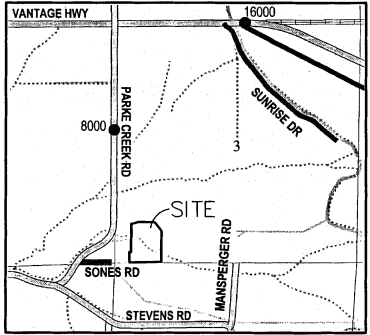


J & S BOSWELL SHORT PLAT KITITAS COUNTY SHORT PLAT NO. 07-151 PORTION OF THE SW 1/4, SEC. 3, T.17N., R.20E., W.M.

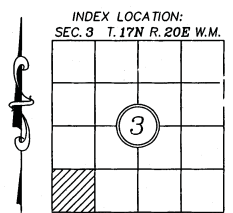
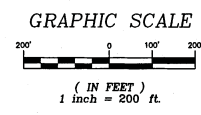
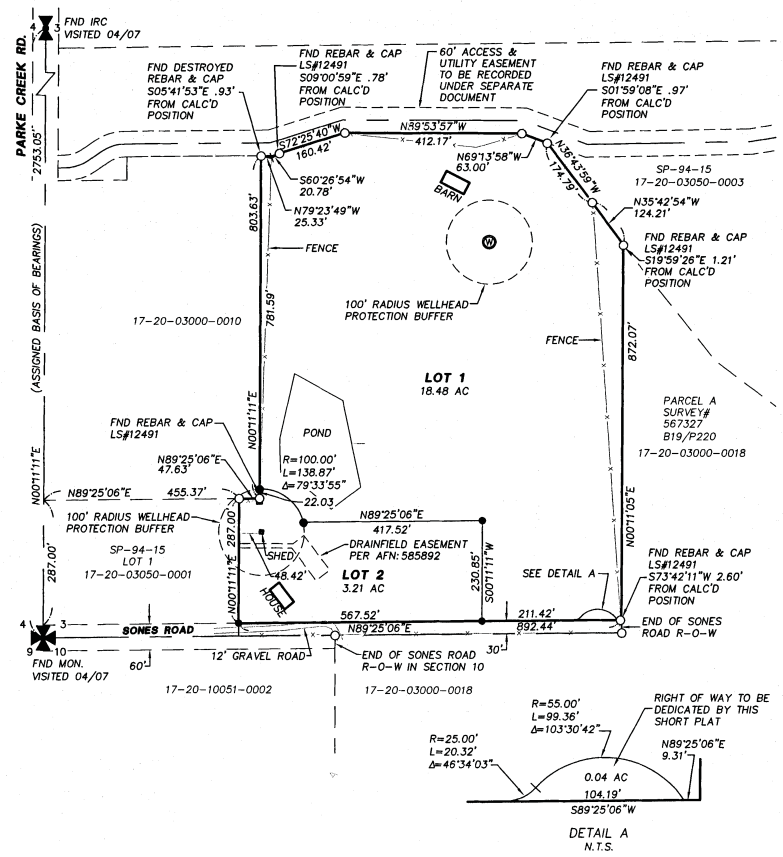
02/27/2008 03:10:07 PM V: J P: 121 200802270039
\$108.00
Short Plat
Kittitas County Auditor
SP-07-151
Page 1 of 2



VICINITY MAP
N.T.S.

SURVEY NOTES:

1. THE PURPOSE OF THIS DOCUMENT IS TO SHORT PLAT LOT 2 OF THAT CERTAIN SURVEY AS RECORDED BY WESTERN PACIFIC ENGINEERING, INC. FILED UNDER AUDITOR'S FILE NUMBER 585892, BOOK E OF SHORT PLATS, PAGES 14 THROUGH 16.
2. FOR ADDITIONAL SURVEY INFORMATION & BASIS OF BEARINGS SEE SURVEY BOOK E, PAGES 14 THROUGH 16 AND THE SURVEYS REFERENCED HEREBY.
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.



APPROVALS

KITITAS COUNTY PUBLIC WORKS

EXAMINED AND APPROVED This 25 day of February, 2008
[Signature]
Public Works Engineer

COUNTY PLANNING DIRECTOR

I hereby certify that the "J & S BOSWELL" Short Plat has been examined by me and find that it conforms to the comprehensive plat of the Kittitas County Planning Commission.
Dated this 25th day of February, 2008
[Signature]
Kittitas County Planning Director

KITITAS COUNTY HEALTH DEPARTMENT

Preliminary inspection indicated soil conditions may allow use of septic tanks or 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 of the County Health Department about issuance of septic tank permits for lots.
Dated this 14th day of February, A.D., 2008
[Signature]
Kittitas County Health Officer

CERTIFICATE OF 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.
Dated this 25 day of February, A.D., 2008
[Signature]
Kittitas County Treasurer



LEGEND

- ✠ SECTION CORNER AS NOTED
- ✠ QUARTER CORNER AS NOTED
- FND REBAR UNLESS OTHERWISE NOTED
- FND 1/2" SQUARE PIN
- SET 1/2" REBAR LS# 18092

RECORDER'S CERTIFICATE 200802270039

Filed for record this 27 day of Feb., 2008 at 5:10 AM
in book 3 of Short Plats at page 121 at the request of
DAVID P. NELSON
Surveyor's Name
[Signatures]
County Auditor 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 J.M. BOSWELL
in...SEP...2007.
[Signature]
DAVID P. NELSON DATE
Certificate No. 18092

K.C.S.P. NO. 07-151
Portion of the SW 1/4, Sec. 3 T.17N., R.20E., W.M.
Kittitas County, Washington

DWN BY GW/MF	DATE 02/08	JOB NO. 07123
CHKD BY D. NELSON	SCALE 1"=200'	SHEET 1 OF 2

Encompass
ENGINEERING & SURVEYING

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

OWNER:

JIMMY K BOSWELL ETUX
8120 PARKE CREEK RD
ELLENSBURG WA 98926

PARCEL #17-20-03050-0002 (10726)
ACREAGE: 21.68
LOTS: 2
WATER SOURCE: INDIVIDUAL WELLS
SEWER SOURCE: SEPTIC/DRAINFIELD
ZONE: AG-20

J & S BOSWELL SHORT PLAT
KITTITAS COUNTY SHORT PLAT NO. 07-151
PORTION OF THE SW 1/4, SEC. 3, T.17N., R.20E., W.M.
KITTITAS COUNTY, WASHINGTON

02/27/2008 03:10:07 PM V: J P: 122 200802270039
ETUX 40
Book 211 Encompass
Kittitas County Auditor Page 2 of 2

SP-07-151

ADJACENT PROPERTY OWNERS:

17-20-03000-0006
17-20-03050-0003
MARCHEL, JERRY D ETUX
7841 PARKE CREEK RD
ELLENSBURG, WA 98926

17-20-03000-0010
STEVE HULL ETUX
7660 PARKE CREEK RD
ELLENSBURG, WA 98926

17-20-03050-0001
STRAGA, SHANE
381 SONES RD
ELLENSBURG, WA 98926

17-20-04000-0016
SWANSON, MARK ETUX
6491 PARKE CREEK RD
ELLENSBURG, WA 98926

17-20-09010-0005
BEHNIA, SUDABETH
11117 SHADYRIDGE DR
MOORPARK, CA 93021

17-20-10020-0010
GARLAND, JOHN ETUX
700 SONES RD
ELLENSBURG, WA 98926

17-20-10051-0001
PETRINA, CEDOMIR ETUX
312 SONES RD
ELLENSBURG, WA 98926

17-20-10051-0002
BOSWELL, JIMMY K ETUX
8120 PARKE CREEK RD
ELLENSBURG, WA 98926

EXISTING LEGAL DESCRIPTION:

LOT 2, OF MARCHEL SHORT PLAT, KITTITAS COUNTY SHORT PLAT NO. 94-15, AS RECORDED OCTOBER 4, 1995, IN BOOK E OF SHORT PLATS, PAGES 14 THROUGH 16, UNDER AUDITOR'S FILE NO. 585392, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 17 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

NOTES:

1. THIS SURVEY WAS PERFORMED USING A TRIMBLE S SERIES (S6) 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. SAID EASEMENT SHALL ALSO BE USED FOR IRRIGATION.
3. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITTITAS 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 KITTITAS COUNTY ROAD STANDARDS.
5. 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.
6. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.
7. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
8. 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 KITTITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF A BUILDING PERMIT FOR THIS SHORT PLAT.

KRD NOTES:

1. ACCORDING TO KITTITAS RECLAMATION DISTRICT (KRD) RECORDS, LOT 1 HAS 16 IRRIGABLE ACRES, AND LOT 2 HAS 3 IRRIGABLE ACRES. KRD WATER MAY ONLY BE APPLIED TO IRRIGABLE ACRES.
2. FULL PAYMENT OF ANNUAL KRD ASSESSMENT IS REQUIRED REGARDLESS OF THE USE OR NON-USE OF WATER BY THE OWNER.
3. THE LANDOWNERS MUST PROVIDE FOR THE APPOINTMENT OF ONE WATER MASTER FOR EACH TURNOUT, WHO SHALL BE RESPONSIBLE FOR ORDERING WATER FOR THE ENTIRE PROPERTY. THE WATER MASTER WILL BE RESPONSIBLE FOR KEEPING WATER USE RECORDS FOR EACH LOT. KRD WILL ONLY BE RESPONSIBLE FOR KEEPING RECORDS ON THE TOTAL WATER ORDERED AT THE KRD TURNOUT.
4. KRD OPERATIONS AND MAINTENANCE ROADS ARE FOR DISTRICT USE ONLY. RESIDENTIAL AND RECREATIONAL USE IS PROHIBITED.
5. KRD IS ONLY RESPONSIBLE FOR DELIVERY OF WATER TO THE HIGHEST FEASIBLE POINT IN EACH 160 ACRE UNIT OR DESIGNATED TURNOUT. THE KRD IS NOT RESPONSIBLE FOR WATER DELIVERY LOSS (SEEPAGE, EVAPORATION, ETC.) BELOW THE DESIGNATED TURNOUT.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT JIMMY K. BOSWELL AND SHERRY BOSWELL, HUSBAND AND WIFE, DO HEREBY DECLARE THIS PLAT AND DEDICATE TO THE PUBLIC FOREVER ALL ROADS AND WAYS HEREON 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 NATURAL COURSE, IN THE ORIGINAL REASONABLE GRADING OF THE ROADS 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 DISCHARGE UPON ANY PUBLIC ROAD RIGHTS-OF-WAY, OR TO HAMPER PROPER ROAD DRAINAGE. ANY ENCLOSING OF DRAINAGE WATERS IN CULVERTS OR DRAINS OR ROUTING 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 SET OUR HANDS THIS 26 DAY OF February, A.D., 2008

Jimmy K Boswell
JIMMY K. BOSWELL
Sherry Boswell
SHERRY BOSWELL

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF Kittitas) s.s.

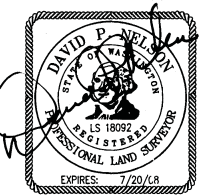
On this day personally appeared before me Jimmy K and Sherry Boswell

to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal this 26 day of Feb, 2008



Kelly J Goheld
Notary Public for and for the State of Washington, residing at 11000 2nd Ave
My appointment expires 1/23/11



RECORDER'S CERTIFICATE 200802270039

Filed for record this 27 day of Feb, 2008 at 2:18 PM in book... of Short Plats... at page 122... at the request of

DAVID P. NELSON
Surveyor & Notary
James Pettit County Auditor
Sherry Boswell 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 JIM BOSWELL in WINE 2007.

David P Nelson
DAVID P. NELSON DATE
Certificate No. 18092

K.C.S.P. NO. 07-151
Portion of the SW 1/4, Sec. 3 T.17N., R.20E., W.M.
Kittitas County, Washington

DWN BY	DATE	JOB NO.
GW/MF/TR	02/08	07123
CHKD BY	SCALE	SHEET
D. NELSON	1"=200'	2 OF 2

Encompass
ENGINEERING & SURVEYING

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