

RECORD OF SURVEY
LOTS 3 THROUGH 9, LOTS 15 THROUGH 17, & VACATED ALLEY, BLOCK 15 OF N.W.I.C. SOUTH ADDITION TO THE CITY OF ROSLYN
WITHIN THE N1/2 OF THE NE1/4 OF SECTION 20, TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M., KITTITAS COUNTY, WASHINGTON

LOT(S) 3 THROUGH 9, BLOCK 15 AND PORTION OF VACATED ALLEY OWNER:

WYOMING FARM, LLC
 PO BOX 761
 ROSLYN, WASHINGTON

KITTITAS COUNTY PARCEL AND MAP NUMBER:

251234 20-15-20056-1503

PREVIOUS LEGAL DESCRIPTION:

PARCEL B

LOTS 3, 4, 5, 6, 7, 8 AND 9, BLOCK 15, NORTHWESTERN IMPROVEMENT COMPANY'S SOUTH ADDITION TO THE CITY OF ROSLYN, IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 3 OF PLATS, PAGE 13, RECORDS OF SAID COUNTY.

TOGETHER WITH THE PORTION OF ALLEY LYING SOUTH OF CENTERLINE AND ADJACENT TO PARCEL PER BOARD OF COUNTY COMMISSIONER'S RESOLUTION NUMBER 2018-209, DATED DECEMBER 18, 2018.

REVISED LEGAL DESCRIPTION:

PARCEL B-1

LOTS 7 THROUGH 9, BLOCK 15, NORTHWESTERN IMPROVEMENT COMPANY'S SOUTH ADDITION TO THE CITY OF ROSLYN, IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 3 OF PLATS, PAGE 13, RECORDS OF SAID COUNTY.

TOGETHER WITH VACATED ALLEY PER BOARD OF COUNTY COMMISSIONER'S RESOLUTION NUMBER 2018-209, DATED DECEMBER 18, 2018.

EXCEPT THAT PORTION OF THE HEREIN DESCRIBED PARCEL LYING WESTERLY AND NORTHERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 9;
 THENCE N 87°06'02" W ALONG THE SOUTH LINE OF SAID HEREIN DESCRIBED PARCEL, 128.22 FEET TO THE TRUE POINT OF BEGINNING;
 THENCE N 5°22'38" W, 168.37 FEET, MORE OR LESS TO THE CENTERLINE OF THE VACATED ALLEY PER COUNTY COMMISSIONER'S RESOLUTION NUMBER 2018-209;
 THENCE N 67°27'00" E, 93.29 FEET, MORE OR LESS, ALONG SAID CENTERLINE TO THE EAST LINE OF SAID VACATED ALLEY AND TERMINUS OF DESCRIBED LINE.

LOTS(S) 15 THROUGH 17, BLOCK 15 AND PORTION OF VACATED ALLEY OWNER:

WYOMING FARM, LLC
 PO BOX 761
 ROSLYN, WASHINGTON

KITTITAS COUNTY PARCEL AND MAP NUMBER:

041234 20-15-20056-1515

PREVIOUS LEGAL DESCRIPTION:

PARCEL A

LOTS 15, 16 AND 17, BLOCK 15, NORTHWESTERN IMPROVEMENT COMPANY'S SOUTH ADDITION TO THE CITY OF ROSLYN, IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 3 OF PLATS, PAGE 13, RECORDS OF SAID COUNTY.

TOGETHER WITH THE PORTION OF ALLEY LYING NORTH OF CENTERLINE AND ADJACENT TO PARCEL PER BOARD OF COUNTY COMMISSIONER'S RESOLUTION NUMBER 2018-209, DATED DECEMBER 18, 2018.

REVISED LEGAL DESCRIPTION:

PARCEL A-1

LOTS 3 THROUGH 7 AND LOTS 15 THROUGH 17, BLOCK 15, NORTHWESTERN IMPROVEMENT COMPANY'S SOUTH ADDITION TO THE CITY OF ROSLYN, IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 3 OF PLATS, PAGE 13, RECORDS OF SAID COUNTY.

TOGETHER WITH VACATED ALLEY PER BOARD OF COUNTY COMMISSIONER'S RESOLUTION NUMBER 2018-209, DATED DECEMBER 18, 2018.

EXCEPT THAT PORTION OF THE HEREIN DESCRIBED PARCEL LYING EASTERLY AND SOUTHERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE SOUTHEAST CORNER OF LOT 9 OF SAID BLOCK 15;
 THENCE N 87°06'02" W ALONG THE SOUTH LINE OF SAID HEREIN DESCRIBED PARCEL, 128.22 FEET TO THE TRUE POINT OF BEGINNING;
 THENCE N 5°22'38" W, 168.37 FEET, MORE OR LESS TO THE CENTERLINE OF THE VACATED ALLEY PER COUNTY COMMISSIONER'S RESOLUTION NUMBER 2018-209;
 THENCE N 67°27'00" E, 93.29 FEET, MORE OR LESS, ALONG SAID CENTERLINE TO THE EAST LINE OF SAID VACATED ALLEY AND TERMINUS OF DESCRIBED LINE.

GENERAL NOTES:

1. THE PURPOSE OF THIS SURVEY IS TO ILLUSTRATE AND DELINEATE THE PARCELS, SHOWN HEREON, AND TO FACILITATE SATISFYING THE CONDITIONS FOR APPROVAL FOR AN APPLICATION FOR BOUNDARY LINE ADJUSTMENT SUBMITTED SEPARATELY TO KITTITAS COUNTY.
2. THIS SURVEY WAS PERFORMED USING A TRIMBLE S SERIES, 3" TOTAL STATION WITH RESULTING ACCURACY THAT MEETS OR EXCEEDS STANDARDS PER WAC 332-130-090.
3. THE INFORMATION ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE IN JUNE OF 2021 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL CONDITIONS EXISTING AT THAT TIME.
4. ALL MONUMENTS SHOWN AS FOUND WERE LOCATED DURING THE COURSE OF THIS SURVEY.
5. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS, ENCUMBRANCES, OR RESTRICTIONS OF RECORD OR OTHERWISE.
6. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION, SEE RECORD OF SURVEY, AFN NO. 201311210014, BOOK 38 OF SURVEYS, PAGE 248, RECORDS OF KITTITAS COUNTY, WASHINGTON. THE BASIS OF BEARINGS SHOWN HEREON IS THE SAME AS SAID SURVEY OF RECORD.

REFERENCES:

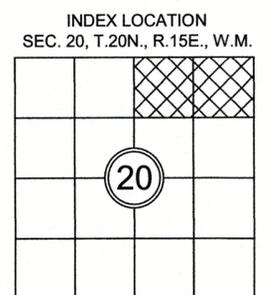
- R1. NORTHWESTERN IMPROVEMENT CO'S SOUTH ADDITION TO THE CITY OF ROSLYN
 AFN: 35839
 VOLUME 3 OF PLATS, PAGE 13
 DATE: SEPTEMBER 24, 1913
- R2. RECORD OF SURVEY
 AFN: 2019011110030
 BOOK 41 OF SURVEYS, PAGE 232
 DATE: JANUARY 11, 2019
- R3. RECORD OF SURVEY
 AFN: 201311210014
 BOOK 38 OF SURVEYS, PAGE 248
 DATE: NOVEMBER 21, 2013

REVIEW
DRAFT

RECEIVED
JUL 08 2021
Kittitas County CDS

BEFORE BLA
PARCEL A
TOTAL LOT AREA 23,112 SQ. FT. 0.531 AC.
PARCEL B
TOTAL LOT AREA 62,086 SQ. FT. 1.425 AC.

AFTER BLA
PARCEL A-1
TOTAL LOT AREA 62,088 SQ. FT. 1.425 AC.
PARCEL B-1
TOTAL LOT AREA 23,112 SQ. FT. 0.531 AC.

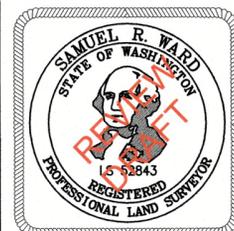


AUDITOR'S CERTIFICATE

FILED FOR RECORD, THIS _____ DAY OF _____, 2021,
 AT _____ M., IN BOOK _____ OF SURVEYS AT PAGE _____
 AT THE REQUEST OF APS SURVEY & MAPPING, INC.

JERALD V. PETTIT
 COUNTY AUDITOR

 DEPUTY 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 CHRIS MARTIN (WYOMING FARM, LLC), IN APRIL OF 2021.

Sam Ward 7/6/2021
 SAMUEL R. WARD, PLS DATE

STATE OF WASHINGTON CERTIFICATE NO. 52843

BOUNDARY LINE ADJUSTMENT NO. _____

TAX PARCEL NUMBERS 041234 & 251234
 510 S. THIRD ST. AND NHN W. WYOMING AVE., ROSLYN, WASHINGTON 98941

FOR
 CHRIS MARTIN (WYOMING FARM, LLC)

SURVEYED BY: JC	DRAWN BY: MAGG	CHECKED BY: VW	APPROVED BY: SRW
DATE: JULY 2021	APSSM JOB NO.: 1534003	ACAD NAME: 1534003-BLA.DWG	

APS
 SURVEY & MAPPING
Exceptional Service Has No Boundaries
 13221 S.E. 26TH STREET, SUITE A, BELLEVUE, WA 98005
 TEL: (425) 746-3200 WWW.APSSM.COM

SHEET
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 3

RECORD OF SURVEY
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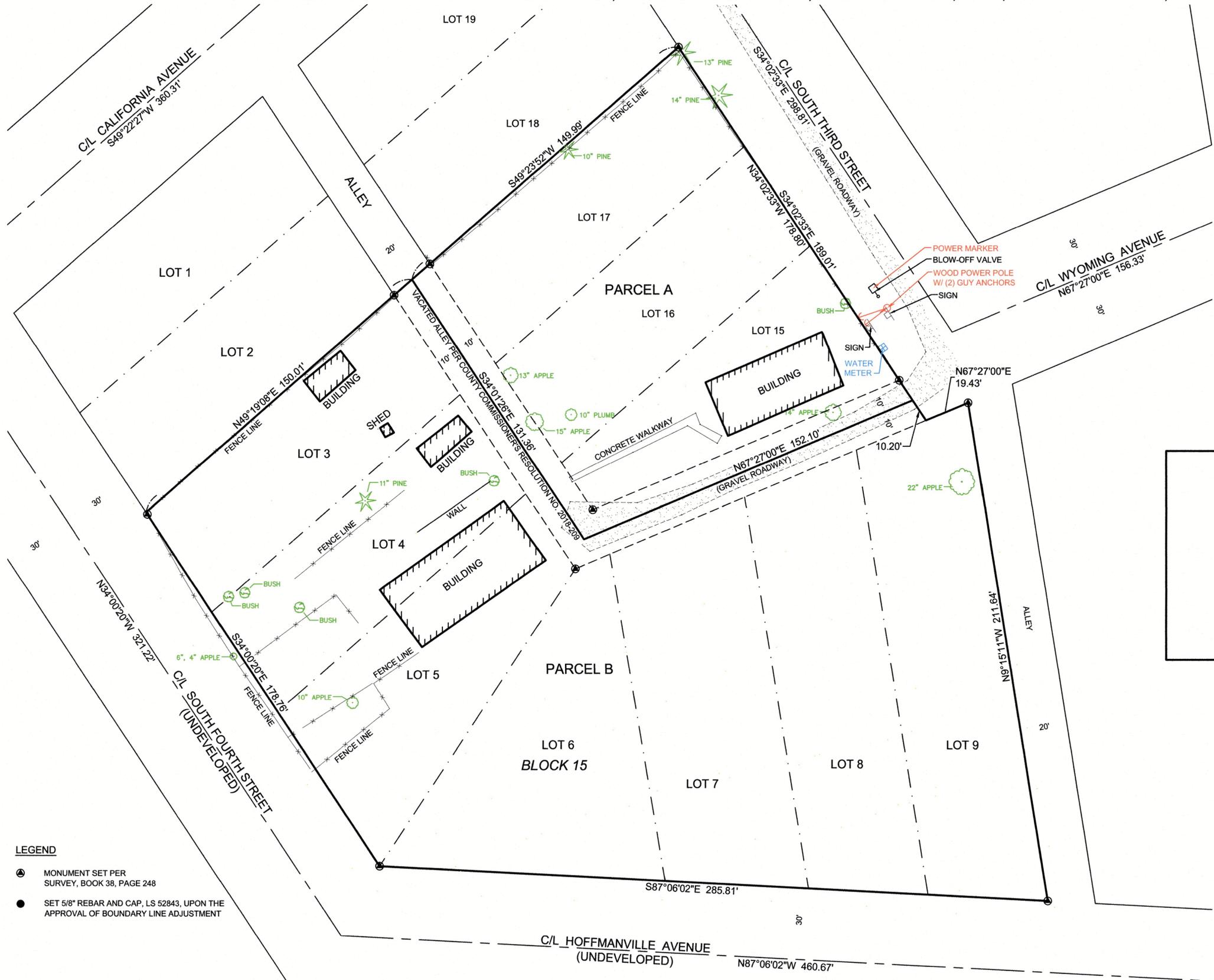
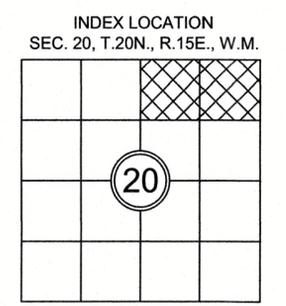


BEFORE BLA

REVIEW DRAFT

BEFORE BLA
PARCEL A
TOTAL LOT AREA 23,112 SQ. FT. 0.531 AC.
PARCEL B
TOTAL LOT AREA 62,086 SQ. FT. 1.425 AC.

RECEIVED
 JUL 08 2021
 Kittitas County CDS



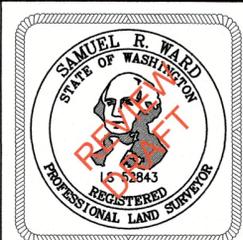
- LEGEND**
- MONUMENT SET PER SURVEY, BOOK 38, PAGE 248
 - SET 5/8" REBAR AND CAP, LS 52843, UPON THE APPROVAL OF BOUNDARY LINE ADJUSTMENT

AUDITOR'S CERTIFICATE

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 AT _____ M., IN BOOK _____ OF SURVEYS AT PAGE _____
 AT THE REQUEST OF APS SURVEY & MAPPING, INC.

JERALD V. PETTIT
 COUNTY AUDITOR

 DEPUTY AUDITOR



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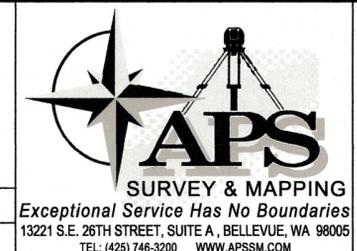
Samuel R. Ward 7/6/2021
 SAMUEL R. WARD, PLS DATE

STATE OF WASHINGTON CERTIFICATE NO. 52843

BOUNDARY LINE ADJUSTMENT NO. _____

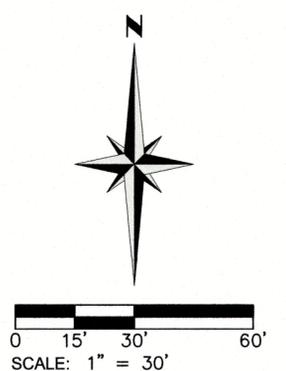
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 FOR
 CHRIS MARTIN (WYOMING FARM, LLC)

SURVEYED BY: JC	DRAWN BY: MAGG	CHECKED BY: VW	APPROVED BY: SRW
DATE: JULY 2021	APSSM JOB NO.: 1534003	ACAD NAME: 1534003-BLA.DWG	



SHEET
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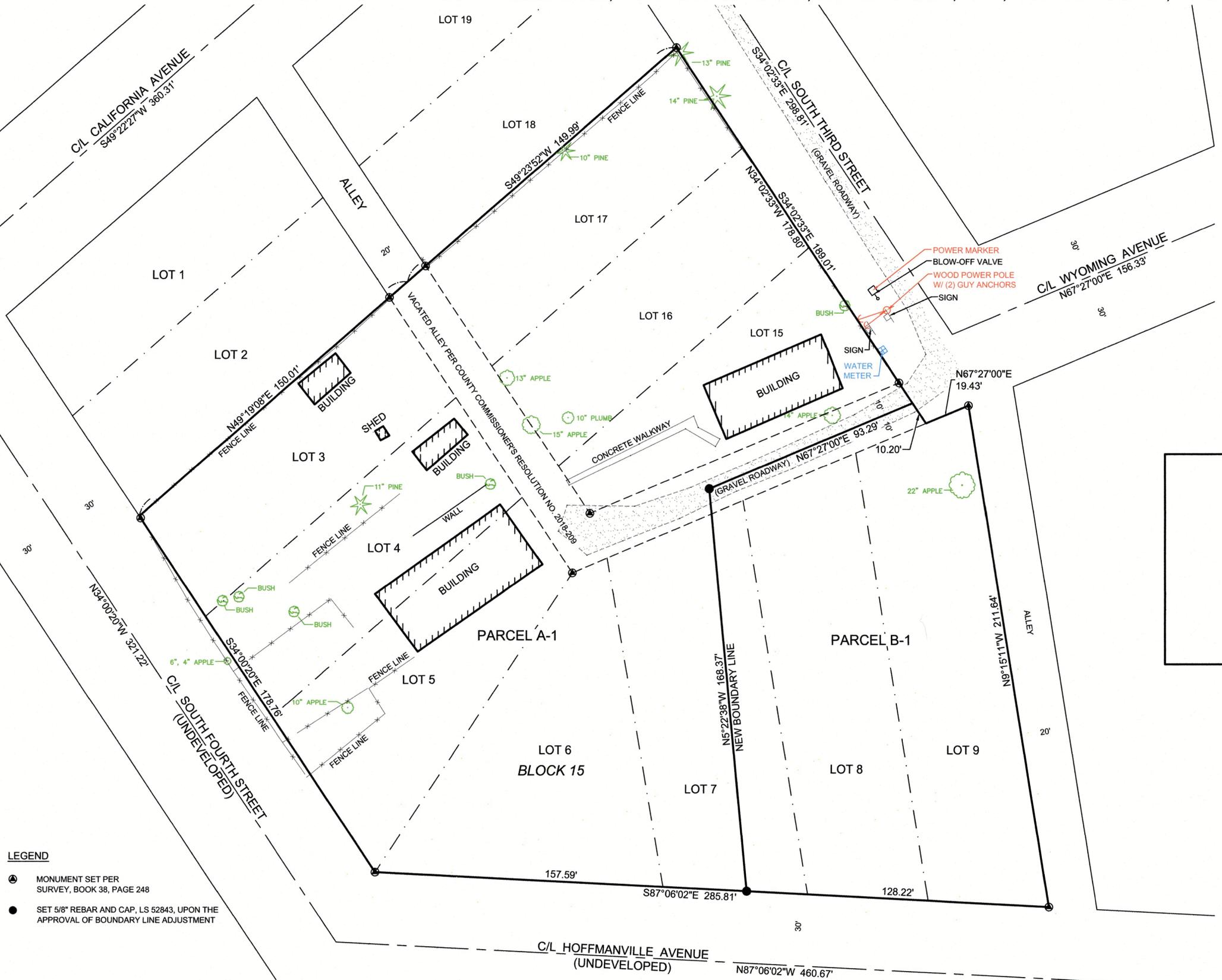
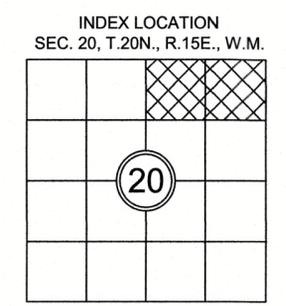


AFTER BLA

REVIEW DRAFT

AFTER BLA
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PARCEL B-1
TOTAL LOT AREA 23,112 SQ. FT. 0.531 AC.

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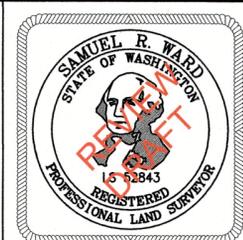
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