

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

"Building Partnerships – Building Communities"

BL-12-00001

BOUNDARY LINE ADJUSTMENT

(Adjustment of lot lines resulting in no new lots, as defined by KCC 16.08.055)

NOTE: If this Boundary Line Adjustment is between multiple property owners, seek legal advice for conveyance of property. This form does not legally convey property.

Please type or print clearly in ink. Attach additional sheets as necessary. Pursuant to KCC 15A.03.040, a complete application is determined within 28 days of receipt of the application submittal packet and fee. The following items must be attached to the application packet.

REQUIRED ATTACHMENTS

Note: a separate application must be filed for each boundary line adjustment request.

- Unified Site Plan of existing lot lines and proposed lot lines with distances of all existing structures, access points, well heads and septic drainfields.
- Signatures of all property owners.
- Narrative project description (include as attachment): Please include at minimum 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.
- For preliminary approval, please submit a sketch containing the following elements.
 1. Identify the boundary of the segregation:
 - a. The boundary lines and dimensions
 - b. Sub-Parcel identification (i.e. Parcels A, B, C or Lots 1, 2, 3, etc.)
 2. Show all existing buildings, well heads and drain fields and indicate their distances from the original exterior property lines AND from the proposed property lines. If you have a copy of an original survey, please attach. A new survey will not be needed until preliminary approval has been granted.
 3. Provide legal descriptions for each proposed tax parcel and identify by letter or number use on the map. Example: Parcel
 4. A – The North 75 feet of the West 400 feet of the Southwest quarter of the Southwest quarter of the Southwest quarter of Section 02; Township 20 North; Range 16 East; W.M.; Except the West 30 feet thereof for roads.
- For final approval (not required for initial application): Legal descriptions of the proposed lots, or a recorded survey.

APPLICATION FEES:

\$225.00	Kittitas County Community Development Services (KCCDS)
\$90.00	Kittitas County Department of Public Works
\$65.00	Kittitas County Fire Marshal
\$125.00	Kittitas County Public Health Department Environmental Health
\$505.00	Total fees due for this application (One check made payable to KCCDS)

FOR STAFF USE ONLY

Application Received By (CDS Staff Signature): 	DATE: 	RECEIPT # 	
DATE STAMP IN BOX			

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

OPTIONAL ATTACHMENTS

- An original survey of the current lot lines. (Please do not submit a new survey of the proposed adjusted or new parcels until after preliminary approval has been issued.)
- Assessor COMPAS Information about the parcels.

GENERAL APPLICATION INFORMATION

1. **Name, mailing address and day phone of land owner(s) of record:**
Landowner(s) signature(s) required on application form

Name: CRUSHE, LLC
Mailing Address: P.O. BOX 171
City/State/ZIP: ROSLYN, WA 98941
Day Time Phone: 509-649-2211
Email Address: _____

2. **Name, mailing address and day phone of authorized agent, if different from landowner of record:**
If an authorized agent is indicated, then the authorized agent's signature is required for application submittal.

Agent Name: NATHAN WEIS
Mailing Address: P.O. BOX 171
City/State/ZIP: ROSLYN, WA 98941
Day Time Phone: 509-649-2211
Email Address: _____

3. **Name, mailing address and day phone of other contact person**
If different than land owner or authorized agent.

Name: _____
Mailing Address: _____
City/State/ZIP: _____
Day Time Phone: _____
Email Address: _____

4. **Street address of property:**

Address: SPARKS ROAD
City/State/ZIP: EASTON, WA 98925

5. **Legal description of property (attach additional sheets as necessary):**
SEE ATTACHED LEGAL DESCRIPTION

6. **Property size:** 152.39 ACRES (acres)

7. **Land Use Information:** Zoning: R-3 Comp Plan Land Use Designation: RURAL

8. Existing and Proposed Lot Information

Original Parcel Number(s) & Acreage
(1 parcel number per line)

New Acreage
(Survey Vol. ____, Pg ____)

956229 - 19.44 Ac
956228 - 10.32 Ac.
956227 - 20.06 Ac
956226 - 20.09 Ac
956225 - 21.54 Ac
956209 - 20.96 Ac
956208 - 20.06 Ac
956207 - 20.12

3.00 Ac
131.39 Ac

APPLICANT IS: OWNER PURCHASER LESSEE OTHER

AUTHORIZATION

9. 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.

NOTICE: Kittitas County does not guarantee a buildable site, legal access, available water or septic areas, for parcel receiving approval for a Boundary Line Adjustment.

All correspondence and notices will be transmitted to the Land Owner of Record and copies sent to the authorized agent or contact person, as applicable.

Signature of Authorized Agent:

Signature of Land Owner of Record

(REQUIRED if indicated on application)

(Required for application submittal):

X Nath R Wes (date) 1-16-12

X Nath R Wes (date) 1-16-12

THIS FORM MUST BE SIGNED BY COMMUNITY DEVELOPMENT SERVICES AND THE TREASURER'S OFFICE PRIOR TO SUBMITTAL TO THE ASSESSOR'S OFFICE.

TREASURER'S OFFICE REVIEW

Tax Status: _____ By: _____ Date: _____

COMMUNITY DEVELOPMENT SERVICES REVIEW

() This BLA meets the requirements of Kittitas County Code (Ch. 16.08.055).

Deed Recording Vol. _____ Page _____ Date _____ **Survey Required: Yes _____ No _____

Card #: _____

Parcel Creation Date: _____

Last Split Date: _____

Current Zoning District: _____

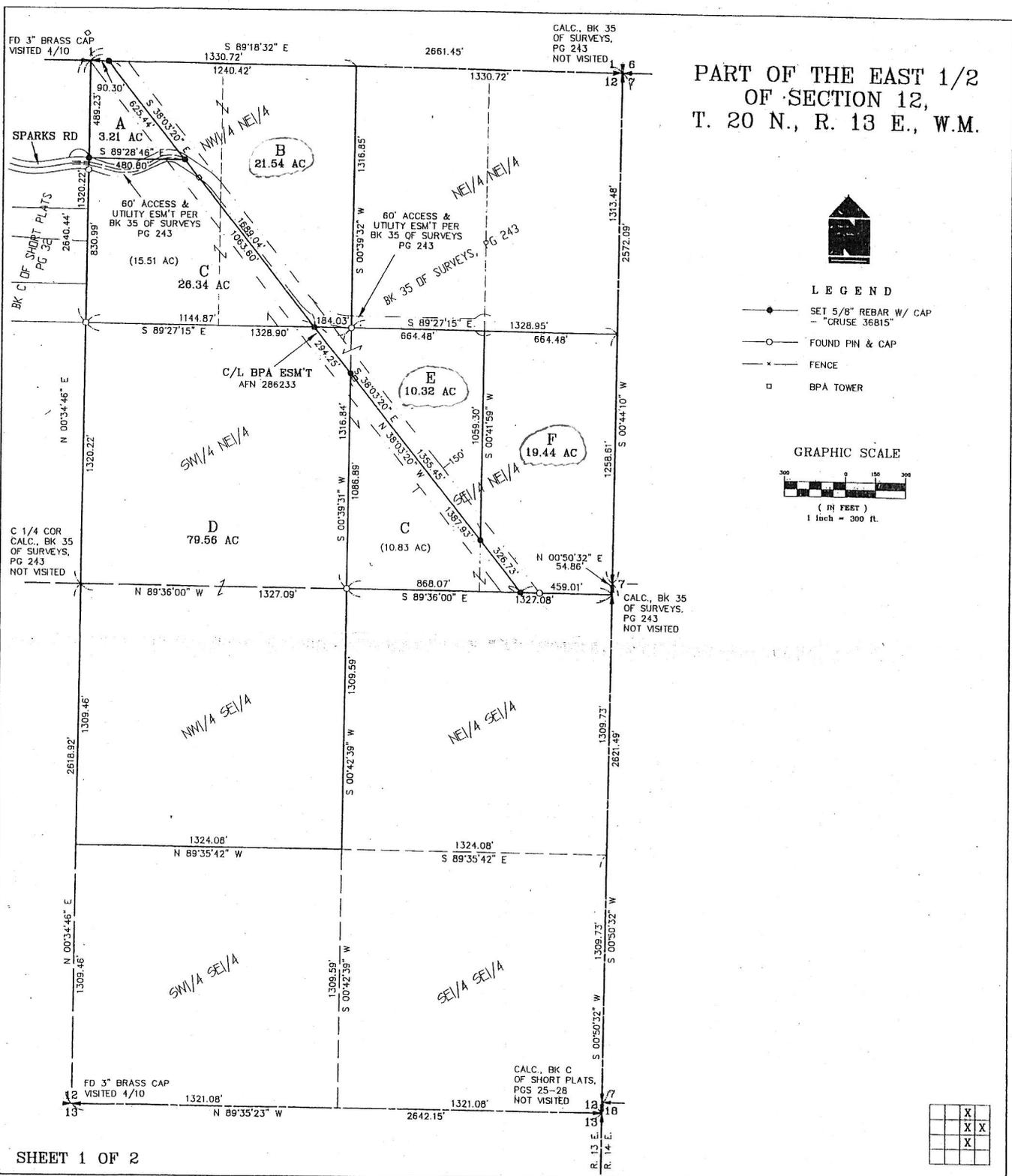
Preliminary Approval Date: _____

By: _____

Final Approval Date: _____

By: _____

RECEIVED
 JAN 17 2012
 KITTITAS COUNTY
 CDS



SHEET 1 OF 2

AUDITOR'S CERTIFICATE 201004080029
 Filed for record this 8TH day of APRIL, 2010, at 2:08 P.M., in Book 37 of Surveys at page(s) 2 at the request of Cruse & Associates.
 JERALD V. PETTIT BY *[Signature]*
 KITTITAS 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 CRUSHE LLC & JH PROPERTIES LLC in APRIL of 2010.
[Signature]
 CHRISTOPHER C. CRUSE
 Professional Land Surveyor
 DATE 4/8/2010
 License No. 36815



CRUSE & ASSOCIATES
 PROFESSIONAL LAND SURVEYORS
 217 East Fourth Street P.O. Box 959
 Ellensburg, WA 98928 (509) 962-8242
 CRUSHE LLC/JH PROPERTIES LLC

RECEIVED
 JAN 17 2012
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 CDS

PART OF THE EAST 1/2 OF SECTION 12, T. 20 N., R. 13 E., W.M.

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. THIS SURVEY MAY NOT SHOW ALL EASEMENTS OR IMPROVEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
3. KITTITAS 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.
4. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION, BASIS OF BEARINGS AND ADDITIONAL INFORMATION SEE BOOK 35 OF SURVEYS, PAGE 243 AND THE SURVEYS REFERENCED THEREON.
5. THE SW 1/4 OF THE NE 1/4 AND THE NW 1/4 OF THE SE 1/4 WERE ORIGINALLY SURVEYED BY SKINNER (LS 12491) IN BOOK 2 OF SURVEYS, PAGE 27. SAID SURVEY HAS A SUBSTANTIALLY DIFFERENT SECTION SUBDIVISION DUE TO THE PLACEMENT OF THE EAST 1/4 CORNER. SKINNER'S LATER SURVEYS HAVE CORRECTED THE LOCATION OF THE E 1/4 CORNER AND MATCH OTHER SURVEYS OF RECORD IN SECTION 12.
6. THE PURPOSE OF THIS SURVEY IS TO DELINEATE THE PARCELS ADJUSTED BY BOUNDARY LINE ADJUSTMENT (BL-10-00013) AND ARE EXEMPT FROM KITTITAS COUNTY SUBDIVISION CODE UNDER KCC 16.04.020(2).
7. ALL MONUMENTS SHOWN AS FOUND ARE WITHIN 0.5 FEET OF THEIR CALCULATED LOCATIONS.

LEGAL DESCRIPTIONS

ORIGINAL PARCELS - AFN 199910290075 & PTN. OF AFN 200810270049

PARCEL A

PARCEL A OF THAT CERTAIN SURVEY RECORDED APRIL 8, 2010 IN BOOK 37 OF SURVEYS AT PAGES ~~2-2~~, UNDER AUDITOR'S FILE NO. 20100408 ~~0022~~, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL B

PARCEL B OF THAT CERTAIN SURVEY RECORDED APRIL 8, 2010 IN BOOK 37 OF SURVEYS AT PAGES ~~2-2~~, UNDER AUDITOR'S FILE NO. 20100408 ~~0022~~, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL C

PARCEL C OF THAT CERTAIN SURVEY RECORDED APRIL 8, 2010 IN BOOK 37 OF SURVEYS AT PAGES ~~2-2~~, UNDER AUDITOR'S FILE NO. 20100408 ~~0022~~, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL D

PARCEL D OF THAT CERTAIN SURVEY RECORDED APRIL 8, 2010 IN BOOK 37 OF SURVEYS AT PAGES ~~2-2~~, UNDER AUDITOR'S FILE NO. 20100408 ~~0022~~, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE NORTHEAST AND SOUTHEAST QUARTERS OF SECTION 12, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL E

PARCEL E OF THAT CERTAIN SURVEY RECORDED APRIL 8, 2010 IN BOOK 37 OF SURVEYS AT PAGES ~~2-2~~, UNDER AUDITOR'S FILE NO. 20100408 ~~0022~~, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL F

PARCEL F OF THAT CERTAIN SURVEY RECORDED APRIL 8, 2010 IN BOOK 37 OF SURVEYS AT PAGES ~~2-2~~, UNDER AUDITOR'S FILE NO. 20100408 ~~0022~~, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

SHEET 2 OF 2

AUDITOR'S CERTIFICATE 201004080025

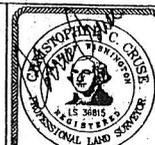
Filed for record this 8TH day of APRIL, 2010, at 2:08 P.M., in Book 37 of Surveys at page(s) 3 of the request of Cruse & Associates.

JERALD V. PETTIT
 KITTITAS 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 CRUSHE LLC & JH PROPERTIES LLC in APRIL of 2010.

CHRISTOPHER C. CRUSE
 Professional Land Surveyor
 DATE 4/8/2010



CRUSE & ASSOCIATES
 PROFESSIONAL LAND SURVEYORS
 217 East Fourth Street P.O. Box 959
 Ellensburg, WA 98926 (509) 962-8242

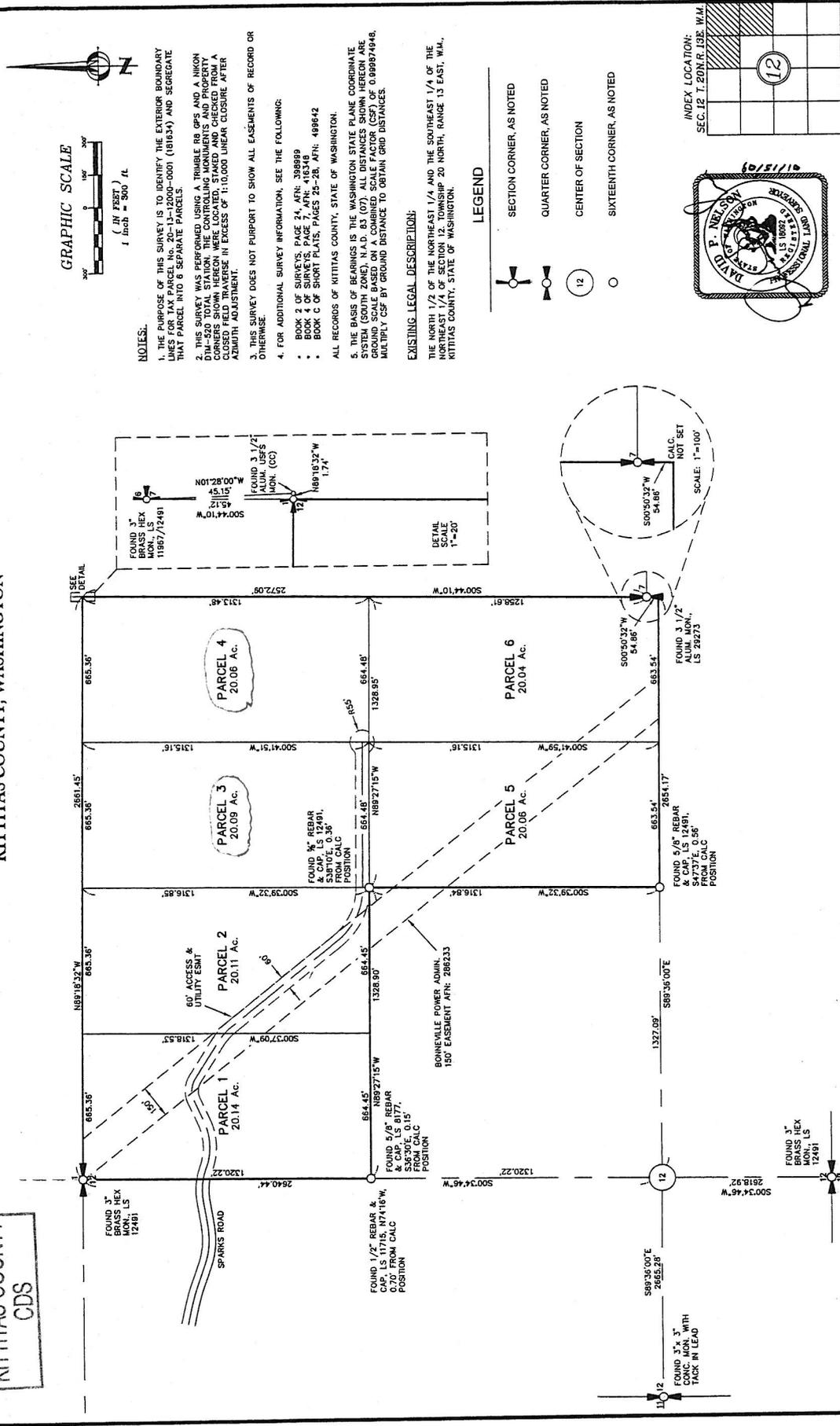
CRUSHE LLC/JH PROPERTIES LLC

RECEIVED
 JAN 17 2012
 KITTITAS COUNTY
 CDS

RECEIVING NO.

01/15/2009 03:22:55 PM V: 35 P: 243 200901100032
 Kititas County Auditor

RECORD OF SURVEY
 THE NORTH 1/2 OF THE NE 1/4 AND THE SE 1/4 OF SECTION 12,
 TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M.
 KITTITAS COUNTY, WASHINGTON



RECORD OF SURVEY
 PREPARED FOR
 A PORTION OF THE NE 1/4 OF SECTION 12
 TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M.
 KITTITAS COUNTY WASHINGTON

DWN BY	DATE	JOB NO.
D. PIERCE	1/2009	08136
CHKD BY	SCALE	SHEET
D. NELSON	1"=300'	1 OF 1

Encompass
 ENGINEERING & SURVEYING

108 EAST 2ND STREET
 CLEELUM, WA 99022
 PHONE: (509) 874-7433
 FAX: (509) 874-7418

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 of the request of **GRISH, LLC** in **JAN**, 2008.

DAVID P. NELSON
 DATE 01/15/09

Certificate No. 18092

RECORDER'S CERTIFICATE 2684 0115 0032

Filed for record this 15 day of JAN 20 09 at 3:26 PM in book 35 of SHORT PLATS at page 243 at the request of DAVID P. NELSON, Surveyor's Name

REVA D. V. PETTIT
 County Auditor

DAVID P. NELSON
 Deputy County Auditor



LEGAL DESCRIPTION
LOTS B, E, & F

LOTS B, E, AND F OF THAT CERTAIN SURVEY RECORDED APRIL 8, 2010 IN BOOK 37 AT PAGES 2 AND 3 UNDER AUDITOR'S FILE NUMBER 201004080029.

SITUATED IN SECTION 12, TOWNSHIP 20 NORTH, RANGE 20 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON.

CONTAINING 51.30 ACRES



Encompass
ENGINEERING & SURVEYING

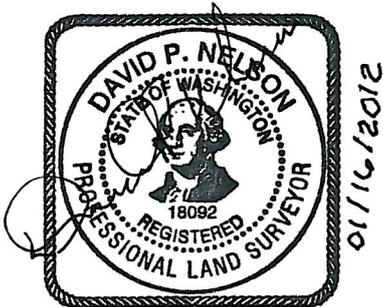


LEGAL DESCRIPTION
PARCEL 3 & 4

PARCELS 3 AND 4 OF THAT CERTAIN SURVEY RECORDED JANUARY 15, 2009 IN BOOK 35 OF SURVEYS AT PAGE 243 UNDER AUDITOR'S FILE NUMBER 200901150032.

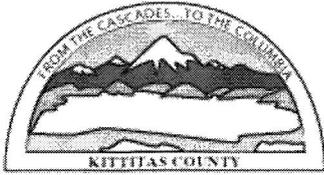
SITUATED IN SECTION 12, TOWNSHIP 20 NORTH, RANGE 20 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON.

CONTAINING 40.15 ACRES



Western Washington Division
165 NE Juniper St., Ste 201, Issaquah, WA 98027
Phone: (425) 392-0250 Fax: (425) 391-3055

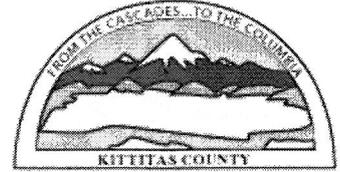
Eastern Washington Division
108 East 2nd Street, Cle Elum, WA 98922
Phone: (509) 674-7433 Fax: (509) 674-7419



Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956229
Map Number: 20-13-12010-0005
Situs: UNKNOWN
Legal: ACRES 19.44; PTN NE1/4,(PARCEL F, B37/P2-3); SEC 12, TWP 20, RGE 12~

Ownership Information

Current Owner: CRUSH LLC
Address: 218 E 1ST ST
City, State: CLE ELUM WA
Zipcode: 98922-

Assessment Data

Tax District: 5
Land Use/DOR Code: 91
Open Space:
Open Space Date:
Senior Exemption:
Deeded Acres: 19.44
Last Revaluation for Tax Year: 2011

Market Value

Land: 194,400
Imp: 0
Perm Crop: 0
Total: 194,400

Taxable Value

Land: 194,400
Imp: 0
Perm Crop: 0
Total: 194,400

Sales History

NO SALES HISTORY RECORDS FOUND

Building Permits

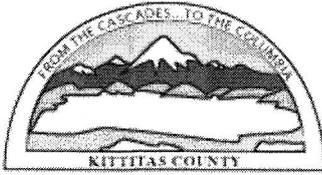
NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	CRUSH LLC	194,400	0	0	194,400	0	194,400	View Taxes
2010	CRUSH LLC	114,070	0	0	114,070	0	114,070	View Taxes

Parcel Comments

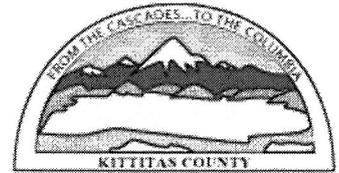
Number **Comment**



Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956228
Map Number: 20-13-12010-0004
Situs: UNKNOWN
Legal: ACRES 10.32; PTN NE1/4 (PARCEL E, B37/P2-3); SEC 12, TWP 20, RGE 13~

Ownership Information

Current Owner: CRUSH LLC
Address: 218 E 1ST ST
City, State: CLE ELUM WA
Zipcode: 98922-

Assessment Data

Tax District: 5
Land Use/DOR Code: 91
Open Space:
Open Space Date:
Senior Exemption:
Deeded Acres: 10.32
Last Revaluation for Tax Year: 2011

Market Value

Land: 103,200
Imp: 0
Perm Crop: 0
Total: 103,200

Taxable Value

Land: 103,200
Imp: 0
Perm Crop: 0
Total: 103,200

Sales History

Date	Book & Page	# Parcels	Grantor	Grantee	Price
04-16-2010	2010-0510	1	JH PROPERTIES LLC	CRUSH LLC	6,533

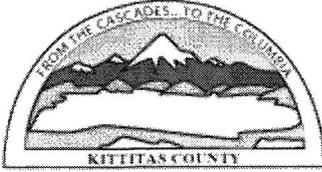
Building Permits

NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	CRUSH LLC	103,200	0	0	103,200	0	103,200	View Taxes
2010	CRUSH LLC	114,180	0	0	114,180	0	114,180	View Taxes

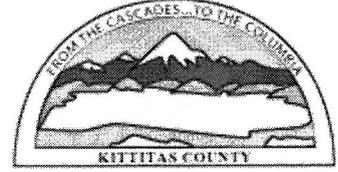
Parcel Comments



Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956227
Map Number: 20-13-12010-0003
Situs: UNKNOWN
Legal: ACRES 20.06; PTN NE1/4; SEC 12, TWP 20, RGE 13 (PARCEL 4, B35/P243)~

Ownership Information

Current Owner: CRUSH LLC
Address: 218 E 1ST ST
City, State: CLE ELUM WA
Zipcode: 98922-

Assessment Data

Tax District: 5
Land Use/DOR Code: 91
Open Space:
Open Space Date:
Senior Exemption:
Deeded Acres: 20.06
Last Revaluation for Tax Year: 2011

Market Value

Land: 200,600
Imp: 0
Perm Crop: 0
Total: 200,600

Taxable Value

Land: 200,600
Imp: 0
Perm Crop: 0
Total: 200,600

Sales History

NO SALES HISTORY RECORDS FOUND

Building Permits

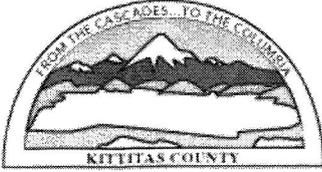
NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	CRUSH LLC	200,600	0	0	200,600	0	200,600	View Taxes
2010	CRUSH LLC	114,180	0	0	114,180	0	114,180	View Taxes

Parcel Comments

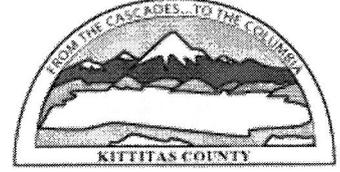
Number **Comment**



Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956226
Map Number: 20-13-12010-0002
Situs: UNKNOWN
Legal: ACRES 20.09; PTN NE1/4; SEC 12, TWP 20, RGE 13 (PARCEL 3, B35/P243)~

Ownership Information

Current Owner: CRUSH LLC
Address: 218 E 1ST ST
City, State: CLE ELUM WA
Zipcode: 98922-

Assessment Data

Tax District: 5
Land Use/DOR Code: 91
Open Space:
Open Space Date:
Senior Exemption:
Deeded Acres: 20.09
Last Revaluation for Tax Year: 2011

Market Value

Land: 200,900
Imp: 0
Perm Crop: 0
Total: 200,900

Taxable Value

Land: 200,900
Imp: 0
Perm Crop: 0
Total: 200,900

Sales History

NO SALES HISTORY RECORDS FOUND

Building Permits

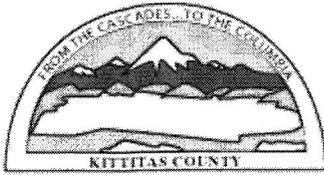
NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	CRUSH LLC	200,900	0	0	200,900	0	200,900	View Taxes
2010	CRUSH LLC	114,350	0	0	114,350	0	114,350	View Taxes

Parcel Comments

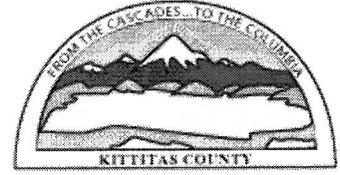
Number	Comment
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Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956225
Map Number: 20-13-12010-0001
Situs: UNKNOWN
Legal: ACRES 21.54; PTN NE1/4,(PARCEL B, B37/P2-3); SEC 12, TWP 20, RGE 13~

Ownership Information

Current Owner: CRUSH LLC
Address: 218 E 1ST ST
City, State: CLE ELUM WA
Zipcode: 98922-

Assessment Data

Tax District: 5
Land Use/DOR Code: 91
Open Space:
Open Space Date:
Senior Exemption:
Deeded Acres: 21.54
Last Revaluation for Tax Year: 2011

Market Value

Land: 215,400
Imp: 0
Perm Crop: 0
Total: 215,400

Taxable Value

Land: 215,400
Imp: 0
Perm Crop: 0
Total: 215,400

Sales History

NO SALES HISTORY RECORDS FOUND

Building Permits

NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	CRUSH LLC	215,400	0	0	215,400	0	215,400	View Taxes
2010	CRUSH LLC	114,460	0	0	114,460	0	114,460	View Taxes

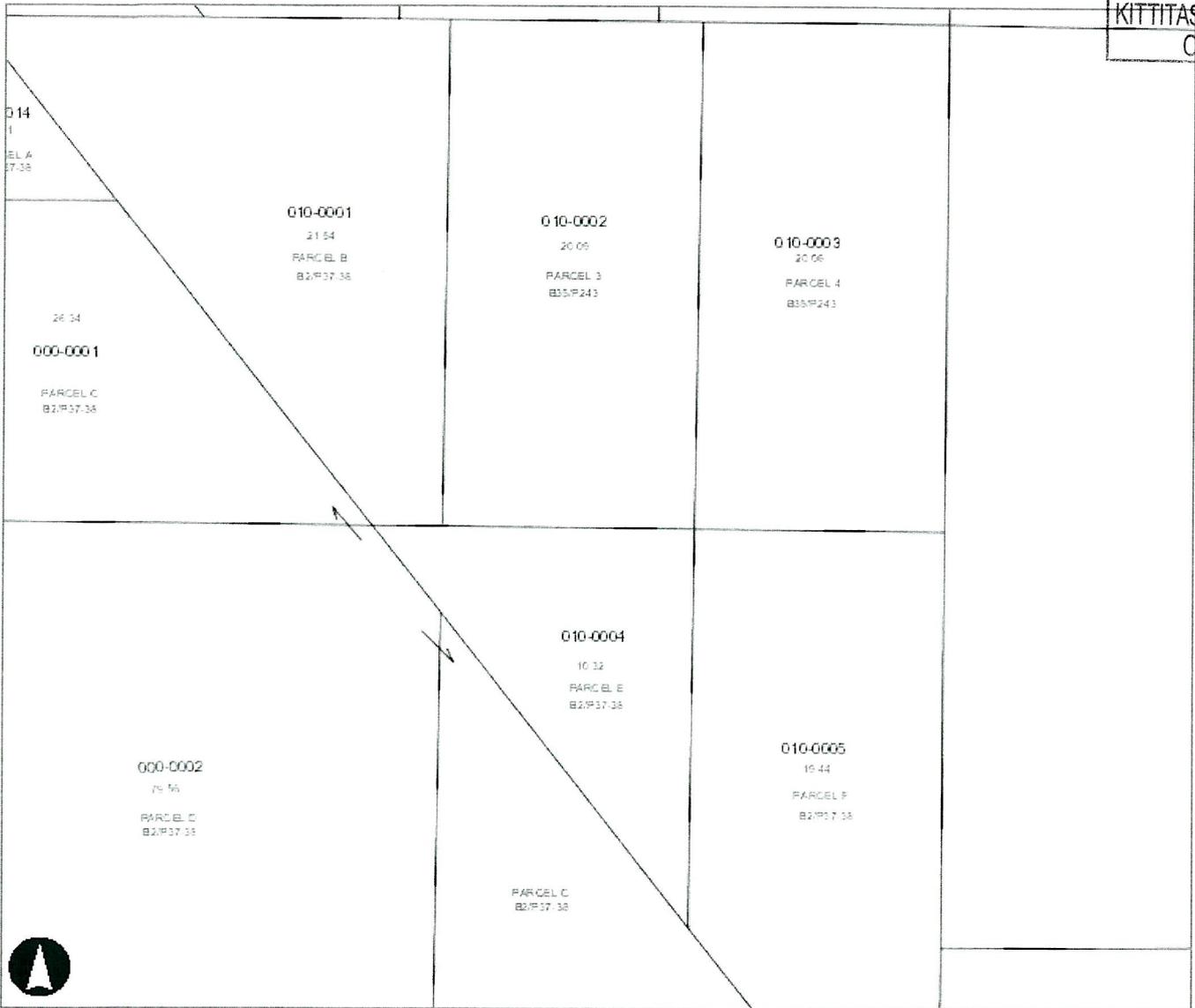
Parcel Comments

Number **Comment**

RECEIVED

JAN 17 2012

KITTITAS COUNTY
CDS



Map Center: Township:20 Range:13 Section:12

Kittitas County Disclaimer

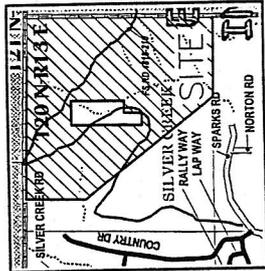
Kittitas County makes every effort to produce and publish the most current and accurate information possible. No warranties, expressed or implied, are provided for the data, its use, or its interpretation. Kittitas County does not guarantee the accuracy of the material contained herein and is not responsible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



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KITTITAS COUNTY
CDS



VICINITY MAP
N.T.S.

APPROVALS

KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS
EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D. 2001
[Signature]

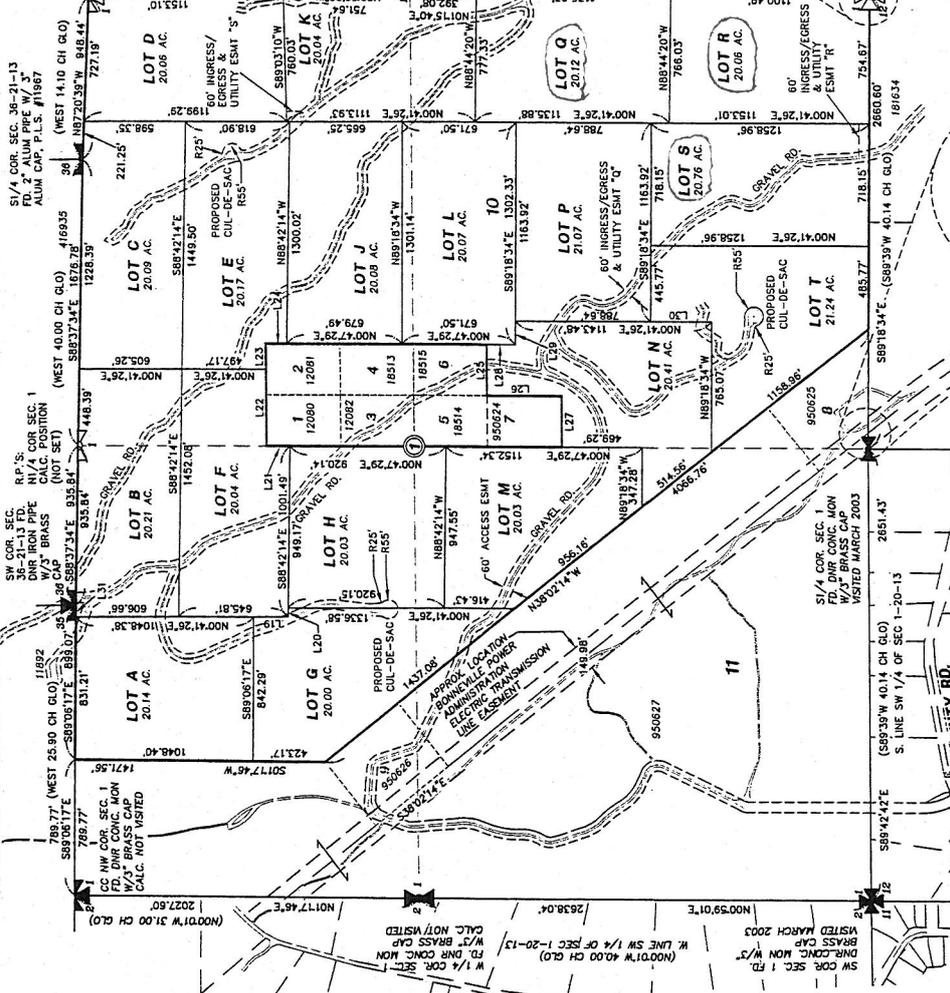
KITTITAS COUNTY HEALTH DEPARTMENT
I HEREBY CERTIFY THAT THE EASTON RIDGE LARGE LOT SUBDIVISION HAS BEEN EXAMINED BY ME AND I FIND THAT THE SEWAGE AND WATER SYSTEM HEREIN SHOWN DOES MEET AND COMPLY WITH ALL REQUIREMENTS OF THE COUNTY HEALTH DEPARTMENT.
DATED THIS 15 DAY OF October A.D. 2001
[Signature]

KITTITAS COUNTY PLANNING DIRECTOR
I HEREBY CERTIFY THAT THE EASTON RIDGE LARGE LOT SUBDIVISION HAS BEEN EXAMINED BY ME AND I FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITTITAS COUNTY PLANNING COMMISSION.
DATED THIS 9 DAY OF October A.D. 2001
[Signature]

KITTITAS COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS WERE PAID FOR THE PRECEDING YEAR FOR EACH PARCEL HEREIN. THE PARCEL IS NOW TO BE FILED. PARCEL NOS. 20-13-01000-0002 (658934) & 20-13-01000-0003 (658934)
DATED THIS 9 DAY OF October A.D. 2001
[Signature]

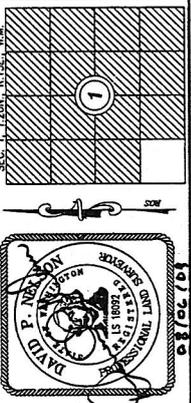
NOTICE: THE APPROVAL OF THIS PLAN IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.
RECORDER'S CERTIFICATE 200910070030
FILED FOR RECORD THIS 7 DAY OF Oct. 2001 AT 10:22 AM IN BOOK 11 OF 74 AT PAGE 23 AT THE REQUEST OF [Name]
DAVID P. NELSON
SURVEYOR'S NAME
COUNTY AUDITOR

EASTON RIDGE LARGE LOT SUBDIVISION
A PORTION OF SECTION 1, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M. KITTITAS COUNTY, WASHINGTON



LINE TABLE

LINE	BEARING	DISTANCE
L1B	N00°41'26"E	204.10
L2D	S89°42'14"E	252.32
L21	N00°47'23"E	130.33
L22	S89°53'19"E	450.34
L23	S89°47'29"W	149.70
L24	S89°53'19"E	124.83
L25	S89°53'19"E	300.02
L26	N00°47'23"E	168.93
L29	S89°16'34"E	138.41
L30	N00°41'26"E	354.83
L31	S89°06'17"E	67.86



EASTON RIDGE LARGE LOT SUBDIVISION
A Portion of Section 1, Township 20 N, Range 13 E, W.M.
Kittitas County, Washington
OWN BY: _____ DATE: 08/2009 JOB NO. 08195
GW/SFT: _____ SCALE: 1"=500'
CHKD BY: D. NELSON SHEET 1 OF 2

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

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 EASTON RIDGE LARGE LOT SUBDIVISION, INC. IN _____, SEP. 2008.
DAVID P. NELSON
DATE: 08/04/09
Certificate No. 18092

DAVID P. NELSON
COUNTY AUDITOR

11-20-1

10/07/2008 04:29:37 PM V: 11 P: 238 208910070030
Page 1 of 2
David P. Nelson, Surveyor
LL-09-00001

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JAN 17 2012

KITITAS COUNTY
CDS

OWNER:
EASTON RIDGE LAND COMPANY INC
PO BOX 171 98941
ROSLYN WA 98941

WATER SOURCE: EASTON WATER DISTRICT
SEWER SOURCE: SEPTIC/DRAINFIELD

EXISTING PARCEL # 20-13-01000-0002 (988934) &
20-13-01000-0003 (988935)

ENHANCED PARCEL AREA: 354.62 TOTAL ACRES
TOTAL NUMBER OF LOTS: 16

ZONE: FOREST & RANGE AND RURAL 3

ADJACENT PROPERTY OWNERS:

- 11892 950625
- 12234 950626
- 12020 950627
- 12001 950628
- 12001 950629
- 18515 950630
- 18515 950631
- 18515 950632
- 18515 950633
- 18515 950634
- 64428 OF WASH (AG WSH TRUST)
DEPARTMENT OF NATURAL RESOURCES
PO BOX 47014
OLYMPIA WA 98504-7014
- 101634
- 18922
- 21001 ILS
21001 LST
21001 ST
CLE ELUM, WA 98922

EASTON RIDGE LARGE LOT SUBDIVISION
A PORTION OF SECTION 1, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M.
KITITAS COUNTY, WASHINGTON

10/07/2009 04:29:37 PM V: 11 P: 231 2060918070930
449-9-01-9

LL-09-00001

ENCLOSURE
PLATE COPY

9. THE MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.

10. ENTIRE PRIVATE ROAD SHALL ACHIEVE 95% COMPACTION AND SHALL BE INSPECTED AND THE ROAD MEETS CURRENT KITITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF A BUILDING PERMIT FOR THIS LARGE LOT SUBDIVISION.

11. KITITAS 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.

12. 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 DOES NOT PROVIDE PROTECTION FOR THIS PLAT OR ANY PORTION THEREOF WILL NOT BE SUBJECT TO CURTAILMENT BY THE DEPARTMENT OF ECOLOGY OR A COUNTY OF WASH.

13. METERING WILL BE REQUIRED ON ALL NEW RESIDENTIAL WELL CONNECTIONS AND METERING RESULTS SHALL BE RECORDED IN A MANNER CONSISTENT WITH KITITAS COUNTY AND WASHINGTON STATE DEPARTMENT OF ECOLOGY REQUIREMENTS.

14. LOTS C, D, E, J AND K SHALL BE SERVED BY A COMMUNITY DRAINFIELD AND BE LIMITED TO 3,500 GALLONS OF WASTEWATER. LOTS G AND H SHALL SHARE A DRAINFIELD. THE LOCATION OF THE DRAINFIELD SITES WILL BE DETERMINED BY KITITAS COUNTY ENGINEERS. HOWEVER, THESE LOTS MAY USE INDIVIDUAL ON-SITE SEPTIC SYSTEMS IF A SITE EVALUATION IS PERFORMED AND A SITE IS DETERMINED TO BE ADEQUATE FOR A CONFORMING ON-SITE SYSTEM.

EXISTING LEGAL DESCRIPTION:
LOT 10 OF THAT CERTAIN SURVEY RECORDED APRIL 5, 2006, IN BOOK 32 OF SURVEYS, PAGE 125, UNDER AUDITOR'S FILE NUMBER 200604050035, RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON, BEING A PORTION OF SECTION 1, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., KITITAS COUNTY, STATE OF WASHINGTON.



NOTE:
THE EXISTING UTILITIES AS SHOWN ARE ONLY APPROXIMATE AND ARE NOT TO BE CONSIDERED AS A CONTRACTOR'S RESPONSIBILITY TO VERIFY THE SIZE, LOCATION, DEPTHS PRIOR TO STARTING CONSTRUCTION AND INFORM THE DESIGN ENGINEER OF ANY DISCREPANCIES.

Call Before You Dig
1-800-563-4344

NOTES:

1. BASIS OF BEARINGS AND SECTION BREAKDOWN ARE PER A SURVEY BY ENCOMPASS ENGINEERS FILE NUMBER 200604050035 AND THE SURVEYS REFERENCED THEREIN.
2. THE PURPOSE OF THIS DOCUMENT IS TO LARGE LOT SUBDIVIDE PARCEL 10 OF THAT CERTAIN SURVEY AS RECORDED IN BOOK 32 OF SURVEYS, PAGE 125, UNDER AUDITOR'S FILE NUMBER 200604050035, RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON INTO THE CONFIGURATION SHOWN ON SHEET 1 OF 2. (IT IS NOT WITHIN THE SCOPE OF THIS PROJECT TO SET THE LOT CORNERS)
3. THIS SURVEY WAS PERFORMED USING A TRIMBLE BR GPS. THE CONTROLLING MONUMENTS AND PROPERTY CORNERS WERE LOCATED, STAKED AND CHECKED FROM A CLOSED FIELD TRAVERSE IN EXCESS OF 1:10,000 LINEAR CLOSURE AFTER AZIMUTH ADJUSTMENT.
4. 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.
5. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD AND PROPAGATION OF NOXIOUS WEEDS. THIS SURVEY SHALL BE CONSIDERED TO PRECLUDE THE PROPAGATION OF NOXIOUS WEEDS.
6. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE KITITAS COUNTY ROAD STANDARDS.
7. AN APPROVED ACCESS PERMIT WILL BE REQUIRED FROM THE DEPARTMENT OF PUBLIC UTILITIES FOR ANY DRAINWAY ACCESS OR PERFORMING WORK WITHIN THE COUNTY ROAD RIGHT-OF-WAY.
8. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT EASTON RIDGE LAND COMPANY, INC., A WASHINGTON CORPORATION, OWNER IN FEE SHIPLE OF THE HEREN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HERIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 19th DAY OF August, 2009, A.D.

David W. Wicks
NAME
David W. Wicks
TITLE
President

ACKNOWLEDGEMENT

STATE OF WASHINGTON } S.S.
COUNTY OF Kititas

ON THIS 19th DAY OF August, 2009, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED David W. Wicks, PRESIDENT AND OWNER IN FEE SHIPLE OF THE EASTON RIDGE LARGE LOT SUBDIVISION, INC., a Washington Corporation, who acknowledged to me that he executed the foregoing instrument, 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 duly authorized to execute the said instrument, and that the seal affixed (if any) is the corporate seal of said corporation.

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



RECORDER'S CERTIFICATE 2009100710030
FILED FOR RECORD THIS 17th DAY OF OCT 2009 AT 10:00 AM IN BOOK 11 OF PLAT 3 AT PAGE 23 AT THE REQUEST OF

DAVID P. NELSON
SURVEYOR'S NAME
David P. Nelson
COUNTY AUDITOR

SURVEYOR'S CERTIFICATE
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF EASTON RIDGE LAND COMPANY, INC., INC. (SHEET 2 OF 2)

DAVID P. NELSON
SURVEYOR'S NAME
David P. Nelson
DATE
Certificate No. 18092

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

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT B & B CABLE COMPANY, A WASHINGTON CORPORATION, OWNER IN FEE SHIPLE OF THE HEREN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HERIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 19th DAY OF August, 2009, A.D.

Nathan R. Wicks
NAME
Nathan R. Wicks
TITLE
Secretary

ACKNOWLEDGEMENT

STATE OF WASHINGTON } S.S.
COUNTY OF Kititas

ON THIS 19th DAY OF August, 2009, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Nathan R. Wicks, SECRETARY AND OWNER IN FEE SHIPLE OF THE EASTON RIDGE LARGE LOT SUBDIVISION, INC., a Washington Corporation, who acknowledged to me that he executed the foregoing instrument, 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 duly authorized to execute the said instrument, and that the seal affixed (if any) is the corporate seal of said corporation.

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



DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT AMERICAN WEST BANK, THE UNDERSIGNED BENEFICIARY OF A DEED OF TRUST DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HERIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 22nd DAY OF August, 2009, A.D.

Michael E Koch
NAME
Michael E Koch
TITLE
SVP

ACKNOWLEDGEMENT

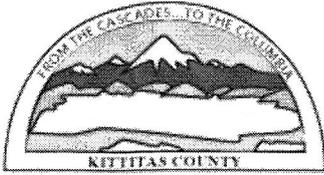
STATE OF WASHINGTON } S.S.
COUNTY OF Kititas

ON THIS 22nd DAY OF August, 2009, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Michael E Koch, SVP AND BENEFICIARY OF A DEED OF TRUST, who acknowledged to me that he executed the foregoing instrument, 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 duly authorized to execute the said instrument, and that the seal affixed (if any) is the corporate seal of said corporation.

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



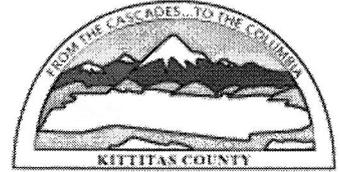
EASTON RIDGE LARGE LOT SUBDIVISION A Portion of Section 1, Township 20 N., Range 13 E., W.M. Kititas County, Washington		DWN BY	DATE	JOB NO.
		GW/SFT	08/2009	08135
CHKD BY	SCALE			
D. NELSON	N/A			
		SHEET	2 OF 2	



Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956209
Map Number: 20-13-01051-0017
Situs: UNKNOWN
Legal: ACRES 20.76; EASTON RIDGE LARGE LOT SUBDIVISION 09-00001, LOT S~SEC 01, TWP 20, RGE 13~

Ownership Information

Current Owner: EASTON RIDGE LAND CO INC
Address: PO BOX 687
City, State: ROSLYN WA
Zipcode: 98941-

Assessment Data

Tax District: 53
Land Use/DOR Code: 88
Open Space: YES
Open Space Date: 1/1/1975
Senior Exemption:
Deeded Acres: 20.76
Last Revaluation for Tax Year: 2011

Market Value

Land: 730
Imp: 0
Perm Crop: 0
Total: 730

Taxable Value

Land: 730
Imp: 0
Perm Crop: 0
Total: 730

Sales History

NO SALES HISTORY RECORDS FOUND

Building Permits

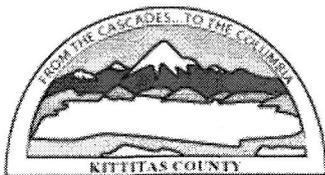
NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	EASTON RIDGE LAND CO INC	750	0	0	750	0	750	View Taxes
2010	EASTON RIDGE LAND CO INC	750	0	0	750	0	750	View Taxes

Parcel Comments

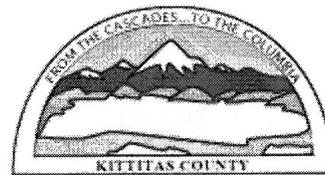
Number **Comment**



Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956208
Map Number: 20-13-01051-0016
Situs: UNKNOWN
Legal: ACRES 20.06; EASTON RIDGE LARGE LOT SUBDIVISION 09-00001, LOT R~SEC 01, TWP 20, RGE 13~

Ownership Information

Current Owner: EASTON RIDGE LAND CO INC
Address: PO BOX 687
City, State: ROSLYN WA
Zipcode: 98941-

Assessment Data

Tax District: 53
Land Use/DOR Code: 88
Open Space: YES
Open Space Date: 1/1/1975
Senior Exemption:
Deeded Acres: 20.06
Last Revaluation for Tax Year: 2011

Market Value

Land: 570
Imp: 0
Perm Crop: 0
Total: 570

Taxable Value

Land: 570
Imp: 0
Perm Crop: 0
Total: 570

Sales History

NO SALES HISTORY RECORDS FOUND

Building Permits

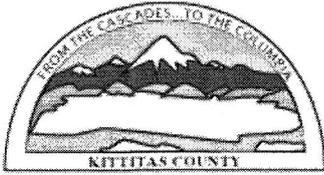
NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	EASTON RIDGE LAND CO INC	580	0	0	580	0	580	View Taxes
2010	EASTON RIDGE LAND CO INC	580	0	0	580	0	580	View Taxes

Parcel Comments

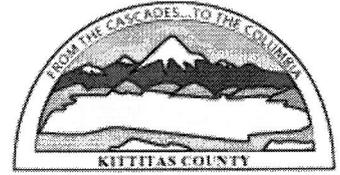
Number **Comment**



Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Ellensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary (Appraisal Details)

Parcel Information

Parcel Number: 956207
Map Number: 20-13-01051-0015
Situs: UNKNOWN
Legal: ACRES 20.12; EASTON RIDGE LARGE LOT
SUBDIVISION 09-00001, LOT Q~SEC 01, TWP
20, RGE 13~

Ownership Information

Current Owner: EASTON RIDGE LAND CO INC
Address: PO BOX 687
City, State: ROSLYN WA
Zipcode: 98941-

Assessment Data

Tax District: 53
Land Use/DOR Code: 88
Open Space: YES
Open Space Date: 1/1/1975
Senior Exemption:
Deeded Acres: 20.12
Last Revaluation for Tax Year: 2011

Market Value

Land: 500
Imp: 0
Perm Crop: 0
Total: 500

Taxable Value

Land: 500
Imp: 0
Perm Crop: 0
Total: 500

Sales History

NO SALES HISTORY RECORDS FOUND

Building Permits

NO ACTIVE PERMITS

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2011	EASTON RIDGE LAND CO INC	510	0	0	510	0	510	View Taxes
2010	EASTON RIDGE LAND CO INC	520	0	0	520	0	520	View Taxes

Parcel Comments

Number **Comment**

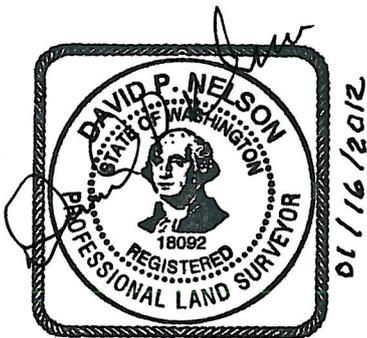


LEGAL DESCRIPTION
LOTS Q, R, & S

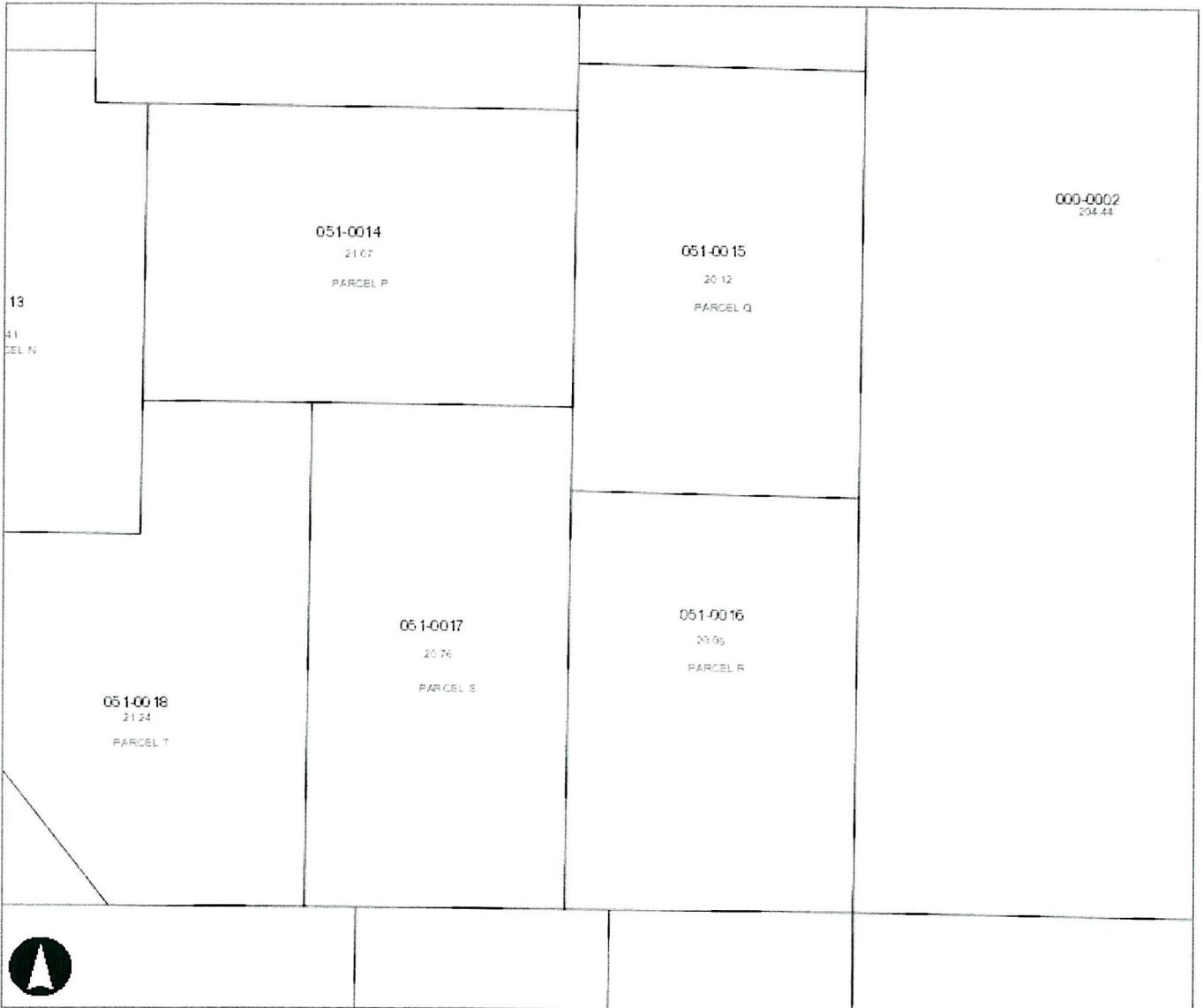
LOTS Q, R, AND S OF THE EASTON RIDGE LARGE LOT SUBDIVISION AS PER PLAT RECORDED OCTOBER 7, 2009 IN BOOK 11 OF PLATS AT PAGES 230 AND 231 UNDER AUDITOR'S FILE NUMBER 200910070030.

SITUATED IN SECTION 1, TOWNSHIP 20 NORTH, RANGE 13 EAST, W.M., KITITAS COUNTY, STATE OF WASHINGTON.

CONTAINING 60.94 ACRES



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JAN 17 2012
KITITAS COUNTY
CDS

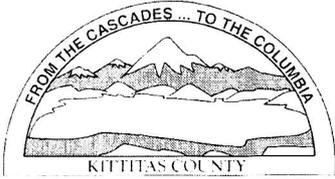


Map Center: Township:20 Range:13 Section:1

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KITTITAS COUNTY PERMIT CENTER
411 N. RUBY STREET, ELLENSBURG, WA 98926

RECEIPT NO.: 00013332

COMMUNITY DEVELOPMENT SERVICES
(509) 962-7506

PUBLIC HEALTH DEPARTMENT
(509) 962-7698

DEPARTMENT OF PUBLIC WORKS
(509) 962-7523

Account name: 025067

Date: 1/17/2012

Applicant: CRUSHE LLC

Type: check # 248

<u>Permit Number</u>	<u>Fee Description</u>	<u>Amount</u>
BL-12-00001	BOUNDARY LINE ADJUSTMENT MAJOR	225.00
BL-12-00001	BLA MAJOR FM FEE	65.00
BL-12-00001	PUBLIC WORKS BLA	90.00
BL-12-00001	ENVIRONMENTAL HEALTH BLA	125.00
	Total:	505.00