

VICINITY MAP - N.T.S.

APPROVALS

KITITAS COUNTY DEPARTMENT OF PUBLIC WORKS
 EXAMINED AND APPROVED THIS _____ DAY OF _____, A.D., 20____

KITITAS COUNTY ENGINEER

KITITAS COUNTY HEALTH DEPARTMENT
 I HEREBY CERTIFY THAT THE PLAT OF PONDEROSA PINES 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., 20____

KITITAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY PLANNING OFFICIAL
 I HEREBY CERTIFY THAT THE PLAT OF PONDEROSA PINES 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., 20____

KITITAS COUNTY PLANNING OFFICIAL

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. 20-15-25058-0004 (19157)

DATED THIS _____ DAY OF _____, A.D., 20____

KITITAS COUNTY TREASURER

CERTIFICATE OF KITITAS COUNTY ASSESSOR
 I HEREBY CERTIFY THAT THE PLAT OF PONDEROSA PINES HAS BEEN EXAMINED BY ME AND I FIND THE PROPERTY TO BE IN AN ACCEPTABLE CONDITION FOR PLATTING. PARCEL NO. 20-15-25058-0004 (19157)

DATED THIS _____ DAY OF _____, A.D., 20____

KITITAS COUNTY ASSESSOR

KITITAS COUNTY BOARD OF COMMISSIONERS
 EXAMINED AND APPROVED THIS _____ DAY OF _____, A.D., 20____

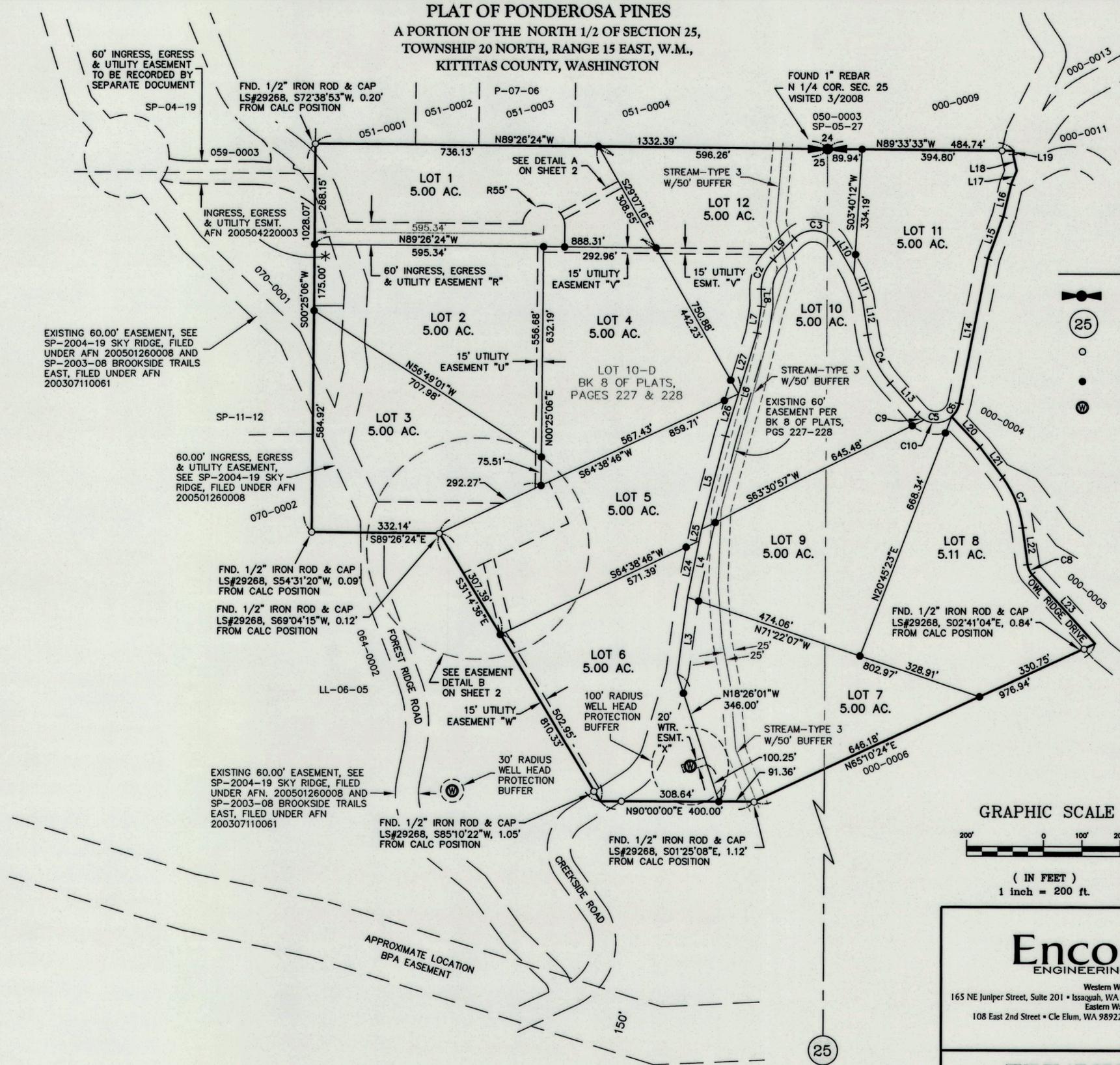
BOARD OF COUNTY COMMISSIONERS
 KITITAS COUNTY, WASHINGTON

BY: _____
 CHAIRMAN

ATTEST: _____
 CLERK OF THE BOARD

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

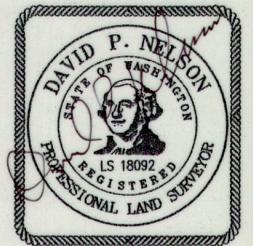
PLAT OF PONDEROSA PINES
 A PORTION OF THE NORTH 1/2 OF SECTION 25,
 TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M.,
 KITITAS COUNTY, WASHINGTON



P-07-42

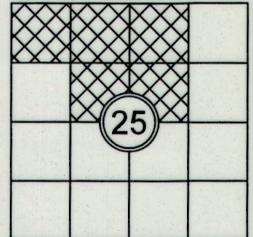
LEGEND

- QUARTER CORNER AS NOTED
- CENTER OF SECTION
- FOUND 1/2" IRON ROD & CAP
- SET 5/8" IRON ROD & CAP, LS 18092
- EXISTING WELL

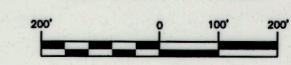


07/03/2014

INDEX LOCATION
 SEC. 25 T. 20 N.R. 15 E.W.M.



GRAPHIC SCALE



(IN FEET)
 1 inch = 200 ft.

Encompass
 ENGINEERING & SURVEYING

Western Washington Division
 165 NE Juniper Street, Suite 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

THE PLAT OF PONDEROSA PINES
 A PORTION OF THE NORTH 1/2 OF SECTION 25
 TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M.
 KITITAS COUNTY, STATE OF WASHINGTON

DWN BY	DATE	JOB NO.
G. WEISER	07/2014	08020
CHKD BY	SCALE	SHEET
D. NELSON	1"=200'	1 OF 4

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.....COOPER.PASS.LLC
 IN.....JULY.....20.14.
 DAVID P. NELSON DATE 07/03/2014
 CERTIFICATE NO. 18092

OWNER:

COOPER PASS, LLC
206 WEST 1ST ST
CLE ELUM, WA 98922

PARCEL # 20-15-25058-0004 (19157)
ACREAGE: 60.11 ACRES
12 LOTS
WATER SOURCE: GROUP B WATER SYSTEM (PONDEROSA PINES WATER SYSTEM)
SEWER SOURCE: INDIVIDUAL SEPTIC/DRAINFIELD
ZONE: RURAL-5

PLAT OF PONDEROSA PINES
A PORTION OF THE NORTH 1/2 OF SECTION 25,
TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M.,
KITITITAS COUNTY, WASHINGTON

EXISTING LEGAL DESCRIPTION:

PARCEL 1:

LOT 10-D, SP-2003-08 BROOKSIDE TRAILS EAST LARGE LOT SUBDIVISION, IN THE COUNTY OF KITITITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 8 OF PLATS, PAGES 227 AND 228, RECORDS OF SAID COUNTY.

PARCEL 2:

A SIXTY FOOT (60') EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THOSE ROADS AS DELINEATED ON THE BROOKSIDE TRAILS EAST LARGE LOT SUBDIVISION, AS PER PLAT THEREOF RECORDED IN BOOK 8 OF PLATS, PAGES 227 AND 228, AND A SIXTY FOOT (60') EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND UPON THOSE ROADS AS CONTAINED IN EASEMENT EXCHANGE RECORDED ON DECEMBER 4, 1978, UNDER KITITITAS COUNTY AUDITOR'S FILE NO. 428448 AND AS FURTHER DELINEATED ON THAT CERTAIN SURVEY RECORDED OCTOBER 27, 2005, IN BOOK 31 OF SURVEYS, PAGES 224 AND 225, UNDER AUDITOR'S FILE NO. 200510270006.

SURVEY NOTES:

1. BASIS OF BEARINGS AND SECTION BREAKDOWN ARE PER A SURVEY BY BLUHM & ASSOC. AS FILED IN BOOK 8 OF PLATS AT PAGES 227 & 228 FILED UNDER AUDITOR'S FILE NUMBER 200307110061, RECORDS OF KITITITAS COUNTY, STATE OF WASHINGTON AND THE SURVEYS REFERENCED THEREON.
2. THE PURPOSE OF THIS DOCUMENT IS TO PLAT LOT 10-D OF THAT CERTAIN SURVEY AS RECORDED BY BLUHM & ASSOC. IN BOOK 8 OF PLATS AT PAGES 227 & 228 TO THE CONFIGURATION SHOWN HEREON.
3. THIS SURVEY WAS PERFORMED USING TRIMBLE RB GPS IN CONJUNCTION WITH A NIKON DTM-520 TOTAL STATION AND A TRIMBLE S6 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.

NOTES:

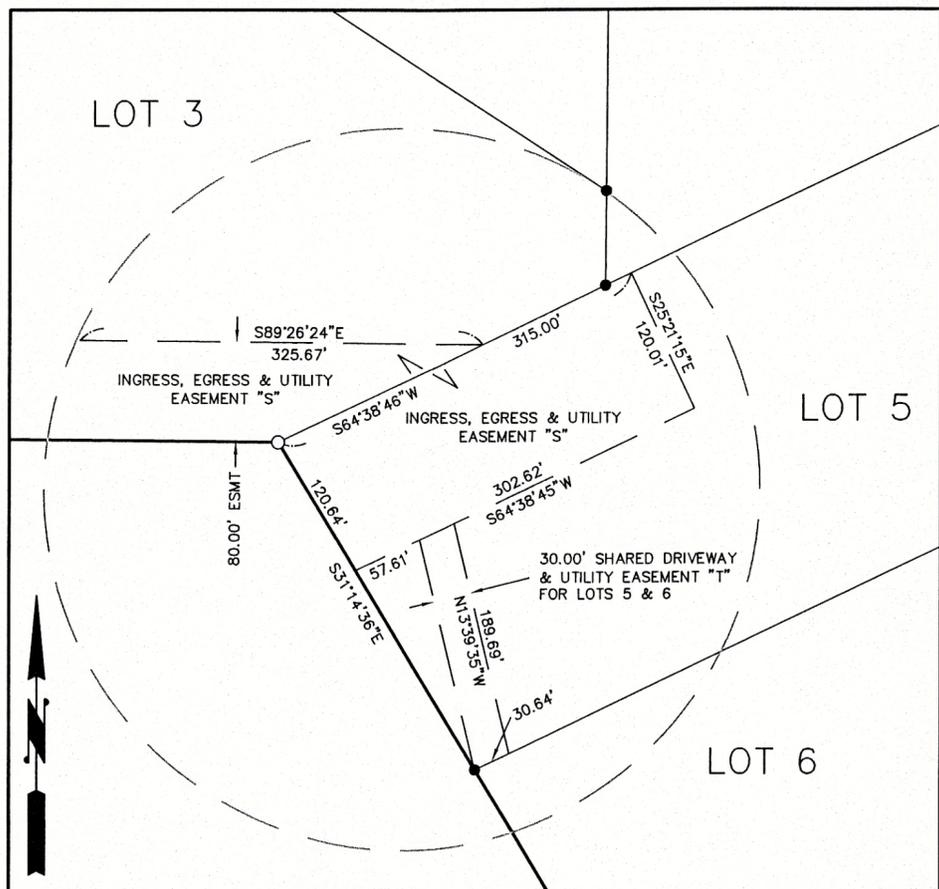
1. A PUBLIC UTILITY EASEMENT 10 FEET IN WIDTH IS RESERVED ALONG ALL LOT LINES. THE 10 FOOT EASEMENT SHALL ABUT THE EXTERIOR PLAT BOUNDARY AND SHALL BE DIVIDED 5 FEET ON EACH SIDE OF INTERIOR LOT LINES. SAID EASEMENT SHALL ALSO BE USED FOR IRRIGATION.
2. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITITITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
3. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE KITITITAS COUNTY ROAD STANDARDS.
4. AN APPROVED ACCESS PERMIT WILL BE REQUIRED FROM THE DEPARTMENT OF PUBLIC WORKS PRIOR TO CREATING ANY NEW DRIVEWAY ACCESS OR PERFORMING WORK WITHIN THE COUNTY ROAD RIGHT-OF-WAY.
5. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.
6. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
7. PURSUANT TO RCW 90.44.050, THE CUMULATIVE EFFECT OF WATER WITHDRAWALS FOR THIS DEVELOPMENT SHALL NOT EXCEED 5,000 GALLONS PER DAY.
8. 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 PROVIDES NO GUARANTEE THAT USE OF WATER UNDER THE GROUND WATER EXEMPTION (RCW 90.44.05) FOR THIS PLAT OR ANY PORTION THEREOF WILL NOT BE SUBJECT TO CURTAILMENT BY THE DEPARTMENT OF ECOLOGY OR A COURT OF LAW.
9. METERING WILL BE REQUIRED ON ALL RESIDENTIAL WELL CONNECTIONS AND METERING RESULTS SHALL BE RECORDED IN A MANNER CONSISTENT WITH KITITITAS COUNTY AND WASHINGTON STATE DEPARTMENT OF ECOLOGY REQUIREMENTS.
10. ENTIRE PRIVATE ROAD SHALL ACHIEVE 95% COMPACTION AND SHALL BE INSPECTED AND CERTIFIED BY A LICENSED ENGINEER IN THE STATE OF WASHINGTON SPECIFYING THAT THE ROAD MEETS CURRENT KITITITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF A BUILDING PERMIT FOR THIS PLAT.
11. KITITITAS 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. KITITITAS COUNTY RELIES ON ITS RECORD THAT A SUPPLY OF POTABLE WATER EXISTS. THE APPROVAL OF THIS DIVISION OF LAND INCLUDES NO GUARANTEE OR ASSURANCE THAT THERE IS A LEGAL RIGHT TO WITHDRAW GROUNDWATER WITHIN THE LAND DIVISION.

LINE	BEARING	DISTANCE
L3	N07°31'09"E	201.33
L4	N11°30'57"E	180.61
L5	N14°07'48"E	252.51
L6	N16°40'35"E	283.88
L7	N08°32'08"E	71.40
L8	N00°23'32"W	45.79
L9	N44°00'54"E	79.55
L10	S29°20'18"E	94.22
L11	S19°42'21"E	64.87
L12	S08°16'37"E	99.28
L13	S40°41'58"E	108.93
L14	N10°57'55"E	390.21
L15	N19°23'32"E	118.45
L16	N13°06'53"E	88.97
L17	N22°12'15"E	39.32
L18	S12°43'26"E	44.61
L19	S11°20'04"W	9.82
L20	S42°43'16"E	108.82
L21	S36°04'40"E	100.19
L22	S07°52'15"E	95.38
L23	S42°32'50"E	242.53
L24	N11°30'57"E	149.85
L25	N11°30'57"E	30.76
L26	N16°40'35"E	116.14
L27	N16°40'35"E	167.74

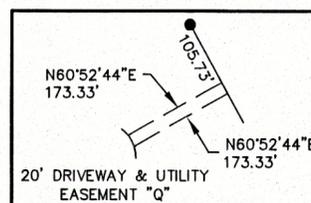
CURVE	LENGTH	RADIUS	DELTA
C2	85.86'	110.78'	44°24'26"
C3	126.81'	68.13'	106°38'48"
C4	142.40'	251.64'	32°25'21"
C5	100.76'	63.25'	91°17'05"
C6	40.90'	63.25'	37°03'02"
C7	142.94'	290.35'	28°12'25"
C8	29.03'	47.96'	34°40'35"
C9	23.20'	63.25'	21°01'08"
C10	77.56'	63.25'	70°15'57"

ADJACENT PROPERTY OWNERS:

- | | |
|--|---|
| 20-15-24000-0011
20-15-24000-0013
MARK A & NARDI G LEHNERT
PO BOX 957
CLE ELUM WA 98922 | 20-15-25059-0003
MT VIEW ENTERPRISES LLC
STEPHEN J FORD ETUX
2826 199TH AVE E
SUMNER WA 98391 |
| 20-15-25000-0006
VALLEY SUNSET VIEW LLC
1102 E 1ST STREET
CLE ELUM WA 98922 | 20-15-25064-0002
HIGHMARK RESOURCES LLC
PO BOX 923
CLE ELUM WA 98922 |
| 20-15-25000-0005
MILDRED M VALLONE
FLAT A, 14/F MONMOUTH PL
9L KENNEDY ROAN
HONG KONG | 20-15-25000-0004
SCOTT A BARBEE AND
CONSTANCE D STARR
PO BOX 492
CLE ELUM WA 98922 |
| 20-15-24000-0009
JOHN A JOHNSON ETUX
821 E LK SAMMAMISH SHORE LN SE
SAMMAMISH WA 98075 | 20-15-24051-0001
E PAUL GERSCH
1552 NE 76TH ST
SEATTLE WA 98115 |
| 20-15-24050-0003
JOHN M HUIJSH TRUSTEE
HUIJSH LAND TRUST
7300 FUN CENTER WAY
TUKWILA WA 98188 | 20-15-24051-0002
WILLIAM R MOORE ETAL
201 DORSET DR
YAKIMA WA 98901 |
| 20-15-25070-0001
20-15-25070-0002
DAVID & ADRIENNE KUHN
1712 SKYLINE RIDGE LN SW
TUMWATER WA 98512 | 20-15-24051-0003
DONALD W KUEHN
1703 NW GREENBRIER WAY
SEATTLE WA 98177 |
| | 20-15-24051-0004
EILEEN A SCHOFIELD
142 LK WA BLVD S
SEATTLE WA 98144 |



EASEMENT DETAIL B
SCALE: 1"=100'

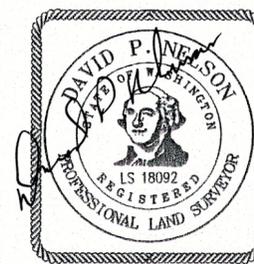


EASEMENT DETAIL A
SCALE: 1"=200'

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.....
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.....COOPER PASS, LLC.....
IN.....JULY.....2014.....
.....David P. Nelson.....07/03/2014.....
DAVID P. NELSON DATE
CERTIFICATE NO.....18092.....

Encompass
ENGINEERING & SURVEYING

Western Washington Division
165 NE Juniper Street, Suite 201 • Issaquah, WA 98027 • Phone: (425) 392-0250 • Fax: (425) 391-1000
Eastern Washington Division
108 East 2nd Street • Cle Elum, WA 98922 • Phone: (509) 674-7433 • Fax: (509) 674-7419

THE PLAT OF PONDEROSA PINES
A PORTION OF THE NORTH 1/2 OF SECTION 25
TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M.
KITITITAS COUNTY, STATE OF WASHINGTON

DWN BY	DATE	JOB NO.
G. WEISER	07/2014	08020
CHKD BY	SCALE	SHEET
D. NELSON	N/A	2 OF 4

PLAT OF PONDEROSA PINES
 A PORTION OF THE NORTH 1/2 OF SECTION 25,
 TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M.,
 KITTITAS COUNTY, WASHINGTON

P-07-42

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 GRANT EASEMENTS TO THE USE OF THE HEIRS, SUCCESSORS AND ASSIGNS FOREVER ALL ROADS, UTILITIES, PLACES OR WHATEVER PROPERTY SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS.

COOPER PASS, LLC, A WASHINGTON LIMITED LIABILITY COMPANY

 NAME TITLE DATE

 NAME TITLE _____

 DATE

ACKNOWLEDGEMENT

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

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF _____, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED _____ AND _____ TO ME KNOWN TO BE THE _____ AND _____ RESPECTIVELY, OF _____ THE LIMITED LIABILITY COMPANY THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGE THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID LIMITED LIABILITY COMPANY, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT _____ AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

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

 NOTARY PUBLIC IN AND FOR THE STATE OF _____
 _____ 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 GRANT EASEMENTS TO THE USE OF THE HEIRS, SUCCESSORS AND ASSIGNS FOREVER ALL ROADS, UTILITIES, PLACES OR WHATEVER PROPERTY SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS.

STORM KING, LLC, A WASHINGTON LIMITED LIABILITY COMPANY

 NAME: SEAN NORTHROP DATE
 TITLE: MANAGING MEMBER

ACKNOWLEDGEMENT

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

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF _____, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED SEAN NORTHROP, TO ME KNOWN TO BE THE MANAGING MEMBER OF STORM KING, LLC, THE LIMITED LIABILITY COMPANY THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGE THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID LIMITED LIABILITY COMPANY, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT HE IS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

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

 NOTARY PUBLIC IN AND FOR THE STATE OF _____
 _____ 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 GRANT EASEMENTS TO THE USE OF THE HEIRS, SUCCESSORS AND ASSIGNS FOREVER ALL ROADS, UTILITIES, PLACES OR WHATEVER PROPERTY SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS.

GDW CAPITAL PARTNERS, LLC, A WASHINGTON LIMITED LIABILITY COMPANY

 NAME TITLE DATE

 NAME TITLE _____

 DATE

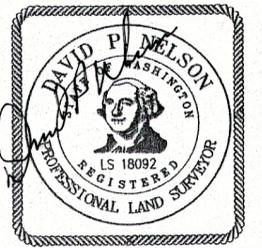
ACKNOWLEDGEMENT

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

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF _____, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED _____ AND _____ TO ME KNOWN TO BE THE _____ AND _____ RESPECTIVELY, OF _____ THE LIMITED LIABILITY COMPANY THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGE THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID LIMITED LIABILITY COMPANY, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT _____ AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

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

 NOTARY PUBLIC IN AND FOR THE STATE OF _____
 _____ RESIDING AT _____
 MY APPOINTMENT EXPIRES _____



07/03/2014

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.....COOPER PASS, LLC..... IN.....JULY.....2014..... <i>David P. Nelson</i> 07/03/2014 DAVID P. NELSON DATE CERTIFICATE NO.....18092.....		
<div align="center"> <p>Encompass ENGINEERING & SURVEYING</p> <p><small>Western Washington Division 165 NE Juniper Street, Suite 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</small></p> </div>		
<div align="center"> <p>THE PLAT OF PONDEROSA PINES A PORTION OF THE NORTH 1/2 OF SECTION 25 TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M. KITTITAS COUNTY, STATE OF WASHINGTON</p> </div>		
DWN BY G. WEISER	DATE 07/2014	JOB NO. 08020
CHKD BY D. NELSON	SCALE N/A	SHEET 3 OF 4

PLAT OF PONDEROSA PINES
A PORTION OF THE NORTH 1/2 OF SECTION 25,
TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M.,
KITITAS COUNTY, WASHINGTON

P-07-42

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 GRANT EASEMENTS TO THE USE OF THE HEIRS, SUCCESSORS AND ASSIGNS FOREVER ALL ROADS, UTILITIES, PLACES OR WHATEVER PROPERTY SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS.

AMERICAN STRATEGIC INCOME PORTFOLIO INC.-II, A MINNESOTA CORPORATION

NAME	NAME	DATE
TITLE	TITLE	

ACKNOWLEDGEMENT

STATE OF _____ }
COUNTY OF _____ } S.S.

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF _____ DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED _____ AND _____ TO ME KNOWN TO BE THE _____ AND _____ TO ME KNOWN TO BE THE _____ 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 _____
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 GRANT EASEMENTS TO THE USE OF THE HEIRS, SUCCESSORS AND ASSIGNS FOREVER ALL ROADS, UTILITIES, PLACES OR WHATEVER PROPERTY SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS.

AGW LLC, AN IDAHO LIMITED LIABILITY COMPANY

NAME	NAME	DATE
TITLE	TITLE	

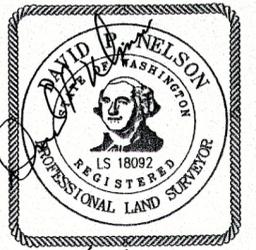
ACKNOWLEDGEMENT

STATE OF _____ }
COUNTY OF _____ } S.S.

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF _____ DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED _____ AND _____ TO ME KNOWN TO BE THE _____ AND _____ RESPECTIVELY, OF _____ THE LIMITED LIABILITY COMPANY THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGE THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID LIMITED LIABILITY COMPANY, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT _____ AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

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

NOTARY PUBLIC IN AND FOR THE STATE OF _____
RESIDING AT _____
MY APPOINTMENT EXPIRES _____



07/23/2014

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..... COOPER PASS, LLC IN..... JULY..... 2014..... <i>David P. Nelson</i> 07/23/2014 DAVID P. NELSON DATE CERTIFICATE NO.....18092.....		
Encompass ENGINEERING & SURVEYING <small>Western Washington Division 165 NE Juniper Street, Suite 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</small>		
THE PLAT OF PONDEROSA PINES A PORTION OF THE NORTH 1/2 OF SECTION 25 TOWNSHIP 20 NORTH, RANGE 15 EAST, W.M. KITITAS COUNTY, STATE OF WASHINGTON		
DWN BY	DATE	JOB NO.
G. WEISER	07/2014	08020
CHKD BY	SCALE	SHEET
D. NELSON	N/A	4 OF 4