

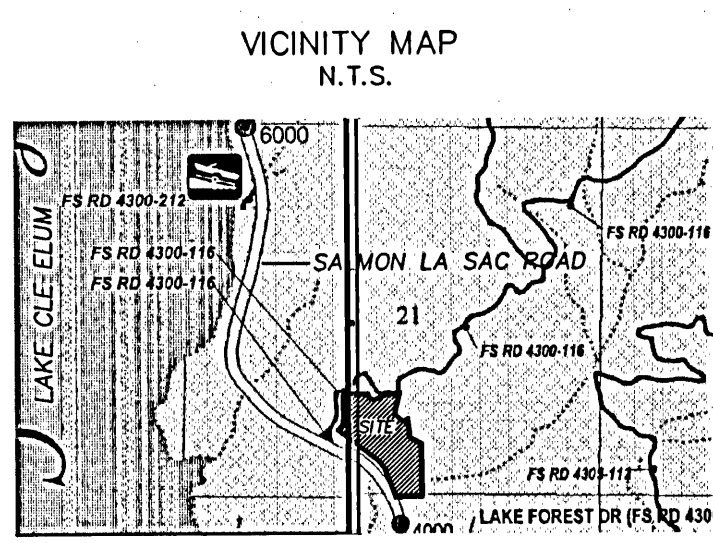
CEDAR GROVE PLAT

PTN. SW1/4 OF SECTION 21, T.21N., R.14E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

SURVEY NOTES:

1. BASIS OF BEARINGS AND SECTION BREAKDOWN ARE PER A SURVEY BY EASTSIDE CONSULTANTS INC. AS FILED IN BOOK 31 OF SURVEYS, PAGE 89, UNDER AUDITOR'S FILE NUMBER 200505200021.
2. THE PURPOSE OF THIS DOCUMENT IS TO PLAT LOT 13 OF THAT CERTAIN SURVEY AS RECORDED BY EASTSIDE CONSULTANTS INC. IN BOOK 31 OF SURVEYS, PAGE 89, UNDER AUDITOR'S FILE NUMBER 200505200021.
3. KITITAS COUNTY RELIES ON ITS RECORD THAT A SUPPLY OF POTABLE WATER EXISTS. THE APPROVAL OF THIS DIVISION OF LAND INCLUDES NO GUARANTEE OR ASSURANCE THAT THERE IS A LEGAL RIGHT TO WITHDRAW GROUNDWATER WITHIN THE LAND DIVISION.
4. LOT 9 SHALL ACCESS SALMON LA SAC ROAD. LOTS 10 & 11 SHALL HAVE A SHARED ACCESS TO SALMON LA SAC ROAD

06/07/2010 04:47:03 PM V: 11 P: 245 201006070057
 5128.00 ENCUMBRANCE
 Kititas County Auditor



APPROVALS

KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS
 EXAMINED AND APPROVED THIS 11 DAY OF January A.D., 2012
[Signature]
 KITITAS COUNTY ENGINEER

KITITAS COUNTY HEALTH DEPARTMENT
 I HEREBY CERTIFY THAT THE CEDAR GROVE PLAT HAS BEEN EXAMINED BY ME AND I FIND THAT THE SEWAGE AND WATER SYSTEM HEREIN SHOWN DOES MEET AND COMPLY WITH ALL REQUIREMENTS OF THE COUNTY HEALTH DEPARTMENT.
 DATED THIS 23 DAY OF JANUARY A.D., 2012
[Signature]
 KITITAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY PLANNING DIRECTOR
 I HEREBY CERTIFY THAT THE CEDAR GROVE PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITAS COUNTY PLANNING COMMISSION.
 DATED THIS 24 DAY OF May A.D., 2012
[Signature]
 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. 21-14-21000-0019 (21954)
 DATED THIS 21 DAY OF May A.D., 2012
[Signature]
 KITITAS COUNTY TREASURER

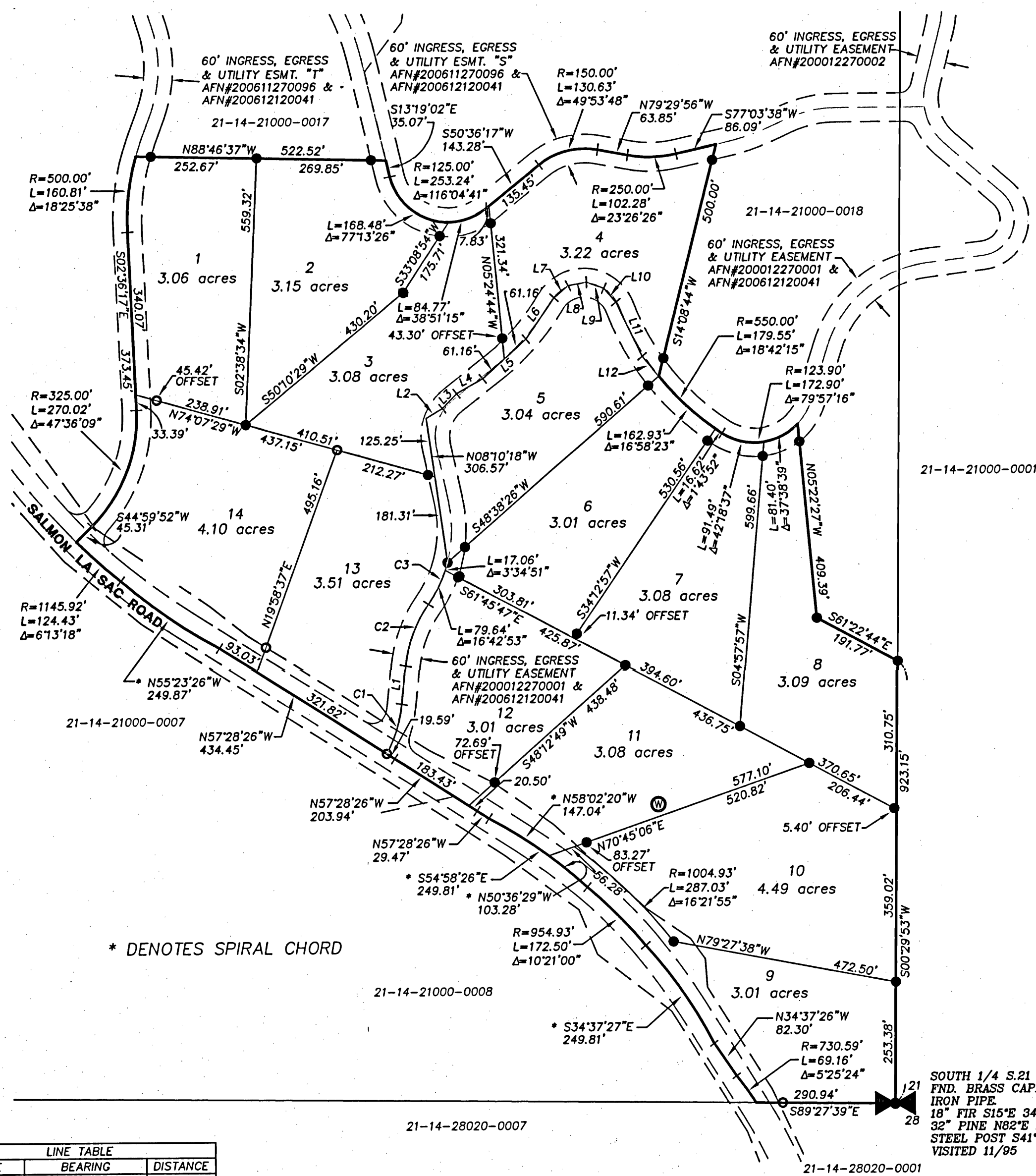
CERTIFICATE OF KITITAS COUNTY ASSESSOR
 I HEREBY CERTIFY THAT THE CEDAR GROVE PLAT HAS BEEN EXAMINED BY ME AND I FIND THE PROPERTY TO BE IN AN ACCEPTABLE CONDITION FOR PLATTING. PARCEL NO. 21-14-21000-0019
 DATED THIS 21 DAY OF May A.D., 2012
[Signature]
 KITITAS COUNTY ASSESSOR

KITITAS COUNTY BOARD OF COMMISSIONERS
 EXAMINED AND APPROVED THIS 15 DAY OF June A.D., 2012

BOARD OF COUNTY COMMISSIONERS
 KITITAS COUNTY, WASHINGTON
 BY: *[Signature]*
 CHAIRMAN

ATTEST:
[Signature] CLERK OF THE BOARD

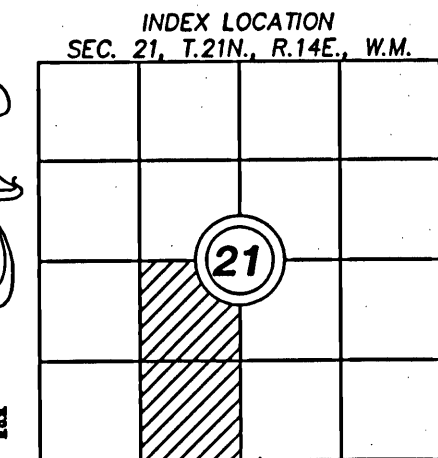
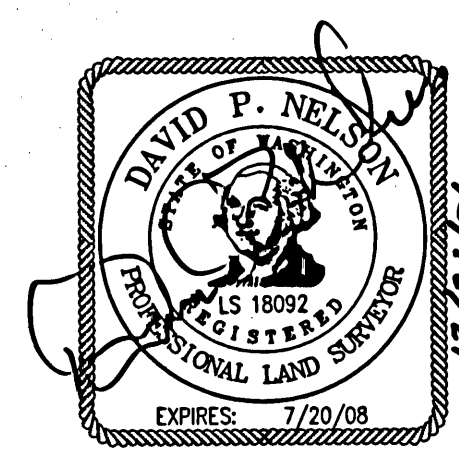
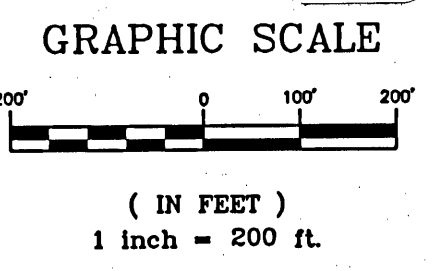
NOTICE: THE APPROVAL OF THIS PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N05°33'26"E	80.46
L2	N58°41'34"E	39.76
L3	N43°40'34"E	43.36
L4	N60°28'45"E	63.09
L5	N47°32'01"E	122.32
L6	N34°35'16"E	104.64
L7	N49°29'23"E	38.57
L8	N79°25'14"E	38.90
L9	S70°35'08"E	38.73
L10	S40°39'17"E	38.74
L11	S25°41'21"E	125.60
L12	N39°40'09"W	54.28

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C1	108.89	273.00	22°51'13"
C2	140.13	273.00	29°24'35"
C3	96.70	273.00	20°17'44"

- LEGEND**
- QUARTER CORNER COMMON TO TWO SECTIONS
 - FND REBAR
 - SET 1/2" REBAR LS# 18092
 - APPROXIMATE LOCATION OF WELL



RECORDER'S CERTIFICATE 201006070057
 Filed for record this 7 day of June 2012 at 10:49 AM
 in book 11 of PLATS at page 245 at the request of
 DAVID P. NELSON
 Surveyor Name
[Signature] County Auditor
[Signature] Deputy County 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 CEDAR GROVE, LLC in FEB. 20.08
[Signature] DATE
 DAVID P. NELSON
 Certificate No. 18092

Encompass

ENGINEERING & SURVEYING

108 EAST 2ND STREET
 CLE ELUM, WA 98922
 PHONE: (509) 674-7433
 FAX: (509) 674-7419

CEDAR GROVE PLAT		
LOCATED IN SECTION 21, T. 21N., R. 14E., W.M. KITITAS COUNTY, STATE OF WASHINGTON		
DWN BY	DATE	JOB NO.
G. WEISER	12/06	06053
CHKD BY	SCALE	SHEET
D. NELSON	1"=200'	1 OF 2

OWNER:
CEDAR GROVE LLC
PO BOX 687
ROSLYN WA 98941

PARCEL #21-14-21000-0019
ACREAGE: 45.92
LOTS: 14
WATER SOURCE: INDIVIDUAL WELLS
SEWER SOURCE: SEPTIC/DRAINFIELD
ZONE: R-3

CEDAR GROVE PLAT

PTN. SW1/4 OF SECTION 21, T.21N., R.14E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

06/07/2010 04:47:03 PM V: 11 P: 246 201006070057
\$128.00
ENCOMPASS
Kititas County Auditor
Page 2 of 2

EXISTING LEGAL DESCRIPTION:

LOT 13 OF THAT CERTAIN SURVEY RECORDED MAY 20, 2005, IN BOOK 31 OF SURVEYS, PAGE 89, UNDER AUDITOR'S FILE NUMBER 200505200021, RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF SECTION 21, TOWNSHIP 21 NORTH, RANGE 14 EAST, W.M., KITITAS COUNTY, STATE OF WASHINGTON.

ABBREVIATED LEGAL: BEING A PORTION OF SECTION 21, TOWNSHIP 21 NORTH, RANGE 14 EAST, W.M.

NOTES:

1. THIS SURVEY WAS PERFORMED USING A NIKON DTM-521 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.
2. 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.
3. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
4. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE SECTION 12.05 OF THE KITITAS COUNTY ROAD STANDARDS.
5. ACCORDING TO KCRS 12.11.010 MAILBOX(S) SHALL BE "BREAK-AWAY" DESIGN AND BE APPROVED BY THE U.S. POSTAL SERVICE. SEE WSDOT STANDARD DRAWINGS H-12 SHEET 1-3.
6. 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.
7. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.
8. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THOSE WHO BENEFIT FROM ITS USE.
9. PURSUANT TO RCW 90.44.050, THE CUMULATIVE EFFECT OF WATER WITHDRAWALS FOR THIS DEVELOPMENT SHALL NOT EXCEED 5,000 GALLONS PER DAY.
10. ENTIRE PRIVATE ROAD SHALL ACHIEVE 95% COMPACTION AND SHALL BE INSPECTED AND CERTIFIED BY A LICENSED ENGINEER IN THE STATE OF WASHINGTON SPECIFYING THAT THE ROAD MEETS CURRENT KITITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF A BUILDING PERMIT FOR THIS PLAT.
11. KITITAS 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. THIS REQUIREMENT WILL INCLUDE THE HARD SURFACE PAVING OF ANY STREET OR ROAD SURFACED ORIGINALLY WITH GRAVEL.
12. ALL FUTURE CONSTRUCTION ON LOTS WITHIN THIS PLAT ARE SUBJECT TO ENFORCEMENT THROUGH THE INTERNATIONAL FIRE CODES (IFC) AND URBAN-WILDLAND INTERFACE CODE (UWIC).

- ADJACENT OWNERS:**
- 21-14-21000-0001
BN TIMBERLANDS INC
% PLUM CREEK TAX DEPT
PO BOX 1990
COLUMBIA FALLS MT 59912
 - 21-14-21000-0017
21-14-21000-0018
NEWPORT HILLS LAND CO INC
PO BOX 687
ROSLYN WA 98941
 - 21-14-21000-0007
21-14-21000-0008
ARASTOU MONJAZEB
19926 NE 129TH
WOODINVILLE WA 98072
 - 21-14-28020-0001
NEWPORT HILLS LAND CO LLC
PO BOX 171
ROSLYN WA 98941
 - 21-14-28020-0007
TIMBER COVE LLC
301 W FIRST ST #B
CLE ELUM WA 98922

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT CEDAR GROVE LLC, A WASHINGTON LIMITED LIABILITY COMPANY, THE UNDERSIGNED OWNER IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 27th DAY OF December, A.D., 2006.

Marian A. Weis
NAME Marian A. Weis TITLE Manager

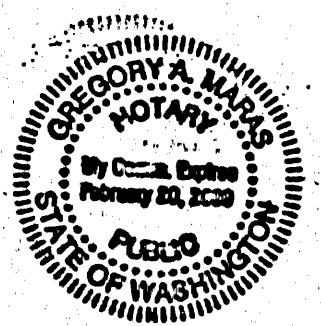
ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF _____) s.s.

On this 27th day of December, 2006, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Marian A. Weis, President and to me known to be the Cedar Grove NW, LLC Secretary respectively, of Cedar Grove NW, LLC the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____ authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

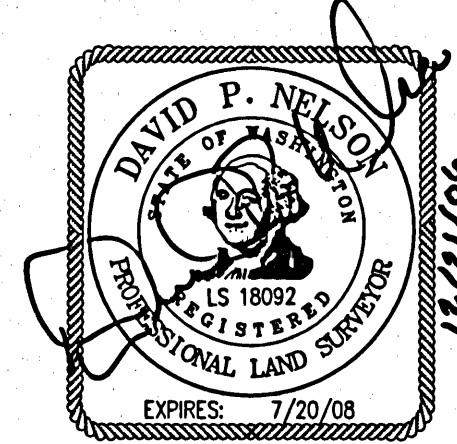
Witness my hand and official seal hereto affixed the day and year first above written.

Gregory A. Marks
Notary Public in and for the State of Washington, residing at Roslyn
My appointment expires 2-20-09



NOTE:
THE EXISTING UTILITIES AS SHOWN ARE ONLY APPROXIMATE AND ARE BASED ON THE BEST AVAILABLE INFORMATION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE SIZE, TYPE, LOCATION, AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO STARTING CONSTRUCTION, AND INFORM THE DESIGN ENGINEER OF ANY DISCREPANCIES.

Call Before You Dig
1-800-553-4344



RECORDER'S CERTIFICATE 201006070057

Filed for record this 7 day of June, 2010, at 4:49a in book 11 of PLATS at page 246 at the request of DAVID P. NELSON Surveyor's Name

David P. Nelson County Auditor

Gregory A. Marks Deputy County 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 CEDAR GROVE, LLC in FEB, 2006.

David P. Nelson DATE
Certificate No. 18092

Encompass
ENGINEERING & SURVEYING

108 EAST 2ND STREET
CLE ELUM, WA 98922
PHONE: (509) 674-7433
FAX: (509) 674-7419

CEDAR GROVE PLAT
LOCATED IN SECTION 21, T. 21N., R. 14E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DWN BY G. WEISER	DATE 12/06	JOB NO. 06053
CHKD BY D. NELSON	SCALE 1"=200'	SHEET 2 OF 2