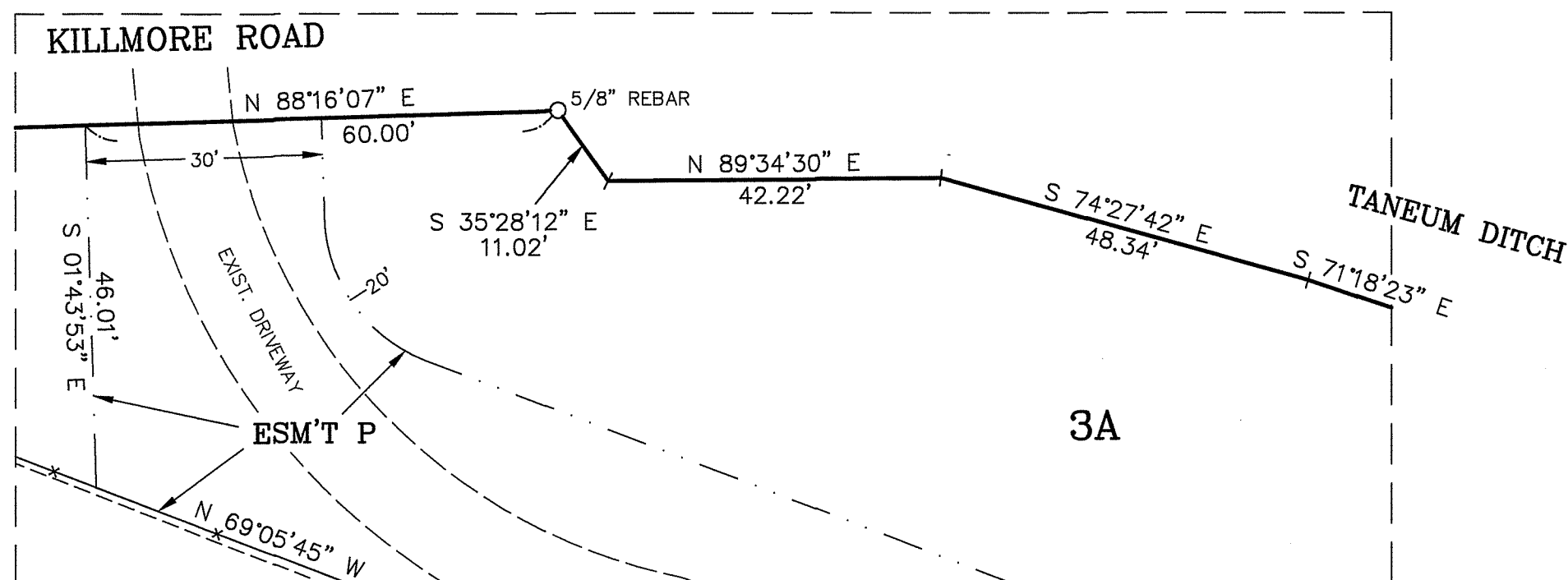
PARCEL 3A OF THAT CERTAIN SURVEY RECORDED NOVEMBER ____, 2023, IN BOOK 46 OF SURVEYS AT PAGES _____, UNDER AUDITOR'S FILE NO. 202311_____, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 17 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 4A (TPN 219233)

PARCEL 4A OF THAT CERTAIN SURVEY RECORDED NOVEMBER ____, 2023, IN BOOK 46 OF SURVEYS AT PAGES _____, UNDER AUDITOR'S FILE NO. 202311_____, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 17 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

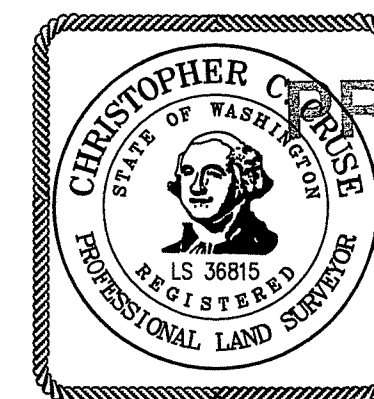
EASEMENT P

EASEMENT P AS DELINEATED ON THAT CERTAIN SURVEY RECORDED NOVEMBER ____, 2023, IN BOOK 46 OF SURVEYS AT PAGES _____, UNDER AUDITOR'S FILE NO. 202311_____, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING ACROSS A PORTION OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 17 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON; AFFECTING PARCEL 3A OF SAID SURVEY.



AUDITOR'S CERTIFICATE

Filed for record this _____ day of _____,
2023, at _____ M., in Book 46 of Surveys at
page(s) _____ at the request of Cruse & Associates.



**PRELIMINARY
ONLY**

BRYAN ELLIOTT BY:
KITTITAS COUNTY AUDITOR

CRUSE & ASSOCIATES

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