

36-65

PART OF THE WEST HALF OF SECTION 16, TOWNSHIP 16 NORTH, RANGE 20 EAST, W.M.

03/26/2009 01:31:36 PM V: 36 P: 65 200903260010
\$118.00
Survey CRUSE & ASSOCIATES SURVEYING Page 2 of 2
Kittitas County Auditor

NOTES:

1. THIS SURVEY WAS PERFORMED USING A TOPCON GTS SERIES TOTAL STATION AND SURVEY GRADE GPS. ACCURACY COMPLIES WITH THE REQUIREMENTS SPECIFIED IN WAC 332-130-080 AND 090.
2. THIS SURVEY MAY NOT SHOW ALL EASEMENTS OR IMPROVEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
3. ACCORDING TO KITTITAS RECLAMATION DISTRICT (KRD) RECORDS, PARCEL S1 HAS 3 IRRIGABLE ACRES; PARCEL S2 HAS 3 IRRIGABLE ACRES; PARCEL S3 HAS 3 IRRIGABLE ACRES; PARCEL S4 HAS 3 IRRIGABLE ACRES; PARCEL S5 HAS 3 IRRIGABLE ACRES. KRD WATER MAY ONLY BE APPLIED TO IRRIGABLE ACREAGE.
4. FULL PAYMENT OF ANNUAL KRD ASSESSMENT IS REQUIRED REGARDLESS OF THE USE OR NON-USE OF WATER BY THE OWNER.
5. THE LANDOWNERS MUST PROVIDE FOR THE APPOINTMENT OF ONE WATER MASTER FOR EACH TURNOUT, WHO SHALL BE RESPONSIBLE FOR ORDERING WATER FOR THE ENTIRE PROPERTY. THE WATER MASTER WILL BE RESPONSIBLE FOR KEEPING WATER USE RECORDS FOR EACH LOT. KRD WILL ONLY BE RESPONSIBLE FOR KEEPING RECORDS ON THE TOTAL WATER ORDERED AT THE KRD TURNOUT.
6. KRD OPERATIONS AND MAINTENANCE ROADS ARE FOR DISTRICT USE ONLY. RESIDENTIAL AND RECREATIONAL USE IS PROHIBITED.
7. KRD IS ONLY RESPONSIBLE FOR DELIVERY OF WATER TO THE HIGHEST FEASIBLE POINT IN EACH 160 ACRE UNIT OR DESIGNATED TURNOUT. THE KRD IS NOT RESPONSIBLE FOR WATER DELIVERY LOSS (SEEPAGE, EVAPORATION, ETC.) BELOW THE DESIGNATED TURNOUT.
8. AN IRRIGATION EASEMENT 10 FEET IN WIDTH IS RESERVED ALONG ALL LOT LINES. THE 10 FOOT EASEMENT SHALL ABUT THE EXTERIOR PROPERTY BOUNDARY AND SHALL BE DIVIDED 5 FEET ON EACH SIDE OF INTERIOR LOT LINES.
9. KITTITAS COUNTY WILL NOT ACCEPT PRIVATE ROADS FOR MAINTENANCE AS PUBLIC STREETS OR ROADS UNTIL SUCH STREETS OR ROADS ARE BROUGHT INTO CONFORMANCE WITH CURRENT COUNTY ROAD STANDARDS. THIS REQUIREMENT WILL INCLUDE THE HARD SURFACE PAVING OF ANY STREET OR ROAD SURFACED ORIGINALLY WITH GRAVEL.
10. THESE PARCELS ARE EXEMPT FROM THE KITTITAS COUNTY SUBDIVISION ORDINANCE UNDER CHAP. 16.04.020(1) AND (5). DATE OF APPLICATION: 7-18-05.
11. BASIS OF BEARINGS IS THE WASHINGTON COORDINATE SYSTEM, SOUTH ZONE. FOR CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION, SEE THE FOLLOWING RECORDS OF SURVEY AND THE SURVEYS REFERENCED THEREON: BOOK 23 OF SURVEYS, PAGES 97-99; BOOK 29 OF SURVEYS, PAGE 40; AND BOOK 31 OF SURVEYS, PAGES 31-35. THE USBLM SURVEYED SUBJECT SECTION 16. FIELD NOTES AND THE SEPTEMBER 30, 1993 PLAT ARE AVAILABLE FROM THE PORTLAND, OREGON BLM OFFICE. CORNERS VISITED IN THE SUMMER OF 2008.

LEGAL DESCRIPTIONS

ORIGINAL PARCELS - PART OF AFN 566107 & PART OF AFN 199804160007

PARCEL S1

PARCEL S1 OF THAT CERTAIN SURVEY RECORDED MARCH 26, 2009 IN BOOK 36 OF SURVEYS AT PAGES 64-65, UNDER AUDITOR'S FILE NO. 20090326 0010, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 16 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL S2

PARCEL S2 OF THAT CERTAIN SURVEY RECORDED MARCH 26, 2009 IN BOOK 36 OF SURVEYS AT PAGES 64-65, UNDER AUDITOR'S FILE NO. 20090326 0010, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 16 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL S3

PARCEL S3 OF THAT CERTAIN SURVEY RECORDED MARCH 26, 2009 IN BOOK 36 OF SURVEYS AT PAGES 64-65, UNDER AUDITOR'S FILE NO. 20090326 0010, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 16 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL S4

PARCEL S4 OF THAT CERTAIN SURVEY RECORDED MARCH 26, 2009 IN BOOK 36 OF SURVEYS AT PAGES 64-65, UNDER AUDITOR'S FILE NO. 20090326 0010, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 16 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL S5

PARCEL S5 OF THAT CERTAIN SURVEY RECORDED MARCH 26, 2009 IN BOOK 36 OF SURVEYS AT PAGES 64-65, UNDER AUDITOR'S FILE NO. 20090326 0010, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER AND OF THE SOUTHWEST QUARTER, ALL IN SECTION 16, TOWNSHIP 16 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

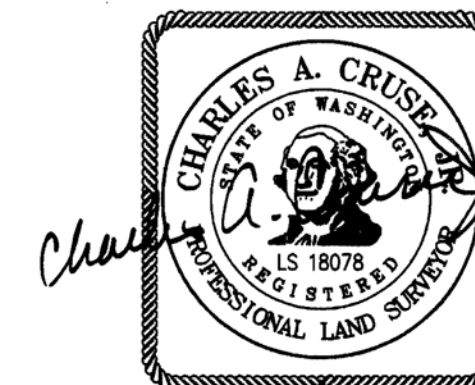
CURVE	RADIUS	LENGTH	DELTA
C1	58.20'	2.81'	02°45'52"
C2	134.60'	126.07'	53°40'00"
C3	75.50'	44.80'	34°00'00"
C4	306.50'	84.70'	15°50'00"
C5	306.50'	35.90'	06°42'40"
C6	306.50'	48.80'	09°07'20"
C7	211.00'	108.02'	29°20'00"
C8	171.00'	75.61'	25°20'00"
C9	171.00'	20.85'	06°59'15"
C10	171.00'	54.75'	18°20'45"
C11	163.20'	77.38'	27°10'00"
C12	115.50'	93.74'	46°30'00"
C13	75.50'	72.76'	55°13'00"
C14	95.50'	92.03'	55°13'00"
C15	95.50'	77.51'	46°30'00"
C16	143.20'	67.90'	27°10'00"
C17	191.00'	84.45'	25°20'00"
C18	191.00'	97.78'	29°20'00"
C19	286.50'	79.17'	15°50'00"
C20	95.50'	56.67'	34°00'00"
C21	114.60'	107.34'	53°40'00"
C22	38.20'	50.89'	76°20'00"

LINE	DIRECTION	DISTANCE
L1	S 54°24'17" W	6.98'
L2	N 21°53'56" W	217.10'
L3	N 75°33'56" W	44.80'
L4	N 75°33'56" W	41.71'
L5	N 75°33'56" W	3.09'
L6	N 57°23'56" W	35.60'
L7	N 86°43'56" W	82.30'
L8	N 61°23'56" W	39.90'
L9	N 88°33'56" W	207.70'
L10	N 88°33'56" W	108.93'
L11	N 88°33'56" W	98.77'
L12	S 44°56'04" W	43.60'
L13	N 44°56'04" E	43.60'
L14	S 88°33'56" E	207.70'
L15	S 61°23'56" E	39.90'
L16	S 86°43'56" E	82.30'
L17	S 57°23'56" E	35.60'
L18	S 75°33'56" E	44.80'
L19	S 21°53'56" E	217.10'

AUDITOR'S CERTIFICATE

Filed for record this 26TH day of MARCH,
2009, at 1:31 P.M., in Book 36 of Surveys
at page(s) 65 at the request of Cruse & Associates.

JERALD V. PETTIT BY: K. Hernandez
KITTITAS COUNTY AUDITOR



3-26-09

CRUSE & ASSOCIATES
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LOWE PROPERTY