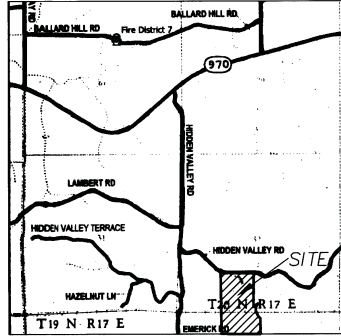
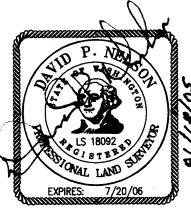
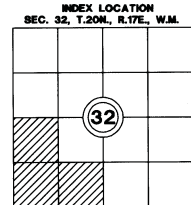
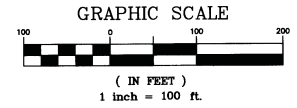
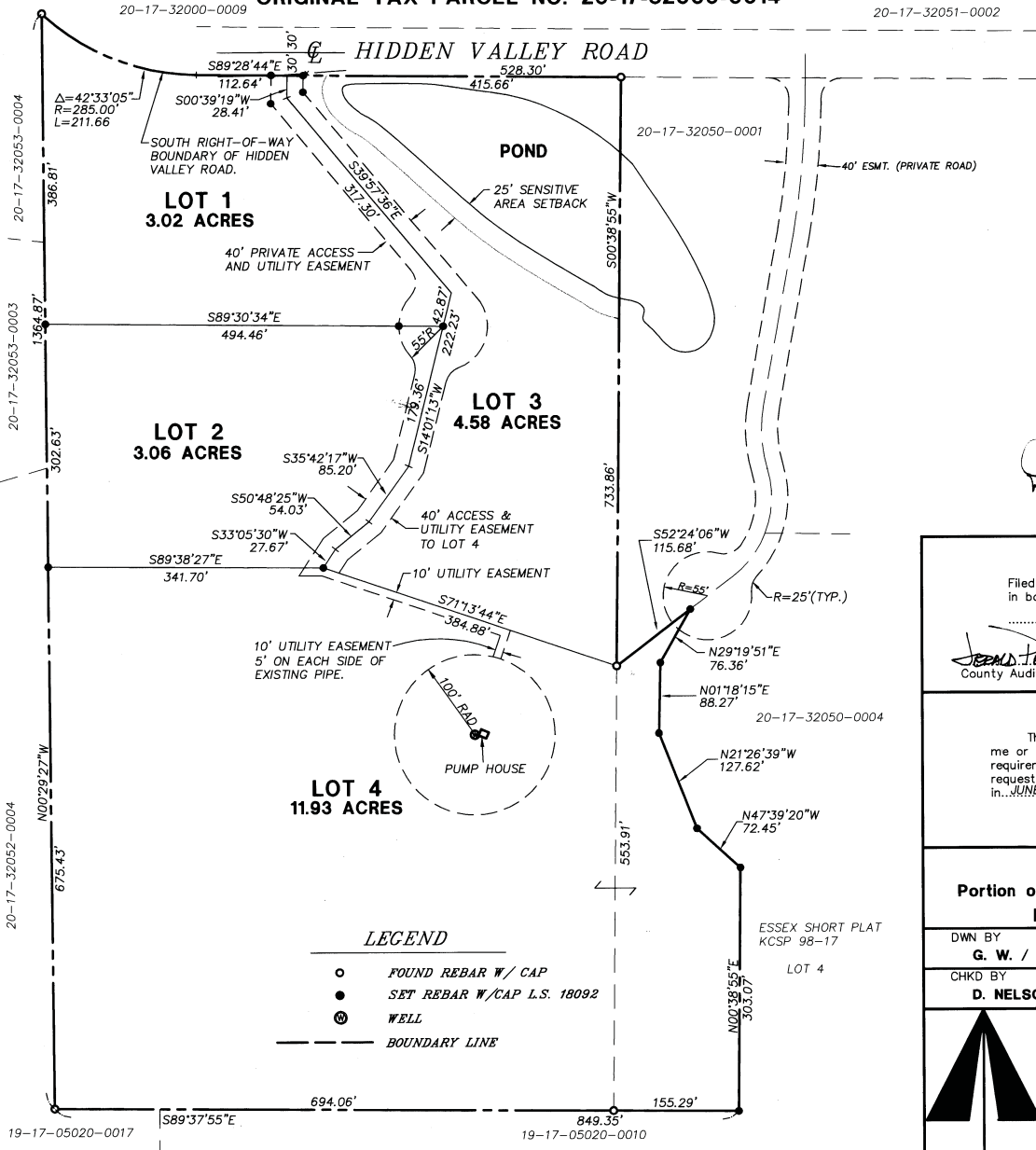


ESSEX II SHORT PLAT
KITTITAS COUNTY SHORT PLAT NO. 03-31
PORTION OF THE S.W.1/4, SEC. 32, T.20N., R.17E., W.M.
KITTITAS COUNTY, WASHINGTON
ORIGINAL TAX PARCEL NO. 20-17-32000-0014

SEC. 32, T.20N., R.17E., W.M.



VICINITY MAP
N.T.S.



APPROVALS

KITTITAS COUNTY PUBLIC WORKS

EXAMINED AND APPROVED This 25th day of JANUARY A.D., 2005

[Signature]
Public Works Director

COUNTY PLANNING DIRECTOR

I hereby certify that the "ESSEX II" Short Plat has been examined by me and find that it conforms to the comprehensive plan of the Kittitas County Planning Commission.

Dated this 1st day of February A.D., 2005

[Signature]
Kittitas County Planning Director

KITTITAS COUNTY HEALTH DEPARTMENT

Preliminary inspection indicated soil conditions may allow use of septic tanks as a temporary means of sewage disposal for some, but not necessarily all building sites within this short plat. Prospective purchasers of lots are urged to make inquiries at the County Health Department about issuance of septic tank permits for lots.

Dated this 27th day of JANUARY A.D., 2005

[Signature]
Kittitas County Health Officer

CERTIFICATE OF 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 to be filed.

Dated this 27th day of February A.D., 2005

[Signature]
County Treasurer

LEGEND

- FOUND REBAR W/ CAP
- SET REBAR W/CAP L.S. 18092
- ⊙ WELL
- BOUNDARY LINE

RECORDER'S CERTIFICATE 200502040034

Filed for record this 4 day of FEB 2005 at 10:30 AM in book 2 of S. Plat page 230 at the request of

DAVID P. NELSON
[Signature]
 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 SUE ESSEX in JUNE 2003

DAVID P. NELSON
 Certificate No. 18092

K.C.S.P. NO. 03-31
Portion of S.W. 1/4, Sec. 32 T.20N., R.17E., W.M.
Kittitas County, Washington

DWN BY G. W. / T. R.	DATE 01/2005	JOB NO. 98530
CHKD BY D. NELSON	SCALE 1"=100'	SHEET 1 OF 2

EASTSIDE CONSULTANTS, INC.
 ENGINEERS - SURVEYORS 214 PENNSYLVANIA AVE.
 CLE ELUM, WASHINGTON 98922
 PHONE: (509) 874-7433

ESSEX II SHORT PLAT
KITTITAS COUNTY SHORT PLAT NO. 03-31
PORTION OF THE S.W.1/4, SEC. 32, T.20N., R.17E., W.M.
KITTITAS COUNTY, WASHINGTON
ORIGINAL TAX PARCEL NO. 20-17-32000-0014

OWNERS:
SUE ESSEX
2762 HIDDEN VALLEY ROAD
CLE ELUM WA 98922
(509) 857-2420
WATER SOURCE: INDIVIDUAL WELLS
SEWER SOURCE: SEPTIC TANK
& DRAINFIELD
DRAINAGE IMPROVEMENTS: NONE REQ'D
EXIST TAX PARCEL NO. 20-17-32000-0014
PARCEL AREA: 22.59 ACRES
ZONE: A-3

LEGAL DESCRIPTIONS - ORIGINAL PARCELS:

PARCEL A OF THAT CERTAIN SURVEY AS RECORDED JUNE 20, 2003, IN BOOK 29 OF SURVEYS, PAGE 13, UNDER AUDITOR'S FILE NO. 200306200055, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON; BEING LOT 3D OF THAT CERTAIN SURVEY RECORDED IN 23 OF SURVEYS, PAGE 10, UNDER AUDITOR'S FILE NO. 199710230011, RECORDS OF BOOK KITTITAS COUNTY, STATE OF WASHINGTON AND THAT PORTION OF LOT 4 OF KITTITAS COUNTY SHORT PLAT No. 98-17, RECORDED IN BOOK F OF SHORT PLATS, PAGES 28 AND 29, UNDER AUDITOR'S FILE No. 199903190070, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON, WHICH IS BOUNDED BY A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 4, SAID CORNER BEING THE TRUE POINT OF BEGINNING OF SAID LINE; THENCE SOUTH 89°37'55" EAST, ALONG THE SOUTH BOUNDARY LINE OF SAID LOT 4, 155.29 FEET; THENCE NORTH 00°38'55" EAST 303.07 FEET; THENCE NORTH 47°39'20" WEST 72.45 FEET; THENCE NORTH 21°26'39" WEST 127.62 FEET; THENCE NORTH 01°18'15" EAST 88.27 FEET; THENCE NORTH 29°19'51" EAST 76.36 FEET; THENCE SOUTH 52°24'06" WEST 115.68 FEET, MORE OR LESS, TO THE WEST BOUNDARY LINE OF SAID LOT 4; THENCE SOUTH 00°38'55" WEST, ALONG SAID WEST BOUNDARY LINE OF SAID LOT 4, 553.91 FEET; MORE OR LESS, TO THE TRUE POINT OF BEGINNING AND TERMINUS OF SAID LINE.

ALL BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 20 NORTH, RANGE 17 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

GENERAL NOTES:

1. PER RCW 17.10.140 LAND OWNERS 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.

8. ACCESS TO LOT 1 SHALL BE RESTRICTED TO THE USE OF THE ACCESS EASEMENTS PROVIDED ON THE FACE OF THIS SHORT PLAT. LOT 1 SHALL BE RESTRICTED FROM DIRECT ACCESS ONTO COUNTY ROAD.

2. A PUBLIC UTILITY EASEMENT 10 FEET IN WIDTH IS RESERVED ALONG ALL LOT LINES. SAID EASEMENT SHALL BE 10 FEET ALONG ALL EXTERIOR LOT LINES, AND 5 FEET ON EACH SIDE OF INTERIOR LOT LINES EXCEPT AS NOTED ON LOT 4 SHOWN HEREON.

3. MAINTENANCE OF ANY PRIVATE ACCESS WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.

4. ANY FURTHER SUBDIVISION OR ADDITIONAL LOTS TO BE SERVED BY ACCESS MAY RESULT IN FURTHER ACCESS & ROAD REQUIREMENTS.

5. ACCORDING TO KITTITAS COUNTY ROAD STANDARDS, MAILBOX(S) SHALL BE "BREAK-AWAY" DESIGN. SEE WSDOT STANDARD DRAWINGS H-12 SHEET 1-3.

6. 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.

7. PRIOR TO THE ISSUANCE OF A BUILDING PERMIT ON ANY OF THE LOTS WITHIN THIS SHORT PLAT, ACCESS SHALL BE CONSTRUCTED TO A 22' WIDE GRAVEL ROAD WITH A 45' RADIUS GRAVELED CUL-DE-SAC. ACCESS TO THIS SHORT PLAT SHALL SERVE NO MORE THAN FOUR RESIDENTIAL UNITS. ALL INTERESTED PARTIES OF ANY LOTS WITHIN THIS SHORT PLAT ARE URGED TO MAKE INQUIRIES AT THE KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS REGARDING ACCESS REQUIREMENTS AND PERMITS.

SURVEY NOTES:

1. FOR ADDITIONAL SURVEY INFORMATION AND BASIS OF BEARINGS, SEE THAT CERTAIN SURVEY FILED IN BOOK 23, AT PAGE 10, UNDER AUDITOR'S FILE No. 199910230011, AND BOOK F OF SHORT PLATS AT PAGES 28 AND 29, UNDER AUDITOR'S FILE No. 199903190070, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

2. FIELD WORK WAS PERFORMED IN MAY OF 2003 USING A NIKON DTM-521 TOTAL STATION WITH CLOSED TRAVERSE METHODS IN ACCORDANCE WITH W.A.C. 332-130.

3. THIS SURVEY DOES NOT PURPORT TO SHOW ANY EASEMENTS OF RECORD OR OTHERWISE.

4. THE CUMULATIVE EFFECT OF WATER WITHDRAWALS FOR THIS DEVELOPMENT SHALL NOT EXCEED 5,000 GALLONS PER DAY.

5. KITTITAS 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.

ADJACENT OWNERSHIPS:

20-17-32000-0009 CHRISTOPHER WEYMOUTH 10540 NE 25TH ST BELLEVUE WA 98004

20-17-32051-0002 CHRIS & LESLIE GRIFFITH 42615 SE 142ND ST NORTH BEND WA 98045

20-17-32053-0004 ALLEN L LANG & CAROLE GREENE 1750 HIDDEN VALLEY RD CLE ELUM WA 98922

20-17-32053-0003 ALLEN L LANG & CAROLE GREENE 1750 HIDDEN VALLEY RD CLE ELUM WA 98922

20-17-32052-0004 RICHARD KITZ ETUX PO BOX 618 NORTH BEND WA 98045

20-17-32050-0001 STEPHEN ANDERSON 9805 112TH AVE NE KIRKLAND WA 98033

20-17-32050-0004 SUE ESSEX 2762 HIDDEN VALLEY RD CLE ELUM WA 98922

19-17-05020-0017 DOUGLAS & JERRI DONNELLY 1235 20TH AVE E SEATTLE WA 98112

19-17-05020-0010 BERNDT OBERG ETUX ETAL 3662 42ND AVE NE SEATTLE WA 98105

NOTE: THE EXISTING UTILITIES AS SHOWN ARE ONLY APPROXIMATE. OTHER EXISTING UTILITIES MAY EXIST ALONG THIS PROPOSED ALIGNMENT. IT SHALL BE THE CONTRACTOR AND/OR OWNERS 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
1-800-424-5555

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS IN FEE SIMPLE, OF THE LAND TO BE SUBDIVIDED do hereby declare this short plat and dedicate all roads shown hereon to be dedicated 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 4th day of February, A.D., 2005

Doreen Sue Essex
DOREEN SUE ESSEX

ACKNOWLEDGMENT

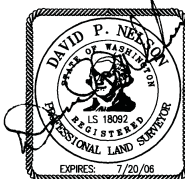
STATE OF WASHINGTON)
COUNTY OF Kittitas) s.s.

On this day personally appeared before me Doreen Sue Essex

to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that SHE signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 4th day of Feb, 2005

Virginia E. Weiser
Notary Public in and for the State of Washington, residing at Cle Elum, WA
My appointment expires July 4, 2005



RECORDER'S CERTIFICATE 200502040034
Filed for record this 4th day of Feb, 2005 at the request of SUE ESSEX at page 251
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 SUE ESSEX
in JUNE, 2003
DAVID P. NELSON
Certificate No. 18092
K.C.S.P. NO. 03-31
Portion of S.W. 1/4, Sec. 32 T.20N., R.17E., W.M.
Kittitas County, Washington
DWN BY G. W. / T. R. DATE 01/2005 JOB NO. 98530
CHKD BY D. NELSON SCALE 1"=100' SHEET 2 OF 2
EASTSIDE CONSULTANTS, INC.
ENGINEERS - SURVEYORS 214 PENNSYLVANIA AVE. CLE ELUM, WASHINGTON 98922 PHONE:(509)874-7433