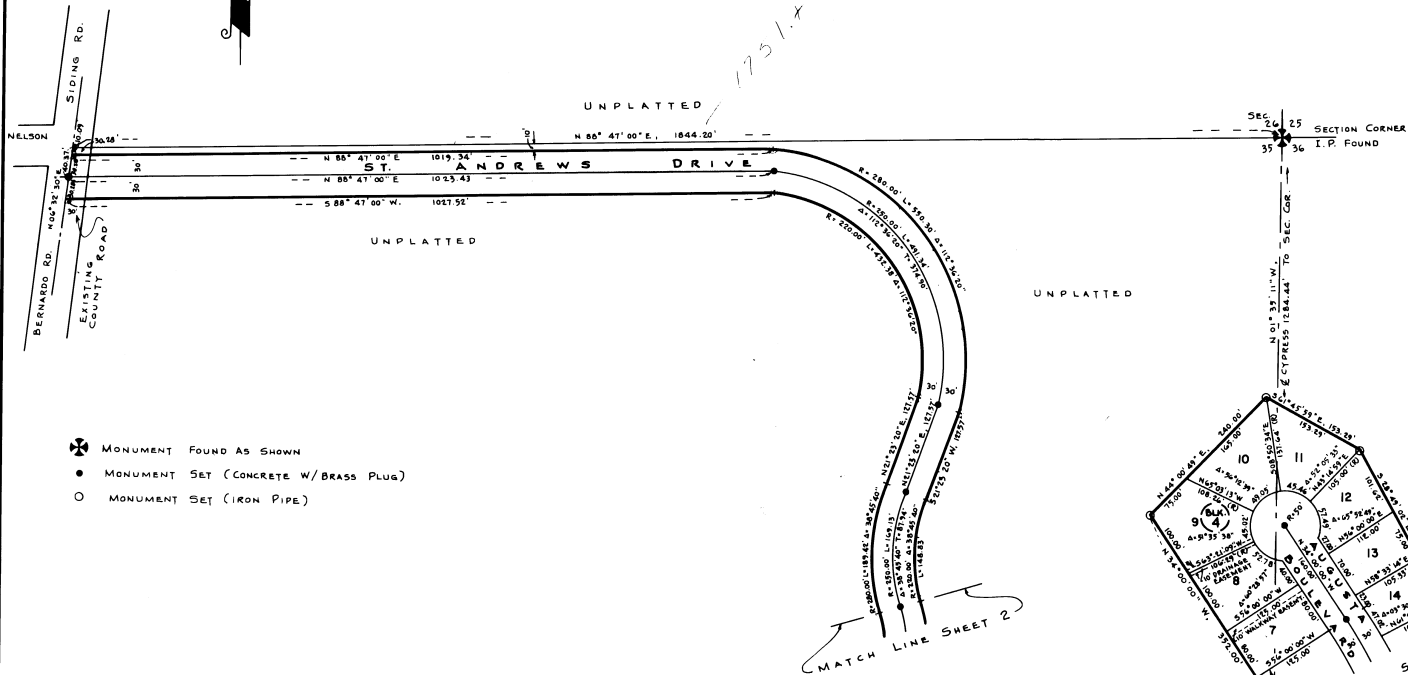
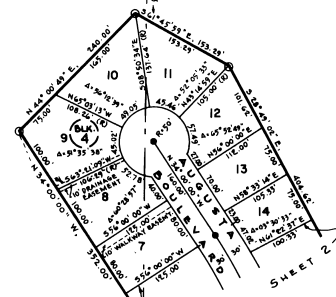


# SUN COUNTRY ESTATES

A PORTION OF SEC. 35 & 36, Twp. 20N, R14E, W.M.  
KITITAS COUNTY, WASHINGTON  
SCALE: 1" = 100'



- ⊗ MONUMENT FOUND AS SHOWN
- MONUMENT SET (CONCRETE W/ BRASS PLUG)
- MONUMENT SET (IRON PIPE)

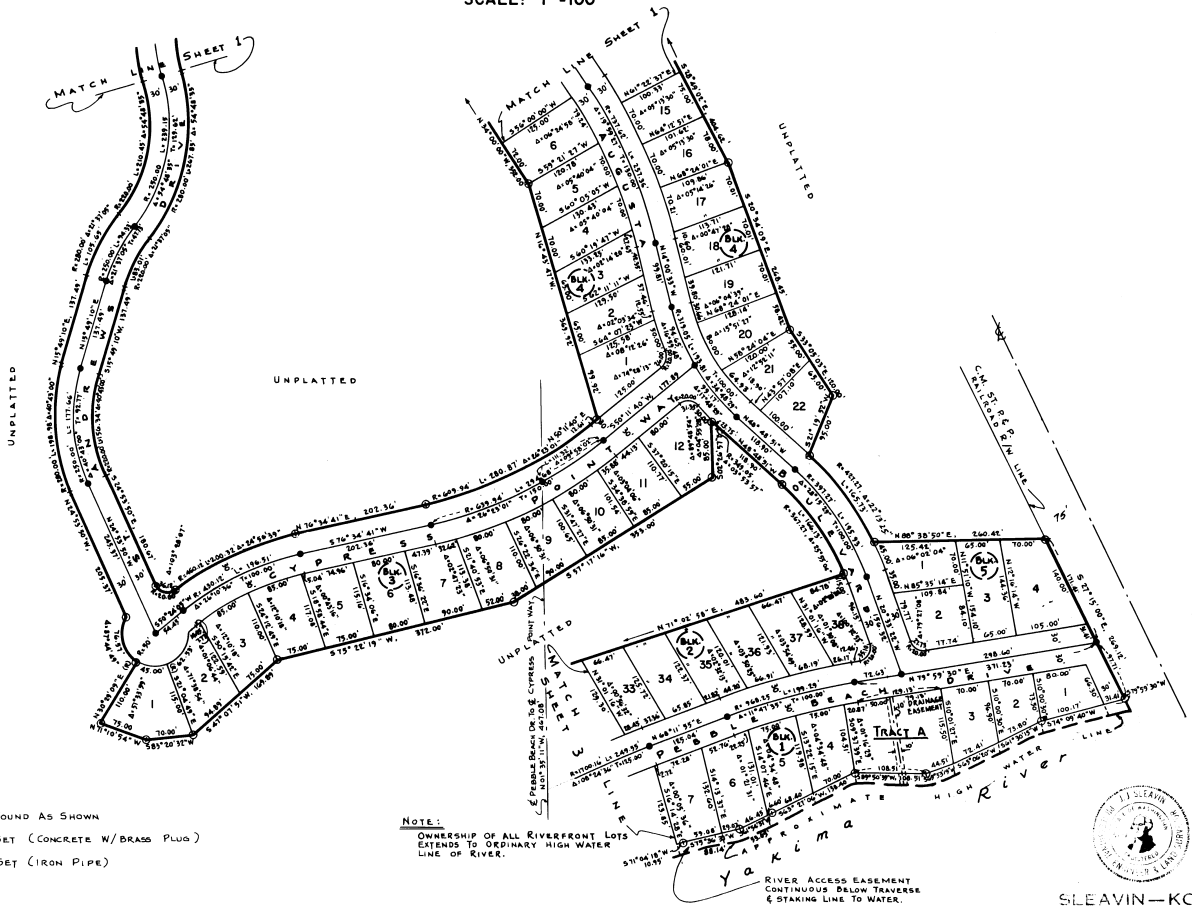


**SLEAVIN-KORR**  
ENGINEERS - SURVEYORS  
1000 WEST 10TH AVENUE  
SPokane, Washington 99201

# SUN COUNTRY ESTATES

A PORTION OF SEC. 35 & 36, Twp. 20N, R14E, W.M.  
KITITAS COUNTY, WASHINGTON

SCALE: 1" = 100'



- ⊕ MONUMENT FOUND AS SHOWN
- MONUMENT SET (CONCRETE W/ BRASS PLUG)
- MONUMENT SET (IRON PIPE)

NOTE:  
OWNERSHIP OF ALL RIVERFRONT LOTS  
EXTENDS TO ORDINARY HIGH WATER  
LINE OF RIVER.

RIVER ACCESS EASEMENT  
CONTINUOUS BELOW TENNISSE  
& STAKING LINE TO WATER.



**SLEAVIN-KORS**  
ENGINEERS & SURVEYORS  
1001 1/2 N. 10TH ST. SPOKANE, WASH. 99201

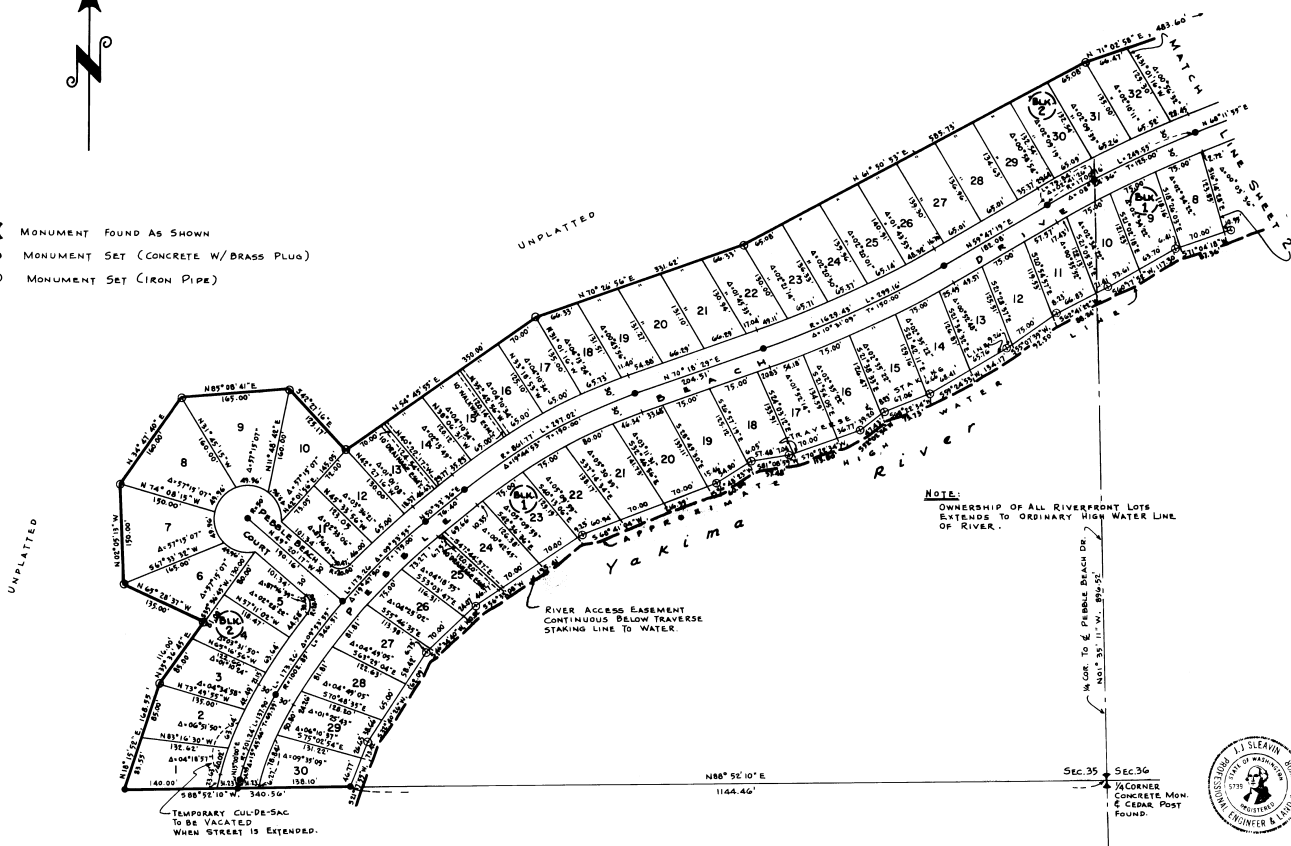
# SUN COUNTRY ESTATES

A PORTION OF SEC. 35 & 36, Twp. 20N, R14E, W.M.  
KITITAS COUNTY, WASHINGTON

SCALE: 1"=100'



- I MONUMENT FOUND AS SHOWN
- MONUMENT SET (CONCRETE W/ BRASS PLUG)
- MONUMENT SET (IRON PIPE)



UNPLATTED

UNPLATTED

NOTE:  
OWNERSHIP OF ALL RIVERFRONT LOTS  
EXTENDS TO ORDINARY HIGH WATER LINE  
OF RIVER.

RIVER ACCESS EASEMENT  
CONTINUOUS BELOW TRANSVERSE  
STAKING LINE TO WATER

M. COR. TO E. PIERRE BEACH DR.  
N 01° 35' 11" W, 89.05'

TEMPORARY CUL-DE-SAC  
TO BE VACATED  
WHEN STREET IS EXTENDED.

N 88° 52' 10" E  
1144.46'

Sec 35 Sec 36

CORNER  
CONCRETE MON.  
& CEDAR POST  
FOUND.



**SLEAVIN-KORS**  
REGISTERED PROFESSIONAL ENGINEER  
STATE OF WASHINGTON  
LICENSE NO. 5738

# SUN COUNTRY ESTATES

A PORTION OF SEC. 35 & 36, Twp. 20N, R14E, W.M.  
KITITAS COUNTY, WASHINGTON

**DESCRIPTION:**

A portion of Sections 35 and 36, Township 20 North, Range 14 East, W.M., described as follows:

COMMENCING at the Northeast corner of said Section 35; thence along the North line of said Section 35 South 88° 47' 00" West 1844.20 feet; thence South 69° 32' 30" West 10.09 feet to the true point of beginning; thence North 88° 47' 00" East 102.31 feet to the center of an arc of a curve with a radius of 280.0 feet for an arc length of 550.30 feet; with a central angle of 112° 30' 20"; thence South 21° 23' 20" West 127.57 feet; thence through a curve to the left having a radius of 220.0 feet for an arc length of 148.83 feet with a central angle of 38° 45' 40"; thence through another curve to the right having a radius of 280.0 feet for an arc length of 267.85 feet with a central angle of 54° 48' 59"; thence through a curve to the left having a radius of 220.0 feet for an arc length of 83.01 feet with a central angle of 21° 37' 05"; thence South 15° 49' 10" West 137.49 feet; thence through a curve to the left having a radius of 220.0 feet for an arc length of 150.34 feet with a central angle of 40° 43' 00"; thence South 24° 53' 50" East 180.67 feet; thence through a curve to the left having a radius of 20.0 feet for an arc length of 30.12 feet with a central angle of 113° 28' 07"; thence through another curve to the right having a radius of 20.0 feet for an arc length of 200.32 feet with a central angle of 24° 50' 39"; thence North 70° 34' 41" East 202.30 feet; thence through a curve to the left having a radius of 999.94 feet for an arc length of 280.87 feet with a central angle of 2° 23' 01"; thence North 50° 11' 40" East 12.61 feet; thence North 16° 43' 47" West 369.92 feet; thence North 34° 00' 00" West 352.0 feet; thence North 44° 00' 49" East 240.0 feet; thence South 61° 45' 59" East 151.29 feet; thence South 28° 49' 02" East 404.62 feet; thence South 20° 34' 09" East 268.45 feet; thence South 33° 05' 03" East 120.0 feet; thence South 21° 19' 52" West 95.0 feet; thence through a curve to the right having a tangent at this point of South 48° 4' 51" East with a radius of 427.27 feet for an arc length of 165.73 feet with a central angle of 22° 13' 25"; thence North 88° 38' 50" East 260.42 feet to a point on the Southeastly right-of-way line of the Chicago Milwaukee St. Paul and Pacific Railroad; thence along said Railroad right-of-way line South 27° 15' 00" East 269.12 feet to a point on the Northwestly river bank of Yakima River; thence on the following courses along said river bank South 79° 09' 15" West 73.80 feet; thence South 75° 40' 20" West 72.41 feet; thence South 69° 53' 19" West 44.51 feet; thence South 89° 38' 38" West 108.51 feet; thence South 27° 09' 08" West 138.40 feet; thence South 61° 54' 37" West 53.05 feet; thence South 75° 30' 31" West 88.14 feet; thence South 71° 04' 18" West 87.6 feet; thence South 60° 17' 52" West 117.30 feet; thence South 62° 41' 22" West 88.24 feet; thence South 55° 07' 39" West 92.50 feet; thence South 59° 24' 53" West 134.17 feet; thence South 68° 22' 34" West 73.73 feet; thence South 52° 02' 54" West 47.43 feet; thence South 70° 22' 34" West 113.80 feet; thence South 81° 08' 38" West 57.48 feet; thence South 58° 48' 23" West 60.84 feet; thence South 68° 41' 04" West 216.39 feet; thence South 56° 33' 08" West 195.41 feet; thence South 46° 34' 40" West 100.82 feet; thence South 32° 40' 26" West 162.09 feet; thence South 21° 17' 55" West 73.42 feet to a point on the South line of the Northeast one-quarter in said Section 35; thence along said South line and leaving said river bank South 88° 52' 10" West 400.50 feet; thence leaving said South line North 18° 15' 32" East 168.55 feet; thence North 34° 36' 45" East 116.0 feet; thence North 65° 28' 37" West 135.0 feet; thence North 20° 05' 13" West 150.0 feet; thence North 34° 47' 40" East 160.0 feet; thence North 85° 08' 41" East 165.0 feet; thence South 42° 27' 16" East 125.17 feet; thence North 54° 45' 55" East 350.0 feet; thence North 70° 26' 50" East 331.02 feet; thence North 61° 50' 53" East 585.73 feet; thence North 71° 02' 58" East 483.60 feet; thence through a curve to the left having a tangent at this point of North 22° 53' 46" West with a radius of 367.27 feet for an arc length of 166.13 feet with a central angle of 2° 55' 04"; thence North 48° 51' West 118.90 feet; thence through a curve to the right having a radius of 349.05 feet for an arc length of 23.75 feet with a central angle of 3° 53' 37"; thence South 2° 26' 57" East 85.0 feet; thence South 57° 17' 16" West 359.0 feet; thence South 75° 22' 19" West 372.0 feet; thence South 47° 07' 51" West 169.89 feet; thence South 89° 20' 32" West 70.0 feet; thence North 71° 10' 54" West 75.0 feet; thence North 30° 29' 09" East 110.0 feet; thence along the arc of a curve having a radius of 50 feet with a tangent at this point of North 69° 30' 51" West for an arc length of 76.57 feet with a central angle of 87° 44' 49"; thence North 24° 53' 50" West 205.37 feet; thence through a curve to the right having a radius of 280.0 feet for an arc length of 198.98 feet with a central angle of 40° 43' 00"; thence North 15° 49' 10" East 137.49 feet; thence through a curve to the right having a radius of 280.0 feet for an arc length of 105.65 feet with a central angle of 21° 37' 05"; thence through a curve to the left having a radius of 220.0 feet for an arc length of 210.45 feet with a central angle of 38° 45' 40"; thence through a curve to the right having a radius of 280.0 feet for an arc length of 189.42 feet with a central angle of 38° 45' 40"; thence North 21° 23' 20" East 127.57 feet; thence through a curve to the left having a radius of 220.0 feet for an arc length of 43.38 feet with a central angle of 112° 30' 20"; thence South 88° 47' 00" West 102.31 feet; thence North 69° 32' 30" East 100.50 feet to the true point of beginning.

INCLUDING that portion lying between the above described riverbank line of Yakima River and the line of ordinary highwater of said River.  
SUBJECT to restrictions and easements of record.  
SITUATE in Kittitas County, State of Washington.

**REQUIREMENTS:**

- The costs of constructing, maintaining, snow removal of all roads, streets, and alleys within this plat and all access roads to this plat shall be the obligation of a non-profit corporation composed of all of the owners of the lots of the plat and of any additional plots that may be served by these roads, streets and alleys.
- In the event that the owners of any of the lots of this plat of 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 a minimum County Standards by the said non-profit corporation.

**DEDICATION:**

Know all Men by These Presents: That we, Harold G. Grimes, Treasurer, and Robert G. Grimes, President, of Sun Country Estates, Inc., a corporation existing under and by virtue of the laws of the State of Washington, the owners in fee simple of the above described real 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.

IN WITNESS WHEREOF, we have hereunto set our hand and seal this 17th day of June, 1968.

*Harold G. Grimes*  
Harold G. Grimes, Treasurer

*Robert G. Grimes*  
Robert G. Grimes, President

**ACKNOWLEDGMENT:**

STATE OF WASHINGTON )  
County of Kititas ) ss

This is to certify, that on this 17th day of June, 1968, before me, the undersigned, a Notary Public, personally appeared Harold G. Grimes, Treas., Robert G. Grimes, Pres., of Sun Country Estates Inc., to me known to be the persons who executed the foregoing Dedication and acknowledged to me that they signed and sealed 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 above written.

*Thomas J. Johnson*  
Notary Public in and for the State of Washington, residing at Edenwaite

**ENGINEER'S CERTIFICATE:**

I HEREBY CERTIFY that the Plat of Sun Country Estates is based upon an actual survey and subdivision of Section 35, Township 20 North, Range 14 East, W.M. that the distances and courses and angles are shown thereon correctly; that the monuments have been set and lot and block corners staked on the ground.



*J. S. Sleavin*  
Registered Professional Engineer and  
Land Surveyor, No. 3739.

**APPROVALS:**

I Herby Certify that all State and County tax on the property described hereon has been paid. Dated this 17th day of June, 1968.

Examined and Approved, this 17th day of June, 1968.  
*Lucille Vandusen*  
Kititas County Treasurer

Examined and Approved, this 17th day of June, 1968.  
*Harold G. Grimes*  
Kititas County Road Engineer

Examined and Approved, this 17th day of June, 1968.  
Board of County Commissioners  
Kititas County, Washington  
By: *Thomas J. Johnson*  
Chairman

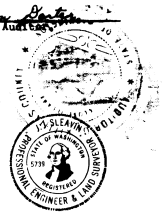
**Attest:**

Clerk of the Board

Filed for record at the request of the Kititas County Board of Commissioners on this 17th day of June, 1968, at minutes past 3:00 o'clock, P.M., and recorded in Volume of Plats, on Page 46-66. Records of Kititas County, Washington.

By: *J. Stern*  
Deputy County Auditor Kititas County Auditor

Receiving No. 347925



SLEAVIN-KOR  
ENGINEERS - SURVEYOR  
1427

# SUN COUNTRY ESTATES

A PORTION OF SEC. 35 & 36, Twp. 20N, R14E, W.M.  
KITITAS COUNTY, WASHINGTON

**DEDICATION:**

Know All Men by These Presents that the United States of America, acting through the Farmer's Home Administration, Department of Agriculture, Owner's in fee simple of the above described real 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.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 4th day of June, 1968, United States of America, Farmer's Home Administration, Department of Agriculture.

By: Arthur R. Samskow  
As Acting State Director

**DEDICATION:**

And we all men by These Presents: That we, Jack H. Wirth and Genevieve M. Wirth, owners in fee simple of the above described real 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.

IN WITNESS WHEREOF, we have hereunto set our hand and seal this 4th day of June, 1968.

Jack H. Wirth  
Jack H. Wirth  
Genevieve M. Wirth  
Genevieve M. Wirth

**ACKNOWLEDGMENT:**

STATE OF WASHINGTON )  
County of Chelan ) ss

On this 4th day of June, 1968, before me, the subscriber, Arthur R. Samskow, in and for the State, Acting appeared Arthur R. Samskow, known to me to be State Director, Farmer's Home Administration, United States Department of Agriculture, and the person who executed the foregoing instrument and he acknowledged to me that he executed the same as the free act and deed of the United States of America, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and seal at Wenatchee, Washington, the day and year aforesaid.

Arthur R. Samskow  
Signature  
Notary Public  
Title

**ACKNOWLEDGMENT:**

STATE OF WASHINGTON )  
County, of Kititas ) ss.

This is to certify, that on this 4th day of June, 1968, before me, the undersigned, a Notary Public, personally appeared Jack H. Wirth and Genevieve M. Wirth, to me known to be the persons who executed the foregoing Dedication and acknowledged to me that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes herein mentioned.

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



Marion R. Bates  
Notary Public in and for the State  
of Washington, residing at \_\_\_\_\_

My commission expires 1-29-69  
(to be filled in if certifying officer is a Notary Public)

