

RECORD OF SURVEY FOR BOUNDARY LINE ADJUSTMENT

WITHIN THE NE1/4 OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., KITTITAS COUNTY, WASHINGTON

PARCEL OWNER:

JOHN AND CHRISTINE CHAFIN
830 PAYS ROAD
CLE ELUM, WA 98922-8947

KITTITAS COUNTY PARCEL AND MAP NUMBERS:

10215 19-15-02052-0001
10565 19-15-02010-0009

PREVIOUS LEGAL DESCRIPTION:

PARCEL F OF THAT CERTAIN SURVEY RECORDED JUNE 5, 1995, IN VOLUME 21 OF SURVEYS, PAGE 36, UNDER AUDITOR'S FILE NO. 582034, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF PARCELS 2 AND 3 OF THAT CERTAIN SURVEY RECORDED APRIL 13, 1995, IN VOLUME 20 OF SURVEYS, PAGE 228, UNDER AUDITOR'S FILE NO. 580587, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; ALL BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., KITTITAS COUNTY, WASHINGTON;

EXCEPT THE EASTERLY 64.48 FEET THEREOF.

REVISED LEGAL DESCRIPTION:

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, WILLAMETTE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 2.5" ALUMINUM CAP, LICENSE SURVEYOR NUMBER 18078, MARKING THE NORTH QUARTER CORNER OF SAID SECTION 2;
THENCE SOUTH 1°01'41" WEST, 50.62 FEET TO THE SOUTH MARGIN OF PAYS ROAD;
THENCE SOUTH 88°59'47" EAST ALONG SAID SOUTH MARGIN, 1,914.02 FEET TO THE TRUE POINT OF BEGINNING;
THENCE SOUTH 19°09'16" EAST, 282.19 FEET;
THENCE SOUTH 70°52'44" WEST, 737.64 FEET;
THENCE SOUTH 31°08'47" WEST, 1,208.59 FEET;
THENCE SOUTH 88°33'16" EAST, 1,035.56 FEET;
THENCE NORTH 1°52'56" EAST, 583.82 FEET;
THENCE NORTH 88°33'16" WEST, 441.30 FEET;
THENCE NORTH 20°47'20" EAST, 409.57 FEET;
THENCE NORTH 63°22'27" EAST, 664.70 FEET;
THENCE NORTH 19°35'47" WEST, 310.93 FEET, MORE OR LESS, TO SAID SOUTH MARGIN;
THENCE NORTH 88°59'47" WEST ALONG SAID SOUTH MARGIN, 19.06 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL OWNER:

GERALDINE DAWSON
832 PAYS ROAD
CLE ELUM, WA 98922-8947

KITTITAS COUNTY PARCEL AND MAP NUMBERS:

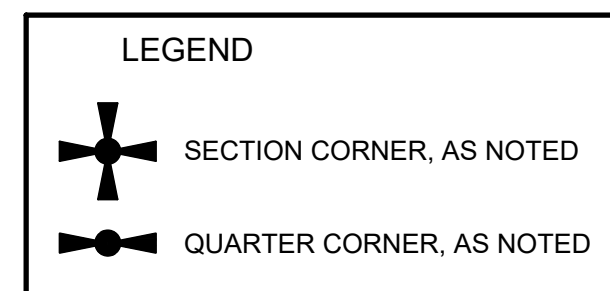
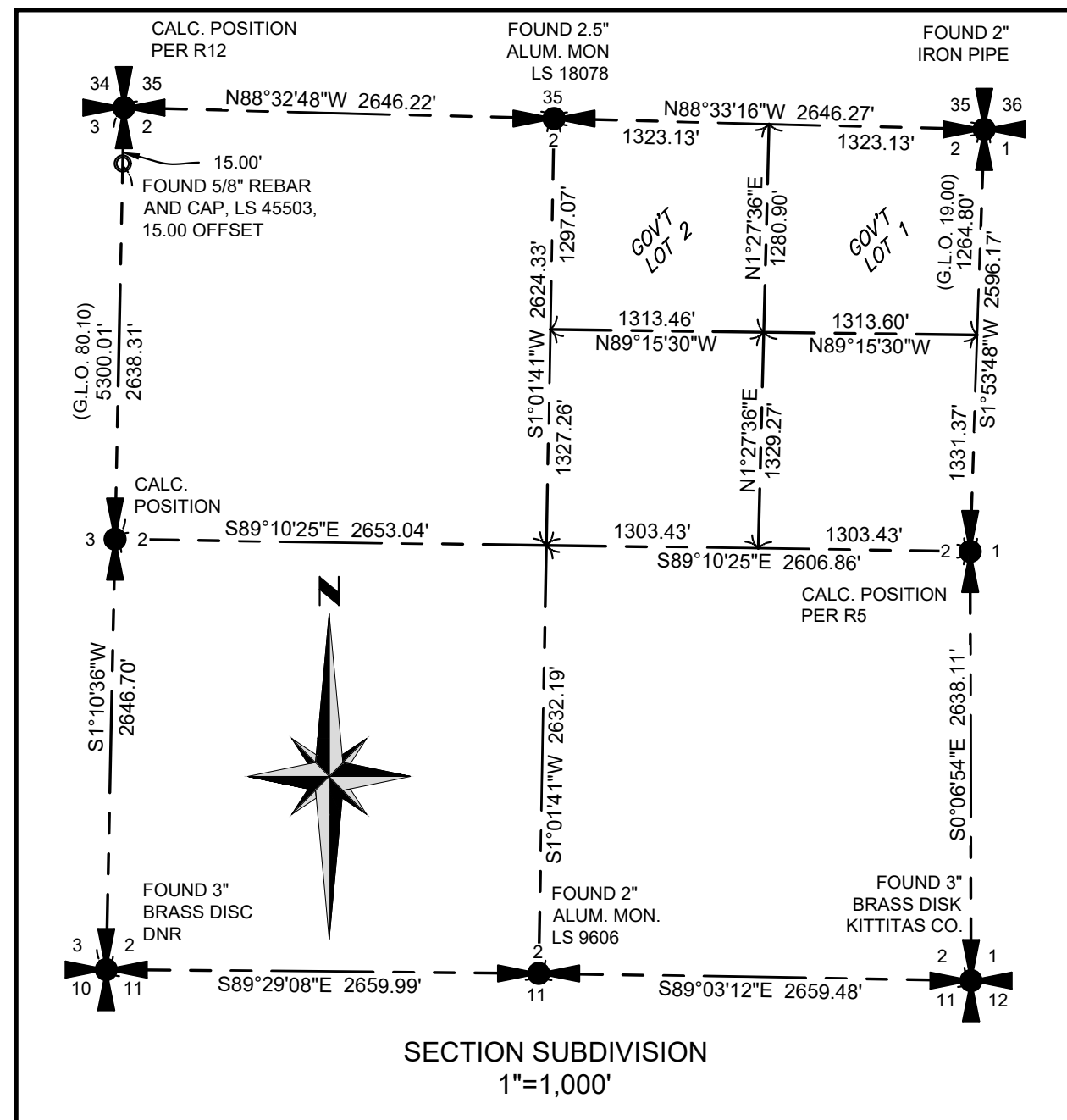
10216 19-15-02052-0002

PREVIOUS LEGAL DESCRIPTION:

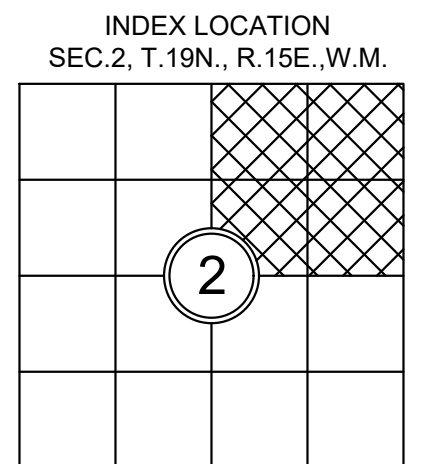
PARCEL 1 OF THAT CERTAIN SURVEY RECORDED APRIL 13, 1995 IN VOLUME 20 OF SURVEYS, PAGES 228 AND 229, UNDER AUDITOR'S FILE NO. 580587, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF LOT A AND ALL OF LOT B OF THE ANGER SHORT PLAT, SP-94-55, RECORDED MARCH 6, 1995 IN VOLUME D OF SHORT PLATS, PAGES 209 THROUGH 211, UNDER AUDITOR'S FILE NO. 579620, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; ALL BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON.

REVISED LEGAL DESCRIPTION:

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, WILLAMETTE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A 2.5" ALUMINUM CAP, LICENSE SURVEYOR NUMBER 18078, MARKING THE NORTH QUARTER CORNER OF SAID SECTION 2;
THENCE SOUTH 1°01'41" WEST, 50.62 FEET TO THE SOUTH MARGIN OF PAYS ROAD;
THENCE SOUTH 88°59'47" EAST ALONG SAID SOUTH MARGIN, 1,933.08 FEET TO THE TRUE POINT OF BEGINNING;
THENCE SOUTH 19°35'47" EAST, 310.93 FEET;
THENCE SOUTH 63°22'27" WEST, 664.70 FEET;
THENCE SOUTH 20°47'20" WEST, 409.57 FEET;
THENCE SOUTH 88°33'16" EAST, 702.08 FEET;
THENCE NORTH 1°52'56" EAST, 661.33 FEET;
THENCE NORTH 70°26'13" EAST, 47.67 FEET;
THENCE NORTH 19°35'47" WEST, 333.43 FEET, MORE OR LESS TO SAID SOUTH MARGIN;
THENCE NORTH 88°59'47" WEST ALONG SAID SOUTH MARGIN, 21.38 FEET TO THE TRUE POINT OF BEGINNING.



REVIEW DRAFT



AUDITOR'S CERTIFICATE

FILED FOR RECORD, THIS _____ DAY OF _____, 2023,
AT _____ M., IN BOOK _____ OF SURVEYS AT PAGE _____
AT THE REQUEST OF APS SURVEY & MAPPING, INC.

COUNTY AUDITOR DEPUTY AUDITOR



SURVEYOR'S CERTIFICATE

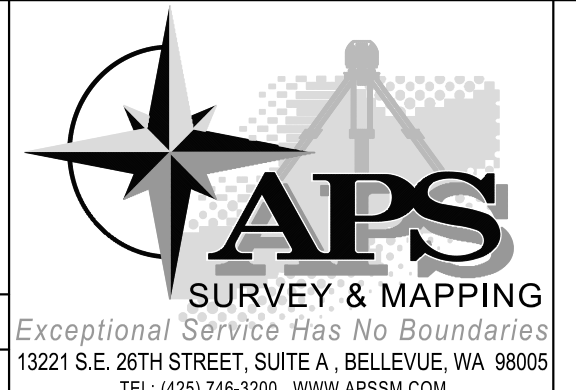
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF GERALDINE DAWSON AND JOHN AND CHRISTINE CHAFIN, IN MAY 2023.

Samuel R. Ward 12/6/2023
SAMUEL R. WARD, PLS DATE
STATE OF WASHINGTON CERTIFICATE NO. 52843

BOUNDARY LINE ADJUSTMENT NO. BL-23-00020

TAX PARCEL NO'S. 10215, 10216, AND 10565
WITHIN THE NE1/4 OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M.
FOR
GERALDINE DAWSON AND JOHN AND CHRISTINE CHAFIN

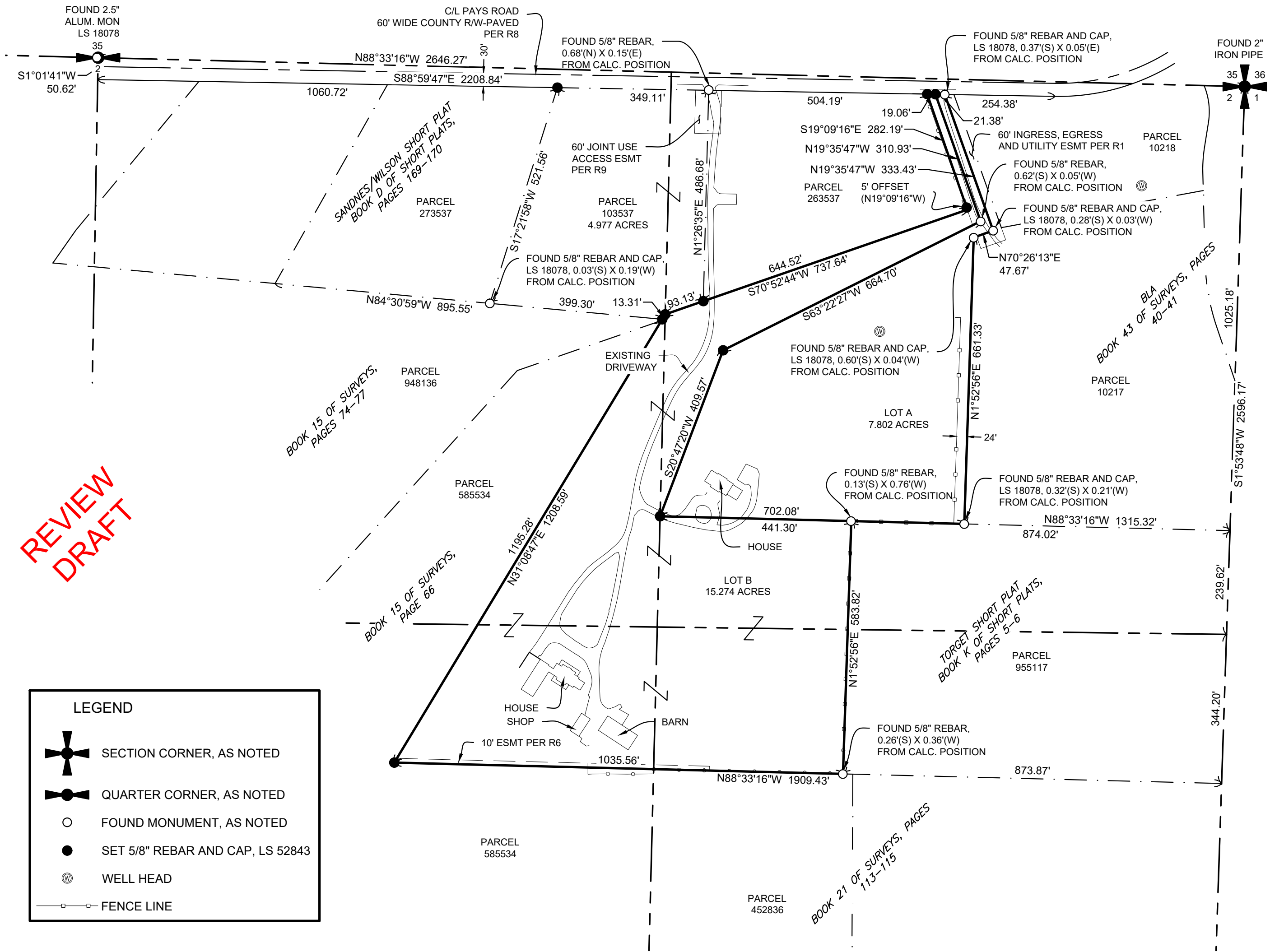
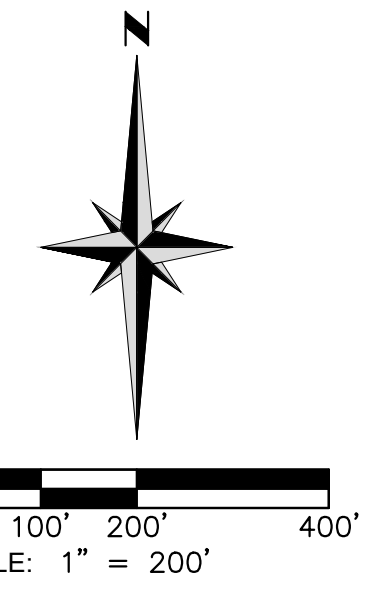
SURVEYED BY: BN	DRAWN BY: SW	CHECKED BY: VW	APPROVED BY: SW
DATE: DEC. 2023	APSSM JOB NO.: 1599.018	ACAD NAME: 1599018BLA.DWG	



SHEET
1
OF
4

**RECORD OF SURVEY FOR BOUNDARY LINE ADJUSTMENT
WITHIN THE NE1/4 OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., KITTITAS COUNTY, WASHINGTON**

AFTER BLA



**REVIEW
DRAFT**

LEGEND	
	SECTION CORNER, AS NOTED
	QUARTER CORNER, AS NOTED
	FOUND MONUMENT, AS NOTED
	SET 5/8" REBAR AND CAP, LS 52843
	WELL HEAD
	FENCE LINE

BASIS OF BEARINGS:

THE BASIS OF BEARINGS IS PER WASHINGTON STATE PLANE COORDINATES, SOUTH ZONE, AS DETERMINED BY TIES TO WASHINGTON STATE REFERENCE NETWORK FROM THE FOUND MONUMENTS MARKING THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 2, AS SHOWN HEREON, WITH THE LINE BETWEEN THEM OBSERVED AS NORTH 88°33'16" WEST.

GENERAL NOTES:

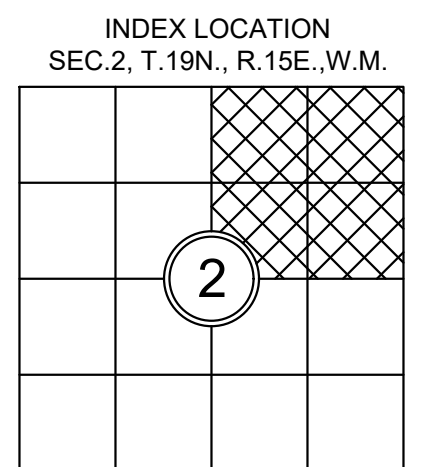
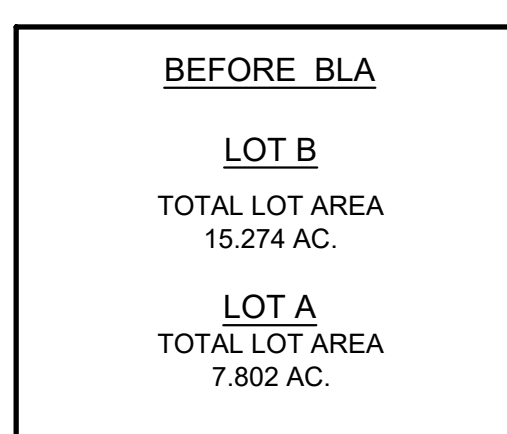
1. THE PURPOSE OF THIS SURVEY IS TO ILLUSTRATE AND DELINEATE THE PARCELS, SHOWN HEREON, AND TO FACILITATE SATISFYING THE CONDITIONS FOR APPROVAL FOR AN APPLICATION FOR BOUNDARY LINE ADJUSTMENT SUBMITTED SEPARATELY TO KITTITAS COUNTY.
2. THIS SURVEY WAS PERFORMED USING A TRIMBLE R12I GNSS RECEIVER IN CONJUNCTION WITH A TRIMBLE S SERIES, 3" TOTAL STATION WITH RESULTING ACCURACY THAT MEETS OR EXCEEDS STANDARDS PER WAC 332-130-090.
3. THE INFORMATION ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE BETWEEN AUGUST AND NOVEMBER OF 2023 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL CONDITIONS EXISTING AT THAT TIME.
4. ALL MONUMENTS SHOWN AS FOUND WERE LOCATED DURING THE COURSE OF THIS SURVEY.
5. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS, ENCUMBRANCES, OR RESTRICTIONS OF RECORD OR OTHERWISE.

REFERENCES:

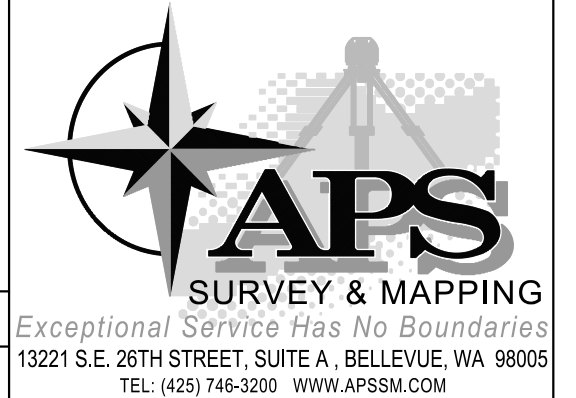
- | | |
|--|---|
| R1. ANGER SHORT PLAT
BOOK D OF SHORT PLATS, PAGES 209-211 | R7. RECORD OF SURVEY
BOOK 21 OF SURVEYS, PAGES 36-37 |
| R2. BOUNDARY LINE ADJUSTMENT/SEGREGATION
BOOK 32 OF SURVEYS, PAGE 126 | R8. RECORD OF SURVEY
BOOK 22 OF SURVEYS, PAGES 51-52 |
| R3. RECORD OF SURVEY
BOOK 13 OF SURVEYS, PAGE 46 | R9. SANDNES/WILSON SHORT PLAT
BOOK D OF SHORT PLATS, PAGES 169-170 |
| R4. RECORD OF SURVEY
BOOK 15 OF SURVEYS, PAGES 74-77 | R10. TORGET SHORT PLAT
BOOK K OF SHORT PLATS, PAGES 5-6 |
| R5. RECORD OF SURVEY
BOOK 15 OF SURVEY 66 | R11. BOUNDARY LINE ADJUSTMENT
BOOK 43 OF SURVEYS, PAGES 40-41 |
| R6. RECORD OF SURVEY
BOOK 20 OF SURVEYS, PAGES 228-229 | R12. BOUNDARY LINE ADJUSTMENT
BOOK 44 OF SURVEYS, PAGES 110-112 |
| | R13. RECORD OF SURVEY
BOOK 21 OF SURVEYS, PAGES 113-115 |

LEGAL DESCRIPTION PARCEL NUMBER 103537:

LOT 3, SANDNES/WILSON SHORT PLAT, SP-94-13, RECORDED OCTOBER 27, 1994, IN VOLUME 3 OF SHORT PLATS, PAGE 169, UNDER AUDITOR'S FILE NO. 576406, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE NORTH HALF OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN KITTITAS COUNTY, WASHINGTON;
EXCEPT THOSE PORTIONS OF SAID LOT LYING WITHIN THE BOUNDARY IDENTIFIED UNDER AFN: 218001.
SITUATE IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

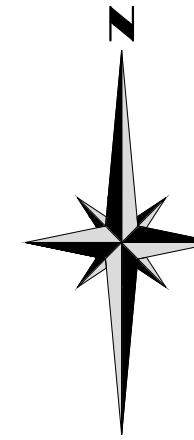
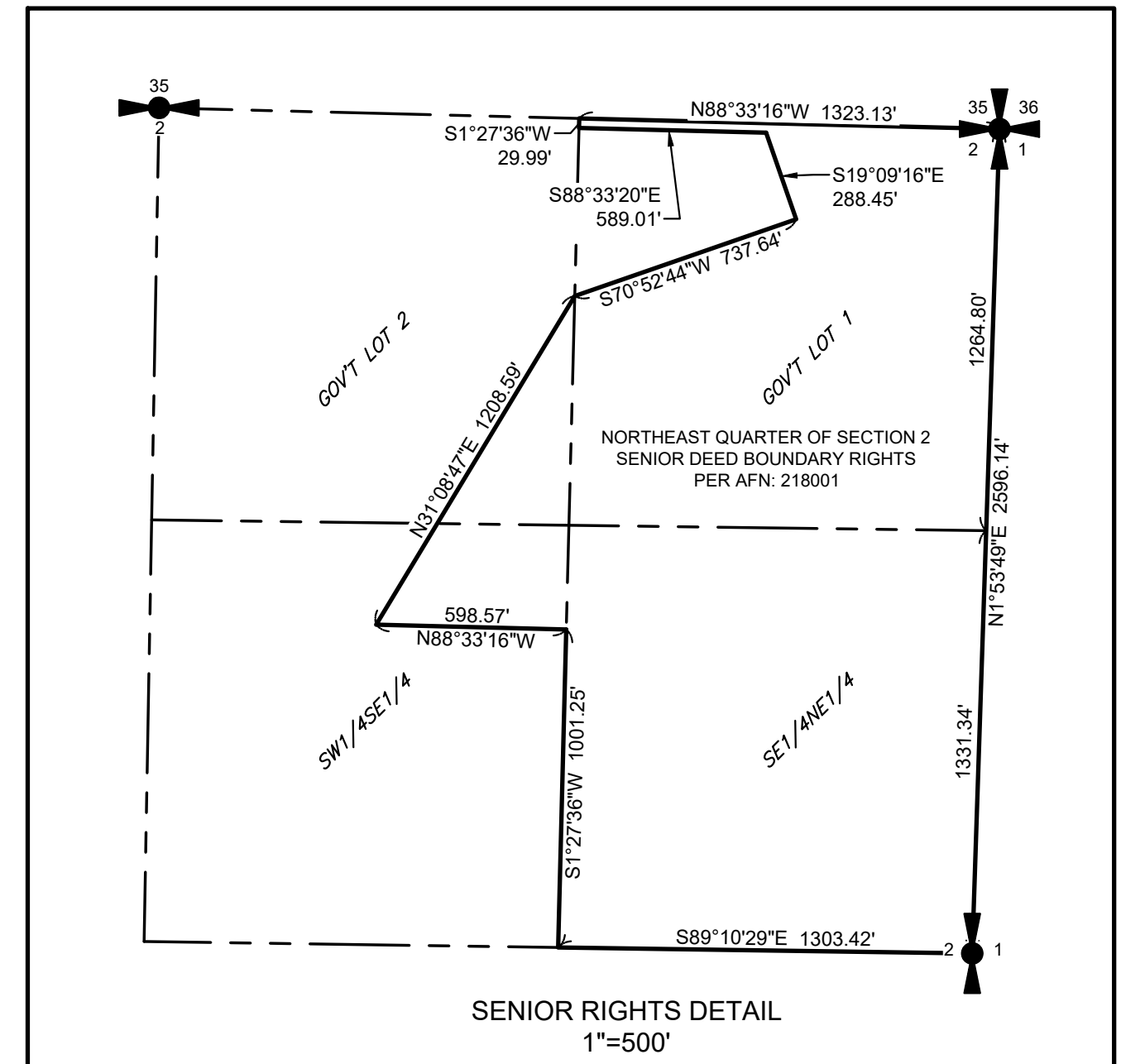
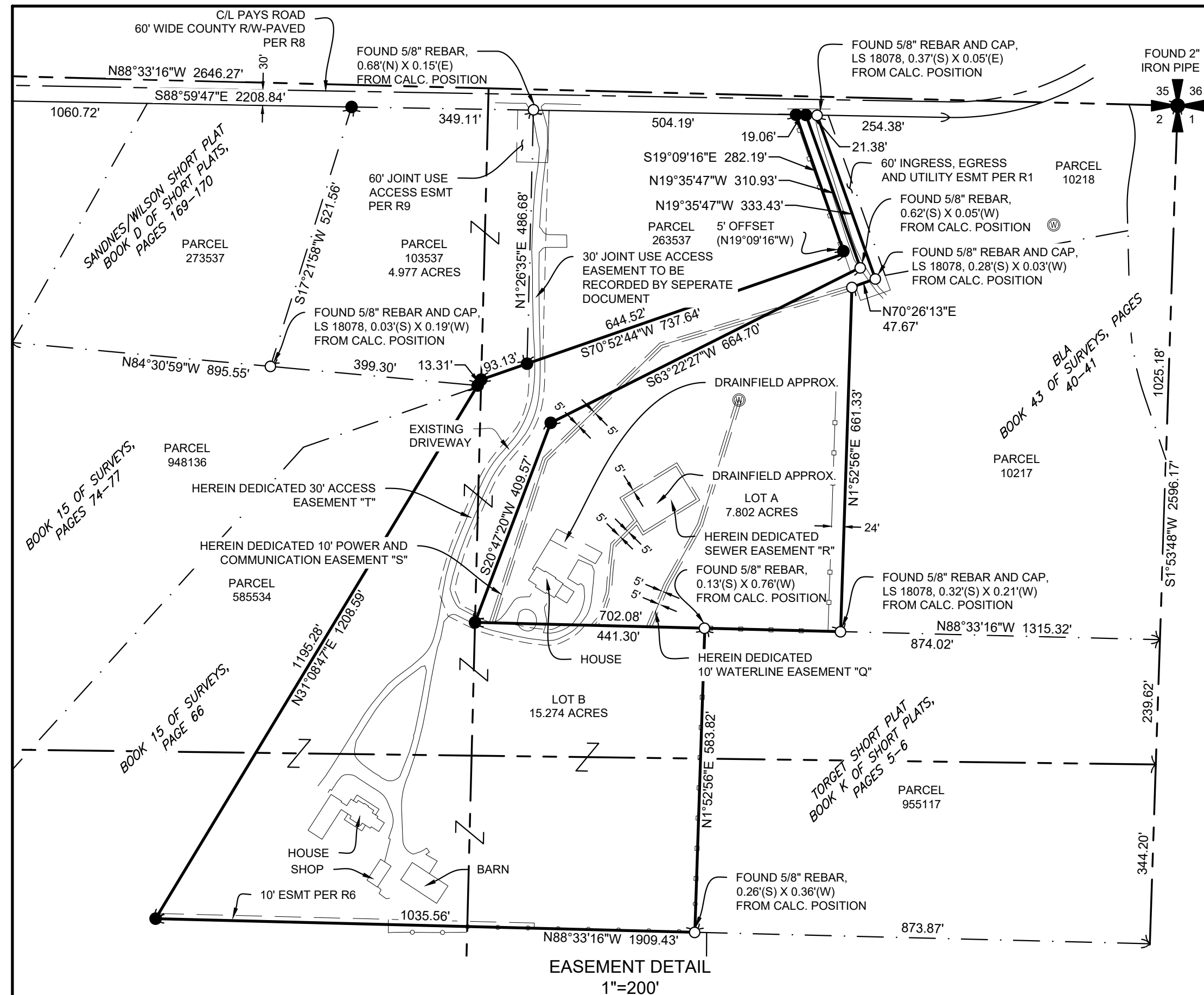


BOUNDARY LINE ADJUSTMENT NO. BL-23-00020			
TAX PARCEL NO'S. 10215, 10216, AND 10565			
WITHIN THE NE1/4 OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M.			
FOR GERALDINE DAWSON AND JOHN AND CHRISTINE CHAFIN			
SURVEYED BY: BN	DRAWN BY: SW	CHECKED BY: VW	APPROVED BY: SW
DATE: DEC. 2023	APSSM JOB NO.: 1599.018	ACAD NAME: 1599018BLA.DWG	



SHEET
3
OF
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RECORD OF SURVEY FOR BOUNDARY LINE ADJUSTMENT
WITHIN THE NE1/4 OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., KITTITAS COUNTY, WASHINGTON



SURVEYOR NARRATIVE:

A CHAIN OF TITLE OF THE NORTHEAST QUARTER OF SECTION 2 WAS PERFORMED TO EXAMINE THE SEQUENCE OF THE DIVISIONS AND THE WORDING OF THE INDIVIDUAL PARCEL DESCRIPTIONS. THE FIRST DIVISION PERFORMED TO CREATE SENIOR RIGHTS IN THE NORTHEAST QUARTER OF SECTION 2 IS RECORDED UNDER AFN: 218001, DATED SEPTEMBER 5, 1950. SINCE THIS TIME, SEVERAL BOUNDARY SURVEYS, BOUNDARY LINE ADJUSTMENTS, AND SHORT PLATS HAVE BEEN CONDUCTED IN THE NORTHEAST QUARTER. SOME OF THESE SURVEYS DO NOT ACKNOWLEDGE SENIOR RIGHTS AND HAVE OVERLAPPED ONTO SENIOR RIGHTS. THIS SURVEY ACKNOWLEDGES SENIOR RIGHTS AND PARCEL LINES INTERIOR TO THE PARCEL BOUNDARY AS DESCRIBED UNDER AFN: 218001 AS CREATED BY VARIOUS SURVEYS/SHORT PLATS HAVE BEEN EXTENDED OR SHORTENED TO TERMINATE ALONG THE SENIOR PARCEL BOUNDARY LINES. THE INTENT OF THIS SURVEY IS NOT TO IDENTIFY OR SHOW THE VARIOUS GAPS AND HIATUS' AS CREATED BY SURVEYS IN THE PAST.

NEW EASEMENT DESCRIPTIONS TO BENEFIT LOT B:

EASEMENT AREA "Q"

THAT PORTION OF LOT A, AS SHOWN HEREON, DESCRIBED AS FOLLOWS:
 AN EASEMENT 10.00 FEET WIDE, 5.00 FEET ON EACH SIDE OF THE CENTERLINE OF AN EXISTING WATERLINE. SIDELINES ARE TO BE LENGTHENED OR SHORTENED TO INTERSECT AT THE SOUTH LINE OF SAID LOT A.

EASEMENT AREA "R"

THAT PORTION OF LOT A, AS SHOWN HEREON, DESCRIBED AS FOLLOWS:
 AN EASEMENT 10.00 FEET WIDE, 5.00 FEET ON EACH SIDE OF THE CENTERLINE OF AN EXISTING SEWERLINE. SIDELINES ARE TO BE LENGTHENED OR SHORTENED TO INTERSECT AT THE SOUTH LINE OF LOT A.
 AND
 AN EASEMENT AREA WHICH EXTENDS 5.00 FEET BEYOND THE EXISTING DRAINFIELD.

NEW EASEMENT DESCRIPTIONS TO BENEFIT LOTS A AND B:

EASEMENT AREA "S"

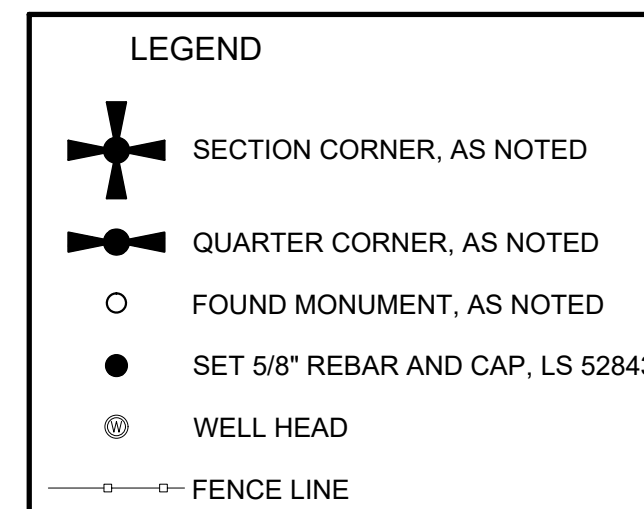
THAT PORTION OF LOTS A AND B, AS SHOWN HEREON, DESCRIBED AS FOLLOWS:
 AN EASEMENT 10.00 FEET WIDE, 5.00 FEET ON EACH SIDE OF THE EXISTING POWER AND COMMUNICATION JOINT USE TRENCH CENTERLINE. SIDELINES ARE TO BE LENGTHENED OR SHORTENED TO INTERSECT AT THE SOUTH LINE OF SAID LOT A.

NEW EASEMENT DESCRIPTIONS TO BENEFIT LOT A:

EASEMENT AREA "T"

THAT PORTION OF LOT B, AS SHOWN HEREON, DESCRIBED AS FOLLOWS:
 AN EASEMENT 30.00 FEET WIDE, 15.00 FEET ON EACH SIDE OF THE EXISTING DRIVEWAY CENTERLINE. SIDELINES ARE TO BE LENGTHENED OR SHORTENED TO INTERSECT AT THE NORTH LINE OF SAID LOT B AND THE WEST AND SOUTH LINES OF LOT A.

**REVIEW
DRAFT**



BOUNDARY LINE ADJUSTMENT NO. BL-23-00020 TAX PARCEL NO.'S. 10215, 10216, AND 10565 WITHIN THE NE1/4 OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M. FOR GERALDINE DAWSON AND JOHN AND CHRISTINE CHAFIN				 Exceptional Service Has No Boundaries 13221 S.E. 26TH STREET, SUITE A, BELLEVUE, WA 98005 TEL: (425) 746-3200 WWW.APSSM.COM	SHEET 4 OF 4
SURVEYED BY: BN DATE: DEC. 2023	DRAWN BY: SW APSSM JOB NO.: 1599.018	CHECKED BY: VW ACAD NAME: 1599018BLA.DWG	APPROVED BY: SW		