

CHICAGO TITLE INSURANCE COMPANY

a corporation, herein called the Company,

GUARANTEES

Policy No. **72030- 6967**

ENCOMPASS ENGINEERING AND SURVEYING

herein called the Assured, against actual loss not exceeding the liability amount stated above which the Assured shall sustain by reason of any incorrectness in the assurances set forth in Schedule A.

LIABILITY EXCLUSIONS AND LIMITATIONS

1. No guarantee is given nor liability assumed with respect to the identity of any party named or referred to in Schedule A or with respect to the validity, legal effect or priority of any matter shown therein.
2. The Company's liability hereunder shall be limited to the amount of actual loss sustained by the Assured because of reliance upon the assurance herein set forth, but in no event shall the Company's liability exceed the liability amount set forth above.

Dated: April 25, 2008 at 8:00a.m.

CHICAGO TITLE INSURANCE COMPANY

By *Anna Williams*
Authorized Signature

Please note carefully the liability exclusions and limitations and the specific assurances afforded by this guarantee. If you wish additional liability, or assurances other than as contained herein, please contact the Company for further information as to the availability and cost.

RECEIVED
MAY 2 2008
Kittitas County
CDS

Monahan
Mountain Forest
TRACTS LLSD
(Cabin mtn. LLC)

RECEIVED
MAY 1 2008
05502-4

SUBDIVISION GUARANTEE

Office File Number : 0106874
Guarantee Number : 48 0035 72030 6967
Dated : April 25, 2008, at 8:00am
Liability Amount : \$ 1,000.00
Premium : \$ 200.00
Tax : \$ 16.00

Your Reference : CABIN MOUNTAIN LLC & GERALD MONAHAN

Name of Assured: ENCOMPASS ENGINEERING AND SURVEYING

The assurances referred to on the face page are:

That, according to those public records with, under the recording laws, impart constructive notice of matters relative to the following described real property:

Parcel 3 of that certain Survey as recorded February 28, 2008, in Book 34 of Surveys, pages 221 and 222, under Auditor's File No. 200802260022, records of Kittitas County, Washington; being a portion of Section 14, Township 20 North, Range 13 East, W.M., in the County of Kittitas, State of Washington.

Title to said real property is vested in:

CABIN MOUNTAIN, LLC, A WASHINGTON LIMITED LIABILITY COMPANY

END OF SCHEDULE A

(SCHEDULE B)

File No. 0106874

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Subject to the matters shown below under Exceptions, which Exceptions are not necessarily shown in the order of their priority.

EXCEPTIONS:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.
2. Unpatented mining claims; reservations or exceptions in the United States Patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
3. Title to any property beyond the lines of the real property expressly described herein, or title to streets, roads, avenues, lanes, ways or waterways on which such real property abuts, or the right to maintain therein vaults, tunnels, ramps, or any other structure or improvement; or any rights or easements therein unless such property, rights or easements are expressly and specifically set forth in said description.
4. General taxes and assessments for the year 2008 have been paid.

<u>Amount</u>	<u>Tax Parcel No.</u>	<u>Affects</u>
\$ 91.52	20-13-14000-0001 (121834) ✓	Portion said premises and other land
\$ 23.43	20-13-14010-0006 (17876)	Portion said premises
\$ 26.01	20-13-14010-0002 (311834)	Portion said premises

5. This property is currently classified under the Designated Forest Land Statute R.C.W. 84.33. Sale of this property without notice of compliance to County Assessor will cause a supplemental assessment, interest, and penalty to be assessed.

Note: If it is the intent of the buyer/transferee in this transaction to request a continuance of this classification, please contact the Kittitas County Assessor's Office at (509) 962-7501 for their requirements.

6. Possibility of unpaid assessments levied by the Kittitas Reclamation District, notice of which is given by an amendatory contract recorded in Book 82 of Deeds, page 69, under Kittitas County Auditor's File No. 208267, no search having been made therefore.

To obtain assessment information, please contact the Kittitas Reclamation District: 509-925-6158.

7. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as reserved by instrument dated March 21, 1912 recorded in Volume 21 of Deeds, Page 546, under Auditor's File No. 31989.

In favor of	:	A. O. Johnson
For	:	A right of way of reasonable width for the water pipe line where same is now laid and for the reservoir where same is now situated, and further reserving all right to water in the small creek flowing East and West across the Southwest Quarter of the Northeast Quarter of said Section 14.
Affects	:	Southwest Quarter of the Northeast Quarter.

(SCHEDULE B)

File No. 0106874

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8. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as disclosed by instrument dated August 22, 1922 recorded in Volume 38 of Deeds, Page 247, under Kittitas County Auditor's File No. 67536.
In favor of : Puget Sound Power & Light Company, a corporation
For : Right, privilege and authority to construct, erect, alter, improve, repair, operate and maintain an electric transmission line
Affects : South Half of the Northeast Quarter
9. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as granted by instrument recorded on June 19, 1952, in Volume 89, Page 501, under Kittitas County Auditor's File No. 231114.
In favor of : United States of America
For : A perpetual easement and right to enter and erect, operate, maintain, repair rebuild, and patrol one or more electric power transmission lines and appurtenant signal lines, poles, towers, wires, cables, and appliances necessary in connection therewith
Affects : The Southeast Quarter of the Northeast Quarter, the Northwest Quarter of the Northeast Quarter and the Northeast Quarter of the Northeast Quarter
10. Amendatory Contract, governing reclamation and irrigation matters:
Parties : The United States of America and the Kittitas Reclamation District
Dated : January 20, 1949
Recorded : May 25, 1949, in Volume 82 of Deeds, page 69
Auditor's File No. : 208267
Affects : Said premises and other lands within the said irrigation district. Said contract governs construction, charges, protection of water rights, irrigation rights, obligations, responsibilities and all related matters.
11. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as created by instrument recorded on January 17, 1952, under Kittitas County Auditor's File No. 227610.
In favor of : United States of America
For : Transmission line easement
Affects : A strip of land 175 feet in width upon, over under and across a portion of Section 14, Township 20 North, Range 13 East.
12. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as conveyed by instrument dated June 14, 1955 recorded in Volume 96 of Deeds, Page 15, under Kittitas County Auditor's File No. 251315.
In favor of : Puget Sound Power & Light Company
For : The right to install, maintain, replace, remove and use an electric line, including all necessary poles or towers, wires and fixtures, and to keep same free of interference from trees or other growth; together with right of access for said purposes
Affects : The North Half of the Northwest Quarter, the Southwest Quarter of the Northwest Quarter of the Northeast Quarter and the South Half of the Northeast Quarter

(SCHEDULE B)

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13. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as granted by instrument dated July 11, 1962 recorded in Volume 110 of Deeds, Page 492, under Kittitas County Auditor's File No. 298364.
- In favor of : Puget Sound Power & Light Company
- For : The right to construct and maintain electric transmission and distribution line across said lands, together with the right of ingress to and egress from said lands including the right to construct, maintain and use a passable road, and the right to cut all brush and timber and trim all trees which are or may be within 15 feet of the center line of said district line.
- Affects : The Northwest Quarter, the East Half of the Northeast Quarter, the Southwest Quarter of the Northeast Quarter and the Northwest Quarter of the Northeast Quarter
- "Grantor shall not place, construct and maintain any building or other structure within 15 feet of said center line and shall do no blasting whatsoever within a distance of 300 feet from said line unless reasonable notice thereof has been first given to grantee in writing."
14. Transmission Line and Access Road Easement, and the terms and conditions thereof, executed by and between the parties herein named:
- Between : V.C. Monahan and Alice M. Monahan, husband and wife, and the United States of America
- Dated : November 24, 1964
- Recorded : December 7, 1964, in Book 117 of Deeds, page 209
- Auditor's File No. : 317357
- Affects : The Southwest Quarter of the Northeast Quarter, the Northwest Quarter and the East Half of the Northwest Quarter
15. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as created by instrument recorded on January 14, 1965, in Volume 117, Page 488, under Kittitas County Auditor's File No. 318234.
- In favor of : United States of America
- For : Transmission line and access road easement
- Affects : A strip of land 262.5 feet in width over upon and across a portion of said Section 14.
16. Transmission Line Easement, and the terms and conditions thereof, executed by and between the parties herein named:
- Between : V. C. Monahan and Alice M. Monahan, also known as Alice Monahan, husband and wife, and the United States of America
- Dated : January 26, 1965
- Recorded : February 4, 1965, Book 117 of Deeds, page 622
- Auditor's File No. : 318672
- Affects : The Southeast Quarter of the Northeast Quarter
17. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as granted by instrument recorded on March 14, 1974, under Kittitas County Auditor's File No. 388435.
- In favor of : United States of America
- For : A permanent easement and right of way for the following purposes, namely; the right to enter and to clear off timber and brush; the right to grade, level, cut, fill, drain, build, surface, maintain, repair and rebuild a road(s) and such culverts, bridges, turnouts, retaining walls, or other appurtenant structures as may be necessary; and the right to use said road(s).

(SCHEDULE B)

File No. 0106874

Guarantee Number: 48 0035 72030 6967

18. Pendency of Yakima County Superior Court Cause No. 77-2-01484-5, State of Washington, Department of Ecology, Plaintiff, vs. James J. Acquavella, et al, Defendants; notice of which is given by Lis Pendens recorded on October 14, 1977, in Volume 90, page 589, under Kittitas County recording number 417302, and supplemental notice of Lis Pendens recorded June 4, 1980, in Volume 131, page 63, under Auditor's File No. 442263; being an action for the determination of the rights to divert, withdraw, or otherwise make use of the surface waters of the Yakima River Drainage Basin, in accordance with the provisions of Chapters 90.03 and 90.44 Revised Code of Washington. (Attorney for Plaintiff: Charles B. Roe, Jr., Senior Assistant Attorney General)
19. Assignment and Assumption Agreement, and the terms and conditions thereof, executed by and between the parties herein named;
Between : Boise Cascade Corporation and U.S. Timberlands Yakima L.L.C.
Dated : September 30, 1999
Recorded : October 4, 1999
Auditor's File No. : 199910040043
Affects : Said premises and other land
20. Any question as to a lack of a right of access to and from the land.

END OF EXCEPTIONS

Notes:

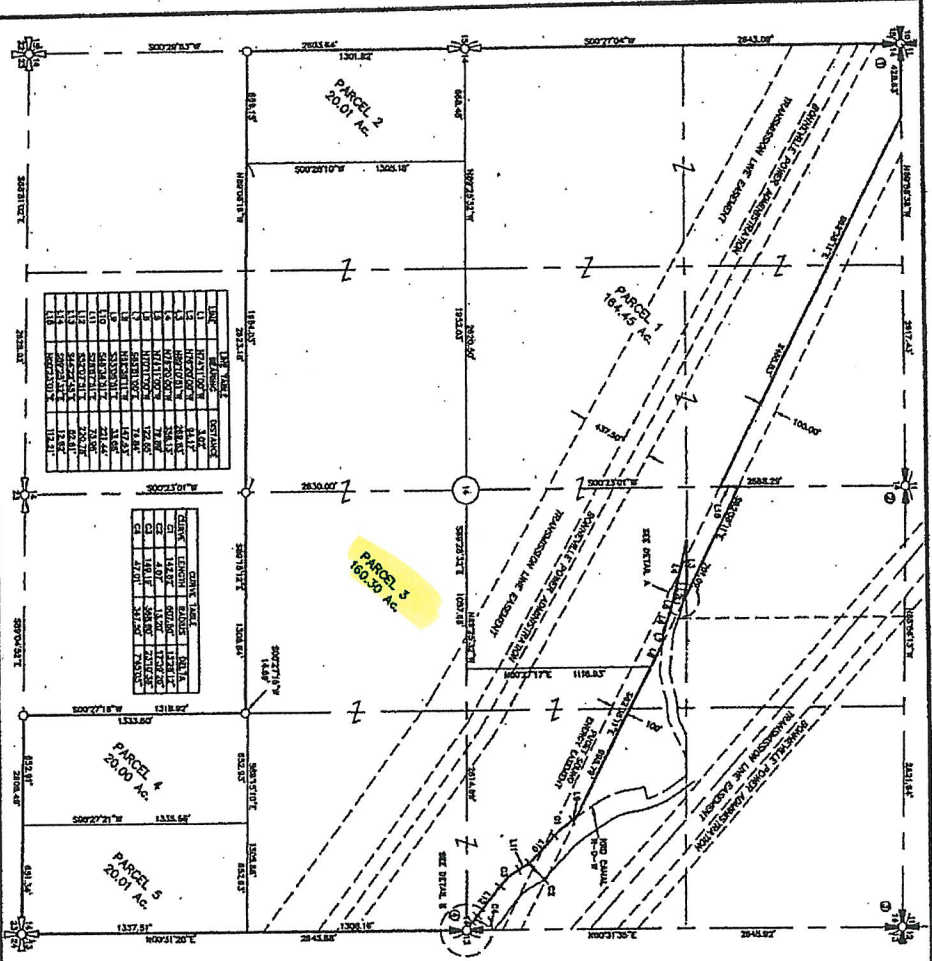
1. Any map or sketch enclosed as an attachment herewith is furnished for information purposes only to assist in property location with reference to streets and other parcels. No representation is made as to accuracy and the company assumes no liability for any loss occurring by reason of reliance thereon.

NOTE: In the event any contracts, liens, mortgages, judgments, etc. which may be set forth herein are not paid off and released in full, prior to or immediately following the recording of the forthcoming plat (short plat), this Company will require any parties holding the beneficial interest in any such matters to join in on the platting and dedication provisions of the said plat (short plat) to guarantee the insurability of any lots or parcels created thereon. We are unwilling to assume the risk involved created by the possibility that any matters dedicated to the public, or the plat (short plat) in its entirety, could be rendered void by a foreclosure action of any such underlying matter if said beneficial party has not joined in on the plat (short plat).

END OF GUARANTEE

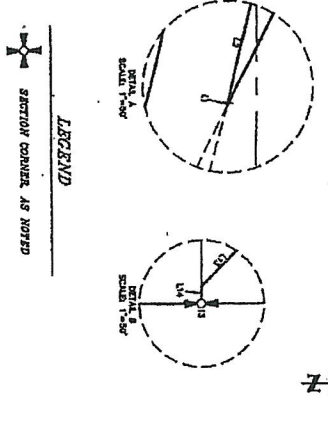
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200802260022
 RECORD OF SURVEY
 PORTIONS OF SECTION 14,
 TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M.,
 KITITAS COUNTY, WASHINGTON



LINE	BEARING	DISTANCE	BEARING	DISTANCE
1	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
2	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
3	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
4	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
5	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
6	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
7	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
8	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
9	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
10	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
11	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
12	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
13	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
14	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
15	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
16	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
17	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
18	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
19	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
20	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00

LINE	BEARING	DISTANCE	BEARING	DISTANCE
1	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
2	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
3	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
4	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
5	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
6	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
7	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
8	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
9	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
10	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
11	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
12	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
13	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
14	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
15	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
16	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
17	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
18	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
19	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00
20	N 89° 00' 00" W	117.00	S 89° 00' 00" E	117.00

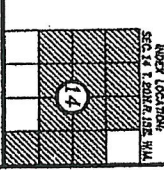


RECORDED'S CERTIFICATE
 I, the undersigned, being a duly qualified and licensed Surveyor in the State of Washington, do hereby certify that the foregoing is a true and correct copy of the original record of survey as the same appears in my files.

SURVEYOR'S CERTIFICATE
 This map correctly represents a survey made by me or under my supervision and in accordance with the requirements of the Survey Recording Act of the State of Washington.

Enccompass
 ENGINEERING & SURVEYING
 144 EAST 2ND STREET
 CLATSOP, WASHINGTON
 PHONE 325-4444
 FAX 325-4419

BOUNDARY LINE ADJUSTMENT
 TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M.,
 SECTION 14, KITITAS COUNTY, WASHINGTON
 DATE: 2/2008
 DRAWN BY: M.J.F./D.L.P./G.W.
 CHECKED BY: D. NELSON
 SCALE: 1"=400'
 SHEET: 1 OF 2



34/221 200802260022

