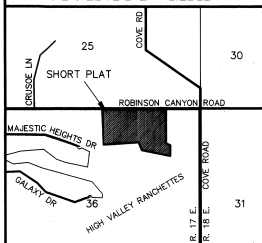


SKY SWEEPER SHORT PLAT

PART OF SECTION 36, T. 18 N., R. 17 E., W.M.
KITITITAS COUNTY, WASHINGTON

VICINITY MAP



APPROVALS

KITITITAS COUNTY DEPARTMENT OF PLANNING WORKS
EXAMINED AND APPROVED THIS 14th DAY OF January, A.D., 2009
[Signature]
KITITITAS COUNTY ENGINEER

KITITITAS COUNTY HEALTH DEPARTMENT
PRELIMINARY INSPECTION INDICATED SOIL CONDITIONS MAY ALLOW USE OF ON SITE SEWAGE SYSTEMS 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 ON SITE SEWAGE DISPOSAL PERMITS FOR LOTS.
DATED THIS 14th DAY OF January, A.D., 2009
[Signature]
KITITITAS COUNTY HEALTH OFFICER

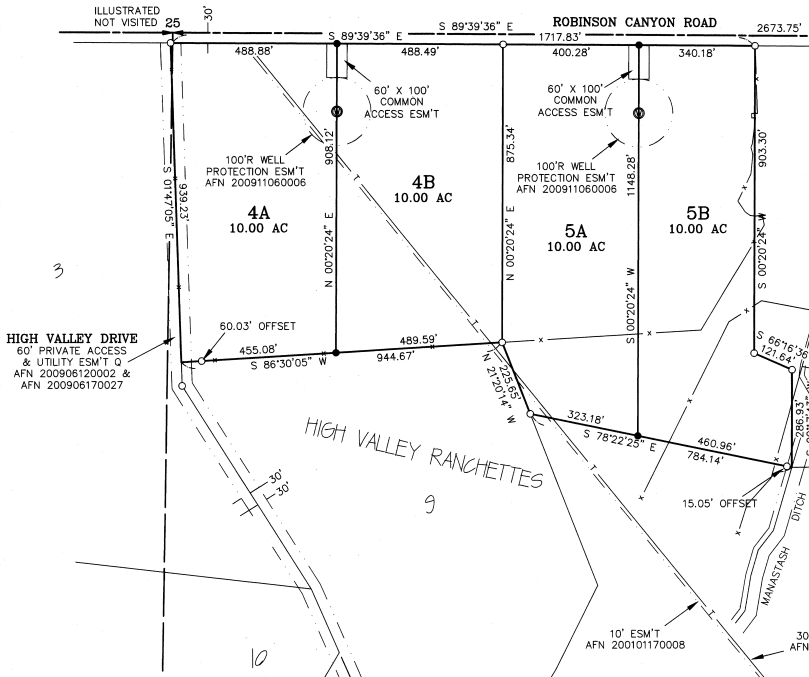
CERTIFICATE OF COUNTY PLANNING DIRECTOR
I HEREBY CERTIFY THAT THE SKY SWEEPER SHORT PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITITAS COUNTY PLANNING COMMISSION.
DATED THIS 20th DAY OF January, A.D., 2009
[Signature]
KITITITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITITITAS COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THIS PLAT IS NOW TO BE FILED.
PARCEL NO. 185-17-3692-0004 & 18-17-3692-0005
DATED THIS 21st DAY OF December, A.D., 2009
[Signature]
KITITITAS COUNTY TREASURER

NAME AND ADDRESS - ORIGINAL TRACT OWNERS
NAME: D & H RANCH, INC.
ADDRESS: 620 SE EVERETT MALL WAY SUITE 360
EVERETT, WA 98208
PHONE: (425) 347-5013

EXISTING ZONE: AG-20
SOURCE OF WATER: SHARED WELLS
SEWER SYSTEM: SEPTIC SYSTEMS
STORM WATER: NO IMPROVEMENTS PER THIS APP.
WIDTH AND TYPE OF ACCESS: COUNTY ROAD R/W & PRIVATE ACCESS EASEMENT
NO. OF SHORT PLATTED LOTS: FOUR (4)
SCALE: 1" = 200'

SUBMITTED ON: _____
AUTOMATIC APPROVAL DATE: _____
RETURNED FOR CAUSE ON: _____



ORIGINAL PARCEL DESCRIPTIONS

PARCEL A
LOTS 4 AND 5, HIGH VALLEY RANCHETTES, IN THE COUNTY OF KITITITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 10 OF PLATS, PAGES 86 THROUGH 92, RECORDS OF SAID COUNTY.

PARCEL B
TOGETHER WITH A NON-EXCLUSIVE, PERPETUAL EASEMENT AND RIGHT OF WAY FOR ACCESS AND UTILITIES OVER, ACROSS, AND UNDER THE "GALAXY DRIVE EASEMENT" AND THE "LOOP EASEMENT" AS THE SAME ARE DESCRIBED IN AND ESTABLISHED BY THAT CERTAIN AMENDED DECLARATION OF EASEMENTS RECORDED JUNE 17, 2009, UNDER KITITITAS COUNTY AUDITOR'S FILE NO. 200906170027.

- ### LEGEND
- SET 5/8" REBAR W/ YELLOW CAP - "CRUSE 18078"
 - FOUND PIN & CAP
 - x FENCE
 - T- UNDERGROUND TELEPHONE LINE
 - - - EASEMENT

AUDITOR'S CERTIFICATE

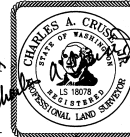
Filed for record this _____ day of _____, 2009, at _____ M., in Book K of Short Plats at page(s) _____ at the request of Cruse & Associates.
RECEIVING NO. _____

JERALD V. PETIT by _____
KITITITAS 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 D & H RANCH, INC in SEPTEMBER of 2007.

[Signature]
CHARLES A. CRUSE, JR.
Professional Land Surveyor
License No. 18078
11-17-09
DATE



CRUSE & ASSOCIATES

PROFESSIONAL LAND SURVEYORS
217 E. Fourth St. P.O. Box 959
Ellensburg, WA 98926 (509) 962-8242

SKY SWEEPER SHORT PLAT

SKY SWEEPER SHORT PLAT
PART OF SECTION 36, T. 18 N., R. 17 E., W.M.
KITITITAS COUNTY, WASHINGTON

SP-07-00153

DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT D & H RANCH, INC., A WASHINGTON CORPORATION, THE UNDERSIGNED OWNER OF THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, I HAVE SET MY HAND THIS _____ DAY OF _____, A.D., 2009.

D & H RANCH, INC.

LARRY O. HILLIS
PRESIDENT

ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF _____ } s.s.

THIS IS TO CERTIFY THAT ON THIS _____ DAY OF _____, A.D. 2009, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED LARRY O. HILLIS, PRESIDENT OF D & H RANCH, INC., 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 HE WAS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

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

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT _____
MY COMMISSION EXPIRES: _____

DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT LARRY O. HILLIS AND VERALENE HILLIS, HUSBAND AND WIFE, THE UNDERSIGNED MORTGAGEES FOR THE HEREIN DESCRIBED REAL PROPERTY, DO HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS _____ DAY OF _____, A.D., 2009.

LARRY O. HILLIS

VERALENE HILLIS

ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF _____ } s.s.

THIS IS TO CERTIFY THAT ON THIS _____ DAY OF _____, A.D. 2009, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED LARRY O. HILLIS AND VERALENE HILLIS, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, 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.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT _____
MY COMMISSION EXPIRES: _____

NOTES:

1. THIS SURVEY WAS PERFORMED USING A TOPCON GTS SERIES 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 TO 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 KITITITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
4. FOR SECTION SUBDIVISION, SECTION AND QUARTER SECTION CORNER DOCUMENTATION, BASIS OF BEARINGS AND ADDITIONAL SURVEY INFORMATION, SEE THE PLAT OF HIGH VALLEY RANCHETTES AND THE SURVEYS REFERENCED THEREON.
5. ACCESS TO AND FROM THE LOTS WITHIN THIS SHORT PLAT TO COUNTY ROAD(S) IS DELINEATED ON THIS SHORT PLAT FOR REFERENCE PURPOSES ONLY AND ALL MATTERS RELATIVE TO THE CONVEYANCE OF RIGHTS, AND TERMS AND CONDITIONS RELATIVE THERETO IS/OR SHALL BE SET FORTH IN A SEPARATE DOCUMENT OF RECORD. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE PURSUANT TO SUCH DOCUMENT. SUCH ACCESS MAY BE RELOCATED WITHOUT REQUIRING AN AMENDMENT TO THIS SHORT PLAT PROVIDED THAT, IN ANY EVENT, SUCH RELOCATED ACCESS SHALL BE OF SUFFICIENT WIDTH AND LOCATION SO AS TO COMPLY WITH THE KITITITAS COUNTY ROAD STANDARDS AND PROVIDE APPROPRIATE ACCESS TO EACH OF SAID LOTS. REFERENCE TO RECORD TITLE SHOULD BE MADE FOR PROVISIONS RELATIVE TO SUCH ACCESS.
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. KITITITAS 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.
8. ENTIRE PRIVATE ROAD SHALL BE INSPECTED AND CERTIFIED BY A CIVIL ENGINEER LICENSED IN THE STATE OF WASHINGTON SPECIFYING THAT THE ROAD MEETS KITITITAS COUNTY ROAD STANDARDS AS ADOPTED SEPTEMBER 6, 2005, PRIOR TO THE ISSUANCE OF A BUILDING PERMIT. ANY FUTURE SUBDIVISION OR LAND USE ACTION WILL BE REVIEWED UNDER THE MOST CURRENT ROAD STANDARDS.
9. ACCORDING TO KITITITAS RECLAMATION DISTRICT (KRD) RECORDS, LOT 4A HAS 7 IRRIGABLE ACRES; LOT 4B HAS 6 IRRIGABLE ACRES; LOT 5A HAS 9 IRRIGABLE ACRES; LOT 5B HAS 7 IRRIGABLE ACRES. KRD WATER MAY ONLY BE APPLIED TO IRRIGABLE ACREAGE.
10. FULL PAYMENT OF ANNUAL KRD ASSESSMENT IS REQUIRED REGARDLESS OF THE USE OR NON-USE OF WATER BY THE OWNER.
11. THE LANDOWNERS MUST PROVIDE FOR THE APPOINTMENT OF ONE WATER MASTER FOR EACH TURNOUT, WHO SHALL BE RESPONSIBLE FOR ORDERING WATER FOR THE ENTIRE PLAT. 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.
12. KRD OPERATIONS AND MAINTENANCE ROADS ARE FOR DISTRICT USE ONLY. RESIDENTIAL AND RECREATIONAL USE IS PROHIBITED.
13. 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.
14. THE SUBJECT PROPERTY IS WITHIN OR NEAR DESIGNATED NATURAL RESOURCE LANDS OF LONG-TERM COMMERCIAL SIGNIFICANCE ON WHICH A VARIETY OF COMMERCIAL ACTIVITIES MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR CERTAIN PERIODS OF LIMITED DURATION. COMMERCIAL NATURAL RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. (RCW 7.48.305)
15. ALL DEVELOPMENT MUST COMPLY WITH INTERNATIONAL FIRE CODE (IFC) AND ITS APPENDICES.
16. THIS SHORT PLAT HAS EXHAUSTED THE USE OF THE ONE-TIME SPLIT PROVISION PURSUANT TO KITITITAS COUNTY CODE 17.31.040. NO LOT MAY BE DIVIDED FURTHER, REGARDLESS IF ALLOWED BY LOCAL ZONING AND SUBDIVISION ORDINANCES AS THEY NOW EXIST OR ARE HEREAFTER AMENDED.
17. ALL LOTS OF THE SKY SWEEPER SHORT PLAT SP-07-00153 SHALL SHARE A SINGLE GROUND WATER WITHDRAWAL OF NO MORE THAN 5,000 GALLONS PER DAY; EACH SUCH LOT SHALL BE LIMITED TO A MAXIMUM WITHDRAWAL OF 1250 GALLONS PER DAY. SUCH WATER SHALL NOT BE USED FOR IRRIGATION OR OUTSIDE USE. LOTS 4A AND 4B SHALL SHARE A WELL AND LOTS 5A AND 5B SHALL SHARE A WELL. BOTH WELLS SHALL BE METERED AND EVERY CONNECTION TO SUCH WELLS SHALL BE SEPARATELY METERED. ALL METERING RESULTS SHALL BE RECORDED IN A MANNER CONSISTENT WITH KITITITAS COUNTY AND WASHINGTON STATE DEPARTMENT OF ECOLOGY REQUIREMENTS. ADDITIONAL TERMS AND CONDITIONS REGARDING SHARED WELLS MAY BE PLACED OF RECORD BY SEPARATE INSTRUMENT; REFERENCE TO RECORD TITLE SHOULD BE MADE FOR PROVISIONS RELATIVE THERETO.
18. THE APPROVAL OF THIS DIVISION OF LAND INCLUDES NO GUARANTEE THAT THERE IS A LEGAL RIGHT TO WITHDRAW GROUNDWATER WITHIN THE LAND DIVISION. THE APPROVAL OF THIS DIVISION OF LAND PROVIDES NO GUARANTEE THAT USE OF WATER UNDER THE GROUND WATER EXEMPTION (RCW 90.44.050) FOR THIS PLAT OR ANY PORTION THEREOF WILL NOT BE SUBJECT TO CURTAILMENT BY THE DEPARTMENT OF ECOLOGY OR A COURT OF LAW.

AUDITOR'S CERTIFICATE

Filed for record this _____ day of _____
2009, at _____, in Book K of Short Plats
at page(s) _____ of the request of Cruse & Associates.
RECEIVING NO. _____

SERALD V. PETIT by _____
KITITITAS COUNTY AUDITOR



CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 E. Fourth St. P.O. Box 959
Ellensburg, WA 98926 (509) 962-8242
SKY SWEEPER SHORT PLAT