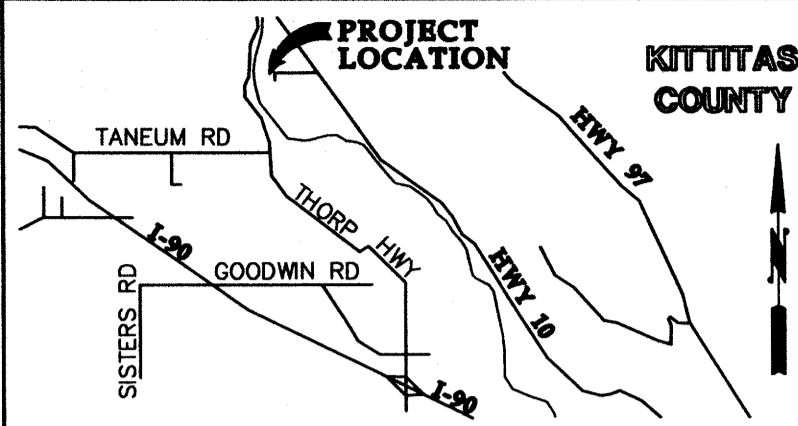


AUDITOR'S RECEIVING NO. _____

**DEFOOR SHORT PLAT - NO. SP-
LOCATED IN SECTIONS 2 & 3, T-18 N, R-17 E,W.M.
KITITAS COUNTY, WASHINGTON**

VICINITY MAP



APPROVALS

KITITAS COUNTY ENGINEER
EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 20____
KITITAS COUNTY ENGINEER

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____
KITITAS COUNTY HEALTH OFFICER

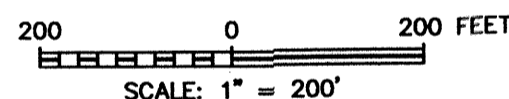
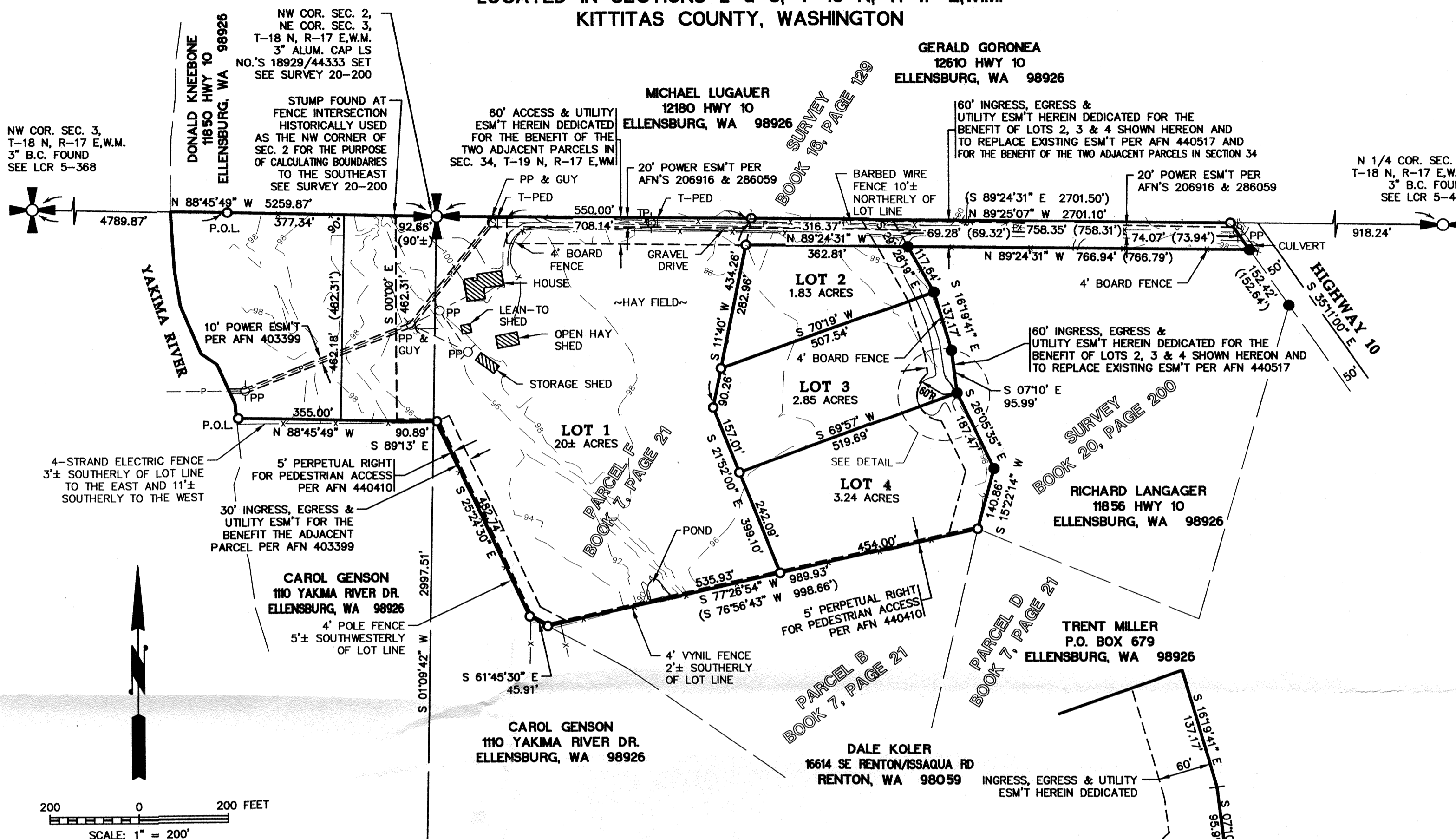
CERTIFICATE OF COUNTY PLANNING DIRECTOR
I HEREBY CERTIFY THAT THE DEFOOR SHORT PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITAS COUNTY PLANNING COMMISSION.
DATED THIS _____ DAY OF _____ A.D., 20____
KITITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITITAS 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 PARCEL NO.'S 559133 & 596333
DATED THIS _____ DAY OF _____ A.D., 20____
KITITAS COUNTY TREASURER

NAME AND ADDRESS - ORIGINAL TRACT OWNERS
NAME: LYLE DEFOOR
ADDRESS: 11852 HWY 10 ELLENSBURG, WA 98926
PHONE: 509-964-9290

EXISTING ZONE: AG-20
SOURCE OF WATER: INDIVIDUAL WELLS
SEWER SYSTEM: INDIVIDUAL SEPTIC SYSTEMS
TYPE OF ACCESS: STATE ROAD R/W AND PRIVATE ACCESS EASEMENT
STORM DRAINAGE IMPROVEMENTS: NONE PLANNED
NO. OF SHORT PLATTED LOTS FOUR (4)

SUBMITTED ON: _____
AUTOMATIC APPROVAL DATE: _____
RETURNED FOR CAUSE ON: _____



LEGEND

- P --- OVERHEAD POWER
- x-x-x-x- EXISTING FENCE
- - - - - EASEMENT
- PROPERTY/RIGHT OF WAY LINE
- >—>—> CULVERT
- PP POWER POLE
- TP TELEPHONE POLE
- GUY GUY WIRE
- T-PED TELEPHONE PEDESTAL

DETAIL

SCALE: 1" = 100'



AUDITOR'S CERTIFICATE

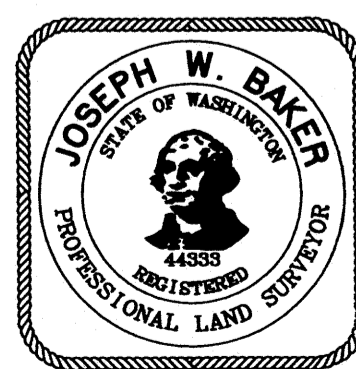
FILED FOR RECORD THIS _____ DAY OF _____, 20____, AT _____ M., IN BOOK _____ OF SHORT PLATS AT PAGE _____, AUDITOR'S FILE NO. _____ RECORDS OF KITITAS COUNTY, WASHINGTON.

COUNTY AUDITOR _____ BY DEPUTY _____

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 LYLE DEFOOR IN FEBRUARY, 2011.

JOSEPH W. BAKER, CERTIFICATE NO. 44333.



PLSA ENGINEERING-SURVEYING-PLANNING
1120 WEST LINCOLN AVENUE
YAKIMA, WASHINGTON 98902
(509) 575-6990

SHORT PLAT		DRAWN BY: JOE
PARCEL NO.'S 559133 & 596333		DATE: 2/9/2011
—PREPARED FOR—		JOB NO. 11015
LYLE DEFOOR		SHEET NO.
NW 1/4, NW 1/4, SEC. 2, & NE 1/4, NE 1/4 SE. 3, T-18 N, R-17 E,W.M		1 OF 2

J:\11015_Lyle DeFoor_Sec. 2-18-T18W17E18N-11015ssh2.dwg, 5/12/2011 8:19:55 AM, Joe

DEFOOR SHORT PLAT - NO. SP-_____
LOCATED IN SECTIONS 2 & 3, T-18 N, R-17 E, W.M.
KITTITAS COUNTY, WASHINGTON

AUDITOR'S
RECEIVING NO. _____

STATEMENTS AND NOTIFICATIONS

- A. THE PRIVATE PROPERTY OWNERS ARE RESTRICTED FROM FENCING, VEGETATION AND HEIGHT AT ROADWAY INTERSECTIONS. THIS IS TO MAINTAIN SITE DISTANCE AT ALL INTERSECTIONS, IN ACCORDANCE WITH AASHTO AND WSDOT STANDARDS.
- B. THE 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 OCCUPANCY PERMIT FOR THIS SHORT PLAT.
- C. 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.
- D. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
- E. 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.
- F. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE KITTITAS COUNTY ROAD STANDARDS.
- G. 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.
- H. 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.
- I. SEWAGE DISPOSAL FOR EACH LOT WILL BE BY INDIVIDUAL ON-SITE SEPTIC TANK AND DRAINFIELD SYSTEMS.
- J. WATER SUPPLY FOR EACH LOT WILL BE BY INDIVIDUAL WELLS.
- K. STORM WATER DRAINAGE CREATED BY NEW IMPERVIOUS SURFACES WILL BE RETAINED ON-SITE.
- L. IRRIGATION SYSTEMS: SYSTEM REQUIRED WHEN, IN ANY PLAT OF PROPERTY PLATTED AFTER THE EFFECTIVE DATE OF THE ORDINANCE CODIFIED IN THIS ARTICLE, WHERE THE SIZE OF THE LOTS IS THREE ACRES OR LESS, THE OWNER OR LESSEE OF SUCH LOTS SHALL BE REQUIRED TO IRRIGATE THEIR INDIVIDUAL LOT OR LOTS BY THE USE OF EITHER A SPRINKLER IRRIGATION SYSTEM OR A DRIP IRRIGATION SYSTEM (ORD. 84-6 [PART] 1984).
- M. 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.
- N. 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.

LEGAL DESCRIPTION

THAT PORTION OF GOVERNMENT LOT 1, SECTION 3, TOWNSHIP 18 NORTH, RANGE 17 EAST, W.M., KITTITAS COUNTY, STATE OF WASHINGTON, LYING EAST OF THE YAKIMA RIVER AND NORTH OF A LINE WHICH IS 462.31 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID SECTION 3;

AND THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 18 NORTH, RANGE 17 EAST, W.M., DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 2; THENCE SOUTHERLY ON THE WEST BOUNDARY THEREOF A DISTANCE OF 462.31 FEET; THENCE SOUTH 89°13' EAST 90.89 FEET; THENCE SOUTH 25°24'30" EAST 482.74 FEET; THENCE SOUTH 61°45'30" EAST 45.91 FEET; THENCE NORTH 76°56'43" EAST 998.66 FEET; THENCE NORTH 15°22'14" EAST 140.86 FEET; THENCE NORTH 26°05'35" WEST 187.47 FEET; THENCE NORTH 7°10'00" WEST 95.99 FEET; THENCE NORTH 16°19'41" WEST 137.17 FEET; THENCE NORTH 29°28'19" WEST 117.64 FEET MORE OR LESS TO A POINT WHICH IS 60 FEET SOUTH OF THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 2 WHEN MEASURED AT RIGHT ANGLES THERETO; THENCE SOUTH 89°24'31" EAST AND PARALLEL TO SAID NORTH LINE 766.79 FEET MORE OR LESS TO THE WESTERLY LINE OF THE STATE HIGHWAY; THENCE NORTH 35°10'16" WEST, ALONG SAID WESTERLY LINE, 73.94 FEET MORE OR LESS TO THE NORTH LINE OF SAID NORTHWEST QUARTER; THENCE NORTH 89°24'31" WEST, ALONG SAID NORTH LINE, 1891.20 FEET MORE OR LESS TO THE POINT OF BEGINNING.

NOTES

1. ○ - DENOTES 1/2" REBAR WITH CAP NO'S. 18929/44333 SET.
2. ● - DENOTES 5/8" REBAR WITH ALUMINUM CAP NO. 9606 FOUND.
3. BEARINGS SHOWN ARE ON ASSUMED DATUM, RELATIVE TO THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 2 BEING N 89°25'07" WEST.
4. G.L.O. SECTION SUBDIVISION CORNERS SHOWN HEREON AS FOUND WERE VISITED IN APRIL, 2011.
5. PORTION OF BOUNDARY PREVIOUSLY SURVEYED AND RECORDED IN VOLUME 7 OF SURVEYS AT PAGE 21 AND IN BOOK 20 OF SURVEYS AT PAGE 200, RECORDS OF KITTITAS COUNTY, WASHINGTON. SEE SAID SURVEYS FOR FURTHER SUBDIVISION INFORMATION.
6. BEARINGS AND DISTANCES IN PARENTHESIS () ARE FROM LEGAL DESCRIPTION OF RECORD, ALL OTHERS ARE BY ACTUAL MEASUREMENT.
7. SURVEY PERFORMED WITH TOPCON HIPER LITE PLUS GPS RECEIVERS USING REAL TIME KINEMATIC (RTK) PROCEDURES.
8. THIS SURVEY MEETS OR EXCEEDS THE STANDARDS CONTAINED IN WAC 332-130-090.

OWNER'S CERTIFICATE

KNOW ALL PERSONS BY THESE PRESENTS THAT LYLE R. DEFOOR, AS HIS SEPARATE ESTATE, IS THE PARTY HAVING OWNERSHIP INTEREST OF THE LAND HEREON DESCRIBED; HAS WITH HIS FREE CONSENT AND IN ACCORDANCE WITH HIS DESIRES CAUSED THE SAME TO BE SURVEYED AND SHORT PLATTED AS SHOWN HEREON; AND DOES HEREBY DEDICATE THE EASEMENTS AS SHOWN HEREON FOR THE USES INDICATED HEREON.

 LYLE R. DEFOOR

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
 COUNTY OF YAKIMA) SS

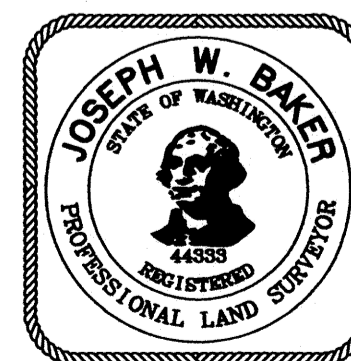
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT LYLE R. DEFOOR, IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, TO BE HIS FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES THEREIN MENTIONED. GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 20____.

 NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
 RESIDING AT _____
 MY APPOINTMENT EXPIRES _____

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____, 20____, AT _____ M., IN BOOK _____ OF SHORT PLATS AT PAGE _____, AUDITOR'S FILE NO. _____ RECORDS OF KITTITAS COUNTY, WASHINGTON.

 COUNTY AUDITOR BY DEPUTY



PLSA		ENGINEERING-SURVEYING-PLANNING 1120 WEST LINCOLN AVENUE YAKIMA, WASHINGTON 98902 (509) 575-6990	
SHORT PLAT		DRAWN BY: JOE	
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