

VICINITY MAP (NTS)

APPROVALS

KITITTAS COUNTY DEPARTMENT OF PUBLIC WORKS

EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 200__

DIRECTOR, DEPARTMENT OF PUBLIC WORKS

KITITTAS COUNTY HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT 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 _____ DAY OF _____ A.D., 200__

KITITTAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY PLANNING DIRECTOR

I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITTAS COUNTY PLANNING COMMISSION.

DATED THIS _____ DAY OF _____ A.D., 200__

KITITTAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITITTAS COUNTY TREASURER

I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED.

PARCEL NO. 17-18-01086-0001, 0002 & 0003 AND PARCEL NO. 17-18-01087-0001, 0002, 0003 & 0004

DATED THIS _____ DAY OF _____ A.D., 200__

KITITTAS COUNTY TREASURER

CERTIFICATE OF KITITTAS COUNTY ASSESSOR

I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT HAS BEEN EXAMINED BY ME AND I FIND THE PROPERTY TO BE IN AN ACCEPTABLE CONDITION FOR PLATTING.

PARCEL NO. 17-18-01086-0001, 0002 & 0003 AND PARCEL NO. 17-18-01087-0001, 0002, 0003 & 0004

DATED THIS _____ DAY OF _____ A.D., 200__

KITITTAS COUNTY ASSESSOR

KITITTAS COUNTY BOARD OF COMMISSIONERS

EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 200__

BOARD OF COUNTY COMMISSIONERS
KITITTAS COUNTY, WASHINGTON

BY: _____
CHAIRMAN

ATTEST: _____
CLERK OF THE BOARD

NOTICE: THE APPROVAL OF THIS PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.

OWNER:

RICK WADE
PO BOX 1265
NORTH BEND WA 98045

LOTS 1-37 (7200 SQ.FT. MINIMUM)-1 DETENTION TRACT
SEWER: CITY OF ELLENSBURG
WATER: CITY OF ELLENSBURG
ZONE: RESIDENTIAL
EXISTING PARCEL NUMBERS: 17-18-01086-0001, 0002 & 0003 AND 17-18-01087-0001, 0002, 0003 & 0004

17-18-01061-2202
ALLAN WRIGHT
502 LOCUST ST
ELLENSBURG WA 98926

17-18-01061-2201
EILEEN STOUGARD
500 LOCUST ST
ELLENSBURG WA 98926

17-18-01043-0001
ROBERT SCHEFFELMAIER ERIX
1500 E SEATTLE AVE
ELLENSBURG WA 98926-9448

17-18-01043-0010
ALLEN R HARMON
708 S WILLOW ST
ELLENSBURG WA 98926-9631

17-18-01043-0009
ALLEY P HARMON
708 S WILLOW ST
ELLENSBURG WA 98926-9631

17-18-01043-0007
JOHN RAGSDALE
PO BOX 2043
ANAHEIM CA 92814-0043

17-18-12010-0006
THOMAS W & CURTIS B BULL
43 RED MOUNTAIN DR
ELLENSBURG WA 98926-9049

17-18-12010-0007
ROY V & FLORIDEL M BOWERS
620 KITITTAS HWY
ELLENSBURG WA 98926-8909

17-18-12010-0001
ROY V & FLORIDEL M BOWERS
620 KITITTAS HWY
ELLENSBURG WA 98926-8909

17-18-12010-0008
ROY V & FLORIDEL M BOWERS
620 KITITTAS HWY
ELLENSBURG WA 98926-8909

17-19-07000-0009
PATRICK CLERF
890 KITITTAS HWY
ELLENSBURG WA 98926

RECEIVED
FEB 22 2005

KITITTAS COUNTY DEPT. OF PUBLIC WORKS

EASTSIDE CONSULTANTS, INC.
ENGINEERS-SURVEYORS
214 PENNSYLVANIA AVE.
CLE ELUM, WASHINGTON 98922
PHONE: [509]674-7433
FAX : 674-7419

VISTA VIEW ESTATES
PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITTAS COUNTY, STATE OF WASHINGTON

17-18-01077-0004
RONALD J VOSHALL
PO BOX 1018
ELLENSBURG WA 98926-1018

17-18-01077-0003
SARAH F NICKEL
406 S OAK ST
ELLENSBURG WA 98926-9054

17-18-01094-0003
GERALD PLATT
306 OAK ST
ELLENSBURG WA 98926

17-18-01094-0002
WAYNE SMITH
117 FROST MT DR
ELLENSBURG WA 98926

17-19-06074-0003
DARRELL L HAZELWOOD
414 MOUNT DANIELS DR
ELLENSBURG WA 98926

17-19-06083-0001
FORREST BAMBRICK
609 MATHEWS
ELLENSBURG WA 98926

17-19-06057-0014
RODNEY E THOLE
705 S MATHEWS RD
ELLENSBURG WA 98926-9015

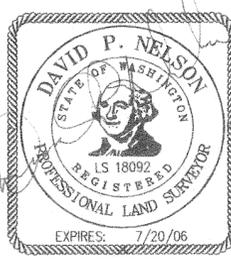
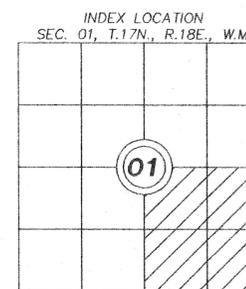
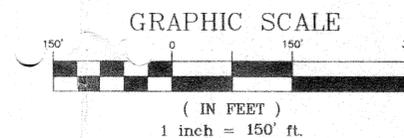
17-19-06057-0012
STANLEY L GRAY
709 S MATHEWS RD
ELLENSBURG WA 98926-9015

17-19-06079-0004
BRETT EASON
707 KITITTAS HWY
ELLENSBURG WA 98926



LEGEND

- SECTION CORNER COMMON TO FOUR SECTIONS.
- QUARTER CORNER COMMON TO TWO SECTIONS



RECORDER'S CERTIFICATE
Filed for record this.....day of 20.....at.....M
in book.....of.....at page.....at the request of
DAVID P. NELSON
County Auditor Deputy County Auditor

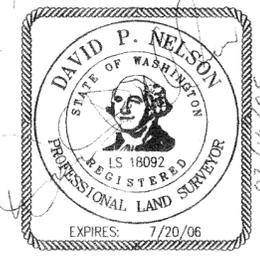
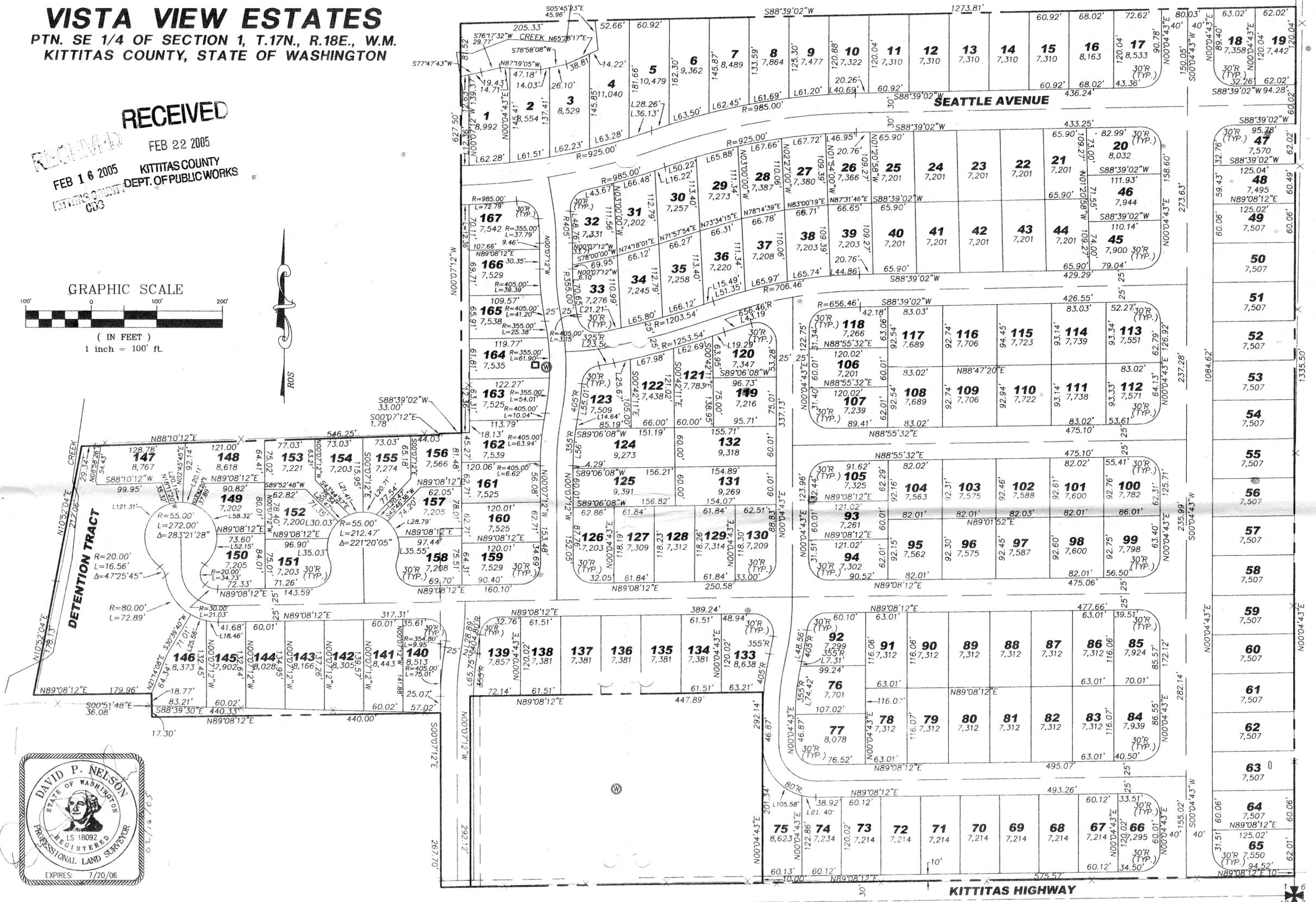
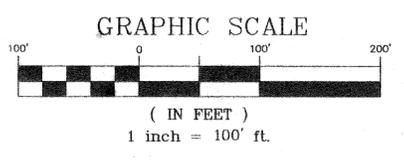
SURVEYOR'S CERTIFICATE
This map correctly represents a survey made by
me or under my direction in conformance with the
requirements of the Survey Recording Act at the
request of...RICK WADE...
in...DEC.....20.04.
DAVID P. NELSON
Certificate No. 18092

VISTA VIEW ESTATES
PTN. SE 1/4, SEC. 1, T.17N., R.18E., W.M.
KITITTAS COUNTY, STATE OF WASHINGTON
DWN BY S.K./G.W. DATE 02/05 JOB NO. 04663
CHKD BY D.NELSON SCALE 1"=150' SHEET 1 of 3

VISTA VIEW ESTATES

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

RECEIVED
FEB 22 2005
KITITAS COUNTY
DEPT. OF PUBLIC WORKS



RECORDER'S CERTIFICATE

Filed for record this.....day of 20.....at.....M
in book.....of.....at page.....at the request of

DAVID P. NELSON
Surveyor's Name

County Auditor

Deputy 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.....RICK WADE.....
in.....DEC.....20.04

DAVID P. NELSON
Certificate No. 18092



EASTSIDE CONSULTANTS, INC.
ENGINEERS-SURVEYORS
214 PENNSYLVANIA AVE.
CLE ELUM, WASHINGTON 98922
PHONE: [509]674-7433
FAX: 674-7419

VISTA VIEW ESTATES

PTN. SE 1/4, SEC. 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DWN BY	DATE	JOB NO.
S.K./G.W.	02/05	04663
CHKD BY	SCALE	SHEET
D.NELSON	1"=100'	2 OF 3

DEDICATION

VISTA VIEW ESTATES
PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITTITAS COUNTY, STATE OF WASHINGTON

RECEIVED
FEB 16 2005
RECEIVED
FEB 22 2005
KITTITAS COUNTY
DEPT. OF PUBLIC WORKS

KNOW ALL MEN BY THESE PRESENTS that WE THE UNDERSIGNED OWNERS IN FEE SIMPLE, OF THE LAND TO BE SUBDIVIDED do hereby declare this plat and dedicate to the public forever all roads and ways shown hereon with the right to make all necessary slopes for cuts and fills, and the right to continue to drain said roads and ways over and across any lot or lots, where water might take a natural course, in the original reasonable grading of the roads and ways shown hereon.

Following original reasonable grading of roads and ways hereon no drainage water on any lot or lots shall be diverted or blocked from their natural course so as to discharge upon any public road rights-of-way, or to hamper proper road drainage. Any enclosing of drainage waters in culverts or drains or rerouting thereof across any lot as may be undertaken by or for the owner of any lot, shall be done by and at the expense of such owner.

IN WITNESS WHEREOF, We have hereunto set our hands and seal this day of A.D., 20

EXISTING LEGAL DESCRIPTION:

LOTS 1, 2 AND 3 OF THE WADE SHORT PLAT NO. 1 (SP-94-35) AS PER SHORT PLAT RECORDED IN BOOK D OF SHORT PLATS AT PAGES 152 & 153, UNDER A TOR'S FILE NUMBER 574870, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

AND

LOTS A, B, C AND D OF THE WADE SHORT PLAT NO. 2 (SP-94-36) AS PER SHORT PLAT RECORDED IN BOOK D OF SHORT PLATS AT PAGES 154 & 155, UNDER AUDITOR'S FILE NUMBER 574871, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

ALL IN THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON.

ACKNOWLEDGEMENT

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF) s.s.

On this day of 20, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared President and Secretary, respectively, of the corporation that 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 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.

Notary Public in and for the State of Washington, residing at My appointment expires

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF) s.s.

On this day personally appeared before me to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that signed the same as free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this day of 20

Notary Public in and for the State of Washington, residing at My appointment expires

SURVEY NOTES:

- 1. INSTRUMENT: USING A NIKON DTM-521 THREE SECOND TOTAL STATION WITH RESULTING CLOSURES EXCEEDING THE MINIMUM ACCURACY STANDARDS AS SET FORTH BY WAC 332-130.
2. THE FOLLOWING RECORD OF SURVEY FILED WITH KITTITAS COUNTY, STATE OF WASHINGTON WAS USED TO CALCULATE OR ASCERTAIN THE BOUNDARY AS SHOWN HEREON...BOOK D OF SHORT PLATS, PAGES 152 & 153, AFN 574870 AND BOOK D OF SHORT PLATS, PAGES 154 & 155, AFN 574871. THE BASIS OF BEARINGS IS THE SAME AS THE AFOREMENTIONED RECORD OF SURVEYS.
3. THIS SURVEY MAY NOT SHOW ALL EASEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
4. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITTITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
5. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
6. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE SECTION 12.05 OF THE KITTITAS COUNTY ROAD STANDARDS.
7. ACCORDING TO KCRS 12.11.010, MAILBOX(S) SHALL BE "BREAK-AWAY" DESIGN AND BE APPROVED BY THE U.S. POSTAL SERVICE. SEE WSDOT STANDARD DRAWINGS H-12 SHEET 1-3.
8. THE PURPOSE OF THIS DOCUMENT IS TO PLAT LOTS 1, 2 & 3 OF SP-94-35, RECORDED IN BOOK D OF SHORT PLATS AT PAGES 152 & 153, AUDITOR'S FILE NUMBER 574870 AND LOTS A, B, C AND D OF SP-94-36, RECORDED IN BOOK D OF SHORT PLATS AT PAGES 154 & 155, AUDITOR'S FILE NUMBER 574871, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.
9. THE SUBJECT PROPERTY IS WITHIN OR NEAR EXISTING AGRICULTURAL OR OTHER NATURAL RESOURCE AREAS ON WHICH A VARIETY OF ACTIVITIES MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR CERTAIN PERIODS OF VARYING DURATION. AGRICULTURAL OR OTHER NATURAL RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. KITTITAS COUNTY HAS ADOPTED RIGHT TO FARM PROVISIONS CONTAINED IN THE SECTION 17.74 OF THE KITTITAS COUNTY ZONING CODE.

NOTE: THE EXISTING UTILITIES AS SHOWN ARE ONLY APPROXIMATE AND ARE BASED ON THE BEST AVAILABLE INFORMATION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE SIZE, TYPE, LOCATION, AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO STARTING CONSTRUCTION, AND INFORM THE DESIGN ENGINEER OF ANY DISCREPANCIES.

Call Before You Dig
1-800-553-4344

RECORDER'S CERTIFICATE

Filed for record this day of 20 at M in book of at page at the request of DAVID P. NELSON Surveyor's Name

County Auditor Deputy County Auditor

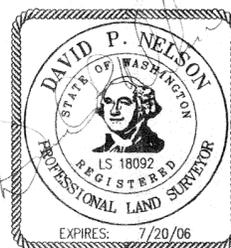
SURVEYOR'S CERTIFICATE

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 RICK WADE in DEC 20 04

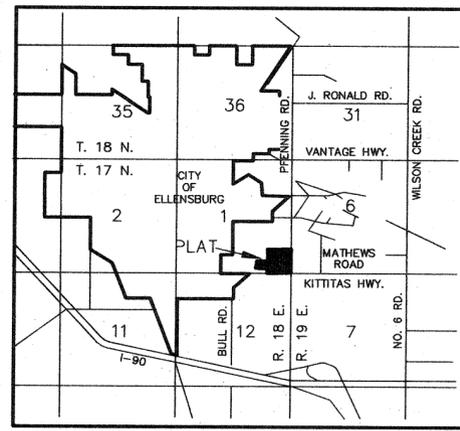
DAVID P. NELSON Certificate No. 18092

VISTA VIEW ESTATES
PTN. SE 1/4, SEC. 1, T.17N., R.18E., W.M.
KITTITAS COUNTY, STATE OF WASHINGTON

Table with 3 columns: DWN BY, DATE, JOB NO.; CHKD BY, SCALE, SHEET. Values include S.K./G.W., 02/05, 04663, D.NELSON, 3 of 3.



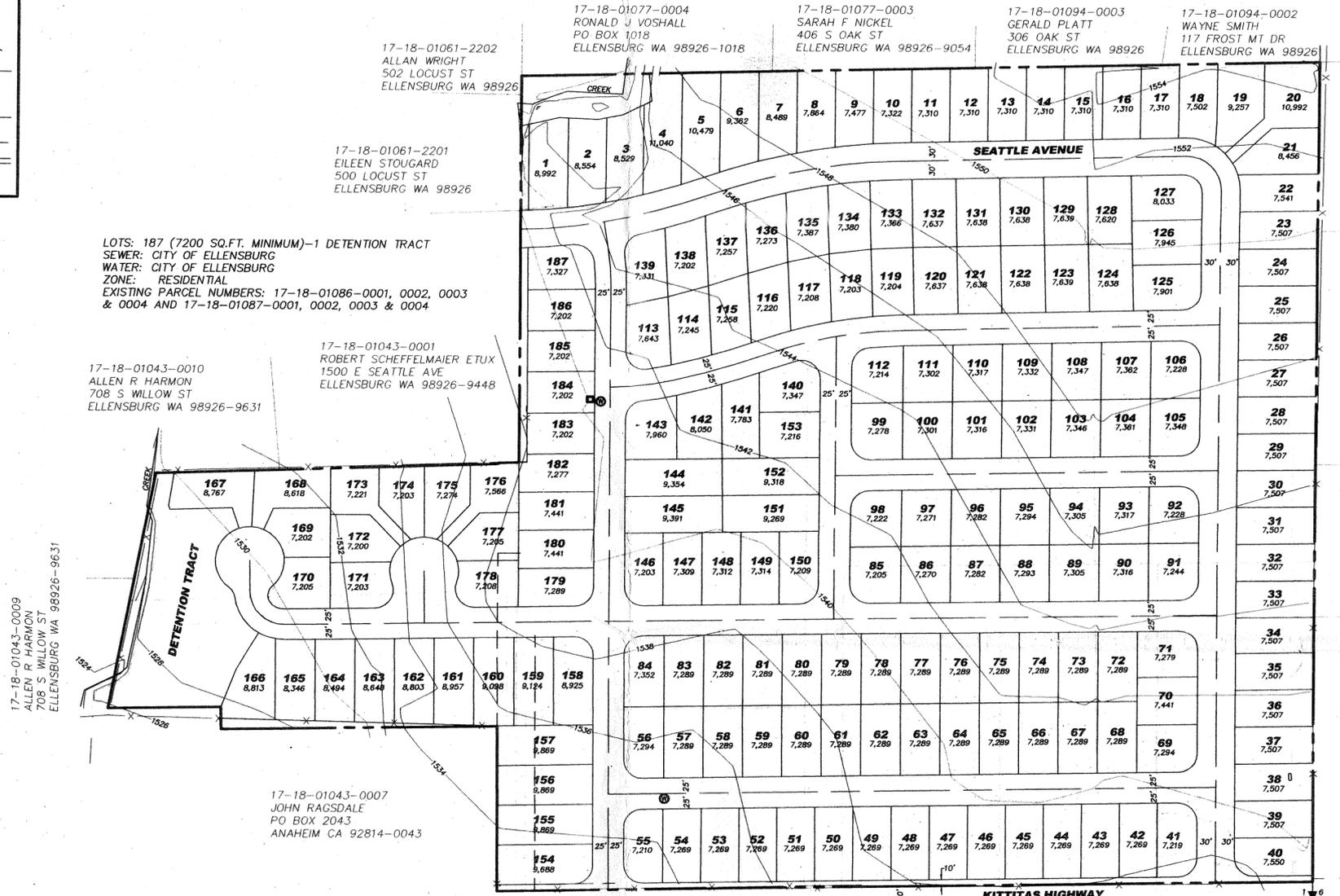
EASTSIDE CONSULTANTS, INC. ENGINEERS-SURVEYORS
214 PENNSYLVANIA AVE.
CLE ELUM, WASHINGTON 98922
PHONE: [509]674-7433
FAX: 674-7419



VICINITY MAP (NTS)

OWNER: RICK H. WADE & KAREN R. WADE P.O. BOX 1265 NORTH BEND, WA 98045 JOHN L. MILLER & DARLENE L. MILLER 2813 AIRPORT ROAD ELLENSBURG, WA 98926

VISTA VIEW ESTATES PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M. KITTITAS COUNTY, STATE OF WASHINGTON



LOTS: 187 (7200 SQ.FT. MINIMUM)-1 DETENTION TRACT SEWER: CITY OF ELLENSBURG WATER: CITY OF ELLENSBURG ZONE: RESIDENTIAL EXISTING PARCEL NUMBERS: 17-18-01086-0001, 0002, 0003 & 0004 AND 17-18-01087-0001, 0002, 0003 & 0004

17-18-01043-0009 ALLEN R. HARMON 708 S. WILLOW ST. ELLENSBURG WA 98926-9631

17-18-01043-0010 ALLEN R. HARMON 708 S WILLOW ST ELLENSBURG WA 98926-9631

17-18-01043-0001 ROBERT SCHEFFELMAIER ETUX 1500 E SEATTLE AVE ELLENSBURG WA 98926-9448

17-18-01043-0007 JOHN RAGSDALE PO BOX 2043 ANAHEIM CA 92814-0043

17-18-12010-0006 THOMAS W & CURTIS B BULL 43 RED MOUNTAIN DR ELLENSBURG WA 98926-9049

17-18-12010-0007 ROY V & FLORIDEL M BOWERS 620 KITTITAS HWY ELLENSBURG WA 98926-8909

17-18-12010-0001 ROY V & FLORIDEL M BOWERS 620 KITTITAS HWY ELLENSBURG WA 98926-8909

17-18-12010-0008 ROY V & FLORIDEL M BOWERS 620 KITTITAS HWY ELLENSBURG WA 98926-8909

17-19-06074-0003 DARRELL L HAZELWOOD 414 MOUNT DANIELS DR ELLENSBURG WA 98926

17-19-06083-0001 FORREST BAMBRICK 609 MATHEWS ELLENSBURG WA 98926

17-19-06057-0014 RODNEY E THOLE 705 S MATHEWS RD ELLENSBURG WA 98926-9015

17-19-06057-0012 STANLEY L GRAY 709 S MATHEWS RD ELLENSBURG WA 98926-9015

17-19-06079-0004 BRETT EASON 707 KITTITAS HWY ELLENSBURG WA 98926

17-19-07000-0009 PATRICK CLERF 890 KITTITAS HWY ELLENSBURG WA 98926

New Blue lines for Vista View Estates p-05-03

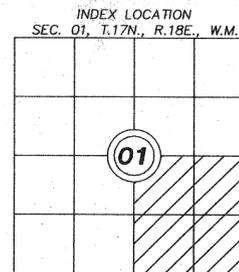
APPROVALS

Approval forms from Kittitas County Department of Public Works, Health Department, Planning Director, Treasurer, Assessor, and Board of Commissioners.

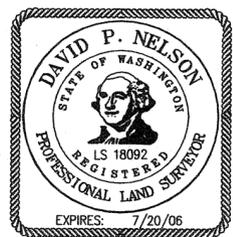
LEGEND SECTION CORNER COMMON TO FOUR SECTIONS QUARTER CORNER COMMON TO TWO SECTIONS

RECEIVED MAY 10 2005 KITTITAS COUNTY CDS

GRAPHIC SCALE (IN FEET) 1 inch = 150' ft.



EASTSIDE CONSULTANTS, INC. ENGINEERS-SURVEYORS 214 PENNSYLVANIA AVE. CLE ELUM, WASHINGTON 98922 PHONE: [509]674-7433 FAX: 674-7419

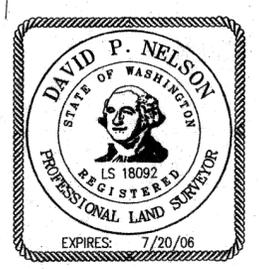
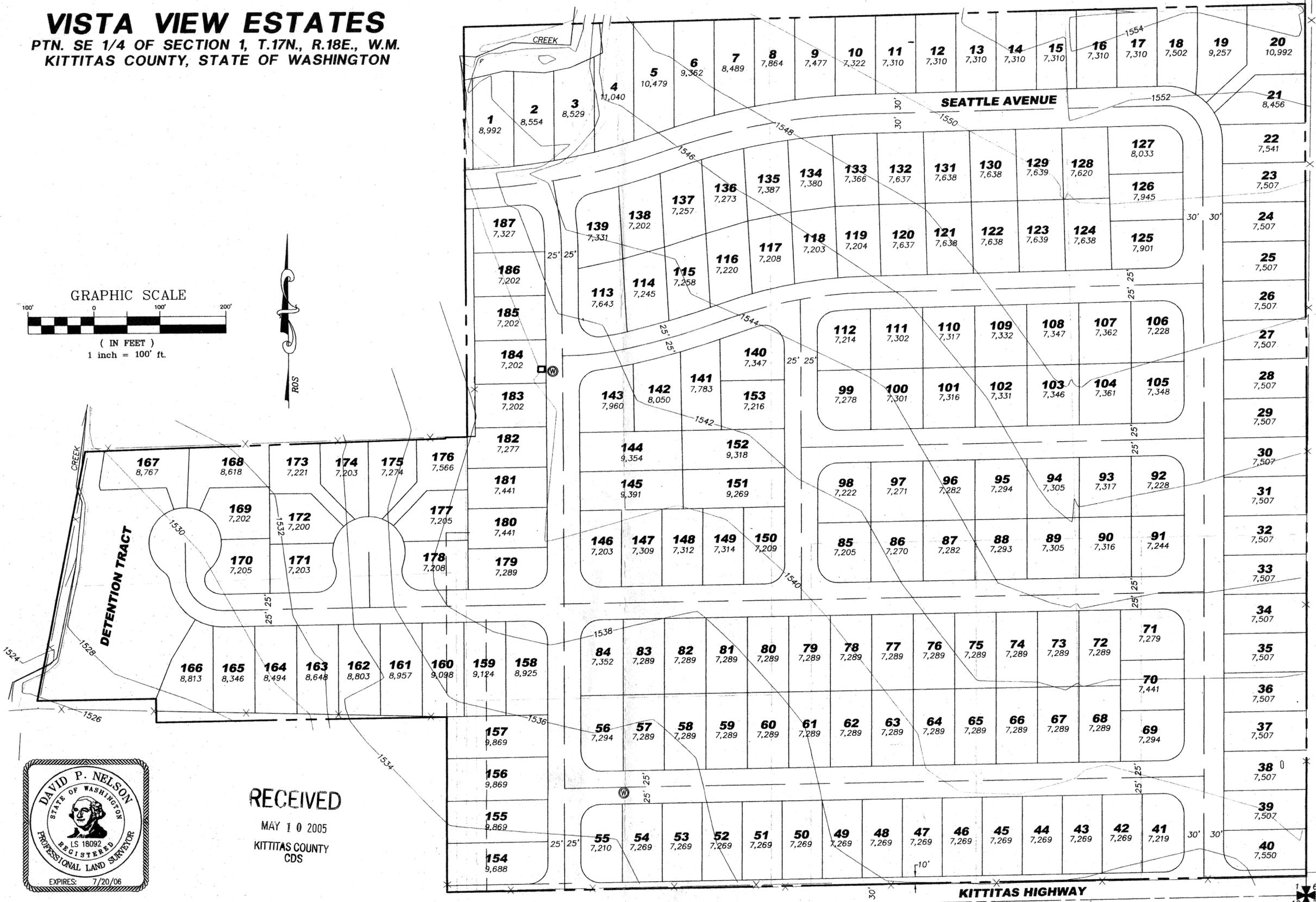
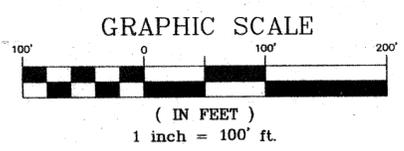


RECORDER'S CERTIFICATE Filed for record this...day of...at...M in book...of...at page...at the request of DAVID P. NELSON

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...M.D. JACKSON in...APRIL...2005 DAVID P. NELSON Certificate No. 18092

VISTA VIEW ESTATES PTN. SE 1/4, SEC. 1, T.17N., R.18E., W.M. KITTITAS COUNTY, STATE OF WASHINGTON. Table with columns: DWN BY, DATE, JOB NO., CHKD BY, SCALE, SHEET.

VISTA VIEW ESTATES
 PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
 KITTITAS COUNTY, STATE OF WASHINGTON



RECEIVED
 MAY 10 2005
 KITTITAS COUNTY
 CDS

RECORDER'S CERTIFICATE
 Filed for record this.....day of 20.....at.....M
 in book.....of.....at page.....at the request of
 DAVID P. NELSON
 Surveyor's Name
 County Auditor Deputy County Auditor

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 214 PENNSYLVANIA AVE.
 CLE ELUM, WASHINGTON 98922
 PHONE: [509]674-7433
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VISTA VIEW ESTATES		
PTN. SE 1/4, SEC. 1, T.17N., R.18E., W.M. KITTITAS COUNTY, STATE OF WASHINGTON		
DWN BY S.K./G.W.	DATE 04/05	JOB NO. 05577
CHKD BY D.NELSON	SCALE 1"=100'	SHEET 2 OF 3

VISTA VIEW ESTATES

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DIVISION I

APPROVALS

KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS
EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 200____
DIRECTOR, DEPARTMENT OF PUBLIC WORKS

KITITAS COUNTY HEALTH DEPARTMENT
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT 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 ____ DAY OF _____ A.D., 200____

KITITAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY PLANNING DIRECTOR
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT HAS BEEN EXAMINED BY ME AND I FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITAS COUNTY PLANNING COMMISSION.
DATED THIS ____ DAY OF _____ A.D., 200____

KITITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITITAS COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED. PARCEL NO. 17-18-01086-0001, 0002 & 0003 AND PARCEL NO. 17-18-01087-0001, 0002, 0003 & 0004
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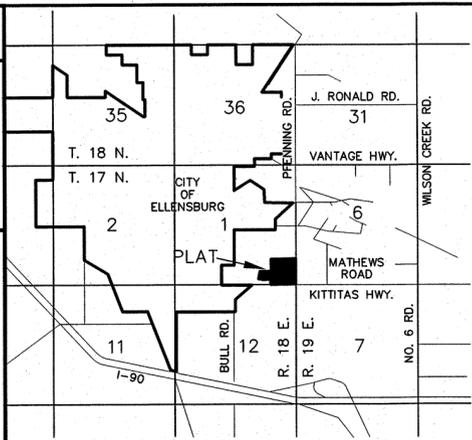
KITITAS COUNTY BOARD OF COMMISSIONERS
EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 200____

BOARD OF COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON

BY: _____
CHAIRMAN

ATTEST: _____
CLERK OF THE BOARD

NOTICE: THE APPROVAL OF THIS PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.



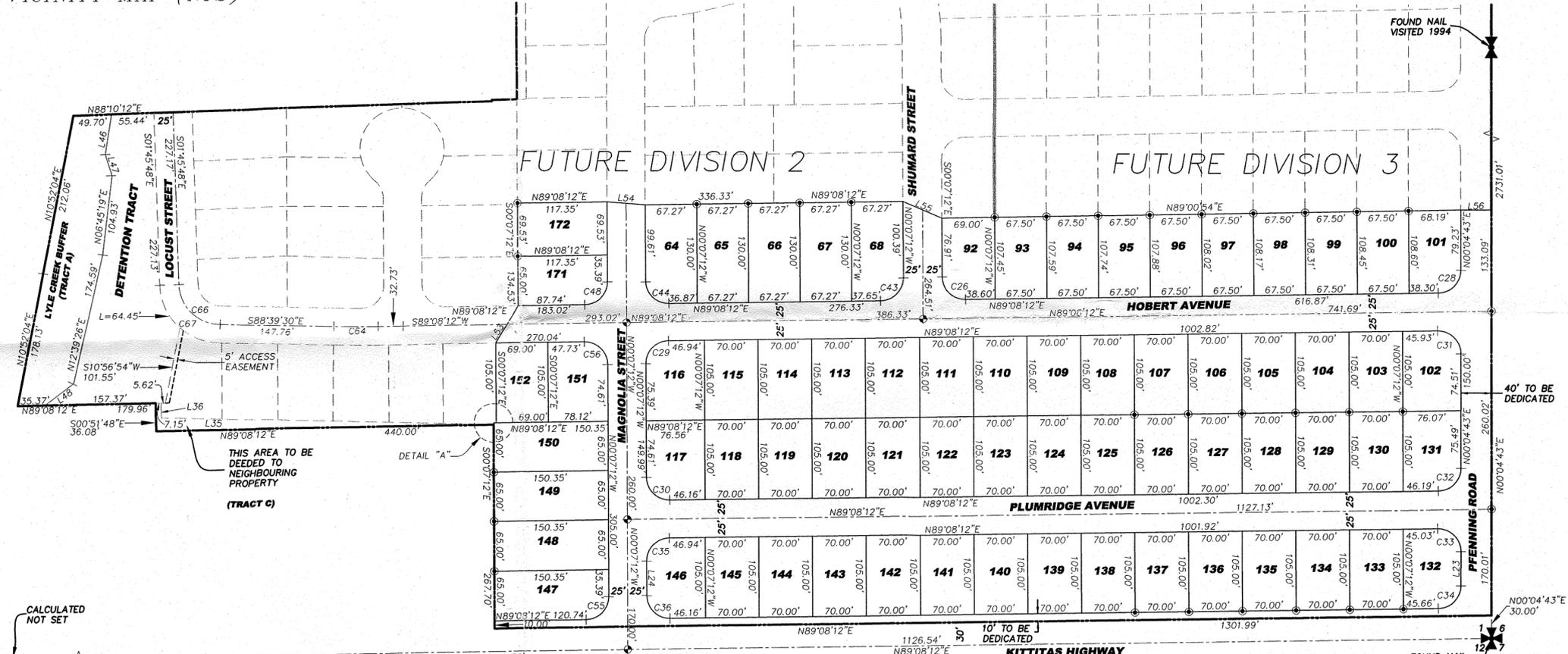
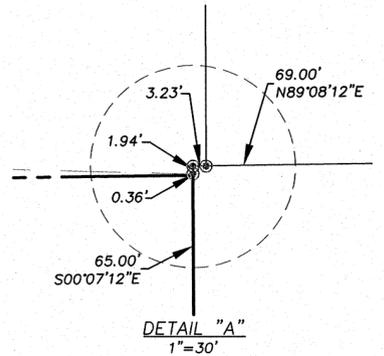
VICINITY MAP (NTS)

OWNER:
M.D. JACKSON
700 E MOUNTAIN VIEW AVE. STE 501
ELLENSBURG, WA 98926

LOTS: 68 (7200 SQ.FT. MINIMUM)-1 DETENTION TRACT
SEWER: CITY OF ELLENSBURG
WATER: CITY OF ELLENSBURG
ZONE: RESIDENTIAL
EXISTING PARCEL NUMBERS: 17-18-01086-0001, 0002, 0003 & 0004 AND 17-18-01087-0001, 0002, 0003 & 0004

SURVEY NOTES:

- AS LONG AS THE DETENTION TRACT AND TRACT A ARE PRIVATELY AND NOT PUBLICLY OWNED, THEY SHALL BE MAINTAINED BY THE "VISTA VIEW ESTATES HOMEOWNER'S ASSOCIATION", AS PER THE LATEST DEPARTMENT OF ECOLOGY'S "BEST MANAGEMENT PRACTICES" MANUAL.
- INCLUDED IN EACH DIVISION OF THIS PLAT ARE TEMPORARY UTILITY, DRAINAGE, IRRIGATION AND ROADWAY EASEMENTS EXTENDING INTO FUTURE DIVISIONS OF THE PLAT WHICH WILL BE MADE PERMANENT AS EACH PHASE IS CONSTRUCTED. REFER TO THE PROJECT CIVIL DRAWINGS ON FILE AT THE CITY OF ELLENSBURG.
- FRONT LOT CORNERS ARE LOCATED IN CURB AS AN EXTENSION OF THE LOT LINE.
- FOR LINE AND CURVE TABLES SEE SHEET 2.



VISTA VIEW ESTATES

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITTITAS COUNTY, STATE OF WASHINGTON

DIVISION I

LEGAL DESCRIPTION FOR VISTA VIEW ESTATES DIVISION 1

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, WHICH IS BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 1; THENCE NORTH 00°04'43" EAST, 30.00 FEET, ALONG THE EAST BOUNDARY LINE OF SAID SECTION 1, TO A POINT ON THE NORTH RIGHT-OF-WAY BOUNDARY LINE OF THE KITTITAS HIGHWAY AND THE TRUE POINT OF BEGINNING OF SAID LINE; THENCE CONTINUING ALONG SAID EAST BOUNDARY LINE, NORTH 00°04'43" EAST, 563.12 FEET; THENCE SOUTH 89°55'17" WEST, 40.00 FEET; THENCE SOUTH 89°00'54" WEST, 677.19 FEET; THENCE NORTH 66°19'28" WEST, 54.65 FEET; THENCE SOUTH 89°08'12" WEST, 336.35 FEET; THENCE NORTH 85°40'53" WEST, 50.15 FEET; THENCE SOUTH 89°08'12" WEST, 117.35 FEET; THENCE SOUTH 00°07'12" EAST, 134.53 FEET; THENCE SOUTH 30°26'51" WEST, 58.52 FEET; THENCE SOUTH 00°07'12" EAST, 105.00 FEET; THENCE SOUTH 89°08'12" WEST, 3.23 FEET; THENCE SOUTH 00°07'12" EAST, 270.00 FEET, MORE OR LESS, TO A POINT ON SAID NORTH RIGHT-OF-WAY BOUNDARY LINE; THENCE NORTH 89°08'12" EAST, ALONG SAID NORTH RIGHT-OF-WAY BOUNDARY LINE, 1301.99 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING AND TERMINUS OF SAID LINE.

CONTAINING 16.11 ACRES

LEGAL DESCRIPTION FOR VISTA VIEW ESTATES DETENTION TRACT & TRACT A

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, WHICH IS BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 1; THENCE NORTH 00°04'43" EAST, 30.00 FEET, ALONG THE EAST BOUNDARY LINE OF SAID SECTION 1, TO A POINT ON THE NORTH RIGHT-OF-WAY BOUNDARY LINE OF THE KITTITAS HIGHWAY; THENCE SOUTH 89°08'12" WEST, ALONG SAID NORTH RIGHT-OF-WAY BOUNDARY LINE, 1301.99 FEET; THENCE NORTH 00°07'12" WEST, 267.70 FEET; THENCE SOUTH 89°08'12" WEST, 440.00 FEET; THENCE NORTH 00°51'48" WEST, 36.08 FEET TO THE TRUE POINT OF BEGINNING OF SAID LINE; THENCE SOUTH 89°08'12" WEST, 179.96 FEET; THENCE NORTH 10°52'04" EAST, 390.19 FEET; THENCE NORTH 88°10'12" EAST, 105.14 FEET; THENCE SOUTH 01°45'48" EAST, 227.13 FEET, TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 80.00 FEET; THENCE ALONG SAID CURVE TO THE LEFT AN ARC LENGTH OF 64.45 FEET, THROUGH A CENTRAL ANGLE OF 46°09'38"; THENCE SOUTH 10°56'54" WEST, 101.55 FEET; THENCE SOUTH 89°08'12" WEST, 12.77 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING AND TERMINUS OF SAID LINE.

CONTAINING 1.34 ACRES

BACKFLOW PREVENTION:

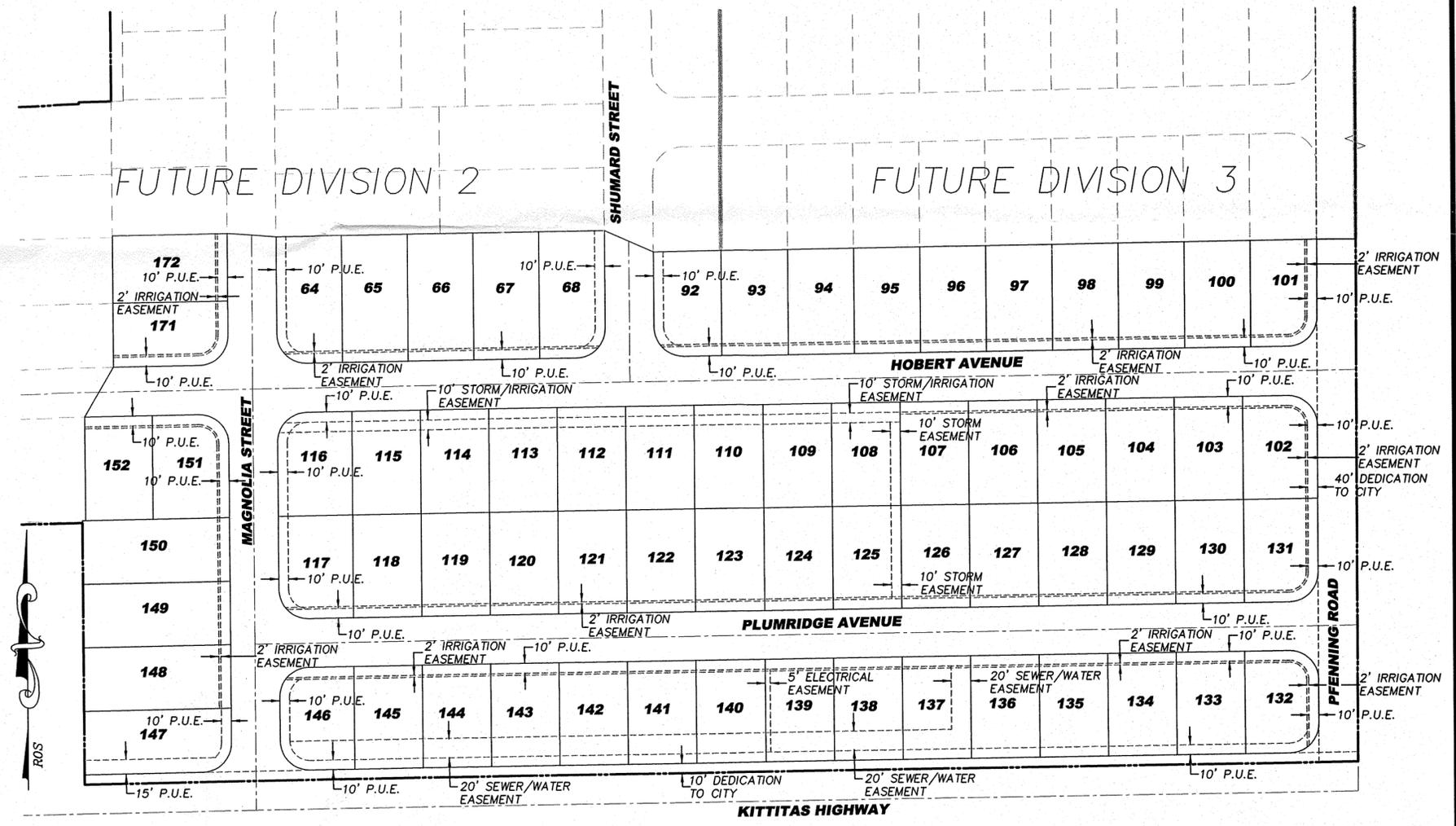
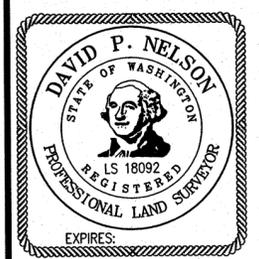
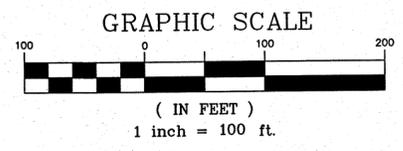
IN LIEU OF REQUIRING A BACKFLOW ASSEMBLY AT THE SERVICE ENTRANCE ON LOTS 64 THROUGH 68, 92 THROUGH 152, 171 AND 172 OF VISTA VIEW ESTATES DIVISION 1 PLAT, THE OWNER AGREES NOT TO INTERCONNECT, IN ANY FASHION, HIS/HER PRIVATE AUXILIARY WATER SYSTEM, AND TO DO NOTHING THAT WOULD LEAD TO THE OCCURRENCE OF A BACKFLOW EVENT. A CROSS CONNECTION IS A DIRECT LINK BETWEEN DOMESTIC WATER LINES AND A CONTAMINATED SOURCE. DECREASED PRESSURE ON THE PURVEYOR'S SIDE OF THE WATER METER MAY LEAD TO A BACKFLOW PROBLEM, AND THIS IS NOT ALLOWED PER WAC-246-290-490. OWNER FURTHER AGREES TO ACCEPT FULL LEGAL RESPONSIBILITY FOR ALL DAMAGES INCURRED AS A RESULT OF ANY SUCH CROSS CONNECTION, INCLUDING BACKFLOW EVENTS. THE OWNER ACKNOWLEDGES THAT HE/SHE HAS BEEN INFORMED BY THE CITY OF ELLENSBURG OF BACKFLOW PROTECTION REQUIREMENTS AND THE CONSEQUENCES OF A BACKFLOW EVENT.

PRIVATE PLAT NOTE:

PURCHASERS OF PROPERTY IN THE VISTA VIEW ESTATES - DIVISION 1 PLAT, A SINGLE FAMILY NEIGHBORHOOD, ACKNOWLEDGE, AS AN ASPECT OF PROPERTY OWNERSHIP, THAT THEY ARE PURCHASING PROPERTY IN A PLANNED COMMUNITY. THIS PLANNED COMMUNITY WILL HAVE A DIVERSITY OF HOUSING TYPES AND LAND USES INCLUDING, BUT NOT LIMITED TO, HOUSING OF DIFFERENT CONFIGURATIONS, ATTACHED AND DETACHED, SINGLE AND MULTI-STORY, RENTAL AND PERMANENT RESIDENCES.

LINE	BEARING	DISTANCE
L23	N00°04'43"E	45.00
L24	N00°07'12"W	44.99
L35	S88°39'30"E	433.18
L36	S00°51'48"E	19.05
L46	N08°58'26"E	53.57
L47	N17°18'35"W	29.66
L48	N52°59'00"E	47.28
L53	N30°26'51"E	58.52
L54	S85°40'53"E	50.15
L55	S66°19'28"E	54.65
L56	S89°55'17"E	40.00

CURVE	LENGTH	RADIUS	DELTA
C26	47.51	30.00	90°44'37"
C28	46.63	30.00	89°03'29"
C29	46.73	30.00	89°15'23"
C30	47.51	30.00	90°44'37"
C31	47.62	30.00	90°56'31"
C32	46.63	30.00	89°03'29"
C33	47.62	30.00	90°56'31"
C34	46.63	30.00	89°03'29"
C35	46.73	30.00	89°15'23"
C36	47.51	30.00	90°44'37"
C43	46.73	30.00	89°15'23"
C44	47.51	30.00	90°44'37"
C48	46.73	30.00	89°15'23"
C55	46.73	30.00	89°15'23"
C56	47.51	30.00	90°44'37"
C64	57.73	1500.00	2°12'19"
C66	83.41	55.00	86°53'42"
C67	121.33	80.00	86°53'42"



RECORDER'S CERTIFICATE

Filed for record this.....day of 20.....at.....M
in book.....of.....at page.....at the request of
DAVID P. NELSON
Surveyor's Name
.....
County Auditor Deputy 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.....MD. JACKSON.....
in.....MAY.....20.03
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

VISTA VIEW ESTATES DIVISION I
PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITTITAS COUNTY, STATE OF WASHINGTON

DWN BY DH	DATE 9/06	JOB NO. 05577
CHKD BY DNELSON	SCALE 1"=100'	SHEET 2 OF 3

VISTA VIEW ESTATES
PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DIVISION I

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.
IN WITNESS WHEREOF, We have set our hands and seals.

MICHAEL D. JACKSON - MANAGING MEMBER
M D JACKSON CO.

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF _____) s.s.

On this _____ day of _____, 200____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____ to me known to be the _____ President and _____ Secretary, respectively, of _____ the corporation that 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 _____ 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.

Notary Public in and for the State of Washington, residing at _____ My appointment expires _____

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.
IN WITNESS WHEREOF, We have set our hands and seals.

CASCADE VIEW, INC.

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF _____) s.s.

On this _____ day of _____, 200____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____ to me known to be the _____ President and _____ Secretary, respectively, of _____ the corporation that 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 _____ 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.

Notary Public in and for the State of Washington, residing at _____ My appointment expires _____

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.
IN WITNESS WHEREOF, We have set our hands and seals.

FRONTIER BANK

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF _____) s.s.

On this _____ day of _____, 200____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____ to me known to be the _____ President and _____ Secretary, respectively, of _____ the corporation that 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 _____ 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.

Notary Public in and for the State of Washington, residing at _____ My appointment expires _____

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.
IN WITNESS WHEREOF, We have set our hands and seals.

JOHN L. MILLER

DARLENE L. MILLER

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF _____) s.s.

On this _____ day of _____, 200____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____ to me known to be the _____ President and _____ Secretary, respectively, of _____ the corporation that 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 _____ 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.

Notary Public in and for the State of Washington, residing at _____ My appointment expires _____

EXISTING LEGAL DESCRIPTION:

LOTS 1, 2 3 AND 4 OF THE WADE SHORT PLAT NO. 1 (SP-94-35) AS PER SHORT PLAT RECORDED IN BOOK D OF SHORT PLATS AT PAGES 152 & 153, UNDER AUDITOR'S FILE NUMBER 574870, RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON.

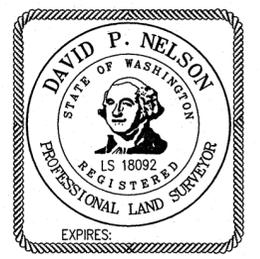
AND

LOTS A, B, C AND D OF THE WADE SHORT PLAT NO. 2 (SP-94-36) AS PER SHORT PLAT RECORDED IN BOOK D OF SHORT PLATS AT PAGES 154 & 155, UNDER AUDITOR'S FILE NUMBER 574871, RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON.

ALL IN THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, W.M., KITITAS COUNTY, STATE OF WASHINGTON.

SURVEY NOTES:

- 1. INSTRUMENT: USING A NIKON DTM-521 THREE SECOND TOTAL STATION WITH RESULTING CLOSURES EXCEEDING THE MINIMUM ACCURACY STANDARDS AS SET FORTH BY WAC 332-130.
2. THE FOLLOWING RECORD OF SURVEY FILED WITH KITITAS COUNTY, STATE OF WASHINGTON WAS USED TO CALCULATE OR ASCERTAIN THE BOUNDARY AS SHOWN HEREON...BOOK D OF SHORT PLATS, PAGES 152 & 153, AFN 574870 AND BOOK D OF SHORT PLATS, PAGES 154 & 155, AFN 574871. THE BASIS OF BEARINGS IS THE SAME AS THE AFOREMENTIONED RECORD OF SURVEYS.
3. THIS SURVEY MAY NOT SHOW ALL EASEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
4. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
5. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
6. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE SECTION 12.05 OF THE KITITAS COUNTY ROAD STANDARDS.
7. ACCORDING TO KCRS 12.11.010, MAILBOX(S) SHALL BE "BREAK-AWAY" DESIGN AND BE APPROVED BY THE U.S. POSTAL SERVICE. SEE WSDOT STANDARD DRAWINGS H-12 SHEET 1-3.
8. THE PURPOSE OF THIS DOCUMENT IS TO PLAT LOTS 1, 2, 3 & 4 OF SP-94-35, RECORDED IN BOOK D OF SHORT PLATS AT PAGES 152 & 153, AUDITOR'S FILE NUMBER 574870 AND LOTS A, B, C AND D OF SP-94-36, RECORDED IN BOOK D OF SHORT PLATS AT PAGES 154 & 155, AUDITOR'S FILE NUMBER 574871, RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON.
9. THE SUBJECT PROPERTY IS WITHIN OR NEAR EXISTING AGRICULTURAL OR OTHER NATURAL RESOURCE AREAS ON WHICH A VARIETY OF ACTIVITIES MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR CERTAIN PERIODS OF VARYING DURATION. AGRICULTURAL OR OTHER NATURAL RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. KITITAS COUNTY HAS ADOPTED RIGHT TO FARM PROVISIONS CONTAINED IN THE SECTION 17.74 OF THE KITITAS COUNTY ZONING CODE.



RECORDER'S CERTIFICATE

Filed for record this.....day of 20.....at.....M in book.....of.....at page.....at the request of
DAVID P. NELSON
Surveyor's Name
County Auditor Deputy 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.....MD. JACKSON in MAY.....20.03
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

Table with 3 columns: DWN BY, DATE, JOB NO., CHKD BY, SCALE, SHEET. Includes details for Vista View Estates Division I, including job number 05577 and sheet 3 of 3.

VISTA VIEW ESTATES

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DIVISION 4 A PLAT ALTERATION

SURVEY NOTES:

- AS LONG AS THE STORM DRAIN DETENTION AREAS ARE PRIVATELY AND NOT PUBLICLY OWNED, IT WILL BE OPERATED AND MAINTAINED BY MDJ DEVELOPMENT, INC. UNTIL THE DECLARATION AND COVENANTS FOR THE VISTA VIEW ESTATES IS RECORDED AT WHICH TIME THE HOMEOWNERS ASSOCIATION WILL ASSUME OPERATION AND MAINTENANCE RESPONSIBILITIES. IF MDJ DEVELOPMENT, INC. OR HOMEOWNERS ASSOCIATION FAIL IN THEIR RESPONSIBILITIES TO OPERATE AND MAINTAIN PER THE REQUIREMENTS OF THE PLAT OR SHOULD THESE ENTITIES DISSOLVE, THE OPERATION AND MAINTENANCE OF THIS REQUIREMENT SHALL BECOME THE RESPONSIBILITY OF THE OWNERS OF LOTS 64 THROUGH 68, 92 THROUGH 107, 126 THROUGH 137, 147 THROUGH 152, 171 AND 172, AND THE OWNER(S) OF DIVISION 4 SHOWN HEREON. SAID OPERATION AND MAINTENANCE TO BE IN ACCORDANCE WITH THE PERTINENT DEPARTMENT OF ECOLOGY "BEST MANAGEMENT PRACTICES" MANUAL.
- THE MAINTENANCE OF KITITAS HIGHWAY SWALE SHALL BE THE RESPONSIBILITY OF LOTS 132 THROUGH 137, 147 AND THE OWNER(S) OF DIVISION 4 LOTS FRONTING THE SAID SWALE AS SHOWN HEREON. SAID OPERATION AND MAINTENANCE TO BE IN ACCORDANCE WITH THE PERTINENT DEPARTMENT OF ECOLOGY "BEST MANAGEMENT PRACTICES" MANUAL.
- INCLUDED IN EACH DIVISION OF THIS PLAT ARE TEMPORARY UTILITY, DRAINAGE, IRRIGATION AND ROADWAY EASEMENTS EXTENDING INTO FUTURE DIVISIONS OF THE PLAT WHICH WILL BE MADE PERMANENT AS EACH PHASE IS CONSTRUCTED. REFER TO THE PROJECT CIVIL DRAWINGS ON FILE AT THE CITY OF ELLENSBURG.
- FRONT LOT CORNERS ARE LOCATED IN CURB AS AN EXTENSION OF THE LOT LINE.
- ACCESS TO TRACT B WILL BE VIA MAGNOLIA STREET AND HOBART AVENUE.

APPROVALS

KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS
EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 200__

KITITAS COUNTY ENGINEER

KITITAS COUNTY HEALTH DEPARTMENT
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES DIV. 4 PLAT 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 ____ DAY OF _____ A.D., 200__

KITITAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY PLANNING DIRECTOR
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES DIV. 4 PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITAS COUNTY PLANNING COMMISSION.

DATED THIS ____ DAY OF _____ A.D., 200__

KITITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITITAS COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED. PARCEL NO. 17-18-01086-0004 (663537)

DATED THIS ____ DAY OF _____ A.D., 200__

KITITAS COUNTY TREASURER

CERTIFICATE OF KITITAS COUNTY ASSESSOR
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES DIV. 4 PLAT HAS BEEN EXAMINED BY ME AND I FIND THE PROPERTY TO BE IN AN ACCEPTABLE CONDITION FOR PLATTING. PARCEL NO. 17-18-01086-0004 (663537)

DATED THIS ____ DAY OF _____ A.D., 200__

KITITAS COUNTY ASSESSOR

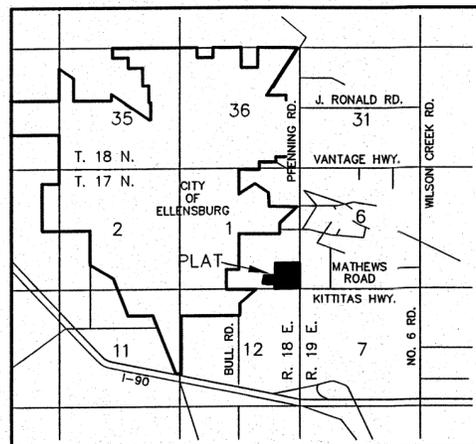
KITITAS COUNTY BOARD OF COMMISSIONERS
EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 200__

BOARD OF COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON

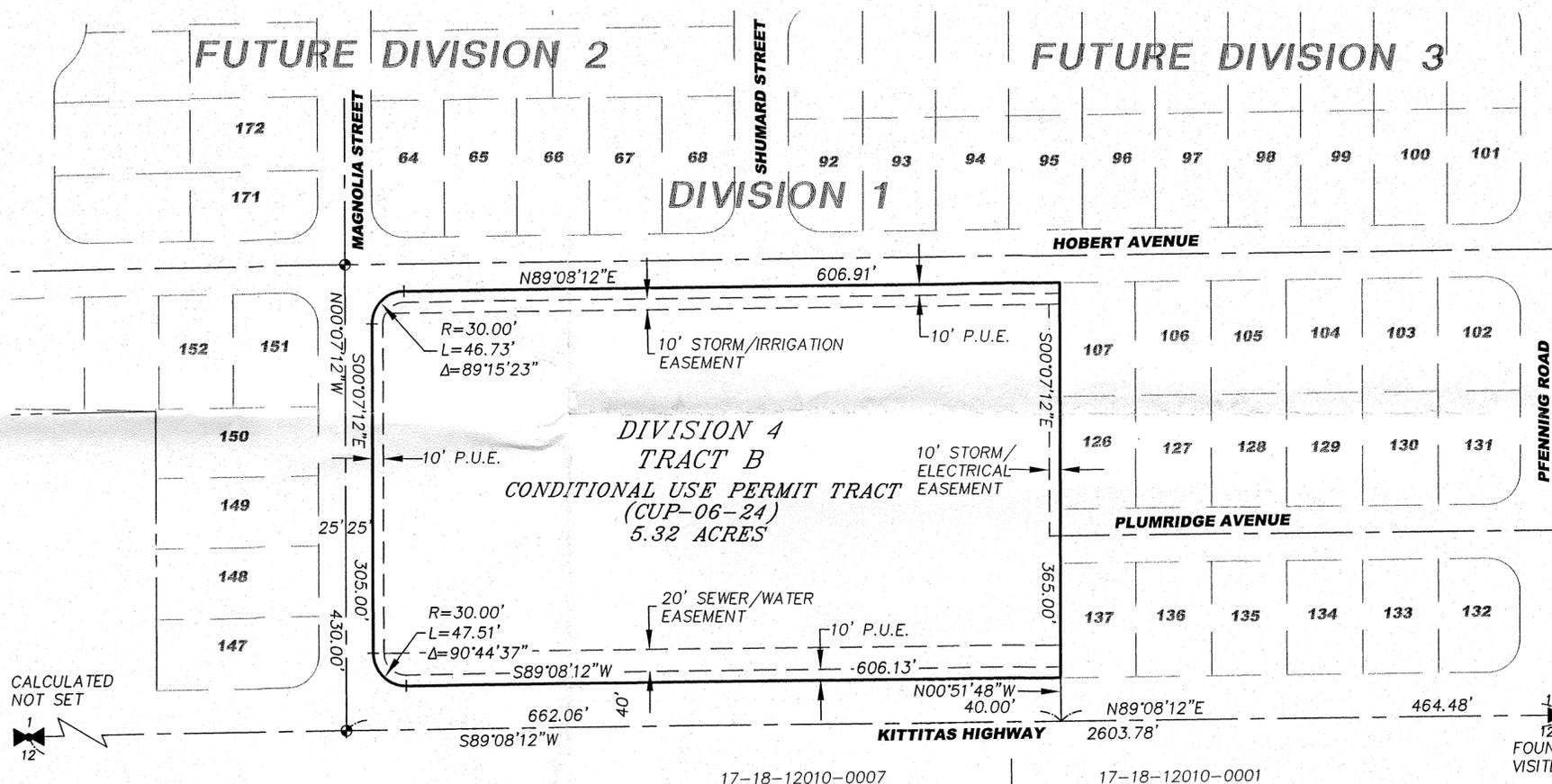
BY: _____
CHAIRMAN

ATTEST: _____
CLERK OF THE BOARD

NOTICE: THE APPROVAL OF THIS PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.

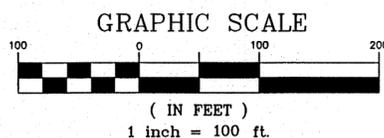
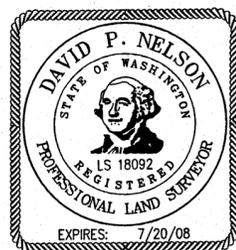


VICINITY MAP (NTS)



CALCULATED NOT SET

FOUND NAIL VISITED 1994



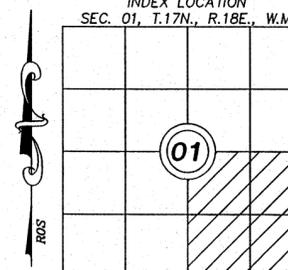
OWNER:
CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, A UTAH CORPORATION
50 E N TEMPLE ST 22ND FL
SALT LAKE CITY, UTAH 84150

LOTS: 1 LOT (5.32 ACRES)
SEWER: CITY OF ELLENSBURG
WATER: CITY OF ELLENSBURG
ZONE: RESIDENTIAL
EXISTING PARCEL NUMBER:
17-18-01086-0004 (663537)

LEGEND

- SECTION CORNER COMMON TO FOUR SECTIONS.
- QUARTER CORNER COMMON TO TWO SECTIONS
- CENTERLINE MONUMENT W/STRADDLES
- FOUND IRON ROD & CAP W/LS# 18092
- P.U.E. PUBLIC UTILITY EASEMENT

INDEX LOCATION
SEC. 01, T.17N., R.18E., W.M.



RECORDER'S CERTIFICATE

Filed for record this _____ day of _____ 20____ at _____ M
in book _____ of _____ at page _____ at the request of

DAVID P. NELSON
Surveyor's Name

County Auditor

Deputy 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 CHURCH OF LATTER DAY SAINTS
in _____ OCT. _____ 20.07

DAVID P. NELSON DATE 10/22/07
Certificate No. 18092

Encompass

ENGINEERING & SURVEYING

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

VISTA VIEW ESTATES DIVISION 4 - A PLAT ALTERATION

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DWN BY D.H./G.W.	DATE 10/06	JOB NO. 05577
CHKD BY D. NELSON	SCALE 1"=100'	SHEET 1 OF 2

RECEIVED
OCT 29 2007
KITITAS COUNTY
CDS

VISTA VIEW ESTATES

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DIVISION 4 A PLAT ALTERATION

DEDICATION

KNOW ALL MEN BY THESE PRESENT

That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.

IN WITNESS WHEREOF, We have set our hands and seals.

CORPORATION OF THE PRESIDING BISHOP OF THE
CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS,
A UTAH CORPORATION

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF _____) s.s.

On this _____ day of _____, 200____
before me, the undersigned, a Notary Public in and for the State of Washington, duly
commissioned and sworn, personally appeared _____
to me known to be the _____ President
and _____ Secretary, respectively, of
_____ the corporation that 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 _____ 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.

Notary Public in and for the State of
Washington, residing at _____
My appointment expires _____

EXISTING LEGAL DESCRIPTION:

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP
17 NORTH, RANGE 18 EAST, WHICH IS BOUNDED BY A LINE DESCRIBED
AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 1; THENCE
SOUTH 89°08'12" WEST, ALONG THE SOUTHERN BOUNDARY LINE OF
SAID SOUTHEAST QUARTER, 464.48 FEET; THENCE NORTH 00°51'48"
WEST, 40.00 FEET, TO THE TRUE POINT OF BEGINNING OF SAID LINE;
THENCE SOUTH 89°08'12" WEST, PARALLEL WITH THE SOUTHERN
BOUNDARY LINE OF SAID SOUTHEAST QUARTER, 606.13 FEET, TO THE
BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 30.00
FEET; THENCE ALONG SAID CURVE TO THE RIGHT AN ARC LENGTH OF
47.51 FEET, THROUGH A CENTRAL ANGLE OF 90°44'37"; THENCE NORTH
00°07'12" WEST, 305.00 FEET, TO THE BEGINNING OF A CURVE TO THE
RIGHT, HAVING A RADIUS OF 30.00 FEET; THENCE ALONG SAID CURVE
TO THE RIGHT AN ARC LENGTH OF 46.73 FEET, THROUGH A CENTRAL
ANGLE OF 89°15'23"; THENCE NORTH 89°08'12" EAST, 606.91 FEET;
THENCE SOUTH 00°07'12" EAST, 365.00 FEET, TO THE TRUE POINT OF
BEGINNING AND TERMINUS OF SAID LINE.

ALL BEING A PORTION OF LOTS 3 AND 4 OF THE WADE SHORT PLAT
NO. 1 (SP-94-35) AS RECORDED IN BOOK D OF SHORT PLATS, AT
PAGES 152-153, UNDER AUDITOR'S FILE NO. 574870, AND A PORTION
OF LOTS A, B, AND C OF THE WADE SHORT PLAT NO. 2 (SP-94-36)
AS RECORDED IN BOOK D OF SHORT PLATS, AT PAGES 154-155, UNDER
AUDITOR'S FILE NO. 574871, RECORDS OF KITITAS COUNTY, STATE OF
WASHINGTON.

SURVEY NOTES:

1. INSTRUMENT: USING A NIKON DTM-521 THREE SECOND TOTAL STATION WITH
RESULTING CLOSURES EXCEEDING THE MINIMUM ACCURACY STANDARDS AS SET
FORTH BY WAC 332-130.
2. THE FOLLOWING RECORD OF SURVEY FILED WITH KITITAS COUNTY, STATE
OF WASHINGTON WAS USED TO CALCULATE OR ASCERTAIN THE BOUNDARY AS
SHOWN HEREON...BOOK D OF SHORT PLATS, PAGES 152 & 153, AFN 574870 AND
BOOK D OF SHORT PLATS, PAGES 154 & 155, AFN 574871. THE BASIS OF
BEARINGS IS THE SAME AS THE AFOREMENTIONED RECORD OF SURVEYS.
3. THIS SURVEY MAY NOT SHOW ALL EASEMENTS WHICH MAY PERTAIN TO THIS
PROPERTY.
4. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND
PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITITAS
COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS
DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS
WEEDS.
5. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS
MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE KITITAS COUNTY ROAD
STANDARDS.
6. THE PURPOSE OF THIS DOCUMENT IS TO PLAT A PORTION OF LOTS 3 & 4
OF SP-94-35, RECORDED IN BOOK D OF SHORT PLATS AT PAGES 152 & 153,
AUDITOR'S FILE NUMBER 574870 AND LOTS A, B AND C OF SP-94-36,
RECORDED IN BOOK D OF SHORT PLATS AT PAGES 154 & 155, AUDITOR'S FILE
NUMBER 574871, RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON.
7. THE SUBJECT PROPERTY IS WITHIN OR NEAR EXISTING AGRICULTURAL OR
OTHER NATURAL RESOURCE AREAS ON WHICH A VARIETY OF ACTIVITIES MAY
OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR
CERTAIN PERIODS OF VARYING DURATION. AGRICULTURAL OR OTHER NATURAL
RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND
FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES.
KITITAS COUNTY HAS ADOPTED RIGHT TO FARM PROVISIONS CONTAINED IN
THE SECTION 17.74 OF THE KITITAS COUNTY ZONING CODE.
8. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR
OTHERWISE.

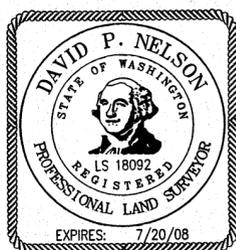
ADJACENT PROPERTY OWNERS:

- 17-18-01096-0064 (LOT 64, DIV. 1)
- 17-18-01096-0068 (LOT 68, DIV. 1)
- 17-18-01096-0093 (LOT 93, DIV. 1)
- 17-18-01096-0095 (LOT 95, DIV. 1)
- 17-18-01096-0107 (LOT 107, DIV. 1)
- 17-18-01096-0065 (LOT 65, DIV. 1)
- 17-18-01096-0092 (LOT 92, DIV. 1)
- 17-18-01096-0094 (LOT 94, DIV. 1)
- 17-18-01096-0126 (LOT 126, DIV. 1)
- 17-18-01096-0137 (LOT 137, DIV. 1)
- 17-18-01096-0148 (LOT 148, DIV. 1)
- 17-18-01096-0150 (LOT 150, DIV. 1)
- 17-18-01096-0147 (LOT 147, DIV. 1)
- 17-18-01096-0149 (LOT 149, DIV. 1)
- MDJ DEVELOPMENT INC
PO BOX 1117
ELLENSBURG WA 98926
- 17-18-01096-0066 (LOT 66, DIV. 1)
- RANDY L BERG ETUX
PO BOX 1444
YAKIMA WA 98907
- 17-18-01096-0067 (LOT 67, DIV. 1)
- GREGORY E STAHLY ETUX
1507 E HORBERT AVE
ELLENSBURG WA 98926
- 17-18-01096-0171 (LOT 171, DIV. 1)
- TAMMY R WILSON
711 S MAGNOLIA ST
ELLENSBURG WA 98926
- 17-18-01096-0151 (LOT 151, DIV. 1)
- UNITED BUILDERS OF WA INC
2112 NOB HILL BLVD
YAKIMA WA 98902
- 17-18-12010-0001
- 17-18-12010-0007
- FLORIDEL M BOWERS TRUSTEE
620 KITITAS HIGHWAY
ELLENSBURG WA 98926

NOTE:

THE EXISTING UTILITIES AS SHOWN
ARE ONLY APPROXIMATE AND ARE
BASED ON THE BEST AVAILABLE
INFORMATION. IT SHALL BE THE
CONTRACTOR'S RESPONSIBILITY TO
VERIFY THE SIZE, TYPE, LOCATION,
AND DEPTH OF ALL EXISTING UTILITIES
PRIOR TO STARTING CONSTRUCTION,
AND INFORM THE DESIGN ENGINEER
OF ANY DISCREPANCIES.

Call Before You Dig
1-800-553-4344



RECORDER'S CERTIFICATE

Filed for record this _____ day of _____, 20____ at _____ M
in book _____ of _____ at page _____ at the request of

DAVID P. NELSON

Notary's Name

County Auditor

Deputy 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 _____ CHURCH OF LATTER-DAY SAINTS _____
in _____ OCT. _____ 20.07

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

VISTA VIEW ESTATES

DIVISION 4 - A PLAT ALTERATION
PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DWN BY D.H./G.W.	DATE 10/07	JOB NO. 05577
CHKD BY D. NELSON	SCALE N.T.S.	SHEET 2 OF 2

RECEIVED
OCT 23 2007
KITITAS COUNTY
CDS

VISTA VIEW ESTATES

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

P-05.-03

APPROVALS

KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS
EXAMINED AND APPROVED THIS 20th DAY OF October A.D., 2006
[Signature]
DIRECTOR, DEPARTMENT OF PUBLIC WORKS

KITITAS COUNTY HEALTH DEPARTMENT
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT 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 20th DAY OF October A.D., 2006
[Signature]
KITITAS COUNTY HEALTH OFFICER

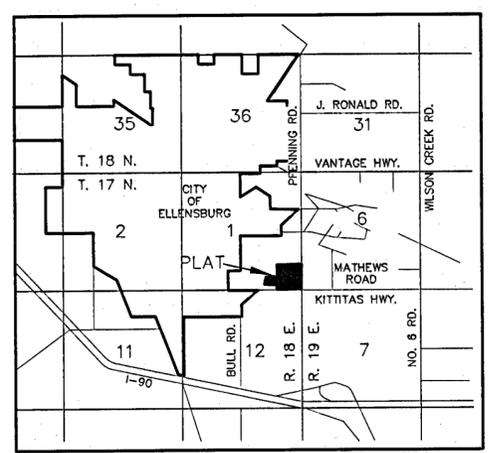
CERTIFICATE OF COUNTY PLANNING DIRECTOR
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITAS COUNTY PLANNING COMMISSION.
DATED THIS 24th DAY OF October A.D., 2006
[Signature]
KITITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITITAS COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED.
PARCEL NO. 17-18-01086-0001, 0002 & 0003 AND PARCEL NO. 17-18-01087-0001, 0002, 0003 & 0004
DATED THIS 20 DAY OF October A.D., 2006
[Signature]
KITITAS COUNTY TREASURER

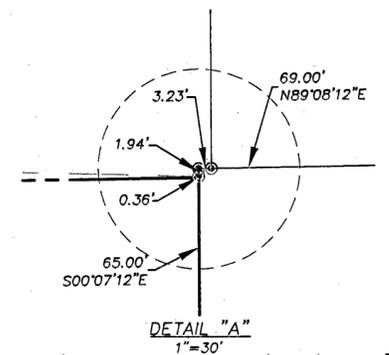
CERTIFICATE OF KITITAS COUNTY ASSESSOR
I HEREBY CERTIFY THAT THE VISTA VIEW ESTATES PLAT HAS BEEN EXAMINED BY ME AND I FIND THE PROPERTY TO BE IN AN ACCEPTABLE CONDITION FOR PLATTING.
PARCEL NO. 17-18-01086-0001, 0002 & 0003 AND PARCEL NO. 17-18-01087-0001, 0002, 0003 & 0004
DATED THIS 20 DAY OF October A.D., 2006
[Signature]
KITITAS COUNTY ASSESSOR

KITITAS COUNTY BOARD OF COMMISSIONERS
EXAMINED AND APPROVED THIS 24th DAY OF October A.D., 2006

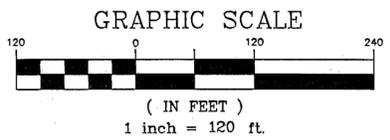
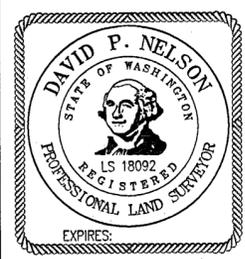
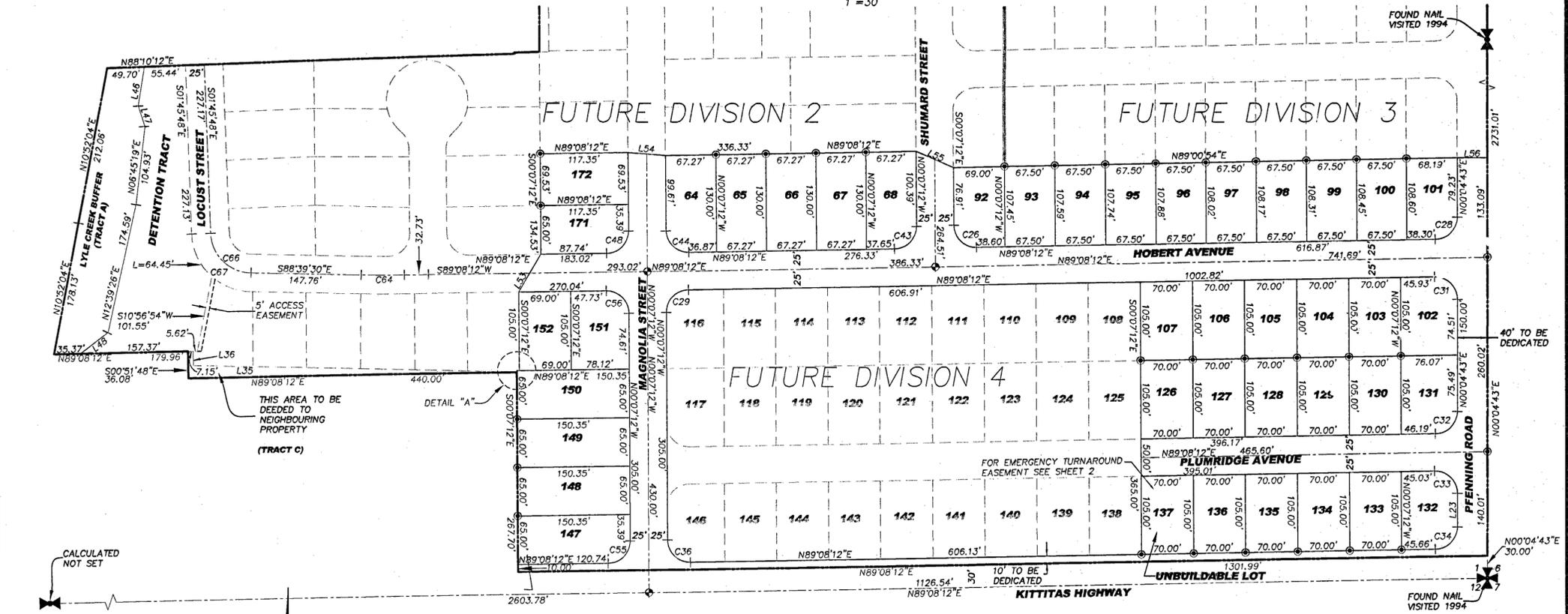
BOARD OF COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON
BY: *[Signature]*
CHAIRMAN
ATTEST: *[Signature]* CLERK OF THE BOARD
NOTICE: THE APPROVAL OF THIS PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.



VICINITY MAP (NTS)

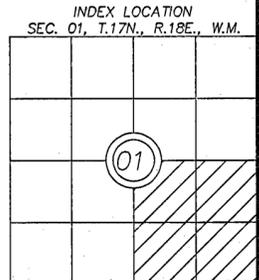


DETAIL "A"
1"=30'



OWNER:
M.D. JACKSON
700 E MOUNTAIN VIEW AVE. STE 501
ELLENSBURG, WA 98926
LOTS: 68 (7200 SQ.FT. MINIMUM)-1 DETENTION TRACT
SEWER: CITY OF ELLENSBURG
WATER: CITY OF ELLENSBURG
ZONE: RESIDENTIAL
EXISTING PARCEL NUMBERS:
17-18-01086-0001, 0002, 0003 & 0004 AND
17-18-01087-0001, 0002, 0003 & 0004

- LEGEND
- ✠ SECTION CORNER COMMON TO FOUR SECTIONS.
 - ⌘ QUARTER CORNER COMMON TO TWO SECTIONS
 - ◆ CENTERLINE MONUMENT W/STRADDLES
 - ⊕ IRON ROD & CAP W/LS# 18092
 - P.U.E. PUBLIC UTILITY EASEMENT



RECORDER'S CERTIFICATE 200610240059...

Filed for record this 24 day of Oct, 2006 at 3:48 PM in book 10 of PLATS at page 186 at the request of DAVID P. NELSON Surveyor's Name
[Signature] County Auditor
[Signature] Deputy 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 M.D. JACKSON
DATE 10/20/06
Certificate No. 18092

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

VISTA VIEW ESTATES DIVISION I

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DWN BY	DATE	JOB NO.
DH	10/06	05577
CHKD BY	SCALE	SHEET
DNELSON	1"=120'	1 OF 3

VISTA VIEW ESTATES

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DIVISION I

P-05.-03

LEGAL DESCRIPTION FOR VISTA VIEW ESTATES DIVISION I

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, WHICH IS BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 1; THENCE NORTH 00°04'43" EAST, 30.00 FEET, ALONG THE EAST BOUNDARY LINE OF SAID SECTION 1, TO A POINT ON THE NORTH RIGHT-OF-WAY BOUNDARY LINE OF THE KITITAS HIGHWAY AND THE TRUE POINT OF BEGINNING OF SAID LINE; THENCE CONTINUING ALONG SAID EAST BOUNDARY LINE, NORTH 00°04'43" EAST, 563.12 FEET; THENCE SOUTH 89°55'17" WEST, 40.00 FEET; THENCE SOUTH 89°00'54" WEST, 677.19 FEET; THENCE NORTH 66°19'28" WEST, 54.65 FEET; THENCE SOUTH 89°08'12" WEST, 336.35 FEET; THENCE NORTH 85°40'53" WEST, 50.15 FEET; THENCE SOUTH 89°08'12" WEST, 117.35 FEET; THENCE SOUTH 00°07'12" EAST, 134.53 FEET; THENCE SOUTH 30°26'51" WEST, 58.52 FEET; THENCE SOUTH 00°07'12" EAST, 105.00 FEET; THENCE SOUTH 89°08'12" WEST, 3.23 FEET; THENCE SOUTH 00°07'12" EAST, 270.00 FEET, MORE OR LESS, TO A POINT ON SAID NORTH RIGHT-OF-WAY BOUNDARY LINE; THENCE NORTH 89°08'12" EAST, ALONG SAID NORTH RIGHT-OF-WAY BOUNDARY LINE, 1301.99 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING AND TERMINUS OF SAID LINE EXCEPT ANY PORTION DELINEATED HEREON AS "FUTURE DIVISION 4".

CONTAINING 10.79 ACRES

LEGAL DESCRIPTION FOR VISTA VIEW ESTATES DETENTION TRACT & TRACT A

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, WHICH IS BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 1; THENCE NORTH 00°04'43" EAST, 30.00 FEET, ALONG THE EAST BOUNDARY LINE OF SAID SECTION 1, TO A POINT ON THE NORTH RIGHT-OF-WAY BOUNDARY LINE OF THE KITITAS HIGHWAY; THENCE SOUTH 89°08'12" WEST, ALONG SAID NORTH RIGHT-OF-WAY BOUNDARY LINE, 1301.99 FEET; THENCE NORTH 00°07'12" WEST, 267.70 FEET; THENCE SOUTH 89°08'12" WEST, 440.00 FEET; THENCE NORTH 00°51'48" WEST, 36.08 FEET TO THE TRUE POINT OF BEGINNING OF SAID LINE; THENCE SOUTH 89°08'12" WEST, 179.96 FEET; THENCE NORTH 10°52'04" EAST, 390.19 FEET; THENCE NORTH 88°10'12" EAST, 105.14 FEET; THENCE SOUTH 01°45'48" EAST, 227.13 FEET, TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 80.00 FEET; THENCE ALONG SAID CURVE TO THE LEFT AN ARC LENGTH OF 64.45 FEET, THROUGH A CENTRAL ANGLE OF 46°09'38"; THENCE SOUTH 10°56'54" WEST, 101.55 FEET; THENCE SOUTH 89°08'12" WEST, 12.77 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING AND TERMINUS OF SAID LINE.

CONTAINING 1.34 ACRES

BACKFLOW PREVENTION:

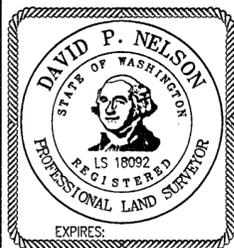
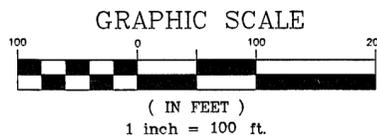
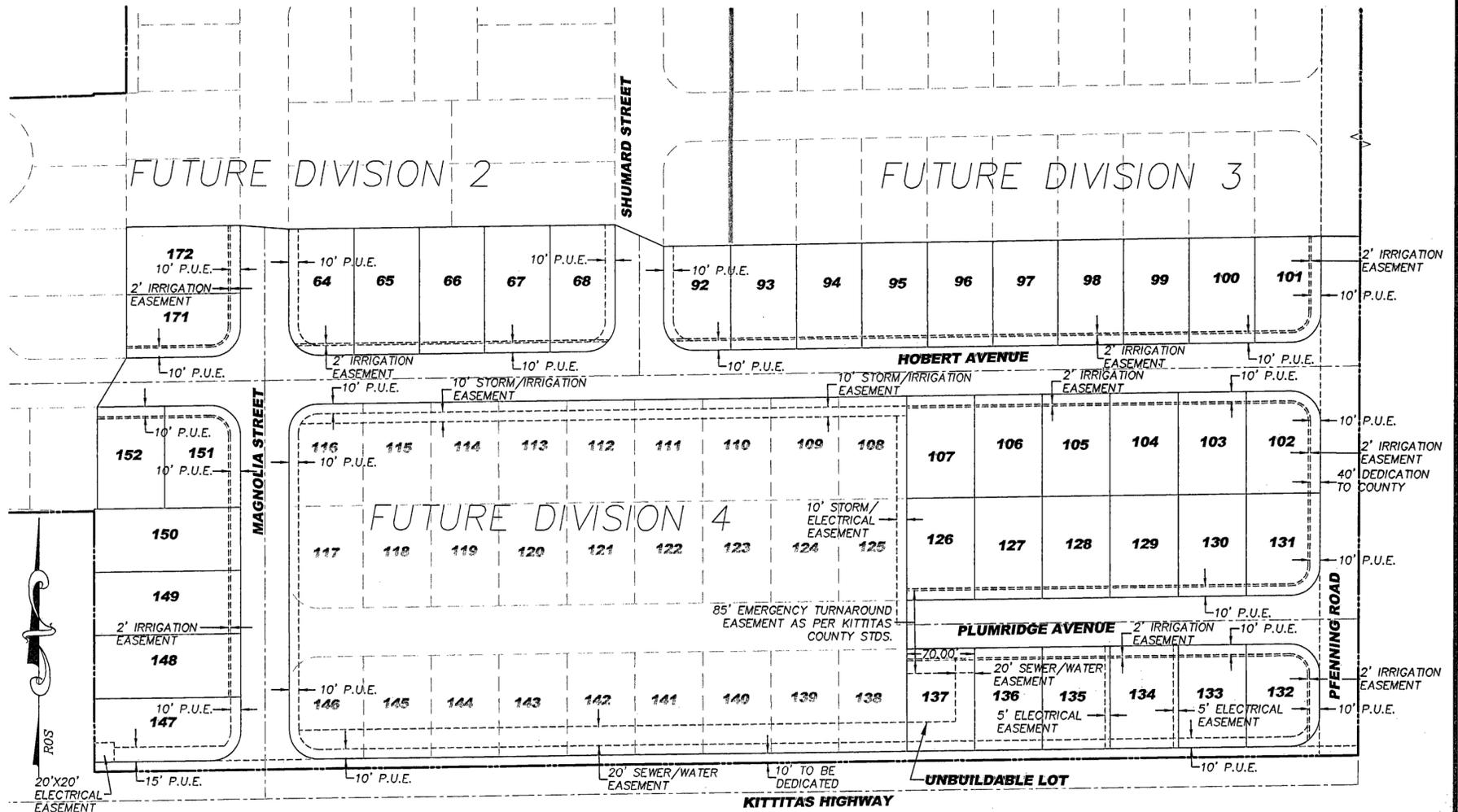
IN LIEU OF REQUIRING A BACKFLOW ASSEMBLY AT THE SERVICE ENTRANCE ON LOTS 64 THROUGH 68, 92 THROUGH 107, 126 THROUGH 136, 147 THROUGH 152, 171 AND 172 OF VISTA VIEW ESTATES - DIVISION 1 PLAT, THE OWNER AGREES NOT TO INTERCONNECT, IN ANY FASHION, HIS/HER PRIVATE AUXILIARY WATER SYSTEM, AND TO DO NOTHING THAT WOULD LEAD TO THE OCCURRENCE OF A BACKFLOW EVENT. A CROSS CONNECTION IS A DIRECT LINK BETWEEN DOMESTIC WATER LINES AND A CONTAMINATED SOURCE. DECREASED PRESSURE ON THE PURVEYOR'S SIDE OF THE WATER METER MAY LEAD TO A BACKFLOW PROBLEM, AND THIS IS NOT ALLOWED PER WAC-246-290-490. OWNER FURTHER AGREES TO ACCEPT FULL LEGAL RESPONSIBILITY FOR ALL DAMAGES INCURRED AS A RESULT OF ANY SUCH CROSS CONNECTION, INCLUDING BACKFLOW EVENTS. THE OWNER ACKNOWLEDGES THAT HE/SHE HAS BEEN INFORMED BY THE CITY OF ELLENSBURG OF BACKFLOW PROTECTION REQUIREMENTS AND THE CONSEQUENCES OF A BACKFLOW EVENT.

PRIVATE PLAT NOTE:

PURCHASERS OF PROPERTY IN THE VISTA VIEW ESTATES - DIVISION 1 PLAT, A SINGLE FAMILY NEIGHBORHOOD, ACKNOWLEDGE, AS AN ASPECT OF PROPERTY OWNERSHIP, THAT THEY ARE PURCHASING PROPERTY IN A PLANNED COMMUNITY. THIS PLANNED COMMUNITY WILL HAVE A DIVERSITY OF HOUSING TYPES AND LAND USES INCLUDING, BUT NOT LIMITED TO, HOUSING OF DIFFERENT CONFIGURATIONS, ATTACHED AND DETACHED, SINGLE AND MULTI-STORY, RENTAL AND PERMANENT RESIDENCES.

LINE	BEARING	DISTANCE
L23	N00°04'43"E	45.00
L35	S88°39'30"E	433.18
L36	S00°51'48"E	19.05
L46	N08°58'26"E	53.57
L47	N17°18'35"W	29.66
L48	N52°59'00"E	47.28
L53	N30°26'51"E	58.52
L54	S85°40'53"E	50.15
L55	S66°19'28"E	54.65
L56	S89°55'17"E	40.00

CURVE	LENGTH	RADIUS	DELTA
C26	47.51	30.00	90°44'37"
C28	46.63	30.00	89°03'29"
C29	46.73	30.00	89°15'23"
C31	47.62	30.00	90°56'31"
C32	46.63	30.00	89°03'29"
C33	47.62	30.00	90°56'31"
C34	46.63	30.00	89°03'29"
C36	47.51	30.00	90°44'37"
C43	46.73	30.00	89°15'23"
C44	47.51	30.00	90°44'37"
C48	46.73	30.00	89°15'23"
C55	46.73	30.00	89°15'23"
C56	47.51	30.00	90°44'37"
C64	57.73	1500.00	2°12'19"
C66	83.41	55.00	86°53'42"
C67	121.33	80.00	86°53'42"



RECORDER'S CERTIFICATE 200610240059

Filed for record this 24 day of Oct 2006 at 3:48 AM in book 10 of PLATS at page 187 at the request of

DAVID P. NELSON
County Auditor
David P. Nelson
Deputy 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 MD. JACKSON
MAY 20 2006

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

VISTA VIEW ESTATES DIVISION I

PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DWN BY DH	DATE 9/06	JOB NO. 05577
CHKD BY DNELSON	SCALE 1"=100'	SHEET 2 OF 3

VISTA VIEW ESTATES
PTN. SE 1/4 OF SECTION 1, T.17N., R.18E., W.M.
KITTITAS COUNTY, STATE OF WASHINGTON
DIVISION I

P-05.-03

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.

IN WITNESS WHEREOF, We have set our hands and seals.

MICHAEL D JACKSON - MANAGING MEMBER
M D JACKSON CO.

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF Kittitas) s.s.

On this 12th day of October 2006
before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Michael Jackson, duly known to be the President and Secretary, respectively, of the corporation that 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 is 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.



Shannon Deck
Notary Public in and for the State of Washington, residing at Kittitas Co, WA 98949, My appointment expires 5/18/09

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.

IN WITNESS WHEREOF, We have set our hands and seals.

Larry Killis
CASCADE VIEW INC.

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF Kittitas) s.s.

On this 12th day of October 2006
before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Larry Killis, duly known to be the President and Secretary, respectively, of the corporation that 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 is 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.

Shannon Deck
Notary Public in and for the State of Washington, residing at Kittitas Co, WA 98949, My appointment expires 5/18/09

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.

IN WITNESS WHEREOF, We have set our hands and seals.

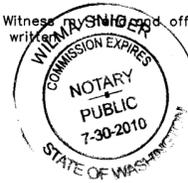
FRONTIER BANK

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF Snoh.) s.s.

On this 13th day of October 2006
before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Julie Leeband, Senior Vice President, and Frontier Bank, the corporation that 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 she is 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.



Wilma Snider
Notary Public in and for the State of Washington, residing at Arlington, WA 98001, My appointment expires 7/30/2010

DEDICATION

KNOW ALL MEN BY THESE PRESENT
That we, the undersigned people with interest in the herein described property, do hereby declare subdivide and plat as herein described, and dedicate to the use of the public forever all roads, streets, avenues, places or whatever public property shown hereon.

IN WITNESS WHEREOF, We have set our hands and seals.

John L. Miller, Darlene L. Miller

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF Kittitas) s.s.

On this 12th day of October 2006
before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared John & Darlene Miller, duly known to be the President and Secretary, respectively, of the corporation that 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 they are 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.

Shannon Deck
Notary Public in and for the State of Washington, residing at Kittitas Co, WA 98949, My appointment expires 5/18/09

EXISTING LEGAL DESCRIPTION:

LOTS 1, 2, 3 AND 4 OF THE WADE SHORT PLAT NO. 1 (SP-94-35) AS PER SHORT PLAT RECORDED IN BOOK D OF SHORT PLATS AT PAGES 152 & 153, UNDER AUDITOR'S FILE NUMBER 574870, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

AND

LOTS A, B, C AND D OF THE WADE SHORT PLAT NO. 2 (SP-94-36) AS PER SHORT PLAT RECORDED IN BOOK D OF SHORT PLATS AT PAGES 154 & 155, UNDER AUDITOR'S FILE NUMBER 574871, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

ALL IN THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 18 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON.

SURVEY NOTES:

- 1. INSTRUMENT: USING A NIKON DTM-521 THREE SECOND TOTAL STATION WITH RESULTING CLOSURES EXCEEDING THE MINIMUM ACCURACY STANDARDS AS SET FORTH BY WAC 332-130.
2. THE FOLLOWING RECORD OF SURVEY FILED WITH KITTITAS COUNTY, STATE OF WASHINGTON WAS USED TO CALCULATE OR ASCERTAIN THE BOUNDARY AS SHOWN HEREON...BOOK D OF SHORT PLATS, PAGES 152 & 153, AFN 574870 AND BOOK D OF SHORT PLATS, PAGES 154 & 155, AFN 574871. THE BASIS OF BEARINGS IS THE SAME AS THE AFOREMENTIONED RECORD OF SURVEYS.
3. THIS SURVEY MAY NOT SHOW ALL EASEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
4. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITTITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
5. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE SECTION 12.05 OF THE KITTITAS COUNTY ROAD STANDARDS.
6. ACCORDING TO KCRS 12.11.010, MAILBOX(S) SHALL BE "BREAK-AWAY" DESIGN AND BE APPROVED BY THE U.S. POSTAL SERVICE. SEE WSDOT STANDARD DRAWINGS H-12 SHEET 1-3.
7. THE PURPOSE OF THIS DOCUMENT IS TO PLAT A PORTION OF LOTS 1, 2, 3 & 4 OF SP-94-35, RECORDED IN BOOK D OF SHORT PLATS AT PAGES 152 & 153, AUDITOR'S FILE NUMBER 574870 AND LOTS A, B, C AND D OF SP-94-36, RECORDED IN BOOK D OF SHORT PLATS AT PAGES 154 & 155, AUDITOR'S FILE NUMBER 574871, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.
8. THE SUBJECT PROPERTY IS WITHIN OR NEAR EXISTING AGRICULTURAL OR OTHER NATURAL RESOURCE AREAS ON WHICH A VARIETY OF ACTIVITIES MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR CERTAIN PERIODS OF VARYING DURATION. AGRICULTURAL OR OTHER NATURAL RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. KITTITAS COUNTY HAS ADOPTED RIGHT TO FARM PROVISIONS CONTAINED IN THE SECTION 17.74 OF THE KITTITAS COUNTY ZONING CODE.

RECORDER'S CERTIFICATE 200610240059

Filed for record this 24 day of OCT. 2006 at 3:48 PM in book 10 of PLATS at page 189 at the request of DAVID P. NELSON, Surveyor's Name. Includes signature of David P. Nelson and Deputy 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 M.D. JACKSON in MAY 2003. Includes signature of David P. Nelson and Certificate No. 18092.

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

VISTA VIEW ESTATES DIVISION I

Table with 3 columns: DWN BY, DATE, JOB NO., CHKD BY, SCALE, SHEET. Values include DH, 9/06, 05577, DNELSON, N.T.S., 3 OF 3.



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Kittitas Co Auditor ENCOMPASS PLAT

AFFIDAVIT OF MINOR CORRECTION OF SURVEY

TO: KITTITAS COUNTY AUDITOR

THIS AFFIDAVIT OF CORRECTION IS TO AMEND THE DEDICATION AND ACKNOWLEDGEMENT PORTION OF THE VISTA VIEW PLAT (P-05-03) AS PER PLAT RECORDED IN BOOK 10 OF PLATS AT PAGES 186, 187, AND 188, UNDER AUDITOR'S FILE No. 200610240059, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

AT THE TIME OF RECORDING THE PROPERTY WAS IN THE OWNERSHIP OF MDJ DEVELOPMENT INC., A WASHINGTON CORPORATION AND NOT MD JACKSON COMPANY, LLC, A WASHINGTON LIMITED LIABILITY COMPANY.

THE FOLLOWING DEDICATION AND ACKNOWLEDGEMENT ARE HEREBY ADDED TO THE VISTA VIEW PLAT.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT MDJ DEVELOPMENT, INC., A WASHINGTON CORPORATION, OWNER IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 29th DAY OF JUNE, A.D., 2007.

NAME
TITLE

NAME
TITLE

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF Kittitas s.s.

On this 29th day of June, 2007, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Michael D. Jackson to me known to be the _____ President and MDJ Development INC Secretary, respectively, of the corporation that 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 is 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.

