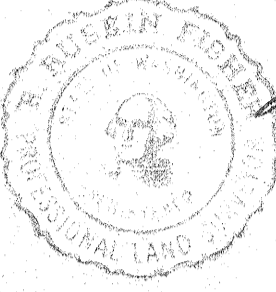


# SUNSHINE ESTATES

SECTION 34, TWP. 21 N., R. 14 E., W.M.

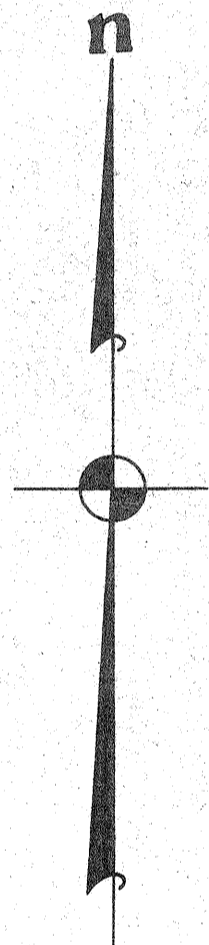
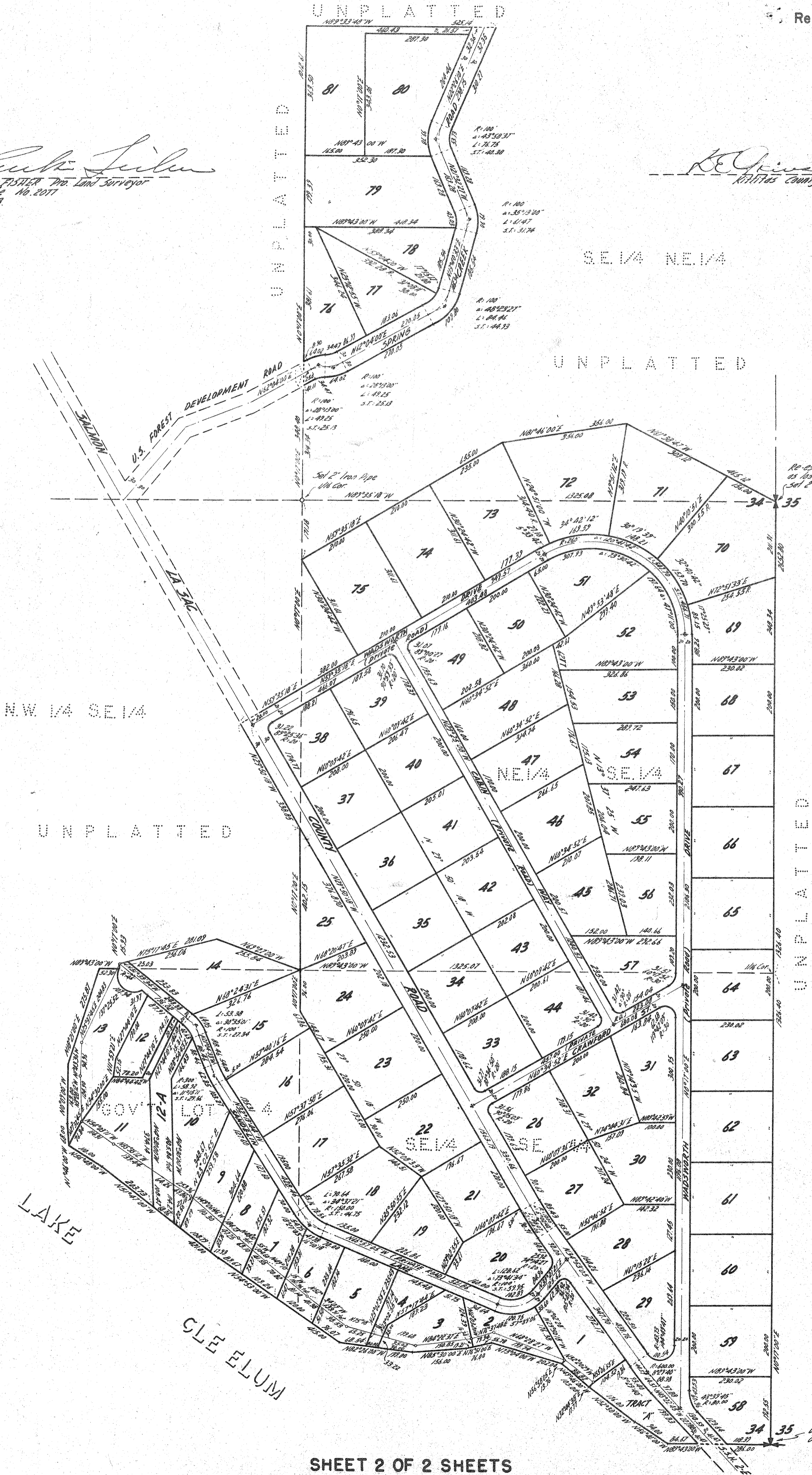
KITTITAS COUNTY, WASHINGTON

Receiving No. 306279



*R. Rossin Fisher*  
R. Rossin FISHER, Prof. Land Surveyor  
Certificate No. 2077  
June 1963

*R. E. King*  
Kittitas County Engineer



SCALE: 1" = 200'

NOTE:  
○ IRON PIPE MONUMENT  
\* CONCRETE MONUMENT

# SUNSHINE ESTATES

## SECTION 34, TWP. 21N, R14E, W.M.

### KITTITAS COUNTY, WASHINGTON

Receiving No. \_\_\_\_\_

#### CONSTRUCTION AND MAINTENANCE OBLIGATIONS

The cost of constructing, maintaining and plowing of all roads, streets and alleys within this plot and all access roads to this plot shall be the obligation of all the owners of the lots of the plot and of any additional plots that may be served by these roads, streets and alleys.

In the event that the owners of any of these lots of this plot or any additional plots shall petition the county commissioners to include the roads in the county road system, it is understood that the roads shall first be built up to minimum county standards by said non-profit corporation.

#### DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that we the undersigned, owners in fee simple of the above described property, do hereby declare this plot and description and dedicate to the use of the public forever as highways all roads, streets and alleys thereon.

WITNESS our hands and seals this \_\_\_\_\_ day of \_\_\_\_\_ 1963.

Elizabeth M. Cernis  
Elizabeth M. CERNIS as her separate estate  
and as trustee under the will of Robert J. WADSWORTH  
deceased.

Agnes O. Davidson  
Agnes O. Davidson

Wesley N. Neill  
Wesley N. NEILL

Nadine Neill  
Nadine NEILL

Robert J. Wadsworth  
Robert J. WADSWORTH

Graze Wadsworth  
Graze WADSWORTH

Scott Sanderson  
D. Scott SANDERSON, Pres.

Robert J. Wadsworth, Sec.  
Robert J. WADSWORTH, Sec.

Alexander M. VOULEK

Wesley M. VOULEK

#### ACKNOWLEDGMENTS

OHIO  
STATE OF CALIFORNIA } s.s.  
COUNTY OF SUMMIT

This is to certify that on the \_\_\_\_\_ day of \_\_\_\_\_ 1963, before me the undersigned a Notary Public, personally appeared, Elizabeth M. CERNIS,

to me known to be the individual who executed the within dedication and acknowledged to me that she signed and sealed the same as her voluntary act and deed for the uses and purposes therein mentioned. WITNESS my hand and official seal the day and year first above written.

Notary Public in and for the State of California - Ohio  
Residing at AKRON

STATE OF WASHINGTON } s.s.  
COUNTY OF KITTITAS

This is to certify that on the \_\_\_\_\_ day of JULY 1963, before me the undersigned a Notary Public, personally appeared Agnes O. Davidson, a widow;

to me known to be the individuals who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal the day and year first above written.

Jack Mc Sherry  
Notary Public in and for the State of Washington  
Residing at CLE ELUM

STATE OF WASHINGTON } s.s.  
COUNTY OF KITTITAS

This is to certify that on the \_\_\_\_\_ day of JULY 1963, before me the undersigned a Notary Public, personally appeared Robert J. WADSWORTH and Graze WADSWORTH his wife; and Wesley N. Neill and Nadine Neill his wife, to me known to be the individuals who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal the day and year first above written.

Jack Mc Sherry  
Notary Public in and for the State of Washington  
Residing at CLE ELUM

STATE OF WASHINGTON } s.s.  
COUNTY OF KITTITAS

This is to certify that on the \_\_\_\_\_ day of JULY 1963, before me the undersigned a Notary Public, personally appeared D. Scott SANDERSON and Robert J. WADSWORTH, President and Secretary respectively of SUNSHINE ESTATES INC.; a Washington Corporation, to me known to be the individuals who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned; and on oath stated that they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal the day and year first above written.

Jack Mc Sherry  
Notary Public in and for the State of Washington  
Residing at CLE ELUM

#### DESCRIPTION

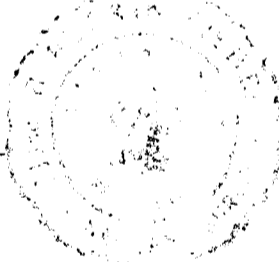
This plot of SUNSHINE ESTATES embraces portions of the S.E. 1/4 of the NE 1/4, of the East half of the S.E. 1/4, of the NW 1/4 of the S.E. 1/4, and of Government Lot 4, All in Section 34, Twp 21N, R14E, W.M., in Kittitas County, Washington, and being more particularly described as follows:

Beginning at the S.E. corner of said Section 34; thence N89°43'00"W along the south line of said Section 286.00 ft. to intersect the upward or general northeast-south line of those certain tracts of land appropriated by the United States of America by Decree dated December 12, 1908 and entered in the District Court of the United States for Eastern District, Southern Division, being No. 38, and filed in the office of the Auditor of Kittitas County and recaptured in Book 18 of Records on Page 279; thence along said line of appropriation by the following courses and distances: N55°41'00"W 84.00 ft., N52°30'00"W 176.00 ft., N49°46'00"W 105.00 ft., N73°04'00"W 222.00 ft., S76°51'00"W 74.00 ft., S85°30'00"W 156.00 ft., N82°26'00"W 199.00 ft., N54°53'00"W 415.00 ft., N51°47'00"W 42.00 ft., N55°48'00"W 100.00 ft., N1°44'00"W 68.00 ft., N0°02'00"W 163.00 ft. and still along said line of appropriation N18°21'00"E and its extension westerly for a distance of 278.00 ft., thence S87°43'00"E 52.30 ft., thence N0°17'00"E 15.15 ft., thence N75°17'45"E 28.10 ft., thence S67°20'00"E 255.00 ft., thence N0°17'00"E 402.15 ft., thence N55°04'00"W 338.85 ft., thence N59°55'10"E 382.00 ft., thence N50°24'42"W 311.60 ft., thence N51°35'10"E 655.00 ft.; thence N81°26'00"E 356.00 ft.; thence S61°30'47"E 465.12 ft. to the N.E. corner of the S.E. 1/4 of said Section; thence S07°17'00"W 2652.80 ft. to the point of beginning; and ALSO: Beginning at a point on the West line of the S.E. 1/4 of the NE 1/4 of said Section lying N0°17'00"E thereon 314.34 ft. from the S.W. corner of said subdivision; thence continuing N0°17'00"E 1012.61 ft. to the N.W. corner of said subdivision; thence S89°33'48"E along the North line of said subdivision 268.74 ft.; thence S22°26'10"W 310.27 ft. to the beginning of a curve to the left with a radius of 7000 ft.; thence southerly along said curve through a central angle of 42°08'37" an arc distance of 5373 ft. to a point of tangency; thence S21°32'27"E 142.28 ft. to the beginning of a curve to the right with a radius of 15000 ft.; thence southerly along said last mentioned curve through a central angle of 35°13'00" an arc distance of 7752 ft. to a point of tangency; thence S17°40'23"W 105.54 ft. to the beginning of a curve to the right with a radius of 15000 ft.; thence southwesterly along said last mentioned curve through a central angle of 44°23'27" an arc distance of 10200 ft. to a point of tangency; thence S62°04'00"W 2702.5 ft. to the beginning of a curve to the right with a radius of 15000 ft.; thence westerly along said last mentioned curve through a central angle of 28°13'00" an arc distance of 6402 ft. to a point of reverse curvature and the beginning of a curve to the left with a radius of 7000 ft.; thence westerly along said last mentioned curve through a central angle of 28°13'00" an arc distance of 3447 ft. to a point of tangency; thence S42°04'00"W 411 ft. to the point of beginning; EXCEPT County Roads.

#### LAND SURVEYORS CERTIFICATE

I hereby certify that this plot of SUNSHINE ESTATES is based upon an actual survey and subdivision of Section 34, Twp 21N, R14E, W.M., that the courses, distances and angles are shown correctly thereon; that the monuments have been set and the lot and block corners staked correctly on the ground and that I have complied with provisions of the platting regulations.

R. Rusk Fisher  
R. Rusk FISHER, Pro. Land Surveyor  
Certificate No. 2977  
Renewed No. 516000-2200  
June, 1963.



STATE OF WASHINGTON } s.s.  
COUNTY OF \_\_\_\_\_

This is to certify that on the \_\_\_\_\_ day of \_\_\_\_\_ 1963, before me the undersigned a Notary Public, personally appeared Alexander M. VOULEK and Wesley M. VOULEK his wife; to me known to be the individuals who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal the day and year first above written.

Notary Public in and for the State of Washington  
Residing at \_\_\_\_\_

I hereby certify that all State and County taxes have been paid in full on the property described hereon.

Kittitas County Treasurer

#### APPROVALS

Examined and approved this \_\_\_\_\_ day of \_\_\_\_\_ 1963.

Kittitas County Road Engineer

Examined and approved this \_\_\_\_\_ day of \_\_\_\_\_ 1963.

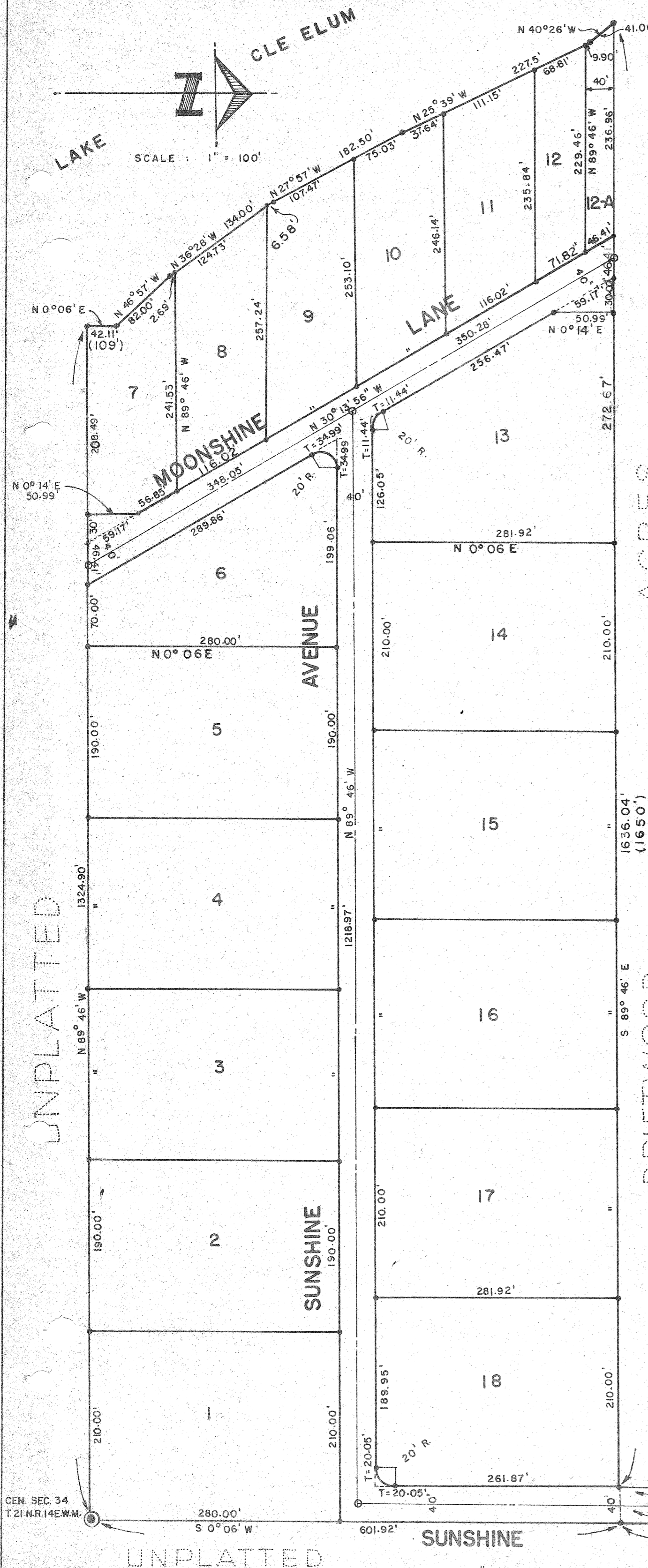
Chairman, Board of County Commissioners \_\_\_\_\_ Attest \_\_\_\_\_ Clerk, Board of County Commissioners

#### RECORDING CERTIFICATE

No. \_\_\_\_\_  
Filed for record of the request of the Kittitas County Board of Commissioners, this \_\_\_\_\_ day of \_\_\_\_\_ A.D. 1963, at \_\_\_\_\_ minutes past \_\_\_\_\_ o'clock \_\_\_\_\_ M. and recorded in Volume \_\_\_\_\_ of Plats, Pages \_\_\_\_\_ Records of Kittitas County, Washington.

Kittitas County Auditor

Deputy County Auditor



DESCRIPTION:

IN THE COUNTY OF KITTITAS, STATE WASHINGTON: THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 34, T. 21 N. R. 14 E. W. M. WHICH IS DESCRIBED AS FOLLOWS: A TRACT OF LAND BOUNDED BY A LINE BEGINNING AT THE SOUTHEAST CORNER OF SAID QUARTER SECTION AND RUNNING THENCE WEST TO THE SOUTHWEST CORNER OF SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE NORTH 109 FT.; THENCE N 46° 57' W, 82 FT.; THENCE N 36° 28' W, 134 FT.; THENCE N 27° 57' W, 182.5 FT.; THENCE N 25° 39' W, 227.5 FT.; THENCE N 40° 26' W, 41 FT.; THENCE EAST, 1650 FT.; THENCE NORTH, 808.0 FT.; THENCE S 30° 23' E, 79.1 FT. TO A POINT ON THE BOUNDARY LINE OF SAID NORTHWEST QUARTER OF SECTION 34; THENCE SOUTH ALONG SAID EAST BOUNDARY LINE TO THE POINT OF BEGINNING.

CONSTRUCTION AND MAINTENANCE OBLIGATIONS:

THE COSTS OF CONSTRUCTING, MAINTAINING AND PLOWING OF ALL ROADS, STREETS AND ALLEYS WITHIN THIS PLAT AND ALL ACCESS ROADS TO THIS PLAT SHALL BE THE OBLIGATION OF ALL THE OWNERS OF THE LOTS OF THE PLAT AND OF ANY ADDITIONAL PLATS THAT MAY BE SERVED BY THESE ROADS, STREETS AND ALLEYS. IN THE EVENT THAT THE OWNERS OF ANY OF THESE LOTS OF THIS PLAT OR ANY ADDITIONAL PLATS SHALL PETITION THE COUNTY COMMISSIONERS TO INCLUDE THE ROADS IN THE COUNTY ROAD SYSTEM, IT IS UNDERSTOOD THAT THE ROADS SHALL FIRST BE BUILT UP TO MINIMUM COUNTY STANDARDS BY SAID NON-PROFIT CORPORATION.

DEDICATIONS:

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS IN FEE SIMPLE OF THE ABOVE DESCRIBED PROPERTY DO HEREBY DECLARE THIS PLAT AND DESCRIPTION AND DEDICATE TO THE USE OF THE PUBLIC FOREVER AS HIGHWAYS ALL ROADS, STREETS AND ALLEYS THEREON. WITNESS OUR HANDS AND SEALS THIS 18<sup>TH</sup> DAY OF August, 1964.

CLE ELUM STATE BANK  
*[Signature]*  
 Vice Pres & Wgt

SUNSHINE ESTATES INC.  
*D. Scott Sandelin*  
 By *David A. Weyer*,  
 his attorney in fact  
 D. SCOTT SANDELIN, PRESIDENT  
*Robert J. Wadsworth*  
 ROBERT J. WADSWORTH, SECRETARY  
*Grace S. Wadsworth*  
 GRACE S. WADSWORTH

ACKNOWLEDGEMENTS:

STATE OF WASHINGTON  
 COUNTY OF KING SS

ROBERT J. WADSWORTH AND GRACE G. WADSWORTH, HUSBAND AND WIFE TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THE FREE AND VOLUNTARY ACT FOR THE USES THEREIN MENTIONED. IN WITNESS WHEREOF, I HAVE SET MY HAND AND AFFIXED MY SEAL THIS 18 DAY OF August, 1964.

*Mary J. Gates*  
 NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
 RESIDING AT Seattle

STATE OF WASHINGTON  
 COUNTY OF KING SS

ON THIS 18 DAY OF August, 1964 BEFORE ME PERSONALLY APPEARED *D. Scott Sandelin by David A. Weyer, his attorney in fact* AND *Robert J. Wadsworth* TO ME KNOWN TO BE THE President AND Secretary RESPECTIVELY, OF THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED 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 *they were* AUTHORIZED TO EXECUTE SAID INSTRUMENT AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION. GIVEN UNDER MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.

*Mary J. Gates*  
 NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
 RESIDING AT Seattle

STATE OF WASHINGTON  
 COUNTY OF KITTITAS SS

ON THIS 18 DAY OF August, 1964 BEFORE ME PERSONALLY APPEARED *A. J. Simone* TO ME KNOWN TO BE THE Vice-President AND manager RESPECTIVELY, OF THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED 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 *he was* AUTHORIZED TO EXECUTE SAID INSTRUMENT AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION. GIVEN UNDER MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.

*Jack McSherry*  
 NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
 RESIDING AT Cle Elum, Wash.

ENGINEER'S CERTIFICATE:

I, PRESTON L. SHEPHERD, CIVIL ENGINEER AND LAND SURVEYOR DO HEREBY CERTIFY THAT THE PLAT OF "SUNSHINE ESTATES NO. 2" IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SEC. 34, T. 21 N., R. 14 E. W. M.; THAT THE DISTANCES AND COURSES AND ANGLES ARE SHOWN THEREON CORRECTLY AND THAT MONUMENTS HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS SHOWN.

APPROVALS:

I HEREBY CERTIFY THAT ALL STATE AND COUNTY TAX ON THE PROPERTY DESCRIBED HEREON HAVE BEEN PAID. DATED THIS 19 DAY OF August, 1964.

EXAMINED AND APPROVED THIS 8 DAY OF September, 1964.

*[Signature]*  
 KITTITAS COUNTY ROAD ENGINEER

ATTEST:

*Lucille Venhuis*  
 KITTITAS COUNTY TREASURER

EXAMINED AND APPROVED THIS 8 DAY OF September, 1964.

*Howard P. Souman*  
 BOARD OF COUNTY COMMISSIONERS  
 KITTITAS COUNTY, WASHINGTON

*Marion Darter*  
 CLERK OF THE BOARD

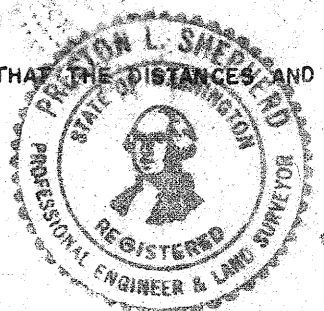
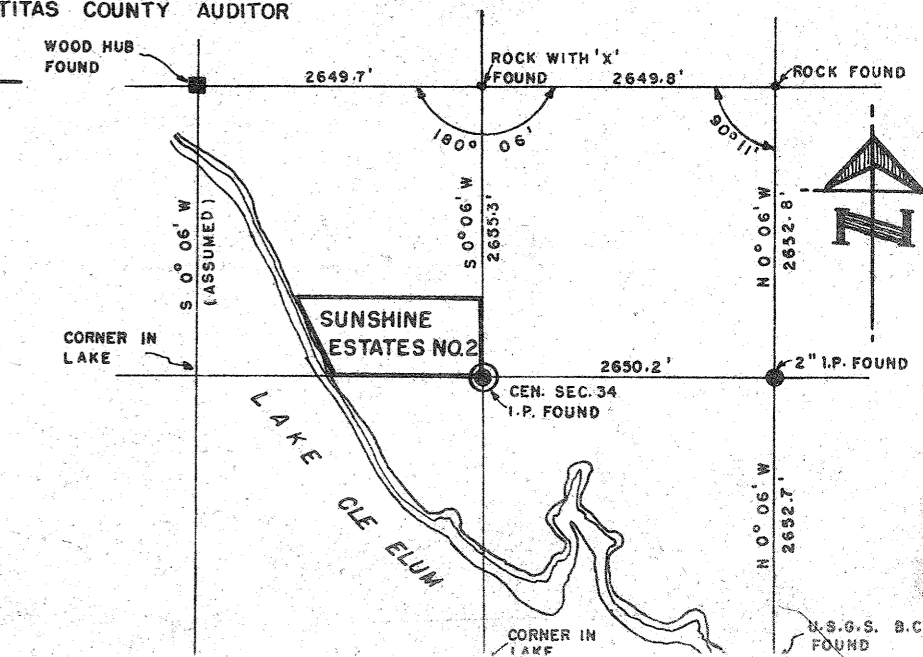
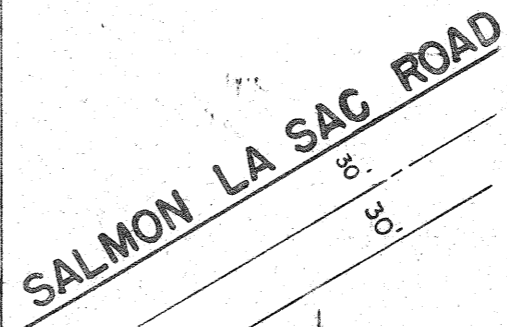
BY: *Howard P. Souman*  
 CHAIRMAN

FILED FOR RECORD AT THE REQUEST OF THE COUNTY BOARD OF COMMISSIONERS, KITTITAS COUNTY, Sept. 9, 1964 MINUTES PAST 11 O'CLOCK A.M. AND RECORDED IN VOL. 3 OF PLATS, ON PAGE 79, RECORDS OF KITTITAS CO. WASHINGTON

BEARING	DISTANCE	COSINE	SINE	NORTH	SOUTH	EAST	WEST
S 0° 06' W	601.92	0.999998	0.001745		601.92		1.05
N 89° 46' W	1324.90	0.004072	0.999992	5.39			1324.89
N 0° 06' E	42.11	0.999996	0.001745	42.11		0.07	
N 46° 57' W	82.0	0.682636	0.730758	55.98			59.92
N 36° 28' W	134.0	0.804203	0.594355	107.76			79.64
N 27° 57' W	182.5	0.883357	0.468701	161.21			85.54
N 25° 39' W	227.5	0.901455	0.432873	205.08			98.48
N 40° 26' W	41.0	0.761161	0.648563	31.21			26.59
S 89° 46' E	1676.04	0.004072	0.999992		6.82	1676.03	
TOTALS				608.74	608.74	1676.10	1676.11

NOTE: DISTANCES SHOWN IN PARENTHESES ARE FROM THE LEGAL DESCRIPTION - OTHER DISTANCES ARE EXISTING ON THE GROUND

RECEIVING NO. 315336



UNPLATTED

UNPLATTED

○ - 1" I.P. MONUMENTS SET  
 ● - LOT CORNERS SET