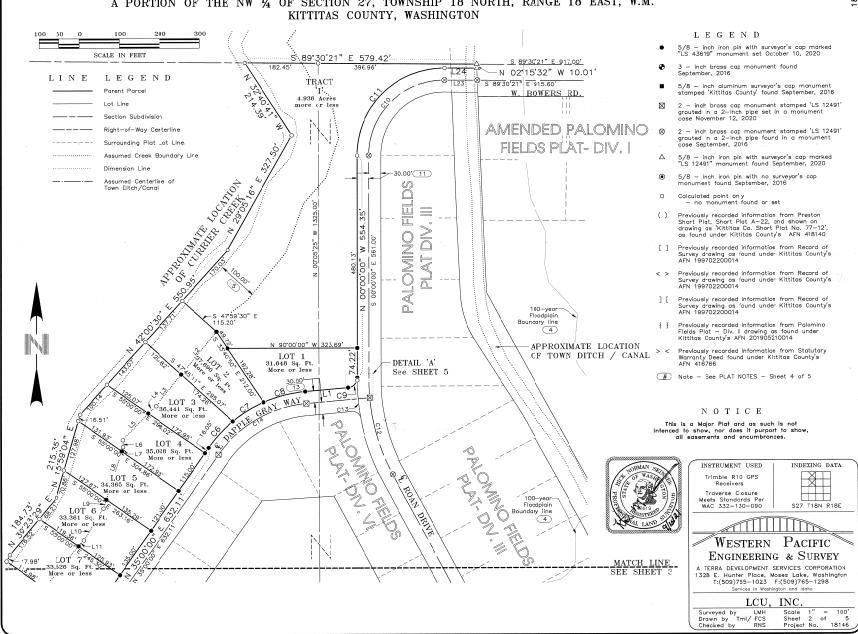
#### Receiving No. 2-2111050014 PALOMINO FIELDS PLAT - DIVISION VII CINITY MAP LPF-21-00008 LP-07-00031 A REPLAT OF TRACT 'E', PALOMINO FIELDS PLAT - DIVISION IV A PORTION OF THE NW 1/4 OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M. KITTITAS COUNTY, WASHINGTON S 89°49'36" E 2613.60' -N 00°00'53" W 5281.39' {S 00°00'00" E 5281.34'} S 89'30'21" E 2627.93' (N 89'36'51" W 2627.68') [N 89'29'42" W 2627.87'] S 89'30'21" E 1313.95' BASIS OF BEARINGS S 89\*30'21" F 1313 96' 917.00 22 -82.71 89'30'21" W 915.60 The bearing for the East boundary line of the Northwest quarter of Section 27 equal Cruse & Nelson's bearing of South 00°115°56' East for the same line as shown on the FHA, U.S.D.A. property survey found under Kittlas County's Auditor File W 1/16 Corne E w. BOWEFS RD. 5296.17 - Inch brass can monument stamped 'LS 14746' found AMENDED PALOMINO 261 September, 2016 FIELDS PLAT- DIV. I (8) ≥ ≥ z 87'55'13" 87'54'16" LOMINO P 100-year Boundary line zχ A U D I T O R 'S C E R T I F I C A T E Filed for record this Sunday of Marken bell. 2021, at 2638.41') 03.25 PM, in Book ... of Plats at Page(s) 171-175 SHORT PLAT 00°05'41" W 2 under Auditor's File Number 2021110 500 74 at the NO. A - 22 (2) request of Western Pacific Engineering & Survey, Inc. 5 100.00 −N 1/16 Jerald V 1 30.00 -S 89'45'28" E | o 8° (8) County Auditor S 89\*45'28" 1317.82' 2662.34'] 2661.52' ( NW 1/16-CN 1/16— Corner Corner Deputy County Auditor PALOMINO FIELDS (12)-DIV. IV LOT RD. ≽ш [S 00'04'44" W N 00'04'40" E [13319.20') [1331.17'] z REECER CREEK LOT SURVEYOR'S CERTIFICATE LOT This map correctly represents a survey made by me or ш under my direction in conformance with the requirements of the Survey Recording Act at the request of Mr. Pat Deneen, in January, 2021. PALONINO TRACT 'L' PALOMINO FIELDS RICK NORMAN SKINNER, P.L.S. Washington Land Surveyor No. 43619 WESTERN PACIFIC ENGINEERING AND SURVEY, INC. Ploneer Way Professional Center 1328 Hunter Place Floodplain DIV.IV Boundary line TRACT 'J' PALOMINO FIELDS -West 1/4 Corner 821.27' DIV. IV Moses Lake, Washington 98837 S 89'59'31"E 1321.71' C-W 1/16-S 89\*59'31' -1 1/4 - inch iron pin monument Corner found September, 2016 INSTRUMENT USED INDEXING DATA LINE LEGEND COWBOYS. P. Trimble R10 GPS Parent Parcel Troverse Cosure Lot Line Meets Standards Per WAC 332-130-090 ≥ ⊔ ≥ S27 T18N R18E 38. ≥ ⋈ ≥ ≥ Section Subdivision Right-of-Way Centerline 888 Surrounding Plat Lot Line 0000 Zoz WESTERN PACIFIC Assumed Creek Boundary Line õਔSz Engineering & Survey Dimension Line A TERRA DEVELOPMENT SERVICES CORPORATION 1 - inch iron pin monument found September, 2016 Assumed Centerline of 1328 E. Hunter Place, Moses Lake, Washington T:(509)765-1023 F:(509)765-1298 Town Ditch/Canal Railroad spike S 89'31'51" E 2644.52' -[N 89'31'45" W 2644.63'] monument found LCU, INC. Surveyed by LMn Drawn by Tml/ FCS RNS Scale 1" = Sheet 1 of = 300

SCALE IN FEET

Project No.

LP-07-00031

A REPLAT OF TRACT 'E', PALOMINO FIELDS PLAT - DIVISION IV A PORTION OF THE NW 1/4 OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.



PALOMINO FIELDS PLAT - DIVISION VII

A REPLAT OF TRACT 'E', PALOMINO FIELDS PLAT - DIVISION IV A PORTION OF THE NW 1/4 OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M. KITTITAS COUNTY, WASHINGTON

Receiving No. 2021110 074

LPF-21-00008 LP-07-00031



- 5/8 inch iron pin with surveyor's cap marked "LS 43619" monument set October 10, 2020
- 3 nch brass cap monument found
- 5/8 inch diuminum surveyor's cap monument stamped 'Kittitas County' found September, 2016
- 2 inch brass cap monument stamped 'LS 12491' grouted in a 2—inch pipe set in a monument case November 12, 2020
- 2 inch brass cap monument stamped 'LS 12491' grouted in a 2—inch pipe found in a monument case September, 2016
- 5/8 inch iron pin with surveyor's cap marked "LS 12491" monument found September, 2020
- 5/8 inch iron pin with no surveyor's cap monument found September, 2016
- Calculated point only

   no monument found or set
- ( ) Previously recorded information from Preston
  - Short Plat, Short Plat A-22, and shown on drawing as 'Kittitas Co. Short Plat No. 77-12', as found under Kittitas County's AFN 418140
  - [ ] Previously recorded information from Record of Survey drawing as found under kittitas County's AFN 199702200014
  - Previously recorded information from Record of Survey drawing as found under Kittitas County's AFN 199702200014
  - Previously recorded information from Record of Survey drawing as found under Kittitas County's AFN 199702200014
  - Previously recorded information from Palamino Fields Plat Div. II drawing as found under Kittitas County's AFN 201905210014
- Previously recorded information from Statutary Warranty Deed found under Kittitas County's AFN 416766
- # Note See PLAT NOTES Sheet 4 of 5

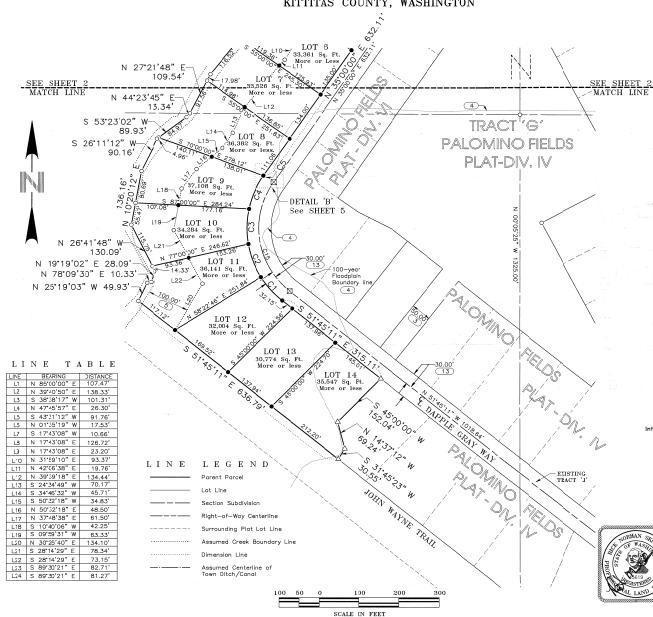
## NOTICE

This is a Major Plat and as such is not intended to show, nor does it purport to show, all easements and encumbrances.



LCU. INC.

Scale 1" = 100' Sheet 3 of 5 Project No. 18146 Surveyed by LMH Drawn by Tml/FCS Checked by RNS Project No.



Receiving No. 2021119 59074 LPF-21-00008

LP-07-00031

A REPLAT OF TRACT 'E', PALOMINO FIELDS PLAT - DIVISION IV A PORTION OF THE NW 1/4 OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M. KITTITAS COUNTY. WASHINGTON

#### PLAT NOTES

- 1. Existing thirty-foot (30.00') wide Kittitas County Road
- The short plat name is shown on top of the short plat developed by Mr. Leroy J. Preston in November. 1977. to be "KITTITAS CO. SHORT PLAT NO. 77-12", but the County refers to this same short plat as "SHORT PLAT A-2". Said plat is filed under the Kittitas County Auditor's File Number as
- 3. A fifty-foot (50.00') wide access strip a part of Tract "G".
- 4. The 100-year Flood Plain boundary line as shown hereon.
- F One bundred-foot (100 00') flood plain setback
- E. Found a 5/8-inch iron pin N 17 \*22'22" E a distance of 0.76' from the calculated position of the property corner
- Found a 5/8-inch iron pin without surveyor's cap south a distance of 0.3' from the calculated position of the property
- Land Corner Record for Section Corner is filed with the Kittias County Auditor's Office under the Auditor's File Number 536434
- S. Land Corner Record for Section Corner is filed with the Kittitas County Auditor's Office under the Auditor's File Number 199912150012.
- Land Corner Record for Section Corner is filed with the Kittitas County Auditor's Office under the Auditor's File Number 199912150013.
- 11. A thirty-foot (30.00) wide County Road Right-of-Way Easement dedicated via Palomino Field Plat Division II as recorded. Roads within R.O.W. are asphalt.
- 12. County Road Right-of-Way as detailed on the Record of Survey drawing filed in Book 22 of Surveys, Page 174, Kittitas County Auditor's File No. 199702200014. Roads within R.O.W.
- Thirtγ-foot (30.00') wide Right-of-Way Easement are owned by Palomino Fields Utilities Inc. Roads within R.O.W. are asphalt.
- 14. Metering is required for all new uses of domestic water for residential well connections and usage must be recorded in a manner consistent with Kittitas County Code Chapter 13.35.027and Ecology regulations.
- 15. The approval of this division of land provides no guarantee that use of water under the ground water exemptions (ACM 90.44.050) for this plat or any portion thereof will not be subject to curtailment by the Department of Ecology or a

#### WATER NOTES

In February 8, 2017 Chicago Title and Ellensburg Water Company where contacted to find any information regarding the location and whereshir of the "Town Ditch". At that time both entities were nable to provide any information to said ditch. The Ellensburg Company believes there is at least a prescriptive for said ditch but we do not have any documentation to prove this or even define said ditch other than the surveyed location shown on this survey.

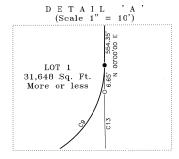
#### ORIGINAL PROPERTY DESCRIPTION

Tract 'E' of the Palomino Fields Plat - Division IV as recorded in Book 13 of Plats, Pages 105 through 110 as recorded under the <ittitas County Auditor's File Number 202101210112.

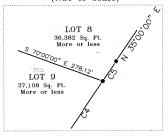
## S U R V E Y N A R R A T I V E

This survey is based upon field survey work done by this office in 2015. This survey followed the various solutions to the boundary issues described in the survey narrative for Palimino Fields Plat - Division 4 as recorded in Volume 13, Pages 105 - 110, records of Kittitas Ccunty. WA.

Item 9 of the Chicago Title Insurance Company title policy number 72155-47608014, refers to an easement recorded under instrument number 39134. Said assement is for the purposes instrument number 39134. Said assement is for the purposes of a water pipe line granted to the City of Ellensburg. The 20 foot wide assement, is center on the existing location of the pipeline. The pipeline itself was rot able to be located as a result of this survey



#### DETAIL B' (Not to scale)



#### NOTICE

This is a Major Plat and as such is not all easements and encumbrances.

This survey was prepared for the exclusive use of the person, persons, or entity named in the Surveyor's Certificate hereon. Said certificate does not extend to any unnamed person without an expressed recertification by the Surveyor

## GENERAL NOTES

- 1. As per RCW 17.10.140. landowners are responsible for controlling and preventing the spread of noxious weeds. Accordingly, the Kittitas Country Noxious Weed Board recommends immediate reseeding of areas disturbed development to preclude the proliferation of noxious weeds.
- 2 Construction of access improvements will require obtaining an Construction of access improvements will require obtaining an access permit from the Department of Public Works. All access improvements shall be completed in accordance with current Kittitas County Road standards prior to issuance of a building occupancy permit for any proposed lots.
- Maintenance of the access is the responsibility of the property owners who benefit from its use.
- 4. An approved access permit will be required from the Department of Public Works prior to creating any new driveway access or performing work within the county road right-of-way.
- Any further subdivision or lots to be served by proposed access may result in further access requirements. See Kittitas County Road Standards.
- 6. A public utility easement 10 feet (10.00) in width is reserved along all lot lines. The 10 foot easement shall abut the exterior plat boundary and shall be divided 5 feet on each side of interior lines. Said easement shall also be used for irrigation.
- 7. The entire private road shall achieve ninety-five percent (95%) compaction based upon the standard test method for laboratory compaction method ASTM Designation D1557 using the standard test method for in-place density and water content of standard test method to in-place behalty and water Cusen and soil and soil-aggregate by the nuclear method ASTM DEGRA and shall be inspected and certified by a licensed engineer licensed in the State of Washington specifying that the road meets or exceeds current Kittitas County Road Standards prior to the issuance of building permits for this plat.

KCC 12.09.040 entitled Embankment Construction Control in Developments allows the approved WSDOT Standard Specifications compaction test and/or other ASTM tests approved by the Kittitas County Engineer.

- 8. Kittitas County will not accept private roads for maintenance as public streets or roads until such streets or roads are brought into conformance with current County Road Standards. The requirement will include the hard surface paving of any street or road surfaced with gravel.
- No building permits will be issued until the road(s) have been certified by the Kittitas County Public Works Authorized Representative upon completion of the Final Plat.





Surveyed by LMH Drawn by Tml/FCS Checked by RNS Scale 1" = Sheet 4 of = N/A Project No.

LP-07-00031 5

LPF-21-00008

A REPLAT OF TRACT 'E', PALOMINO FIELDS PLAT - DIVISION IV A PORTION OF THE NW 1/4 OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M. KITTITAS COUNTY, WASHINGTON

#### DEDICATIONS

DEDICATION KNOW ALL MEN by these presents that CLE ELUM PINES WEST. LL2, a Washington Limited Liability Company, do hereby ceclare this plat and dedicate to the public forever all roads and ways lereon with the right to make all necessary slopes for cuts and fills, and the right to continue to drain said roads and ways over and across any lot or lots, where water might take a ratural course, in the original reasonable grading of the roads and ways shown hereon. Following original reasonable grading of and ways shown hereon. Following original reasonable grading of roads and ways hereon no drainage water on any lot or lots shall be diverted or blocked from their natural course so as to cischarge upon any public road rights-of-way, or to hamper proper road drainage. Any enclosing of drainage waters in culverts or crains or rerouting thereof across any lot as may be undertaken by or for the owner of any lot, shall be done by and at the expense of Such owner.

IN WITNESS WHEREOF, we have hereunto set our hands and seal this

H. day of Novembee ..... A.D., 2021, CLE ELUM PINE WEST, LLC. A Washington Limited Liability Company

PAT DENEEN, President CLE ELUM PINES WEST, LLC

LINE TABLE

	DEADING	DISTILIAN
LINE	BEARING	DISTANCE
L1	N 85*00'00" E	107.47
L2	N 39°40'50" E	138.33
L3	S 38'38'17" W	101.31'
L4	N 47'45'57" E	26.30'
L5	S 43'31'12" W	91.76'
L6	N 01'35'19" W	17.53'
L7	S 17°43'C8" W	13.66'
L8	N 17'43'08" E	126.72
L9	N 17'43'08" E	23.20'
L10	N 31'59'10" E	93.37'
L11	N 42'06'38" E	19.76
L12	N 39'39'18" E	134.44'
L13	S 24'34'49" W	70.17
L14	S 34'46'32" W	45.71
L15	S 50°32'18" W	34.83'
L16	N 50°32'18" E	48.50'
L17	N 37°48'38" E	61.50'
L18	S 10'40'C6" W	42.25
L19	S 09*59'31" W	63.33'
L20	N 30°25'40" E	134.10'
L21	S 28'14'29" E	78.34'
L22	S 28°14'29" E	73.15'
L23	S 89°30'21" E	82.71'
L24	S 89°30'21" E	81.27'

## CURVE TABLE

L INTE	RADIUS	DELTA	ARC	TANGENT	CHORD BEARING	CHORD
LINE					2112112 22 11111	
C1	230.00'	19*35'09"	78.62	39.70'	S 41*57'37" E	78.24
C2	230.00'	22'10'06"	88.99'	45.06'	N 21*04'59" W	88.44
C3	230.00'	21*58'05"	88.19'	44.64'	S 00°59'07" W	87.65'
C4	230.00'	22*39'27"	90.95'	46.08	S 23'17'53" W	90.36
C5	230.00'	00"22"24"	1.50'	0.75	S 34'48'48" W	1.50'
C6	330.00'	15'35'52"	89.84	45.20'	N 42'47'56" E	89.56'
C7	330.00	15'42'52"	90.51'	45.54'	S 58*27'18" W	90.22
C8	330.00'	18'41'16"	107.63	54.30'	S 75'39'22" W	107.16'
C9	25.00'	85*00'00"	37.09'	22.91'	S 42*30'00" W	33.78'
C10	187.04	90*29'39"	295.41	188.66'	N 45*14'49" E	265.65'
C11	217.04	90"29"39"	342.79	218.92'	N 45*14'49" E	308.26'
C12	500.00'	28'00'00"	244.35'	124.66	S 14°00'00" E	241.92'
C13	530.00'	10'12'57"	94.50	47.38'	S 05*06'29" E	94.37'
C14	300.00'	50'00'00"	261.80	139.89'	N 60'00'00" E	253.57'
C15	200.00'	86'45'11"	302.83	188.98'	S 08°22'35" E	274.72

ACKNOWLEDGEMENTS

STATE OF WASHINGTON ) COUNTY OF KITTLETAS



WITNESS My hand and official seal the day and year first written.

Novary Public in and for the State of Washington, Washington,

residing at CleFlum, WA

### NOTICE

This is a Major Plat and as such is not intended to show, nor does it purport to show, all easements and encumbrances.

This survey was prepared for the exclusive use of Inis survey was prepared for the exclusive use of the person, persons, or entity named in the Surreyor's Certificate hereon. Said certificate does not extend to any unnamed person without an expressed recertification by the Surveyor naming said person.



INSTRUMENT USED	INDEXING DATA			
Trimble R10 GPS Receivers				
Traverse Closure Meets Standards Per WAC 332-130-090	S27 T18N R18E			

# Western Pacific Engineering & Survey

A TERRA DEVELOPMENT SERVICES CORPORATION 1328 E. Hunter Place, Moses Lake, Washington T:(509)765-1023 F:(509)765-1298 Services in Washington and Idaho

L	CU,	INC.			
Surveyed by	LMH	Scale	1"	=	N/A
Drawn by Tml/	FCS	Sheet	5	of	5
Checked by	RNS	Project	No.		18146