

35-53

35-53

PART OF THE WEST HALF OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M.

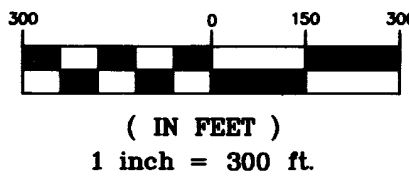
05/28/2008 11:58:09 AM V: 35 P: 53 200805280036 Page 1 of 2

200805280036

Survey CRUSE & ASSOC
Kittitas County Auditor



GRAPHIC SCALE

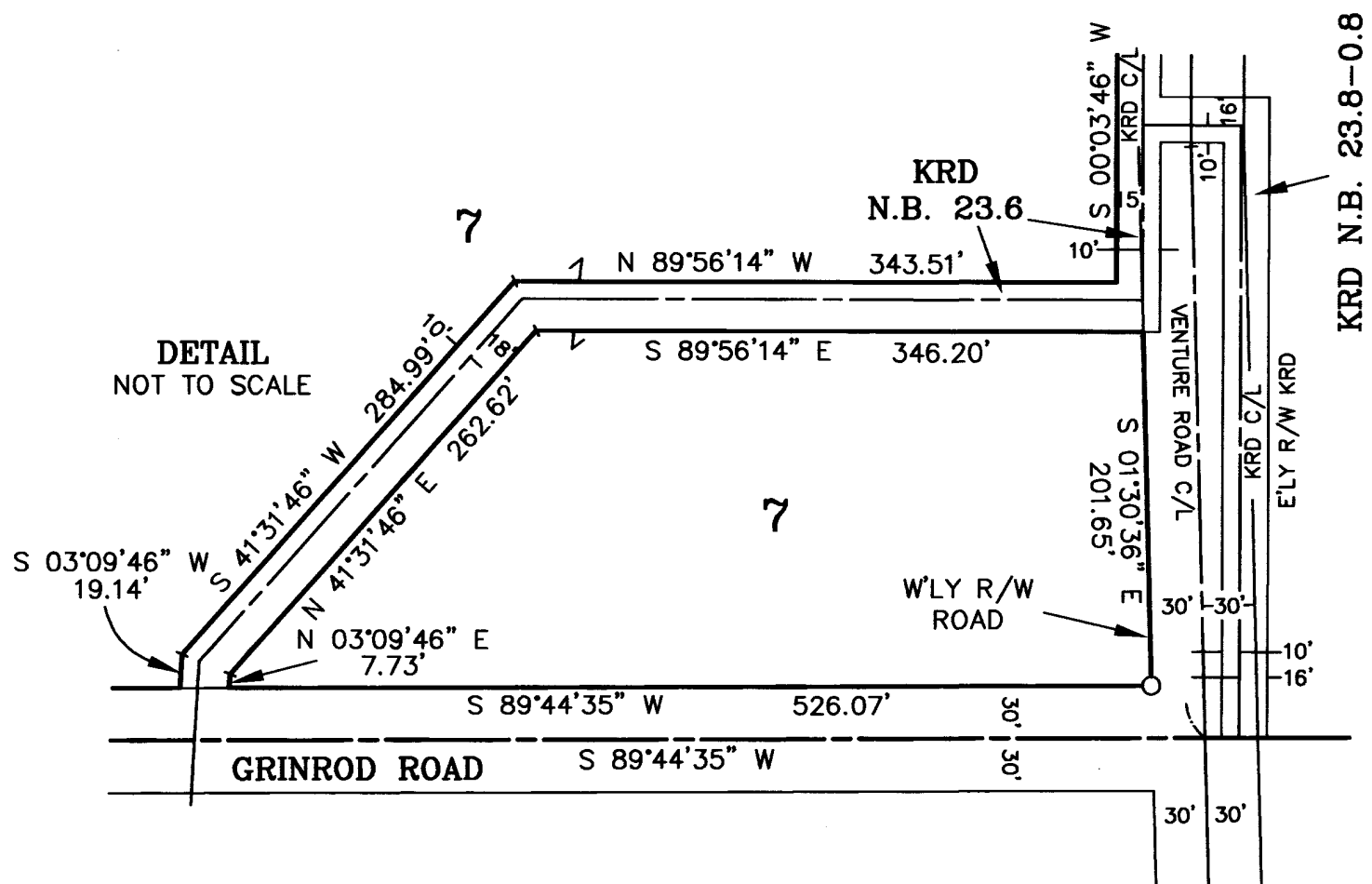
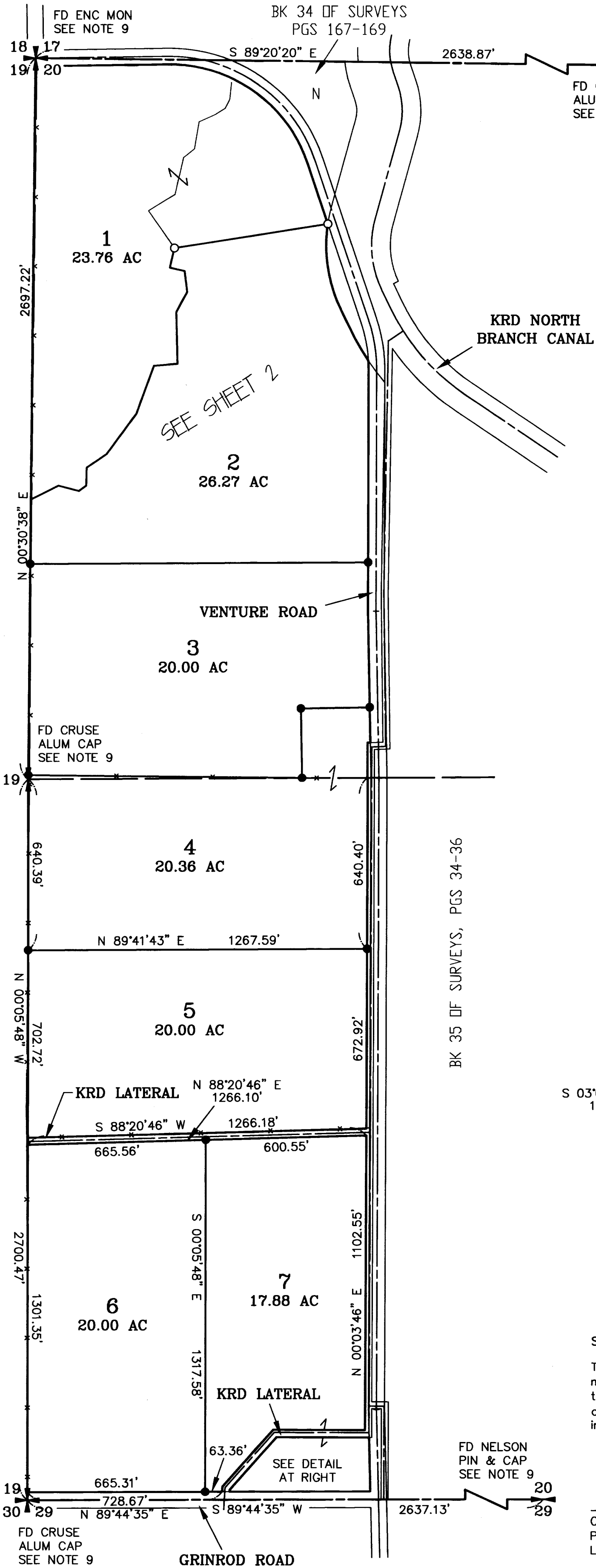


LEGEND

- SET 5/8" REBAR W/ CAP
- "CRUSE 36815"
- FOUND PIN & CAP
- x — FENCE

NOTES:

1. THIS SURVEY WAS PERFORMED USING A TOPCON GTS 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.
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 1 HAS 22 IRRIGABLE ACRES; PARCEL 2 HAS 25 IRRIGABLE ACRES; PARCEL 3 HAS 19 IRRIGABLE ACRES; PARCEL 4 HAS 21 IRRIGABLE ACRES; PARCEL 5 HAS 21 IRRIGABLE ACRES; PARCEL 6 HAS 20 IRRIGABLE ACRES; PARCEL 7 HAS 19 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. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION, BASIS OF BEARINGS, ROAD RIGHT OF WAY AND ADDITIONAL SURVEY INFORMATION, SEE BOOK 34 OF SURVEYS, PAGES 167-169 AND THE REFERENCED THEREON. CORNER VISITATION DATES AS NOTED THEREON UNLESS OTHERWISE NOTED ON THIS SURVEY.
10. THE PURPOSE OF THIS SURVEY IS TO COMPLETE AN ADMINISTRATIVE SEGREGATION AND IS EXEMPT FROM KITTITAS COUNTY SUBDIVISION CODE UNDER CHAP. 16.04.020(5).

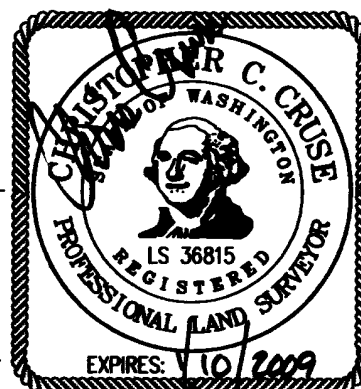


X		
X		
X		
X		

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 CARIBOU CREEK ESTATES LLC in MAY of 2008.

Chris Cruse
CHRISTOPHER C. CRUSE
Professional Land Surveyor
License No. 36815
5/28/2008
DATE



AUDITOR'S CERTIFICATE

Filed for record this 28TH day of MAY,
2008, at 11:58 A.M., in Book 35 of Surveys at
page(s) 53 at the request of Cruse & Associates.

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

CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 959
Ellensburg, WA 98926 (509) 962-8242

CARIBOU CREEK ESTATES LLC

35-54

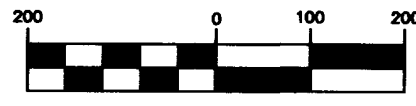
35-54

PART OF THE WEST HALF OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M.

05/28/2008 11:58:09 AM V: 35 P: 54 200805280036
\$113.00
Survey CRUSE & ASSOC
Kittitas County Auditor Page 2 of 2

200805280036

GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.



LEGEND

- SET 5/8" REBAR W/ CAP
— "CRUSE 36815"
- FOUND PIN & CAP
- x— FENCE

LEGAL DESCRIPTIONS

ORIGINAL PARCELS - AFN 200703070005 & AFN 200606300081

PARCEL 1

PARCEL 1 OF THAT CERTAIN SURVEY AS RECORDED MAY 28, 2008 IN BOOK 35 OF SURVEYS AT PAGES 53-54, UNDER AUDITOR'S FILE NO. 20080528 0036, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 2

PARCEL 2 OF THAT CERTAIN SURVEY AS RECORDED MAY 28, 2008 IN BOOK 35 OF SURVEYS AT PAGES 53-54, UNDER AUDITOR'S FILE NO. 20080528 0036, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 3

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PARCEL 4

PARCEL 4 OF THAT CERTAIN SURVEY AS RECORDED MAY 28, 2008 IN BOOK 35 OF SURVEYS AT PAGES 53-54, UNDER AUDITOR'S FILE NO. 20080528 0036, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 5

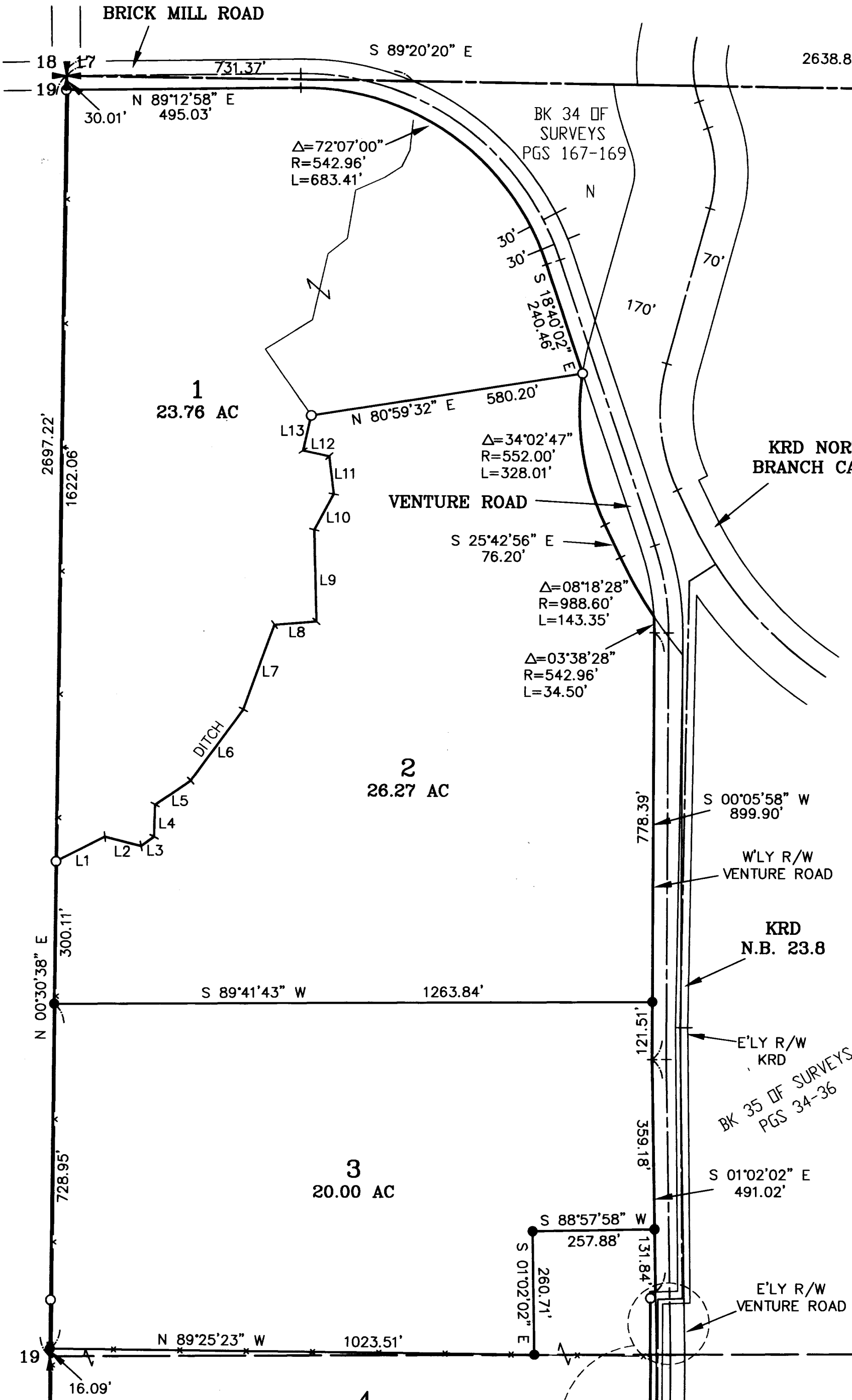
PARCEL 5 OF THAT CERTAIN SURVEY AS RECORDED MAY 28, 2008 IN BOOK 35 OF SURVEYS AT PAGES 53-54, UNDER AUDITOR'S FILE NO. 20080528 0036, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 6

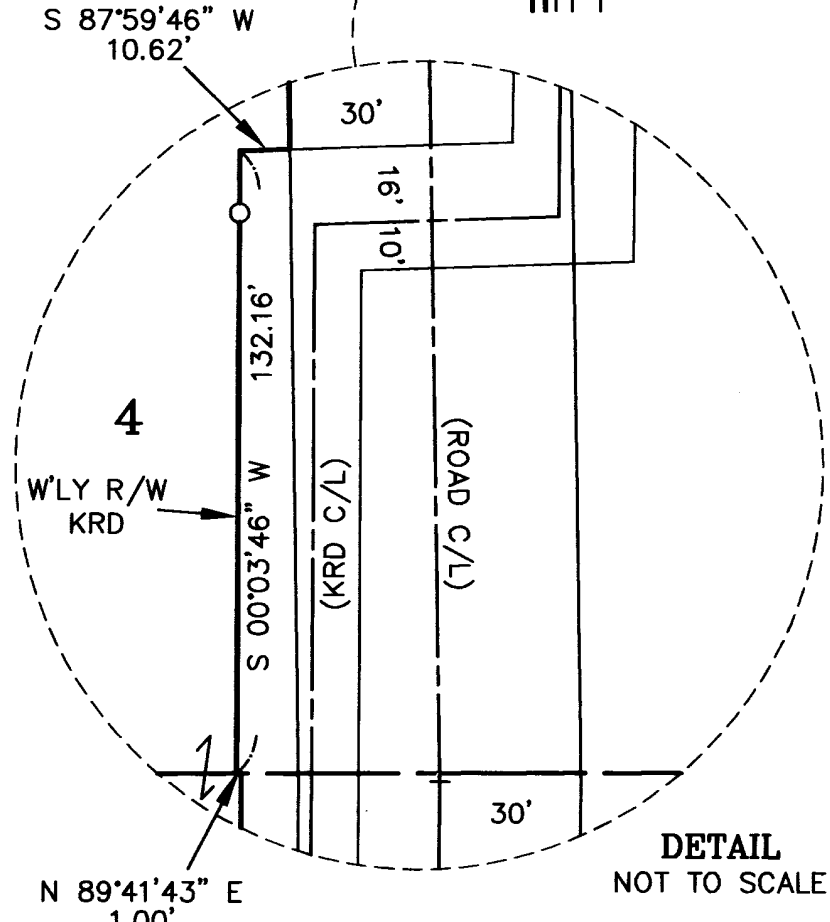
PARCEL 6 OF THAT CERTAIN SURVEY AS RECORDED MAY 28, 2008 IN BOOK 35 OF SURVEYS AT PAGES 53-54, UNDER AUDITOR'S FILE NO. 20080528 0036, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL 7

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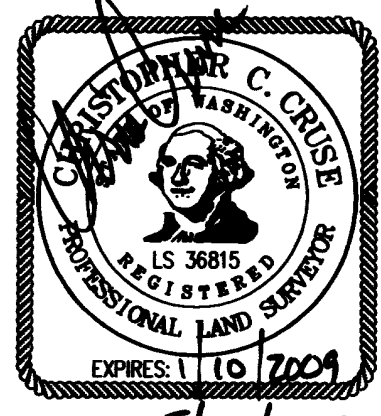
LINE	DIRECTION	DISTANCE
L1	N 63°16'15\" E	115.29'
L2	S 75°48'16\" E	79.20'
L3	N 54°29'04\" E	33.43'
L4	N 01°38'16\" E	68.00'
L5	N 55°59'23\" E	90.28'
L6	N 36°21'23\" E	186.90'
L7	N 19°57'35\" E	190.35'
L8	N 85°23'26\" E	88.50'
L9	N 01°32'15\" W	193.81'
L10	N 28°37'48\" E	85.19'
L11	N 06°57'31\" W	80.22'
L12	N 78°07'15\" W	56.61'
L13	N 12°50'45\" E	76.23'



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JERALD V. PETTIT BY: *K. Hernandez*
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