

**OWNERS:**  
 DAVID & PEGGY ODEGARD  
 (PARCEL 21622 & 21623)  
 WILLIAM R. & NANCY A. SMITH  
 (PARCEL 21623 & 21624)

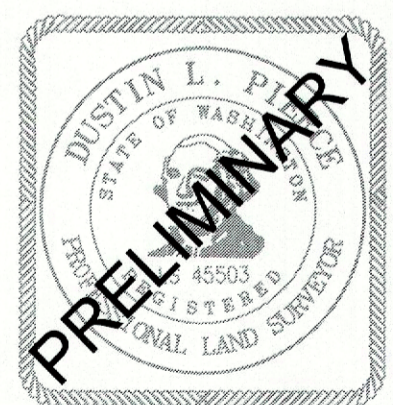
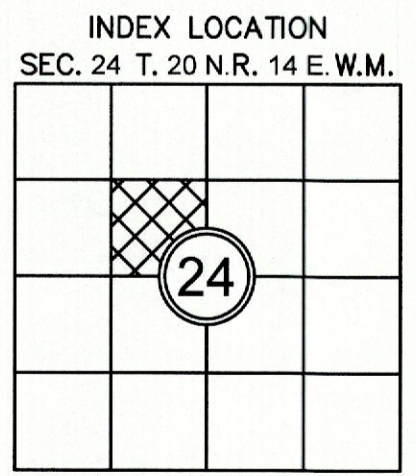
**SURVEYOR:**  
 ENCOMPASS ENGINEERING & SURVEYING  
 407 SWIFTWATER BLVD  
 CLE ELUM WA 98922  
 509-674-7433

**KITTITAS COUNTY PARCEL AND (MAP NUMBER):**  
 21622 (20-14-24050-0409)  
 21623 (20-14-24050-0410)  
 21624 (20-14-24050-0411)

**ZONE:**  
 MASTER PLANNED RESORT

LINE TABLE		
LINE #	DIRECTION	DISTANCE
L1	S 72°25'00" E	51.02'
L2	S 75°59'47" E	35.71'
L3	S 84°57'48" E	56.45'
L4	N 77°54'00" E	46.98'
L5	N 62°20'28" E	46.98'
L6	S 68°17'20" E	68.56'
L7	S 84°54'25" W	19.48'
L8	S 51°03'48" W	24.39'

**RECEIVED**  
 AUG 24 2023  
 Kittitas County CDS



**LEGEND**

- ⊕ FOUND MONUMENT AS NOTED
- <sup>IR</sup> FOUND 5/8" REBAR, NO CAP
- FOUND 5/8" REBAR & CAP, LS 29294/29281, UNLESS OTHERWISE NOTED
- SET 5/8" REBAR & CAP, LS 45503

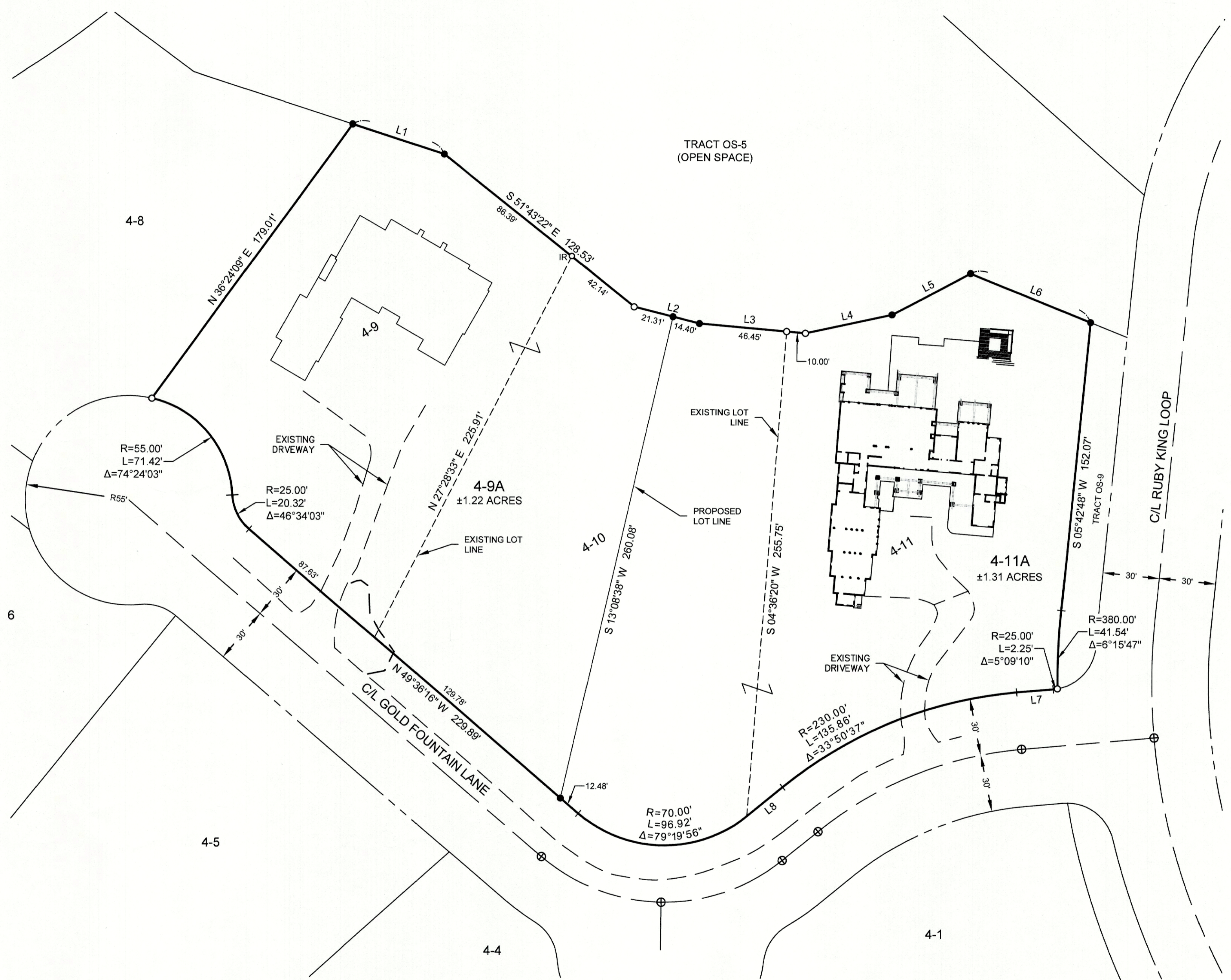
**Encompass**  
 ENGINEERING & SURVEYING

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  
 BILL & NANCY SMITH - DAVID & PEGGY ODEGARD  
 A PORTION OF THE SE 1/4 OF THE NW 1/4 OF SECTION 24,  
 TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.

KITTITAS COUNTY		WASHINGTON	
DWN BY	DATE	JOB NO.	
D.L.P./G.W.	08/2023	23050	
CHKD BY	SCALE	SHEET	
D.L.P.	1" = 40'	1 OF 2	



LEGAL DESCRIPTION PER NORTHWEST TITLE, LLC, DBA NEXTITLE - ORDER NO. NXVA-0544271 :

PARCEL A:

LOT 4-9, OF SUNCADIA - PHASE 3 DIVISIONS 1 TO 5 (TUMBLE CREEK), IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 9 OF PLATS, PAGES 51 THROUGH 78, RECORDS OF SAID COUNTY.

PARCEL B:

LOT 4-11, OF SUNCADIA - PHASE 3 DIVISIONS 1 TO 5 (TUMBLE CREEK), IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 9 OF PLATS, PAGES 51 THROUGH 78, RECORDS OF SAID COUNTY.

PARCEL C:

LOT 4-10, OF SUNCADIA - PHASE 3 DIVISIONS 1 TO 5 (TUMBLE CREEK), IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 9 OF PLATS, PAGES 51 THROUGH 78, RECORDS OF SAID COUNTY.

LEGAL DESCRIPTIONS AS A RESULT OF ADJUSTMENT:

LOT 4-9A:

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON BEING DESCRIBED AS FOLLOWS:

ALL OF LOT 4-9, PLAT OF SUNCADIA - PHASE 3, DIVISIONS 1-5 (TUMBLE CREEK), AS RECORDED IN VOLUME 9 OF PLATS, PAGES 51 THROUGH 78, UNDER AUDITOR'S FILE NO. 200410080054, RECORDS OF SAID KITTITAS COUNTY; BEING A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 20 NORTH, RANGE 14 EAST OF THE WILLAMETTE MERIDIAN.

TOGETHER WITH:

ALL THAT PORTION OF LOT 4-10 OF SAID PLAT OF SUNCADIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHERNMOST CORNER OF LOT SAID LOT 4-9 OF SAID PLAT, SAID CORNER BEING COMMON WITH THE WESTERNMOST CORNER OF SAID LOT 4-10 OF SAID PLAT, SAID CORNER BEING THE TRUE POINT OF BEGINNING;

THENCE NORTH 27° 28' 33" EAST, ALONG THE WESTERLY BOUNDARY OF SAID LOT 4-10, 225.91 FEET TO THE NORTHWEST CORNER OF SAID LOT 4-10;

THENCE SOUTH 51° 43' 22" EAST, ALONG THE NORTHERLY BOUNDARY OF SAID LOT 4-10, 42.14 FEET;

THENCE CONTINUING ALONG SAID NORTHERLY BOUNDARY, SOUTH 75° 59' 47" EAST, 21.31 FEET;

THENCE SOUTH 13° 08' 38" WEST, 260.08 FEET TO THE SOUTHERLY BOUNDARY OF SAID LOT 4-10;

THENCE NORTH 49° 36' 16" WEST, ALONG SAID SOUTHERLY BOUNDARY, 129.78 FEET TO THE TRUE POINT OF BEGINNING.

LOT 4-11A DESCRIPTION:

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON BEING DESCRIBED AS FOLLOWS:

ALL OF LOT 4-11, PLAT OF SUNCADIA - PHASE 3, DIVISIONS 1-5 (TUMBLE CREEK), AS RECORDED IN VOLUME 9 OF PLATS, PAGES 51 THROUGH 78, UNDER AUDITOR'S FILE NO. 200410080054, RECORDS OF SAID KITTITAS COUNTY; BEING A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 20 NORTH, RANGE 14 EAST OF THE WILLAMETTE MERIDIAN.

TOGETHER WITH:

ALL THAT PORTION OF LOT 4-10 OF SAID PLAT OF SUNCADIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHERNMOST CORNER OF LOT 4-9 OF SAID PLAT OF SUNCADIA, SAID CORNER BEING COMMON WITH THE WESTERNMOST CORNER OF LOT 4-10 OF SAID PLAT;

THENCE SOUTH 49° 36' 16" EAST, ALONG THE SOUTHERN BOUNDARY OF SAID LOT 4-10, 129.78 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING, ALONG SAID SOUTHERN BOUNDARY, SOUTH 49° 36' 16" EAST, 12.48 FEET;

THENCE EASTERLY ALONG A TANGENT CURVE TO THE LEFT, WITH A RADIUS OF 70.00 FEET, THROUGH A CENTRAL ANGLE OF 79° 19' 56", AN ARC LENGTH OF 96.92 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 4-10, SAID CORNER BEING COMMON TO THE SOUTHERNMOST CORNER OF SAID LOT 4-11;

THENCE NORTH 04° 36' 20" EAST, ALONG THE EASTERLY BOUNDARY OF SAID LOT 4-10, 255.75 FEET TO THE NORTHEAST CORNER OF SAID LOT 4-10, SAID CORNER BEING COMMON TO THE NORTHWEST CORNER OF SAID LOT 4-11;

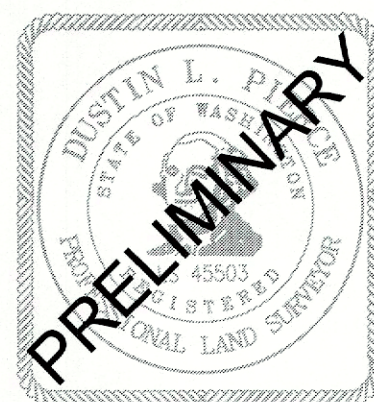
THENCE NORTH 84° 57' 48" WEST, ALONG THE NORTHERLY BOUNDARY OF SAID LOT 4-10, 46.45 FEET;

THENCE CONTINUING ALONG SAID NORTHERLY BOUNDARY, NORTH 75° 59' 47" WEST, 14.40 FEET;

THENCE SOUTH 13° 08' 38" WEST, 260.08 FEET TO THE TRUE POINT OF BEGINNING.

RECEIVED  
AUG 24 2023

Kittitas County CDS



**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  
BILL & NANCY SMITH - DAVID & PEGGY ODEGARD  
A PORTION OF THE SE 1/4 OF THE NW 1/4 OF SECTION 24,  
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.

KITTITAS COUNTY		WASHINGTON
DWN BY	DATE	JOB NO.
D.L.P./G.W.	08/2023	23050
CHKD BY	SCALE	SHEET
D.L.P.	N/A	2 OF 2