

### APPROVALS

KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS  
 EXAMINED AND APPROVED THIS 7<sup>th</sup> DAY OF September A.D., 1994  
  
 DIRECTOR, DEPARTMENT OF PUBLIC WORKS

KITITAS COUNTY HEALTH DEPARTMENT  
 PRELIMINARY INSPECTION INDICATED SOIL CONDITIONS MAY ALLOW USE OF SEPTIC TANKS AS A TEMPORARY MEANS OF SEWAGE DISPOSAL FOR SOME BUT NOT NECESSARILY ALL BUILDING SITES WITHIN THIS SHORT PLAT. PROSPECTIVE PURCHASERS OF LOTS ARE URGED TO MAKE INQUIRIES AT THE COUNTY HEALTH DEPARTMENT ABOUT ISSUANCE OF SEPTIC TANK PERMITS FOR LOTS.  
 DATED THIS 1<sup>th</sup> DAY OF SEPTEMBER A.D., 1994  
  
 KITITAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY PLANNING DIRECTOR  
 I HEREBY CERTIFY THAT THE WADE SHORT PLAT NO. 1 HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITAS COUNTY PLANNING COMMISSION.  
 DATED THIS 9 DAY OF SEPT. A.D., 1994  
  
 KITITAS COUNTY PLANNING DIRECTOR

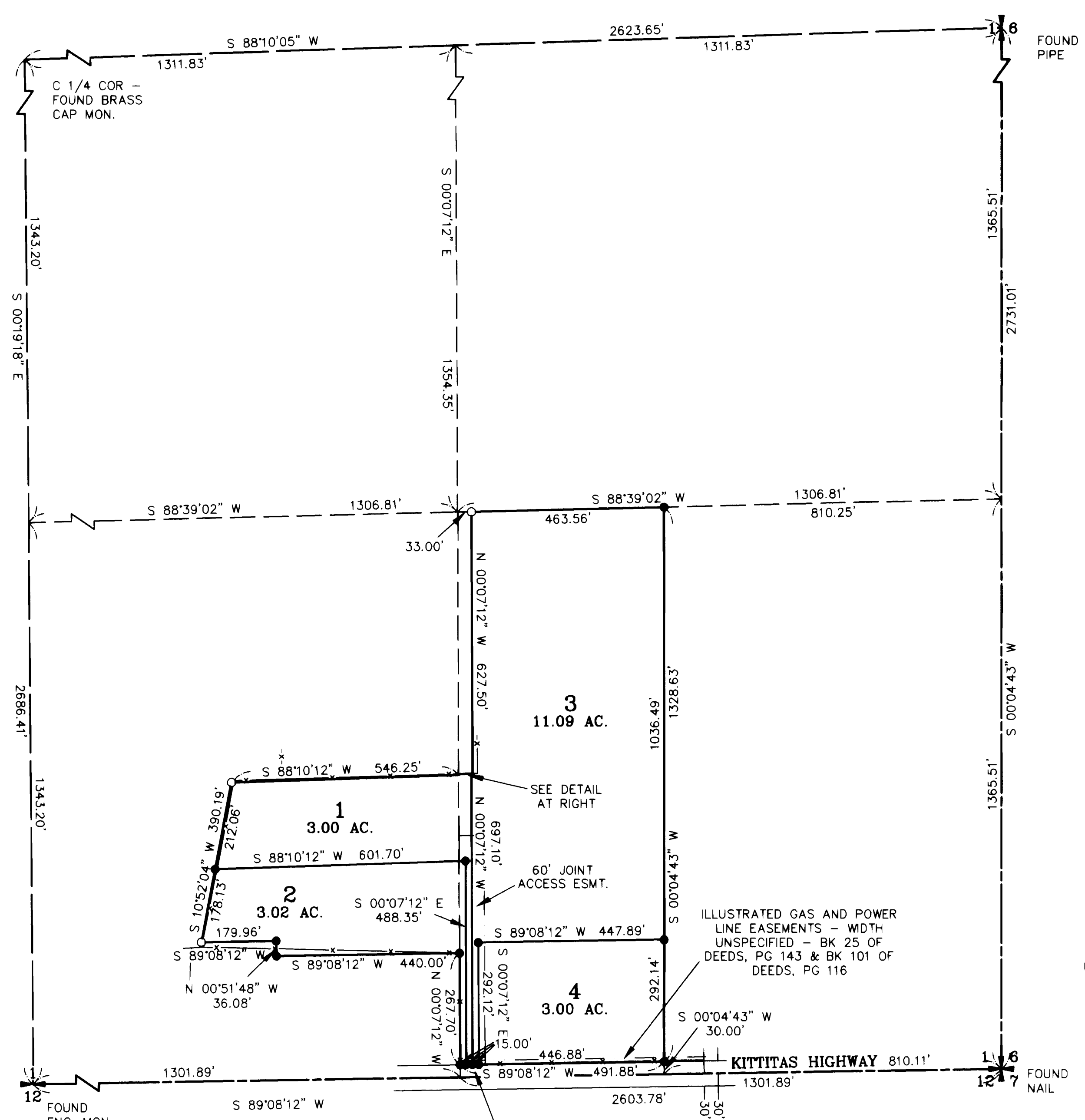
CERTIFICATE OF KITITAS COUNTY TREASURER  
 I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED.  
 PARCEL NO. 17-18-0144-0003  
 DATED THIS 6 DAY OF Sept A.D., 1994  
  
 KITITAS COUNTY TREASURER *Admin Assist*

NAME AND ADDRESS - ORIGINAL TRACT OWNERS  
 NAME: RICK WADE  
 ADDRESS: P.O. BOX 1265  
 NORTH BEND, WA 98045  
 PHONE: (206) 888-9692  
 EXISTING ZONE: AG-3  
 SOURCE OF WATER: INDIVIDUAL WELLS  
 SEWER SYSTEM: SEPTIC TANKS  
 WIDTH AND TYPE OF ACCESS: COUNTY ROAD R/W  
 NO. OF SHORT PLATTED LOTS: FOUR (4)  
 SCALE: 1" = 200'

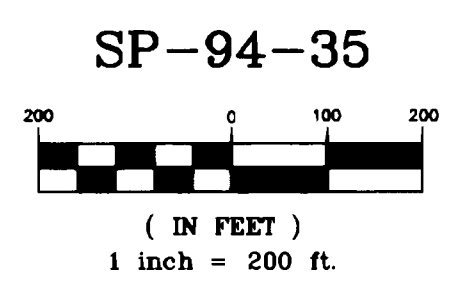
SUBMITTED ON: \_\_\_\_\_  
 AUTOMATIC APPROVAL DATE: \_\_\_\_\_  
 RETURNED FOR CAUSE ON: \_\_\_\_\_

# WADE SHORT PLAT NO. 1

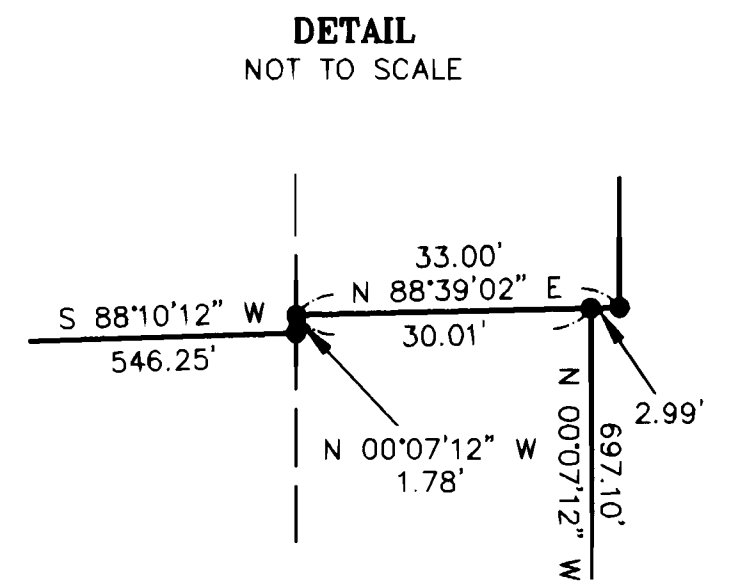
## PART OF THE SE 1/4 OF SECTION 1, T. 17 N., R. 18 E., W.M. KITTITAS COUNTY, WASHINGTON



RECEIVING NO. 574870



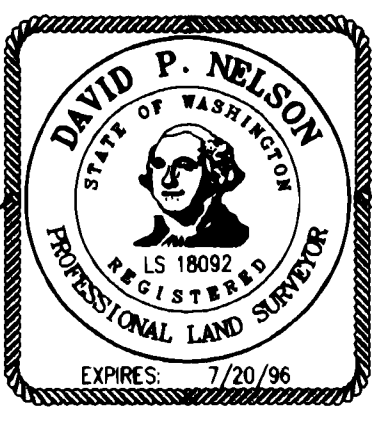
- LEGEND**
- SET PIN & CAP
  - FOUND PIN & CAP
  - x — FENCE



**AUDITOR'S CERTIFICATE**  
 Filed for record this 9<sup>th</sup> day of September, 1994, at 4:33 P.M., in Book D of Short Plats at page(s) 152 at the request of Cruse & Nelson.  
 BEVERLY M. ALLENBAUGH by E. J. Pahl  
 KITITAS COUNTY AUDITOR (deputy)

**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 RICK WADE in MAY of 1994.

DAVID P. NELSON  
 Professional Land Surveyor  
 License No. 18092  
9/2/94  
 DATE



**CRUSE & NELSON**  
 PROFESSIONAL LAND SURVEYORS  
 217 E. Fourth St. P.O. Box 959  
 Ellensburg, WA 98926 (509) 925-4747  
**WADE SHORT PLAT NO. 1**

		X	X

WADE SHORT PLAT NO. 1  
PART OF THE SE 1/4 OF SECTION 1, T. 17 N., R. 18 E., W.M.  
KITITAS COUNTY, WASHINGTON

SP-94-35

DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT RICHARD H. WADE AND KAREN R. WADE, HUSBAND AND WIFE, OWNERS IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DO HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED, AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL ROADS, STREETS, AVENUES, PLACES OR WHATEVER PUBLIC PROPERTY SHOWN HEREON, WHICH SHALL BE MAINTAINED BY THE KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 6<sup>th</sup> DAY OF SEPTEMBER, A.D., 1994.

Richard H. Wade  
RICHARD H. WADE

Karen R. Wade  
KAREN R. WADE

ACKNOWLEDGEMENT

STATE OF WASHINGTON } S.S.  
COUNTY OF King

THIS IS TO CERTIFY THAT ON THIS 6<sup>th</sup> DAY OF SEPTEMBER, A.D., 1994, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED RICHARD H. WADE AND KAREN R. WADE, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST WRITTEN.

Robert A. Wood  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT Redmond  
MY COMMISSION EXPIRES: 4-12-98



DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT THE BEST FAMILY PARTNERSHIP L.P., BENEFICIARY OF A DEED OF TRUST FOR THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED, AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL ROADS, STREETS, AVENUES, PLACES OR WHATEVER PUBLIC PROPERTY SHOWN HEREON, WHICH SHALL BE MAINTAINED BY THE KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS.

IN WITNESS WHEREOF, I HAVE SET MY HAND THIS 6<sup>th</sup> DAY OF SEPTEMBER, A.D., 1994.

THE BEST FAMILY PARTNERSHIP, L.P.

BY: Bradley D. Best  
BRADLEY D. BEST, GENERAL PARTNER

ACKNOWLEDGEMENT

STATE OF WASHINGTON } S.S.  
COUNTY OF King

THIS IS TO CERTIFY THAT ON THIS 6<sup>th</sup> DAY OF SEPTEMBER, A.D., 1994, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED BRADLEY D. BEST, GENERAL PARTNER OF THE BEST FAMILY PARTNERSHIP, L.P., THE PARTNERSHIP THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID PARTNERSHIP, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST WRITTEN.

Robert A. Wood  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT Redmond  
MY COMMISSION EXPIRES: 4-12-98



TOTAL PARCEL DESCRIPTION

THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON, WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION AND RUNNING THENCE NORTH 88°26' EAST ALONG THE CENTERLINE OF KITITAS HIGHWAY, A DISTANCE OF 1,334.7 FEET; THENCE NORTH 2°16' WEST A DISTANCE OF 305 FEET TO THE TRUE POINT OF BEGINNING; THENCE WEST 440 FEET; THENCE NORTH 1°34' WEST 36.73 FEET; THENCE WEST 203.97 FEET; THENCE NORTH 10°20' EAST 408.2 FEET; THENCE NORTH 87°44' EAST 555.6 FEET; THENCE SOUTH 2°16' EAST 420 FEET TO THE TRUE POINT OF BEGINNING.

AND

THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON; EXCEPT:

1. A TRACT OF LAND HERETOFORE CONVEYED TO MAGGIE C. FLYNN, BY DEED DATED APRIL 12, 1901, AND RECORDED IN BOOK "Z" OF DEEDS, PAGE 633, WHICH IS DESCRIBED AS FOLLOWS:

A TRACT OF LAND BOUNDED BY A LINE BEGINNING AT THE NORTHWEST CORNER OF THE ABOVE DESCRIBED QUARTER OF QUARTER SECTION, AND RUNNING THENCE EAST 33 FEET; THENCE IN A SOUTHERLY DIRECTION AND PARALLEL WITH THE WEST BOUNDARY LINE OF SAID QUARTER OF QUARTER SECTION 627.5 FEET; THENCE WEST 33 FEET TO THE WEST BOUNDARY LINE OF SAID QUARTER OF QUARTER SECTION; AND THENCE IN A NORTHERLY DIRECTION FOLLOWING SAID WEST BOUNDARY LINE 627.5 FEET TO THE POINT OF BEGINNING;

2. THE EAST 810 FEET THEREOF, AS MEASURED AT RIGHT ANGLES TO THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 1.

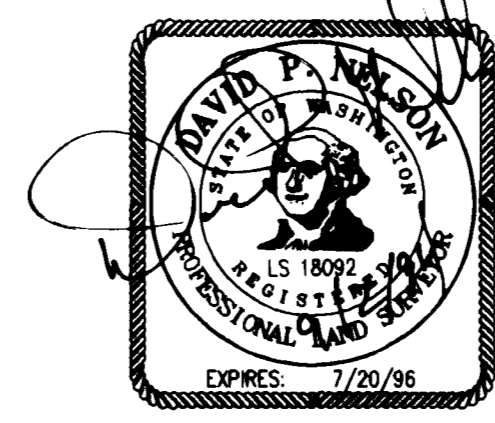
NOTES:

- THIS SURVEY WAS PERFORMED USING A TOPCON GTS-3C TOTAL STATION. THE CONTROLLING MONUMENTS AND PROPERTY CORNERS SHOWN HEREON WERE LOCATED, STAKED AND CHECKED FROM A CLOSED FIELD TRAVERSE IN EXCESS OF 1:10,000 LINEAR CLOSURE AFTER AZIMUTH ADJUSTMENT.
- A PUBLIC UTILITY EASEMENT 10 FEET 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 LOT LINES. SAID EASEMENT SHALL ALSO BE USED FOR IRRIGATION
- BY KITITAS COUNTY ORDINANCE, ONLY SPRINKLER OR DRIP IRRIGATION IS ALLOWED FOR LOTS 3 ACRES OR LESS IN SIZE.
- ACCESS FOR LOTS 1 THROUGH 4 TO THE KITITAS HIGHWAY SHALL BE LIMITED TO A SINGLE JOINT ACCESS DRIVEWAY.
- CONSTRUCTION OF A PAVED ACCESS APRON MUST BE COMPLETED PRIOR TO THE ISSUANCE OF OCCUPANCY PERMITS FOR LOTS 1 THROUGH 4 SHOWN HEREON.
- THE BASIS OF BEARINGS SHOWN HEREON IS THE WASHINGTON COORDINATE SYSTEM, WHICH IS THE SAME AS SHORT PLAT NO. 82-04, RECORDED IN BOOK B OF SHORT PLATS, PAGES 63-64.
- SECTION AND QUARTER SECTION CORNERS SHOWN HEREON WERE LAST VISTED JULY 1994.
- CORNER DOCUMENTATION:  
E 1/4 CORNER - FOUND PIPE - SEE BK. 18 OF SURVEYS, PAGE 107;  
C 1/4 COR & S 1/4 COR - FOUND ENC. MONS. AS PER REFERENCING ON FILE WITH THE CITY OF ELLENSBURG DEPT. OF PUBLIC WORKS.  
SE CORNER - FOUND NAIL - SEE BOOK D OF SHORT PLATS, PAGES 54-55.
- FURTHER DIVISION OF THE SUBJECT PROPERTY MAY REQUIRE UPGRADING THE PROPOSED JOINT ACCESS DRIVEWAY TO CURRENT COUNTY ROAD STANDARDS.

AUDITOR'S CERTIFICATE

Filed for record this 9<sup>th</sup> day of September, 1994, at 4:33 P.M., in Book D of Short Plats at page(s) 153 at the request of Cruse & Nelson.

BEVERLY M. ALLENBAUGH by: S. Polk  
KITITAS COUNTY AUDITOR (deputy)



**CRUSE & NELSON**  
PROFESSIONAL LAND SURVEYORS  
217 E. Fourth St. P.O. Box 959  
Ellensburg, WA 98926 (509) 925-4747

**WADE SHORT PLAT NO. 1**