

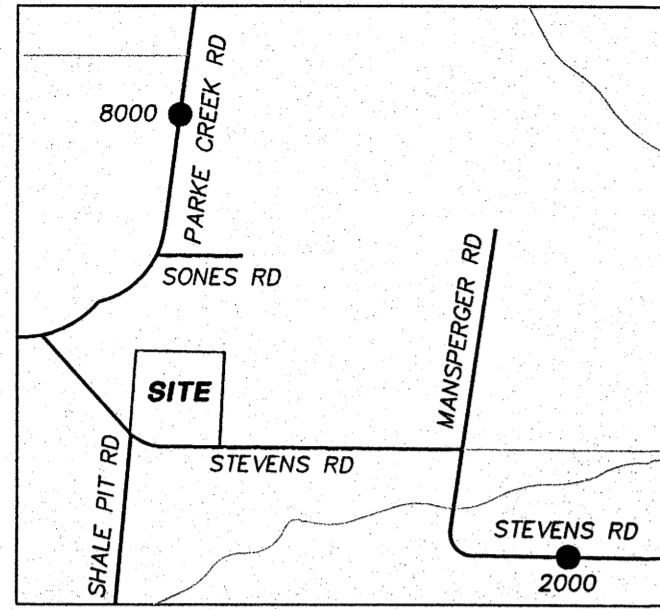
GUISE TRUST SHORT PLAT

KITITAS COUNTY SHORT PLAT NO. 07-XX

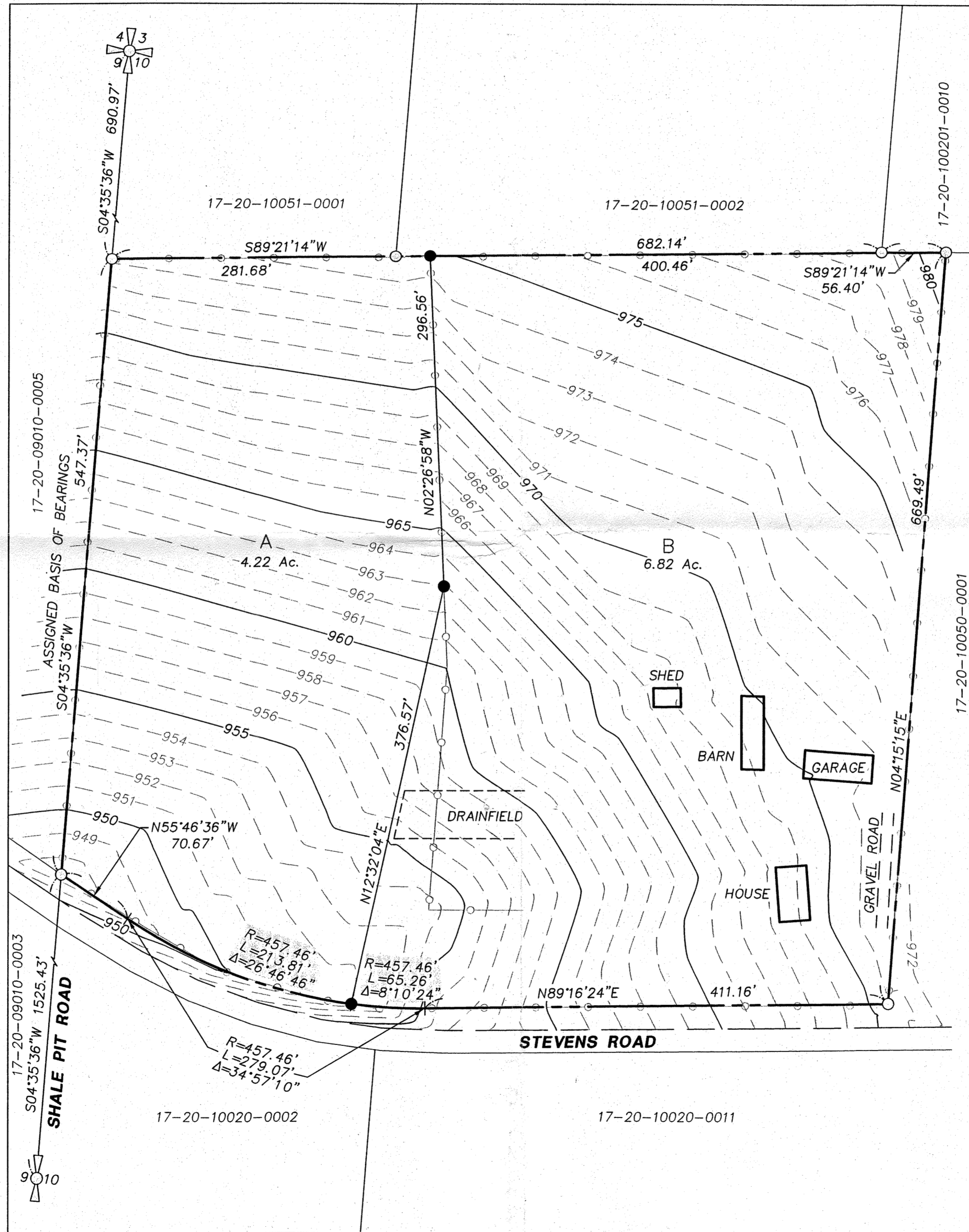
A PORTION OF NW 1/4 OF THE NW 1/4 OF SEC. 10,, TOWNSHIP 17N, RANGE 20E, W.M. KITITAS COUNTY, WASHINGTON

SURVEY NOTES:

1. THE PURPOSE OF THIS SURVEY IS TO PLAT PARCEL NUMBER 17-20-10020-0006 (900633) TO THE CONFIGURATIONS SHOWN HEREON.
2. KITITAS 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.

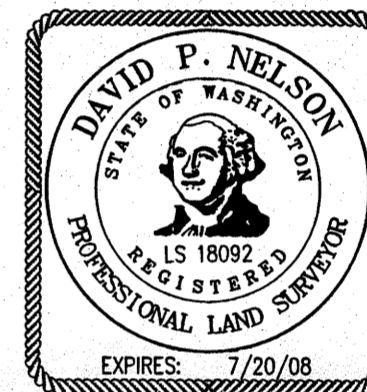


VICINITY MAP - N.T.S.

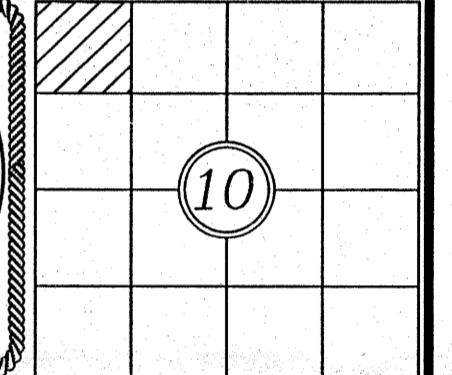


LEGEND

- A SECTION CORNER AS NOTED
- A QUARTER CORNER AS NOTED
- FND REBAR
- SET 1/2" REBAR LS# 18092
- FENCE



INDEX LOCATION:
SEC. 10 T. 17N R. 20E W.M.



APPROVALS

KITITAS COUNTY PUBLIC WORKS

EXAMINED AND APPROVED This ____ day of _____ A.D., 20____

Kittitas County Engineer

COUNTY PLANNING DIRECTOR

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

Dated this ____ day of _____ A.D., 20____

Kittitas County Planning Director

KITITAS 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 ____ day of _____ A.D., 20____

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 now to be filed.

Dated this ____ day of _____ A.D., 20____

Kittitas County Treasurer

ORIGINAL TAX LOT NO. 17-20-10020-0006 (900633)

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...GUISE TRUST... in...SEPT...2007....

DAVID P. NELSON DATE 09/14/07
Certificate No. 18092

GUISE TRUST SHORT PLAT A PTN. OF SEC. 10, T 17N, R 20E, W.M. KITITAS COUNTY, WASHINGTON

DWN BY M. RADIC	DATE 09/2007	JOB NO. 07184
CHKD BY D. NELSON	SCALE 1"=80'	SHEET 1 of 2

Encompass
ENGINEERING & SURVEYING

108 EAST 2ND STREET
CLE ELUM, WA 98922
PHONE: (509) 674-7433
FAX: (509) 674-7419

RECEIVED

SEP 19 2007
Kittitas County
CDS

GUISE TRUST SHORT PLAT

KITTITAS COUNTY SHORT PLAT NO. 07-XX

A PORTION OF NW 1/4 OF THE NW 1/4 OF SEC. 10,,

TOWNSHIP 17N, RANGE 20E, W.M.

KITTITAS COUNTY, WASHINGTON

OWNER:

GUISE TRUST
4911 STEVENS RD
ELLENSBURG WA 98926

PARCEL #17-20-10020-0006 (900633),
ACREAGE: 11.04
LOTS: 2
WATER SOURCE: INDIVIDUAL WELLS
SEWER SOURCE: SEPTIC/DRAINFIELD
ZONE: AG-20

ADJACENT PROPERTY OWNERS:

17-20-10051-0001
PETRINA, CEDOMIR ETUX
312 SCONES RD
ELLENSBURG WA 98926

17-20-10020-0011
COLSON, MICHAEL E ETUX
4800 STEVENS RD
ELLENSBURG, WA 98926

17-20-09010-0005
BEHNIA, SUDABETH
11117 SHADYRIDGE DR
MOORPARK CA 93021

17-20-10020-0002
SANDNES, GERALD
150 SHALE PIT RD
ELLENSBURG, WA 98926

17-20-10051-0002
BOSWELL, JIMMY K ETUX
8120 PARKE CREEK RD
ELLENSBURG, WA 98926

17-20-09010-0003
ZASER, KATHLEEN A
121 SHALE PIT RD
ELLENSBURG, WA 98926

17-20-10020-0010
GERLAND, JOHN ETUX
700 SONES RD
ELLENSBURG, WA 98926

17-20-10050-0001
CORNELIUS, HERMAN V JR ETUX
4851 STEVENS RD
ELLENSBURG, WA 98926

17-20-10050-0001
CORNELIUS, HERMAN V JR ETUX
4851 STEVENS RD
ELLENSBURG, WA 98926

LEGAL DESCRIPTIONS:

PARCEL D OF THAT CERTAIN SURVEY AS RECORDED JULY 11, 1984, IN BOOK 13 OF SURVEYS, PAGE 18, UNDER AUDITOR'S FILE NO. 480434, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 17 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

KRD NOTES:

1. ACCORDING TO KITTITAS RECLAMATION DISTRICT (KRD) RECORDS, LOT A HAS ___ IRRIGABLE ACRES, LOT B HAS ___ IRRIGABLE ACRES.
2. FULL PAYMENT OF ANNUAL KRD ASSESSMENT IS REQUIRED REGARDLESS OF THE USE OR NON-USE OF WATER BY THE OWNER.
3. 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.
4. KRD OPERATIONS AND MAINTENANCE ROADS ARE FOR DISTRICT USE ONLY. RESIDENTIAL AND RECREATIONAL USE IS PROHIBITED.
5. 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.
6. A 10 FEET EASEMENT, 5 FEET ON EACH SIDE OF THE PHYSICAL CENTERLINE OF THE EXISTING IRRIGATION DITCHES LOCATED ON THE SUBJECT PROPERTIES, IS RESERVED FOR THE MAINTENANCE OF THOSE DITCHES BY THOSE WHO BENEFIT FROM THE USE OF SAID DITCHES.

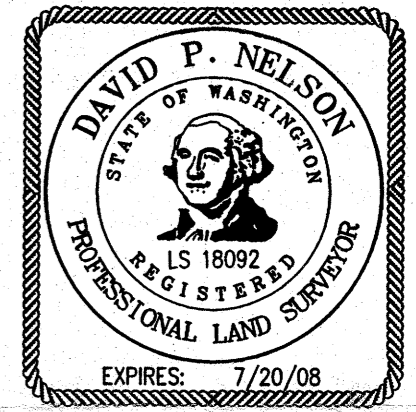
NOTES:

1. THIS SURVEY WAS PERFORMED USING A NIKON DTM-521 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. 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.
3. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION, SEE BOOK E OF SHORT PLATS PAGES 14-16 AND BOOK 11 OF SURVEYS, PAGE 51, AND THE SURVEYS REFERENCED THEREON.
4. PER RCW 17.10.140 LANDOWNERS 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.
5. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE KITTITAS COUNTY ROAD STANDARDS (SEC. 12.30.010).
6. ACCORDING TO KCRS 12.50.30 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.
7. 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.
8. 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.
9. 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 KITTITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF BUILDING PERMIT FOR THIS SHORT PLAT.
10. 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.
11. PURSUANT TO RCW 90.44.050, THE CUMULATIVE EFFECT OF WATER WITHDRAWALS FOR THIS DEVELOPMENT SHALL NOT EXCEED 5,000 GALLONS PER DAY.
12. THE SUBJECT PROPERTY IS WITHIN OR NEAR LAND USED FOR AGRICULTURE ON WHICH A VARIETY OF COMMERCIAL ACTIVITIES MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR PERIODS OF VARYING DURATION. (ROW 36.70A.060(1)) COMMERCIAL NATURAL RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. (RCW 7.48.305).
13. THIS SURVEY MAY NOT SHOW ALL EASEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
14. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THOSE WHO BENEFIT FROM ITS USE.

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.....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...GUISE...TRUST...
in...SEPTEMBER...2007...

DAVID P. NELSON
DATE 09/14/07

Certificate No....18092.....

GUISE TRUST SHORT PLAT
A PTN. OF SEC. 10, T 17N, R 20E, W.M.
KITTITAS COUNTY, WASHINGTON

DWN BY M. RADIC	DATE 09/2007	JOB NO. 07184
CHKD BY D. NELSON	SCALE 1"=80'	SHEET 2 of 2

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RECEIVED

SEP 10 2007

Kittitas County
CDS

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT, CAROLYN J. GUISE, A SINGLE WOMAN AND MARILYN J. GUISE, A SINGLE WOMAN, EACH AS TO AN UNDIVIDED ONE-HALF INTEREST, AS THEIR SEPARATE ESTATE, OWNERS IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DO HERBY DECLARE, DEVIDE AND PLAT AS HEREIN DESCRIBED, AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL ROADS, STREETS, AVENUES, PLACES OR WHATEVER PUBLIC PROPERTY SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS ____ DAY OF _____, A.D., 2002.

CAROLYN J. GUISE

MARILYN J. GUISE

ACKNOWLEDGEMENT

STATE OF WASHINGTON) S.S.
COUNTY OF KITTITAS)

THIS TO CERTIFY THAT ON THIS ____ DAY OF _____, A.D., 2007, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED CAROLYN J. GUISE, A SINGLE WOMAN AND MARILYN J. GUISE, A SINGLE WOMAN, TO BE KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED, FOR USES AND PURPOSES THEREIN MENTIONED.

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

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDENT AT _____
MY COMMISSION EXPIRES: _____