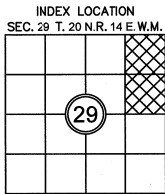
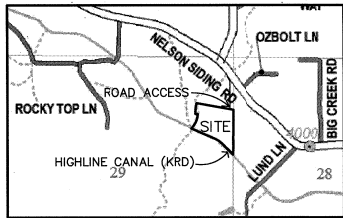


10/12/2018 10:30:06 AM V: L P: 65 201810120028
 201810120028
 Kittitas County Auditor
 Page 1 of 3



APPROVALS

KITTITAS COUNTY PUBLIC WORKS

EXAMINED AND APPROVED THIS 11TH DAY
 OF October A.D., 2018
Mark K Cook
 KITTITAS COUNTY ENGINEER

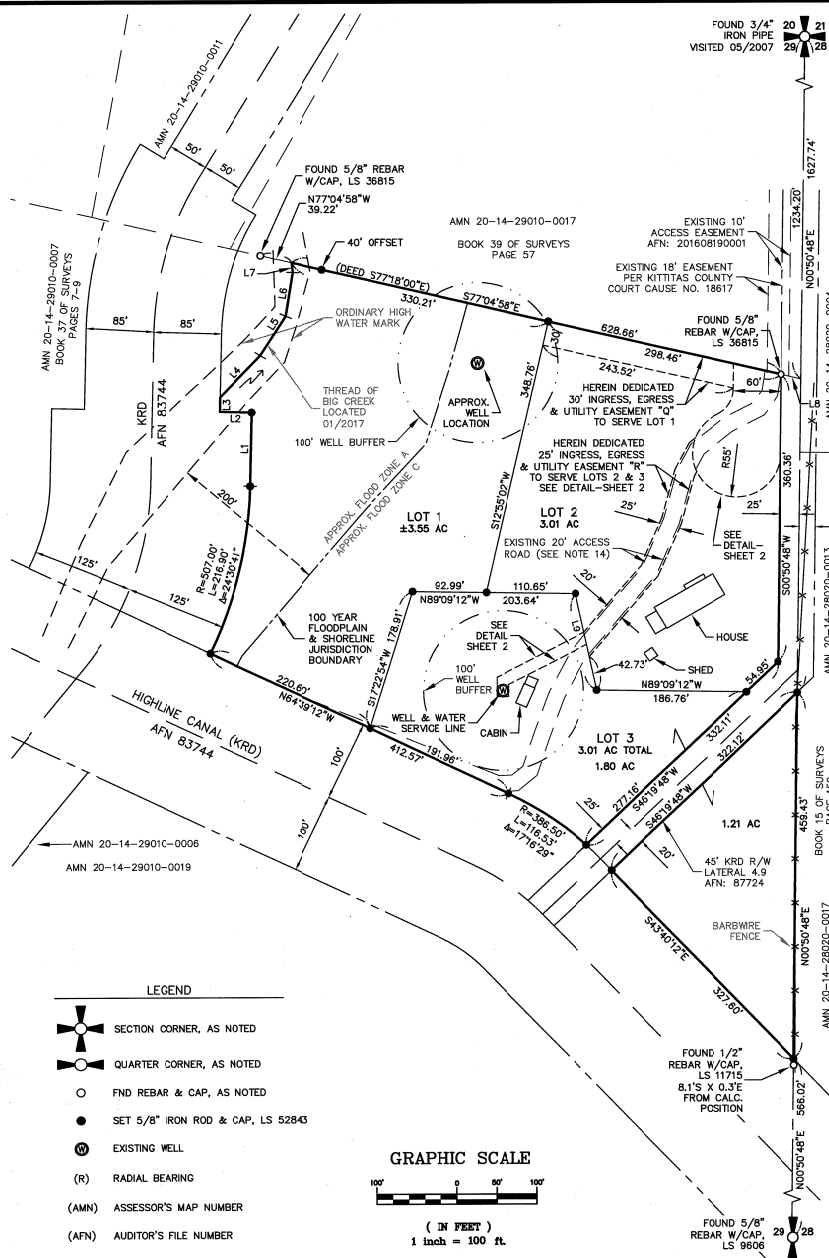
COMMUNITY DEVELOPMENT SERVICES

I HEREBY CERTIFY THAT THE "WENGER" SHORT PLAT HAS
 BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO
 THE COMPREHENSIVE PLAN OF THE KITTITAS COUNTY
 PLANNING COMMISSION.
 DATED THIS 12TH DAY OF October A.D., 2018
Anthony M. Strait
 KITTITAS COUNTY PLANNING OFFICIAL

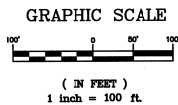
KITTITAS COUNTY HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SHORT PLAT HAS BEEN
 EXAMINED AND CONFORMS WITH CURRENT KITTITAS
 COUNTY CODE CHAPTER 13.
 DATED THIS 8 DAY OF Oct A.D., 2018
Mark K Cook

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 SHORT PLAT IS NOW TO BE FILED.
 DATED THIS 12 DAY OF October A.D.,
 2018
Mark K Cook
 KITTITAS COUNTY TREASURER
 ORIGINAL TAX PARCEL NO.: 479134 (20-14-29010-0010)



- LEGEND
- SECTION CORNER, AS NOTED
 - QUARTER CORNER, AS NOTED
 - FND REBAR & CAP, AS NOTED
 - SET 5/8" IRON ROD & CAP, LS 52843
 - EXISTING WELL
 - (R) RADIAL BEARING
 - (AMN) ASSESSOR'S MAP NUMBER
 - (AFN) AUDITOR'S FILE NUMBER



WENGER SHORT PLAT - SP-07-00007

A PORTION OF THE E 1/2 OF THE NE 1/4 OF SECTION 29,
 TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.,
 KITTITAS COUNTY, WASHINGTON

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N01°17'48"E	93.00
L2	N88°42'12"W	46.00
L3	N01°17'48"E	18.05
L4	N43°54'48"E	72.59
L5	N32°48'15"E	58.01
L6	N08°06'19"E	54.77
L7	N06°19'45"W	12.31
L8	S77°04'58"E	23.57
L9	S12°21'04"E	123.51
L10	S00°50'48"W	32.21
L11	S51°28'43"W	9.44
L12	S27°49'19"W	38.11
L13	S14°57'12"W	63.75
L14	S23°53'08"W	64.90
L15	S41°29'53"W	61.01
L16	S40°12'57"W	48.92
L17	S12°21'04"E	31.48
L18	S40°12'57"W	67.78
L19	S41°29'53"W	64.60
L20	S23°53'08"W	70.73
L21	S14°57'12"W	62.88
L22	S27°49'19"W	67.73
L23	N62°36'14"E	121.85
L24	S00°00'00"E	24.31
L25	N90°00'00"E	15.00
L26	S00°00'00"E	15.19
L27	N62°36'14"E	109.70
L28	S12°21'04"E	15.53

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C1	38.88'	35.00'	63°36'29"
C2	234.68'	55.00'	244°27'16"
C3	44.00'	55.00'	45°50'29"



10-5-2018

AUDITOR'S CERTIFICATE 201810122008

FILED FOR RECORD THIS 12TH DAY OF Oct A.D., 2018 AT 10:30 AM
 IN BOOK 16-5 OF 16-5 AT PAGE 16-5 AT THE REQUEST OF
 SAMUEL R. WARD
 SURVEYOR'S NAME
Jessy Pettit COUNTY AUDITOR *John Cooper* DEPUTY COUNTY AUDITOR

SURVEYOR'S CERTIFICATE

THIS MAP OR CORRECTION REPRESENTS A SURVEY MADE BY
 ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE
 REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE
 REQUEST OF MARK & DARCY WENGER
 N...O.C.T...2018
Sam Ward
 SAMUEL R. WARD DATE
 CERTIFICATE NO. 52843

WENGER SHORT PLAT

PREPARED FOR
 MARK & DARCY WENGER
 A PORTION OF THE E 1/2 OF THE NE 1/4 OF SECTION 29,
 TOWNSHIP 20 N., RANGE 14 E. W.M.

KITTITAS COUNTY		WASHINGTON	
DWN BY	DATE	JOB NO.	
S.W./G.W.	10/2018	06305	
CHD BY	SCALE	SHEET	
M.K.K./S.W.	1"=100'	1 OF 3	



Western Washington Division
 165 NE Juniper Street Suite 201 • Issaquah, WA 98027 • Phone: (425) 392-0250 • Fax: (425) 391-3355
 Eastern Washington Division
 407 Swiftwater Blvd. • Cle Elum, WA 98922 • Phone: (509) 674-7433 • Fax: (509) 674-7419

✓ 166

10/12/2018 10:39:06 AM V. L. P. 186 20180120008
Mark & Darcy Wenger
Kittitas County Auditor

WENGER SHORT PLAT - SP-07-00007

A PORTION OF THE E 1/2 OF THE NE 1/4 OF SECTION 29, TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M., KITITITAS COUNTY, WASHINGTON

PROPERTY OWNER:

MARK E. WENGER &
DARCY L. SPENCER-WENGER
PO BOX 2214
ISSAQUAH WA 98027-0099

PROPERTY INFORMATION:

WATER SOURCE: INDIVIDUAL/SHARED WELLS
SEWER SOURCE: SEPTIC/DRAINFIELD
DRAINAGE IMPROVEMENTS: NONE PLANNED

EXISTING PARCEL NO.: 479134
EXISTING MAP NO.: 20-14-29010-0010
PARCEL AREA: 10.45 ACRES (ASSESSOR),
9.57 ACRES (SURVEYED)
ZONE: AG-3

EXISTING LEGAL DESCRIPTION:

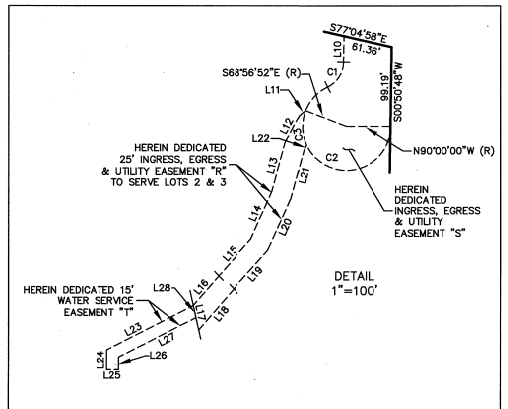
ALL OF THAT PART OF THE FOLLOWING DESCRIBED PORTION OF THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M., IN THE COUNTY OF KITITITAS, STATE OF WASHINGTON, WHICH LIES EAST OF BIG CREEK AND NORTH OF THE KITITITAS RECLAMATION DISTRICT CANAL:

A TRACT OF LAND BOUNDED BY A LINE BEGINNING AT A POINT ON THE NORTH BOUNDARY LINE OF SAID QUARTER SECTION WHICH IS 1,274.8 FEET SOUTH 89°28' WEST OF THE INTERSECTION OF THE SOUTH BOUNDARY LINE OF THE RIGHT OF WAY OF THE COUNTY ROAD WITH THE NORTH BOUNDARY LINE OF SAID QUARTER SECTION, AND RUNNING THENCE SOUTH 11°02' WEST, 756.4 FEET; THENCE SOUTH 26°58' EAST, 64.9 FEET; THENCE SOUTH 77°18' EAST, 1,900.1 FEET TO THE EAST BOUNDARY LINE OF SAID QUARTER SECTION; THENCE SOUTH ALONG THE EAST BOUNDARY LINE OF SAID QUARTER SECTION TO THE SOUTHEAST CORNER THEREOF; THENCE WEST ALONG THE SOUTH BOUNDARY LINE OF SAID QUARTER SECTION TO THE SOUTHWEST CORNER THEREOF; THENCE NORTH ALONG THE WEST BOUNDARY LINE OF SAID QUARTER SECTION TO THE NORTHWEST CORNER THEREOF; AND THENCE EAST ALONG THE NORTH BOUNDARY LINE OF SAID QUARTER SECTION TO THE POINT OF BEGINNING.

EXCEPT: THAT PORTION AS CONVEYED TO KITITITAS RECLAMATION DISTRICT BY WARRANTY DEED DATED SEPTEMBER 27, 1927, BOOK 45, PAGE 561, AUDITOR'S FILE NO. 87724.

NOTES:

- 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.
- 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.
- ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE SECTION 12.05 OF THE KITITITAS COUNTY ROAD STANDARDS.
- 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.
- 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.
- MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THOSE WHO BENEFIT FROM ITS USE.
- PURSUANT TO RCW 90.44.050, THE CUMULATIVE EFFECT OF WATER WITHDRAWALS FOR THIS DEVELOPMENT SHALL NOT EXCEED 5,000 GALLONS PER DAY.
- 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 SHORT PLAT.
- 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.
- 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.
- ALL DEVELOPMENT MUST COMPLY WITH INTERNATIONAL FIRE CODE.
- ALL WATER PROPOSED TO BE USED MUST BE OBTAINED FROM A WATER BUDGET NEUTRAL SOURCE AND MEET CONDITIONS OF KCC 13.35.
- ENVIRONMENTAL AND STATUTORY REVIEW MAY BE REQUIRED FOR ALL CURRENT AND FUTURE DEVELOPMENT, CONSTRUCTION, AND IMPROVEMENTS. THE APPLICANT AND/OR ALL FUTURE OWNERS OF ANY LOT OR LOTS WITHIN THIS SUBDIVISION ARE RESPONSIBLE FOR COMPLIANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL RULES, REQUIREMENTS, CODES, AND REGULATIONS. IT IS INCUMBENT UPON SAID APPLICANTS AND FUTURE OWNERS TO INVESTIGATE FOR AND OBTAIN FROM THE APPROPRIATE AGENCY OR THEIR REPRESENTATIVE, ALL REQUIRED PERMITS, LICENSES, AND APPROVALS FOR ANY DEVELOPMENT, CONSTRUCTION, AND IMPROVEMENTS THAT OCCUR WITHIN THE BOUNDARIES OF THIS SUBDIVISION.
- AUDITOR FILE NUMBER 538944 DESCRIBES A TWENTY FOOT (20') EASEMENT FOLLOWING THE EXISTING ROAD AS IT EXISTED ON APRIL 30, 1991. AT THE TIME OF THIS SURVEY, WE WERE UNABLE TO LOCATE THE SAID ROAD THAT EXISTED ON THAT DATE. FURTHER INVESTIGATION IS NEEDED TO DEFINE THE LOCATION OF THIS EASEMENT. THE PURPOSE OF THE EASEMENT IS TO SERVE KITITITAS COUNTY PARCEL NUMBER 616536 (MAP NUMBER 20-14-29010-0019).



SURVEY NOTES:

- THE PURPOSE OF THIS SURVEY IS TO ILLUSTRATE PARCELS AS SHOWN HEREON TO FACILITATE AN APPLICATION FOR A SHORT PLAT TO BE FILED WITH KITITITAS COUNTY.
- THIS SURVEY WAS PERFORMED USING A TRIMBLE R8 GNSS AND A TRIMBLE S6, 3" TOTAL STATION WITH RESULTING ACCURACY THAT MEETS OR EXCEEDS STANDARDS PER WAC 332-130-090.
- THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.
- FOR ADDITIONAL SURVEY AND REFERENCE INFORMATION, SEE THE FOLLOWING:
 - BOOK 39 OF SURVEYS, PAGE 57, AFN: 201405160001
 - BOOK 37 OF SURVEYS, PAGES 7-9, AFN: 201004130016
 - BOOK 15 OF SURVEYS, PAGE 159, AFN: 513096
- THE BASIS OF BEARINGS IS THE WASHINGTON STATE PLANE COORDINATE SYSTEM (SOUTH ZONE), N.A.D. 83 (07), BASED ON THE BEARING BETWEEN CONTROL STATIONS T 247 (PID SX0667) AND 0053 1993 (PID AA5946) AS BEING S57°07'26"E AS COMPUTED FROM COORDINATES PUBLISHED BY NGS. ALL DISTANCES SHOWN HEREON ARE GROUND SCALE BASED ON A COMBINED SCALE FACTOR (CSF) OF 0.999876521, MULTIPLY CSF BY GROUND DISTANCE TO OBTAIN GRID DISTANCES.
- THE HIGHLINE CANAL LOCATION IS BASED UPON THE DESCRIPTIONS OF TRACT 1 & TRACT 2 AS DESCRIBED IN AUDITOR'S FILE NUMBER 83744 AND TIES TO THE MONUMENTS AT THE NORTHEAST CORNER AND THE EAST QUARTER CORNER OF SECTION 29.
- ALL MONUMENTS SHOWN AS FOUND WERE VISITED JANUARY, 2017 UNLESS OTHERWISE NOTED.



AUDITOR'S CERTIFICATE 201810120008

FILED FOR RECORD THIS 12th DAY OF Oct 2018 AT 10:39 A.M.

IN BOOK V OF Short Plat AT PAGE 166 AT THE REQUEST OF

SAMUEL R. WARD
SURVEYOR'S NAME

GERALD V. PETTIT
County Auditor

Samuel R. Ward
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 MARK & DARCY WENGER

IN OCT 2018

Samuel R. Ward DATE 10-5-2018
CERTIFICATE NO. 52843

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
407 Swiftwater Blvd. • Cle Elum, WA 98822 • Phone: (509) 674-7433 • Fax: (509) 674-7419

WENGER SHORT PLAT
PREPARED FOR
MARK & DARCY WENGER
A PORTION OF THE E 1/2 OF THE NE 1/4 OF SECTION 29,
TOWNSHIP 20 N., RANGE 14 E., W.M.

KITITITAS COUNTY		WASHINGTON	
DWN BY	DATE	JOB NO.	
S.W./G.W.	10/2018	06305	
CHKD BY	SCALE	SHEET	
M.K.K./S.W.	N/A	2 OF 3	

✓ 167

WENGER SHORT PLAT - SP-07-00007
A PORTION OF THE E 1/2 OF THE NE 1/4 OF SECTION 29,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.,
KITITITAS COUNTY, WASHINGTON

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT, MARK E. WENGER & DARCY L. WENGER, HUSBAND AND WIFE, OWNERS IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DO HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 23 DAY OF October, A.D., 2017

Mark E. Wenger
MARK E. WENGER

Darcy L. Wenger
DARCY L. WENGER

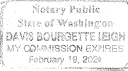
ACKNOWLEDGMENT

STATE OF Washington
COUNTY OF King } S.S.

Mark E. Wenger and Darcy L. Wenger
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 THEY SIGNED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES THEREIN MENTIONED.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 23rd DAY OF October, 2017



Doris Beatt
NOTARY PUBLIC IN AND FOR THE STATE OF
Washington, RESIDING AT 1402 N. 40th St, Rainier, WA
MY APPOINTMENT EXPIRES Feb 14, 2020

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT, CASHMERE VANEY BANK, BENEFICIARY OF DEED OF TRUST INSTRUMENT NO. 20080810004, WAS ACQUIRED OF RECORD TO BANK OF AMERICA, N.A. BY ASSIGNMENT INSTRUMENT NO. 20130800008 DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 9th DAY OF October, A.D., 2018

H.L. SVP
NAME _____
TITLE _____

ACKNOWLEDGEMENT

STATE OF WA
COUNTY OF Chelan } S.S.

ON THIS 9th DAY OF October, 2018, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF Washington DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Hyle Lass TO ME KNOWN TO BE THE SVP

N/A SECRETARY, RESPECTIVELY, OF Cashmere Valley 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 Hyle Lass 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.



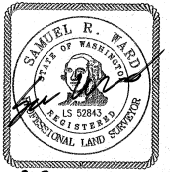
Courtney L. Schill
NOTARY PUBLIC IN AND FOR THE STATE OF
WA, RESIDING AT Elmer
MY APPOINTMENT EXPIRES July 29, 2022

ADJACENT PROPERTY OWNERS:

- 20-14-28020-0004
LOUIS MUSSO JR
PO BOX 656
NEWPORT WA 99156
- 20-14-28020-0013
LOIS K JURIS
4300 NELSON SIDING ROAD
CLE ELUM WA 98922
- 20-14-28020-0017
BRYAN G RITTER ETUX
24 LUND LANE
CLE ELUM WA 98922
- 20-14-29010-0006
C FRED DARLING
5171 NELSON SIDING ROAD
CLE ELUM WA 98922
- 20-14-29010-0007
THOMAS L FERGUSON ETUX TRUSTEES
5692 NELSON SIDING ROAD
CLE ELUM WA 98922
- 20-14-29010-0011
JACOB W KORFUS JR
15004 132ND AVE SE
RENTON WA 98058
- 20-14-29010-0017
EDWARD P KORFUS ETUX
4882 NELSON SIDING ROAD
CLE ELUM WA 98922
- 20-14-29010-0019
THOMAS J BETTINGER
TRACI R BETTINGER
TRUSTEES
6410 106TH AVE NE
KIRKLAND WA 98033-7010



Know what's below.
Call before you dig.



8-30-2017

AUDITOR'S CERTIFICATE 201810120008 FILED FOR RECORD THIS <u>12th</u> DAY OF <u>Oct</u> 20 <u>18</u> AT <u>10:39 AM</u> IN BOOK <u>V</u> OF <u>Short Plat</u> AT PAGE <u>167</u> AT THE REQUEST OF <u>SAMUEL R. WARD</u> SURVEYOR'S NAME <u>JERALD V. PETTI</u> County Auditor <u>Sam Ward</u> 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 <u>MARK & DARCY WENGER</u> IN <u>AUG.</u> 20 <u>17</u> . <u>Sam Ward</u> 8-30-2017 SAMUEL R. WARD DATE CERTIFICATE NO. <u>52843</u>		WENGER SHORT PLAT PREPARED FOR MARK & DARCY WENGER A PORTION OF THE E 1/2 OF THE NE 1/4 OF SECTION 29, TOWNSHIP 20 N., RANGE 14 E., W.M. KITITITAS COUNTY WASHINGTON	
DWN BY <u>S.W./G.W.</u>		DATE <u>08/2017</u>		JOB NO. <u>06305</u>	
CHKD BY <u>M.K.K./S.W.</u>		SCALE <u>N/A</u>		SHEET <u>3</u> OF <u>3</u>	



Western Washington Division
165 NE Juniper Street, Suite 201 • Issaquah, WA 98027 • Phone: (425) 392-0250 • Fax: (425) 391-3055
Eastern Washington Division
407 Swiftwater Blvd. • Cle Elum, WA 98922 • Phone: (509) 674-7433 • Fax: (509) 674-7419