

KITTTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITTTITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

SHORT PLAT APPLICATION

(To divide lot into 2-4 lots)

KITTTITAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CALL THE DEPARTMENT IF YOU WOULD LIKE TO SET UP A MEETING TO DISCUSS YOUR PROJECT. INCOMPLETE APPLICATIONS WILL **NOT** BE ACCEPTED.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. THE FOLLOWING ITEMS MUST BE ATTACHED TO THIS APPLICATION PACKET:

REQUIRED ATTACHMENTS

- Five large copies of short plat with all preliminary drawing requirements complete (reference KCC Title 16 Subdivision Code for plat drawing requirements) and one small 8.5"x11" copy.
- Address list of all landowners within 500 feet of the site's tax parcel. If adjoining parcels are owned by the applicant, the 500 feet extends from the farthest parcel. If the parcel is within a subdivision with a Homeowners or Road Association, please include the address of the association.

OPTIONAL ATTACHMENTS

(Optional at preliminary submittal, but required at the time of final submittal)

- Certificate of Title (Title Report)
- Computer lot closures

FEES:

\$190 plus \$10 per lot for Public Works Department;
 \$380 plus \$75/hr. over 4 hrs. for Environmental Health Department;
~~\$450~~ ^{\$670} for Community Development Services Department
 (One check made payable to KCCDS)

Old application mm 2/20/08

FOR STAFF USE ONLY

APPLICATION RECEIVED BY:

SIGNATURE:

X T. Swinberg

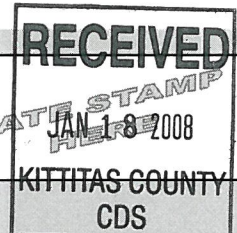
DATE:

1.18.08

RECEIPT #

055072

055073



NOTES:

1. **Name, mailing address and day phone of land owner(s) of record:**

Name: Richard Graham
Mailing Address: PO Box 1026
City/State/ZIP: Cle Elum, WA 98922
Day Time Phone: 509-304-6145
Email Address: rgraham@johnlscott.com

2. **Name, mailing address and day phone of authorized agent (if different from land owner of record):**

Agent Name: Same as above
Mailing Address: _____
City/State/ZIP: _____
Day Time Phone: _____
Email Address: _____

3. **Contact person for application (select one):**

Owner of record Authorized agent

All verbal and written contact regarding this application will be made only with the contact person.

4. **Street address of property:**

Address: 7641 Lower Peoh Point Road
City/State/ZIP: Cle Elum, WA 98922

5. **Legal description of property:**

see attached legal

6. **Tax parcel number(s):** 19-16-04030-0013

7. **Property size:** 12.19 (acres)

8. **Narrative project description:** Please include the following information in your description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description (be specific, attach additional sheets as necessary):

The subject property is currently 12.19 acres. An additional 3.25 acres was included in the rezone. The short plat request is to subdivide the 12.19 acre parcel into four lots. The subject property is located south of I-90 off of Lower Peoh Point Road, Cle Elum, WA. Proposed water: group B; Proposed septic: Individual.

9. Are Forest Service roads/easements involved with accessing your development? Yes (explain) No

10. What County maintained road(s) will the development be accessing from?
Lower Peoh Point Road

11. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

Signature of Authorized Agent:

Date:

X _____

Signature of Land Owner of Record:

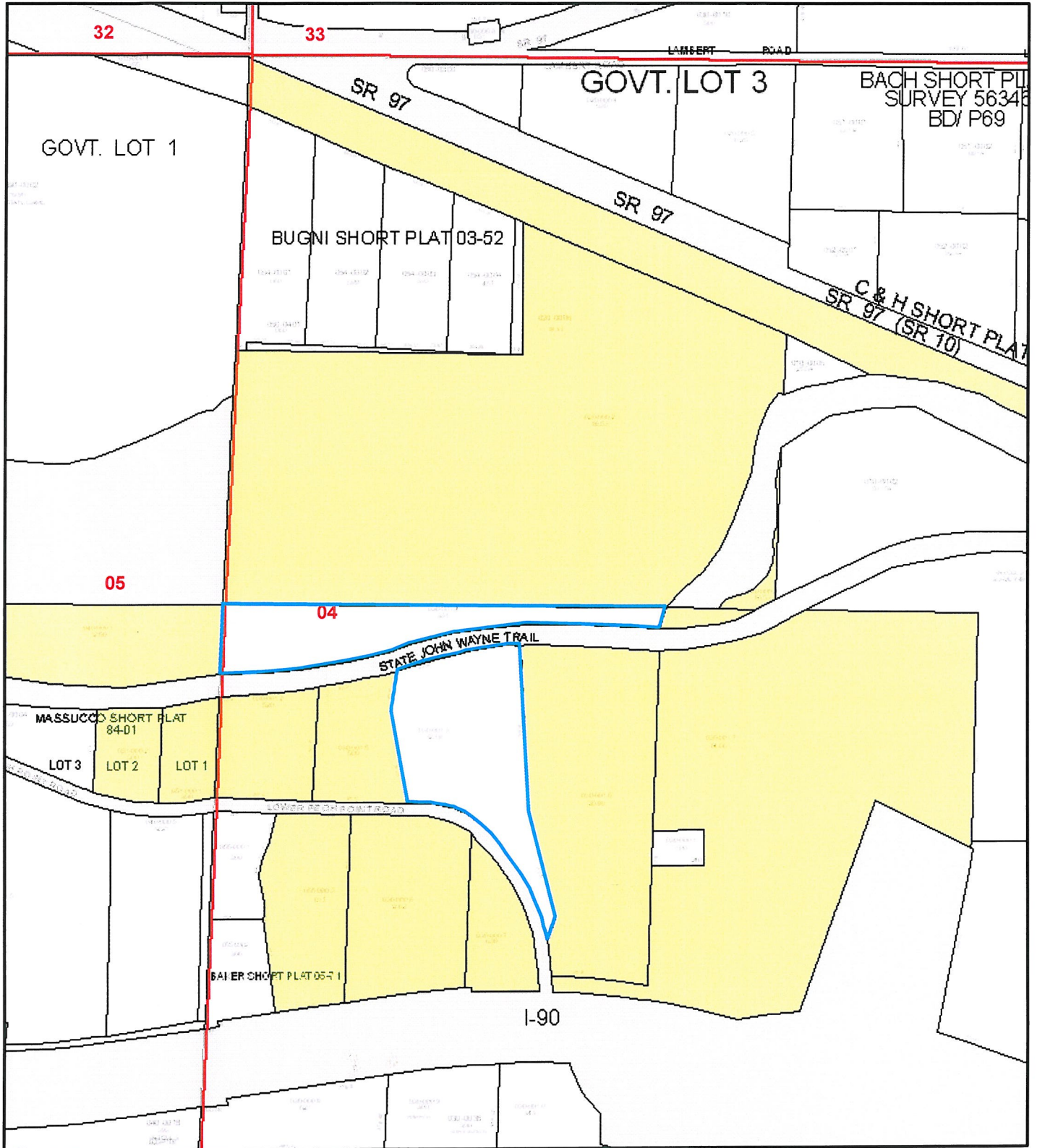
(Required for application/submittal)

Date:

X Richard Graham

01/18/08

Graham 500' Radius



1 inch equals 0.12 miles

Legend

- Buffer Result
- Sections
- Tax Parcels
- Rights of Way

Disclaimer:

Kittitas County makes every effort to produce and publish the most current and accurate information possible. No warranties, expressed or implied, are provided for the data provided, its use, or its interpretation. Kittitas County does not guarantee the accuracy of the material contained herein and is not responsible for any misuse or representations by others regarding this information or its derivatives.



Phone: (509) 674-7433 Fax: (509) 674-7419

TO Kittitas County CDS
Ellensburg, WA

DATE	2-4-08	JOB NO.	07193
ATTENTION	Mackenzie Moynihan		
RE:	Richard Graham		
	Rezone & Short Plat		
	resubmittal of docs		

WE ARE SENDING YOU Attached Under separate cover via _____ the following items:

- Shop drawings Prints Plans Samples Specifications
 Copy of letter Change order _____

COPIES	DATE	NO.	DESCRIPTION
1			Revised Overview Letter
1			Revised Rezone Application
1			Revised Seven Criteria Sheet
1			Revised Short Plat Application
1			Revised SEPA Checklist
1			8.5x11 Map
5			18x24 Map (2 each)
1			Lot Closures for lots 1-3

THESE ARE TRANSMITTED as checked below:

- For approval Approved as submitted Resubmit _____ copies for approval
 For your use Approved as noted Submit _____ copies for distribution
 As requested Returned for corrections Return _____ corrected prints
 For review and comment _____
 FOR BIDS DUE _____ PRINTS RETURNED AFTER LOAN TO US

REMARKS _____

RECEIVED

FEB 07 2008

Kittitas County
CDS

COPY TO _____

SIGNED: 

Mylar Routing Form

Project Name: Graham Family Short Plat (SP-08-02)

Planner: Mackenzie (Graham Rezone 2-08-02)

CDS Date Received:

Comments: taxes paid
plat notes OK



Public Works Date Received:

Comments: done signed
8/14/08



Environmental Health Date Received:

Comments: 8/22/08
ready to sign

Final CDS Approval Date:

Comments:

07206 - LOT 1

Point # 1					10000.000	10000.000
S	81	51	54	W	448.550	
<hr/>						
Point # 2					9936.527	9555.964
S	12	53	39	E	244.530	
<hr/>						
Point # 3					9698.164	9610.531
S	79	38	46	E	211.340	
<hr/>						
Point # 4					9660.180	9818.429
N	61	36	41	E	403.740	
<hr/>						
Point # 5					9852.138	10173.617
N	5	45	6	W	55.660	
<hr/>						
Point # 6					9907.518	10168.039
S	80	26	39	W	154.670	
<hr/>						
Point # 7					9881.841	10015.515
N	7	29	0	W	119.170	
<hr/>						
Point # 8					9999.996	9999.994

AREA = 131,532.71 sf (3.0196 acres)

LENGTH = 1637.66

NORTHING ERROR = -0.004

EASTING ERROR = -0.006

LINEAR ERROR = S 55 15 9 W 0.007

RECEIVED
FEB 07 2008
KITITAS COUNTY
CDS

07206 - LOT 2

Point # 1						10000.000	10000.000
	S	71	58	27	W	314.510	
Point # 2						9902.676	9700.927
	S	6	41	19	W	185.970	
Point # 3						9717.972	9679.267
	S	12	53	39	E	186.650	
Point # 4						9536.029	9720.918
	N	81	51	54	E	448.550	
Point # 5						9599.501	10164.954
	N	61	9	43	W	241.530	
Point # 6						9716.000	9953.377
	N	23	39	34	E	216.940	
Point # 7						9914.705	10040.435
	N	25	21	43	W	94.390	
Point # 8						9999.998	10000.004

AREA = 130,740.66 sf (3.0014 acres)

LENGTH = 1688.54

NORTHING ERROR = -0.002

EASTING ERROR = +0.004

LINEAR ERROR = S 63 9 14 E 0.005

07206 - LOT 3

Point # 1					10000.000	10000.000
	S	4	15	58	E	1587.020
Radius Point # 2						8417.377
					Delta = 7 54 21	Length = 218.981
	N	12	10	19	W	1587.020
						Tangent = 109.665
Point # 3						9968.720
	S	77	49	41	W	64.410
Point # 4						9955.139
	S	25	48	1	E	2.050
Point # 5						9953.294
	S	25	21	43	E	94.390
Point # 6						9868.001
	S	23	39	34	W	216.940
Point # 7						9669.295
	S	61	9	43	E	241.530
Point # 8						9552.797
	S	7	29	0	E	119.170
Point # 9						9434.642
	N	80	26	39	E	154.660
Point # 10						9460.317
	N	5	45	6	W	542.410
Point # 11						9999.996
						9999.995

AREA = 138,029.46 sf (3.1687 acres)

LENGTH = 1435.56

NORTHING ERROR = -0.004

EASTING ERROR = -0.005

LINEAR ERROR = S 50 5 27 W 0.006

NO. 0105486

LIABILITY \$1,000.00

FEE \$ 215.40

CHICAGO TITLE INSURANCE COMPANY

a corporation, herein called the Company,

GUARANTEES

Policy No. 72030- 6828

ENCOMPASS ENGINEERING AND SURVEYING

herein called the Assured, against actual loss not exceeding the liability amount stated above which the Assured shall sustain by reason of any incorrectness in the assurances set forth in Schedule A.

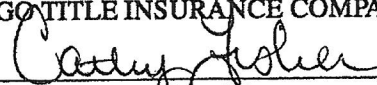
LIABILITY EXCLUSIONS AND LIMITATIONS

1. No guarantee is given nor liability assumed with respect to the identity of any party named or referred to in Schedule A or with respect to the validity, legal effect or priority of any matter shown therein.
2. The Company's liability hereunder shall be limited to the amount of actual loss sustained by the Assured because of reliance upon the assurance herein set forth, but in no event shall the Company's liability exceed the liability amount set forth above.

Dated: September 10, 2007 at 8:00a.m.

CHICAGO TITLE INSURANCE COMPANY

By


Authorized Signature

Please note carefully the liability exclusions and limitations and the specific assurances afforded by this guarantee. If you wish additional liability, or assurances other than as contained herein, please contact the Company for further information as to the availability and cost.

SUBDIVISION GUARANTEE

Office File Number : 0105486
Guarantee Number : 48 0035 72030 6828
Dated : September 10, 2007, at 8:00am
Liability Amount : \$ 1,000.00
Premium : \$ 200.00
Tax : \$ 15.40

Your Reference : GRAHAM

Name of Assured: ENCOMPASS ENGINEERING AND SURVEYING

The assurances referred to on the face page are:

That, according to those public records with, under the recording laws, impart constructive notice of matters relative to the following described real property:

PARCEL A:

That portion of the Northwest Quarter of the Southwest Quarter of Section 4, Township 19 North, Range 16 East, W.M., Kittitas County, State of Washington, which is described as follows:

Beginning at the Southwest corner of said Section 4;

Thence North 2°34'41" East, along the West boundary of said Section 4, 1,684.65 feet;

Thence South 88°52'39" East, 906.76 feet to the true point of beginning;

Thence South 79°37'02" East, 211.34 feet;

Thence North 41°40'29" East, 296.60 feet;

Thence North 7°27'16" West, 192.44 feet;

Thence North 25°19'59" West, 362.80 feet;

Thence South 72°00'11" West, 314.59 feet;

Thence South 6°43'03" West, 185.97 feet;

Thence South 12°51'55" East, 431.18 feet to the true point of beginning.

(Also known as Tract C of Survey, filed in Book 15 of Surveys page 35)

PARCEL B:

Lot 1 of that certain survey as recorded October 10, 1984 in Book 13 of Surveys at page 50 under Auditor's File No. 482828, records of Kittitas County, State of Washington, being a portion of Section 4, Township 19 North, Range 16 East, W.M., Kittitas County, State of Washington.

PARCEL C:

That portion of the Southwest quarter of Section 4, Township 19 North, Range 16 East, W.M., in the County of Kittitas, State of Washington, which lies North of the Chicago, Milwaukee, St. Paul and Pacific Railroad right-of-way; EXCEPT the East 550 feet thereof.

Title to said real property is vested in:

RICHARD GRAHAM, AS HIS SEPARATE PROPERTY

END OF SCHEDULE A

(SCHEDULE B)

File No. 0105486

Guarantee Number: 48 0035 72030 6828

Subject to the matters shown below under Exceptions, which Exceptions are not necessarily shown in the order of their priority.

EXCEPTIONS:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.
2. Unpatented mining claims; reservations or exceptions in the United States Patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
3. Title to any property beyond the lines of the real property expressly described herein, or title to streets, roads, avenues, lanes, ways or waterways on which such real property abuts, or the right to maintain therein vaults, tunnels, ramps, or any other structure or improvement; or any rights or easements therein unless such property, rights or easements are expressly and specifically set forth in said description.
4. General taxes and assessments for the second half of the year 2007, which become delinquent after October 31, 2007, if not paid:

<u>2nd 1/2 owing</u>	<u>(1st 1/2 paid)</u>	<u>(Full year)</u>	<u>Tax Parcel No.</u>	<u>Affects</u>
\$ 1,156.29	(\$ 1,156.29)	(\$ 2,312.58)	19-16-04030-0013 (456534)	Parcels A & B
\$ 33.04	(\$ 33.05)	(\$ 66.09)	19-16-04030-0014 (466534)	Parcel C
5. An easement for transmission line and the right to clear trees from endangering the line as conveyed to the Chicago, Milwaukee, and St. Paul Railway Company, a corporation, dated April 22, 1918, and recorded in Book 32 of Deeds, Page 287, records of Kittitas County, Washington.
6. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as conveyed by instrument recorded on May 18, 1948, under Kittitas County Auditor's File No. 201188.

In favor of : The Pacific Telephone and Telegraph Company

For : To construct, operate, maintain, replace and remove such communication systems as said grantee may from time to time require

Affects : A portion of said premises
7. Terms, conditions and easements contained in conveyance of all water rights of every kind and descriptions pertaining or accruing to or running with said premises

Grantor : John Mohar and Rosa Mohar, husband and wife

Grantee : Chicago, Milwaukee, St. Paul and Pacific Railroad Company, a Wisconsin Corporation.

Recorded : July 16, 1948

Auditor's File No. : 202455

As Follows : It is the intent of grantors that said water rights include, but not exclusively, all rights of every kind and description to obtain irrigation water from the Kittitas Reclamation District for use upon the above-described lands, together with all rights to irrigate said lands now and forever except as hereinafter specifically provided. Grantors further covenant and agree for themselves, their heirs, executors, administrators, successors and assigns, forever to refrain from causing, suffering, or permitting the above-described lands to be irrigated or water to be placed thereon, except as hereinafter specifically provided.

(SCHEDULE B continued)

File No. 0105486

Guarantee Number: 48 0035 72030 6828

(EXCEPTION NO. 7 CONTINUED)

The grantee, by acceptance of this conveyance, agrees that grantors may use the water from a natural spring now situated upon said lands, for garden, lawn and home use upon not to exceed one acre of said lands, and for watering livestock, said livestock to be watered directly from said spring or from troughs. Grantors do further convey and warrant to the grantees a perpetual easement to construct, maintain and operate upon or beneath said lands such facilities as grantee may deem necessary or advisable to intercept, collect, confine, divert, and/or dispose of any surface or subterranean waters upon or beneath the surface of said lands; provided, however, that grantee shall not so exercise such right as to interfere with, diminish or obstruct the supply of water hereinabove reserved to the grantors. All covenants on the part of the grantors herein shall attach to and run with the above-described lands.

8. Easement, and the terms and conditions thereof, affecting a portion of said premises and for the purposes hereinafter stated, as conveyed by instrument recorded on February 13, 1970 under Kittitas County Auditor's File No. 359429.
For : Ingress and egress
Affects : A portion of said premises
9. Pendency of Yakima County Superior Court Cause No. 77-2-01484-5, State of Washington, Department of Ecology, Plaintiff, vs. James J. Acquavella, et al, Defendants; notice of which is given by Lis Pendens recorded on October 14, 1977, in Volume 90, page 589, under Kittitas County recording number 417302, and supplemental notice of Lis Pendens recorded June 4, 1980, in Volume 131, page 63, under Auditor's File No. 442263; being an action for the determination of the rights to divert, withdraw, or otherwise make use of the surface waters of the Yakima River Drainage Basin, in accordance with the provisions of Chapters 90.03 and 90.44 Revised Code of Washington. (Attorney for Plaintiff: Charles B. Roe, Jr., Senior Assistant Attorney General)
10. Easement for electric transmission and distribution line, together with necessary appurtenances and all rights granted by instrument recorded on January 10, 1992, in Volume 328, page 239, under Kittitas County Auditor's File No. 545885.
To : Puget Sound Power & Light Company, A Washington Corporation
Affects : An easement area sixty feet in width having thirty feet of such width on each side of a centerline described as follows:
The centerline of Grantee's facilities as constructed or to be constructed or to be constructed, extended or relocated, lying within the above described Property.

Said instrument further provides in part as follows:

This easement is conveyed to clarify the rights of the Grantee herein, as to the above described property, as originally conveyed under Easement recorded in Book 32 of Deeds, page 287, dated April 22, 1918, records of Kittitas County, Washington.

(SCHEDULE B continued)

File No. 0105486

Guarantee Number: 48 0035 72030 6828

11. Easement for electric transmission and distribution line, together with necessary appurtenances and all rights granted by instrument recorded on July 29, 1994, in Volume 356, page 159, under Kittitas County Auditor's File No. 572237.

To : Puget Sound Power & Light Company, A Washington Corporation
Affects : A Strip of land being 10.00 feet wide, lying 5.00 feet on each side of the following described centerline: Commencing at station 4793+00(pole 80/12) Thence at a right angle a distance of 30 feet to the Point of Beginning; Thence, continuing a distance of 28 feet to the terminus of this centerline description.

Said instrument is a re-record of that certain easement recorded September 2, 1993, in Volume 346, Page 158, under Auditor's File No. 563053.

12. Rights of the State of Washington in and to that portion of said premises, if any, lying in the bed of the Yakima River, if said river is navigable.
(Affects Parcel C)

13. Any question that may arise due to shifting or change in the course of the Yakima River or due to said river having changed its course.
(Affects Parcel C)

14. Any prohibition or limitation on the use, occupancy, or improvements of the land resulting from the rights of the public or riparian owners to use any waters which may cover the land or to use any portion of the land which is now or may formerly have been covered by water, and the right of use, control, or regulation by the United States of America in exercise of power over navigation.
(Affects Parcel C)

15. Question of right of access. There does not appear to be any recorded easement for ingress and egress from said premises to a public road.
(Affects Parcel C)

16. DEED OF TRUST, and the terms and conditions thereof:

Grantor : Richard M. Graham, a single person
Trustee : Northwest Title, a Washington corporation
Beneficiary : Washington Mutual Bank, a Washington corporation
Amount : \$322,700.00, plus interest
Dated : November 3, 2003
Recorded : November 10, 2003
Auditor's File No. : 200311100035

(SCHEDULE B continued)

File No. 0105486

Guarantee Number: 48 0035 72030 6828

17. DEED OF TRUST, and the terms and conditions thereof:
- | | |
|--------------------|--|
| Grantor | : Richard Graham |
| Trustee | : Group 9, Inc., a Pennsylvania corporation |
| Beneficiary | : Washington Mutual Bank, a Washington corporation |
| Amount | : \$100,000.00, plus interest |
| Dated | : March 30, 2004 |
| Recorded | : April 12, 2004 |
| Auditor's File No. | : 200404120068 |

Said Deed of Trust was modified and recorded on September 12, 2004, under Kittitas County Auditor's File No. 200609220038.

END OF EXCEPTIONS

Notes:

1. Any map or sketch enclosed as an attachment herewith is furnished for information purposes only to assist in property location with reference to streets and other parcels. No representation is made as to accuracy and the company assumes no liability for any loss occurring by reason of reliance thereon.

NOTE: In the event any contracts, liens, mortgages, judgments, etc. which may be set forth herein are not paid off and released in full, prior to or immediately following the recording of the forthcoming plat (short plat), this Company will require any parties holding the beneficial interest in any such matters to join in on the platting and dedication provisions of the said plat (short plat) to guarantee the insurability of any lots or parcels created thereon. We are unwilling to assume the risk involved created by the possibility that any matters dedicated to the public, or the plat (short plat) in its entirety, could be rendered void by a foreclosure action of any such underlying matter if said beneficial party has not joined in on the plat (short plat).

END OF GUARANTEE

CDF/lam

PARENT

Point # 1						10000.000	10000.000
N	71	41	38	E		314.590	
Point # 2						10098.811	10298.669
N	78	39	25	E		64.410	
Point # 3						10111.479	10361.821
S	11	20	35	E		1587.020	
Radius Point # 4						8555.458	10673.961
					Delta = 7 54 6	Length = 218.866	Tangent = 109.607
N	3	26	29	W		1587.020	
Point # 5						10139.616	10578.696
S	5	45	6	E		804.310	
Point # 6						9339.356	10659.302
S	17	2	43	E		525.650	
Point # 7						8836.796	10813.384
S	14	34	59	W		126.980	
Point # 8						8713.906	10781.413
S	77	15	59	W		777.200	
Radius Point # 9						8542.597	10023.328
					Delta = 28 26 59	Length = 385.912	Tangent = 197.021
N	48	49	0	E		777.200	
Point # 10						9054.360	10608.253
N	41	11	0	W		250.100	
Point # 11						9242.587	10443.570
S	48	49	0	W		432.330	
Radius Point # 12						8957.911	10118.195
					Delta = 26 19 22	Length = 198.621	Tangent = 101.095
N	22	29	38	E		432.330	
Point # 13						9357.349	10283.598
N	79	48	21	W		211.770	
Point # 14						9394.829	10075.171
N	12	51	49	W		431.210	
Point # 15						9815.217	9979.171
N	6	25	43	E		185.970	
Point # 16						10000.018	9999.993

AREA = 530,710.46 sf (12.1834 acres)

LENGTH = 2914.99

NORTHING ERROR = +0.018

EASTING ERROR = -0.007

LINEAR ERROR = N 21 42 3 W 0.019

LOT 1

Point # 1					10000.000	10000.000
N	12	51	49	W	243.820	
<hr/>						
Point # 2					10237.701	9945.718
N	81	51	54	E	448.460	
<hr/>						
Point # 3					10301.161	10389.665
S	7	29	0	E	118.480	
<hr/>						
Point # 4					10183.690	10405.096
N	80	26	39	E	154.500	
<hr/>						
Point # 5					10209.338	10557.452
S	5	45	6	E	55.720	
<hr/>						
Point # 6					10153.899	10563.036
S	61	38	43	W	402.960	
<hr/>						
Point # 7					9962.521	10208.422
N	79	48	21	W	211.770	
<hr/>						
Point # 8					10000.001	9999.995

AREA = 131,120.25 sf (3.0101 acres)

LENGTH = 1635.71

NORTHING ERROR = +0.001

EASTING ERROR = -0.005

LINEAR ERROR = N 76 55 59 W 0.005

LOT 2

Point # 1						10000.000	10000.000
N	12	51	49	W		187.390	
Point # 2						10182.687	9958.281
N	6	25	43	E		185.970	
Point # 3						10367.488	9979.103
N	71	41	38	E		314.590	
Point # 4						10466.298	10277.773
S	25	21	43	E		108.620	
Point # 5						10368.147	10324.298
S	23	39	34	W		209.560	
Point # 6						10176.201	10240.202
S	61	2	37	E		232.860	
Point # 7						10063.464	10443.952
S	81	51	54	W		448.460	
Point # 8						10000.004	10000.004

AREA = 133,280.76 sf (3.0597 acres)

LENGTH = 1687.45

NORTHING ERROR = +0.004

EASTING ERROR = +0.004

LINEAR ERROR = N 48 52 1 E 0.006

LOT 3

Point # 1					10000.000	10000.000
N	78	39	25	E	64.410	
Point # 2					10012.668	10063.152
S	11	20	35	E	1587.020	
Radius Point # 3					8456.647	10375.292
			Delta = 7	54	6	Length = 218.866
N	3	26	29	W	1587.020	Tangent = 109.607
Point # 4					10040.806	10280.027
S	5	45	6	E	538.180	
Point # 5					9505.335	10333.962
S	80	26	39	W	154.500	
Point # 6					9479.687	10181.606
N	7	29	0	W	118.480	
Point # 7					9597.158	10166.175
N	61	2	37	W	232.860	
Point # 8					9709.895	9962.425
N	23	39	34	E	209.560	
Point # 9					9901.841	10046.521
N	25	21	43	W	108.620	
Point # 10					9999.992	9999.996

AREA = 135,502.52 sf (3.1107 acres)

LENGTH = 1426.61

NORTHING ERROR = -0.008

EASTING ERROR = -0.004

LINEAR ERROR = S 29 0 45 W 0.009

LOT 4

Point # 1					10000.000	10000.000
S	5	45	6	E	210.430	
Point # 2					9790.629	10021.089
S	17	2	43	E	525.650	
Point # 3					9288.069	10175.171
S	14	34	59	W	126.980	
Point # 4					9165.180	10143.200
S	77	15	59	W	777.200	
Radius Point # 5					8993.871	9385.115
					Length = 385.912	Tangent = 197.021
N	48	49	0	E	777.200	
Point # 6					9505.634	9970.040
N	41	11	0	W	250.100	
Point # 7					9693.861	9805.357
S	48	49	0	W	432.330	
Radius Point # 8					9409.185	9479.982
					Length = 198.621	Tangent = 101.095
N	22	29	38	E	432.330	
Point # 9					9808.623	9645.385
N	61	38	43	E	402.960	
Point # 10					10000.000	10000.000

AREA = 130,815.80 sf (3.0031 acres)

LENGTH = 1516.12

NORTHING ERROR = +0.000

EASTING ERROR = +0.000

LINEAR ERROR = N 11 5 42 W 0.000