

KACHESS RIDGE

SECTION 7, TWP. 21 N., RGE. 13 E., W.M.
KITTITAS, COUNTY, WASHINGTON

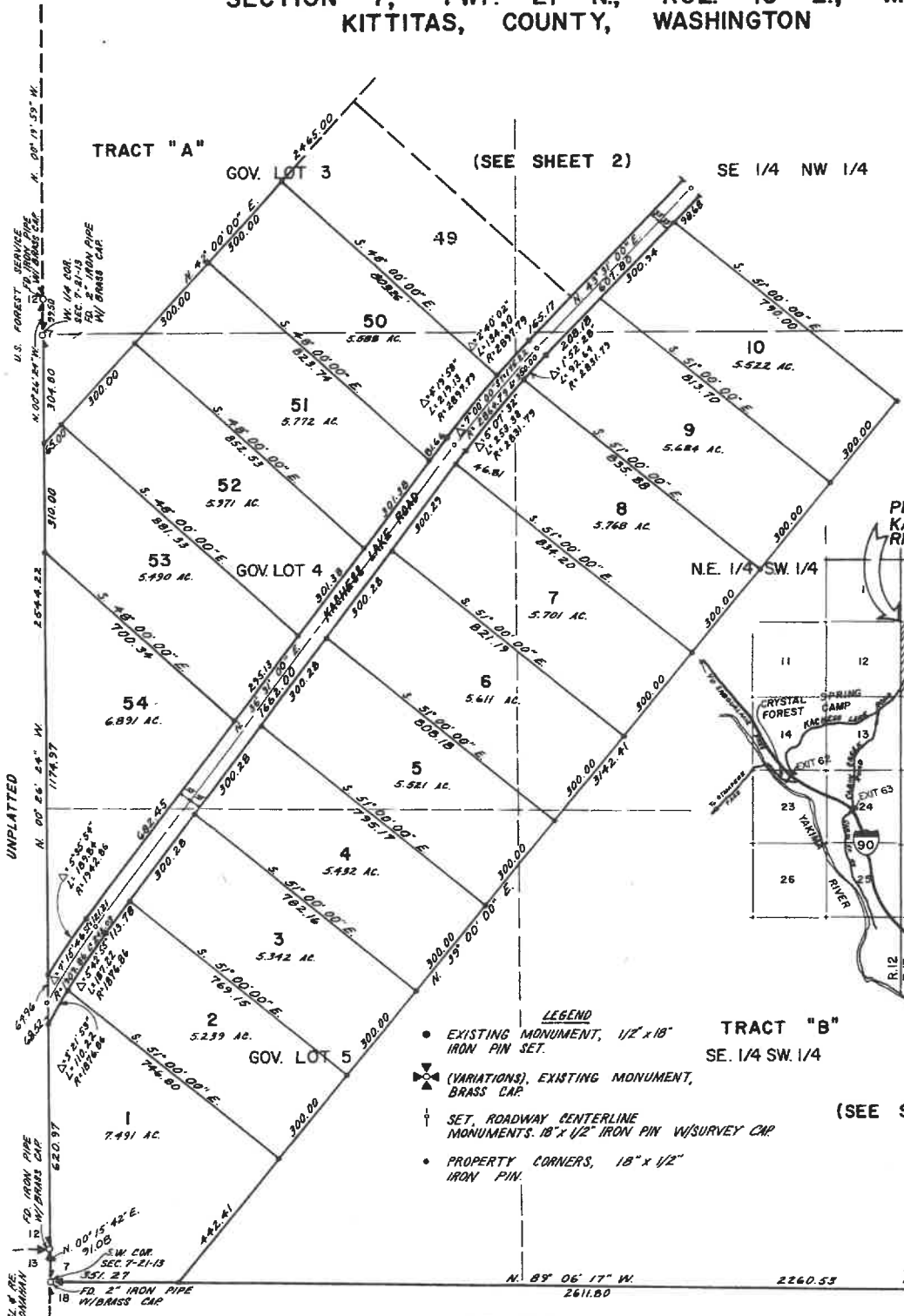
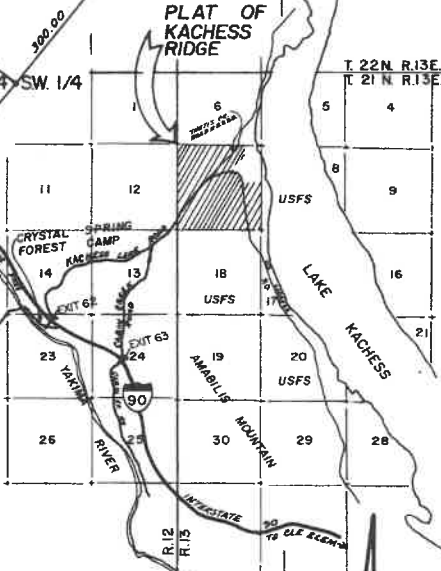
RECEIVING NO. 415023



7

VICINITY MAP
SCALE: 1" = 1 MI.

T 22N. R13E. W.M.
T 21N. R13E. W.M.



- LEGEND**
- EXISTING MONUMENT, 1/2" x 1/8" IRON PIN SET.
 - ⊕ (VARIATIONS), EXISTING MONUMENT, BRASS CAP
 - † SET, ROADWAY CENTERLINE MONUMENTS. 18" x 1/2" IRON PIN W/SURVEY CAP.
 - PROPERTY CORNERS, 18" x 1/2" IRON PIN.

TRACT "B"
SE 1/4 SW 1/4
(SEE SHEET 4)

SCALE 1" = 200'



NOTE:

1. KACHESS LAKE ROAD BEARINGS ARE ROTATED 1° 27' 30" CLOCKWISE FROM COUNTY ROAD PLANS.
2. KACHESS LAKE ROAD AND VIA KACHESS ROAD ARE NOT CURRENTLY CLEARED OF SNOW ON A REGULAR BASIS, AND WILL NOT BE CLEARED OF SNOW ON A REGULAR BASIS, UNTIL SUCH TIME AS THE BOARD OF COUNTY COMMISSIONERS OF KITTITAS COUNTY DEEMS THAT THE ASSESSED VALUATION IS OF SUFFICIENT VALUE TO OFFSET THE COST OF SNOW REMOVAL ON SAID ROADS.

KACHESS RIDGE

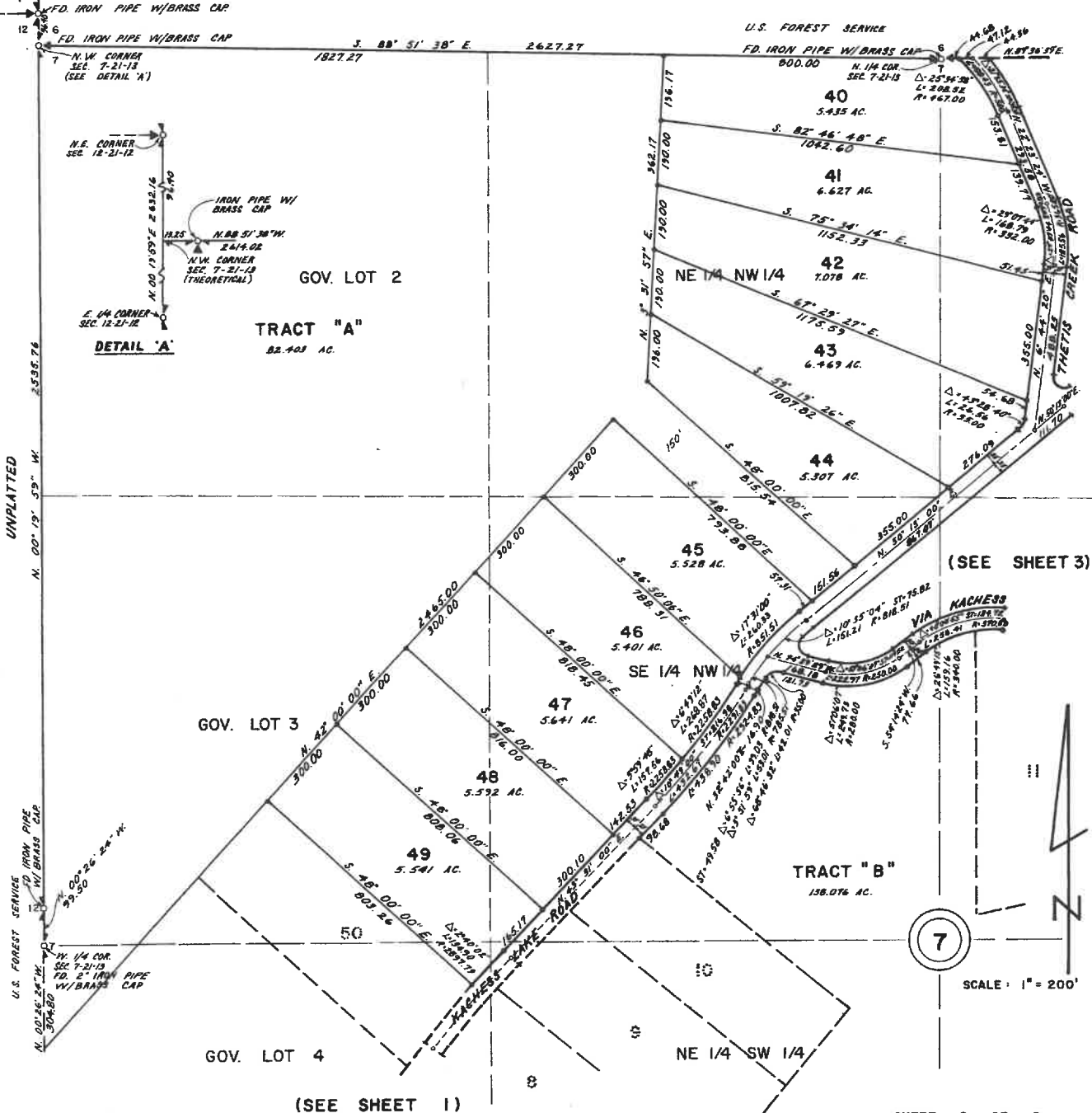
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UNPLATTED

BURLINGTON-NORTHERN
RAILROAD



7/22

KACHESS RIDGE

SECTION 7, TWP. 21 N., RGE. 13 E., W.M.
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LEGAL DESCRIPTION

LEGAL DESCRIPTION: That part of Section 7, Township 21 North, Range 13 East of W. M., lying south of that certain road right of way conveyed to United States of America and recorded in Volume 122 of deeds, page 453 and westerly of the boundary of the Department of Interior, United States Department of Reclamation Yakima Storage Project, Kachess Reservoir as shown by the records of Kittitas County, Washington and more particularly described on that certain plat prepared by the Department of Interior No. D2a57 attached to deed recorded April 16, 1917 in Volume 31 of Deeds, page 295, records of said county and state. EXCEPT that certain part of the north half of government Lot 1 of said section conveyed to J. W. Gale by quit claim deed recorded under Auditor's File No. 79166, records of said county and state;

TOGETHER WITH that part of Section 7, Township 21 North, Range 13 East, Willamette Meridian, Kittitas County, Washington, lying north of that certain road right of way conveyed to United States of America, recorded in Volume 122 of Deeds, page 453, records of Kittitas County, Washington;

EXCEPT that certain road right of way deeded to Kittitas County, Washington, recorded in Volume 44 of Deeds, pages 299, 300, 301, and 302, records of Kittitas County, Washington.

ALSO EXCEPT that certain road right of way deeded to the United States of America recorded in Volume 123 of Deeds, pages 385, 386, 387 and 388, records of Kittitas County, Washington.

ALSO EXCEPT that portion of the northeast quarter of said Section 7, being more particularly described as follows:

Beginning at the east quarter corner of said Section 7, thence along the east line of said Section 7 north 00° 43' 19" west 473.15 feet to the true point of beginning; thence south 89° 16' 41" west 1,089.57 feet, to the east margin of the county road (Via Kachess); thence along said road margin north 02° 59' 14" west 185.37 feet to the beginning of a curve concave to the southwest having a radius of 620.00 feet; thence northwesterly and southwesterly 1,202.81 feet along said curve through a central angle of 111° 09' 18"; thence leaving said road margin north 40° 36' 24" east 299.28 feet; thence north 63° 38' 24" east 248.75 feet; thence north 56° 56' 24" east 342.51 feet; thence north 46° 41' 24" east 391.98 feet to the south line of the north half of Government Lot 1; thence along said south line north 89° 47' 50" east 876.84 feet to the west boundary of aforementioned Yakima Storage Project, Kachess Reservoir; thence along said west boundary south 35° 59' 17" east 40.84 feet; thence south 17° 29' 17" east 81.00 feet; thence south 16° 18' 17" east 146.00 feet to the east line of said Section 7; thence along said east line of Section 7 south 00° 43' 19" east 1,251.00 feet to the point of beginning.


SUBJECT TO terms and conditions of Easement deed dated March 3, 1948 and recorded in Book 78 of Deeds, page 2, under Auditor's File No. 199852.

CERTIFICATE OF LAND SURVEYOR

I hereby certify that the Plat of Kachess Ridge is based on actual survey and subdivision of Section 7, Township 21 N., Range 13 E. W. M., that the distances and courses and angles are shown thereon correctly; that the monuments have been set and lot and block corners staked on the ground.

Saji Shimamoto
Licensed Land Surveyor

Dated this 25th day of July, A.D., 1977.



CERTIFICATE OF FURTHER RESTRICTIONS

KNOW ALL MEN BY THESE PRESENTS: That this plat of Kachess Ridge, Kittitas County, Washington is subject to additional restrictions entitled Kachess Ridge Protective Covenants which are filed with the Kittitas County Auditor and which are hereby made a part of this plat.

Recording in 415024

This is to certify that the above mentioned restrictions have been filed this 1 day of August, A.D., 1977, at 24 minutes past 4:00 o'clock PM, in Volume 86, pages 220, 221, 222, 223, 224, 225, 226, records of Kittitas County, Washington.

Mahua A. Johnston
Kittitas County Auditor

FILING CERTIFICATE FOR COUNTY RECORDING

Filed for records at the request of the Kittitas County Board of Commissioners, this 1 day of August, A. D., 19 77, at 06 minutes past 4:00 o'clock, and recorded in Volume 7 of plats, on pages 21, 22, 23, 24, 25, 26, records of Kittitas County, Washington.

Mahua A. Johnston
Kittitas County Auditor
Receiving No. 415023

By: D. W. Wines
Deputy County Auditor

EASEMENT PROVISIONS

An easement is hereby reserved for and granted to Puget Sound Power and Light Company and Pacific Northwest Bell Company, and their respective successors and assigns under and upon the exterior 5 feet of front and rear boundary lines and under and upon the exterior 2.5 feet of said boundary lines of all lots, in which to install, lay, construct, renew, operate and maintain overhead or underground conduits, cables, and wires with necessary facilities and other equipment for the purpose of serving the subdivision and other property with electric and telephone service, together with the right to enter upon the lots at all times for the purposes stated, also hereby granted is the right to use the streets for the same purposes.

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KACHESS RIDGE

SECTION 7, TWP. 21 N., RGE. 13 E., W.M.
KITITAS, COUNTY, WASHINGTON

RECEIVING NO. 415023

DECLARATION

KNOW ALL MEN BY THESE PRESENTS that we, the undersigned, Boise Cascade Corporation, a Delaware Corporation, owner in fee simple of the land hereby platted, and American Pacific Corporation, a Washington Corporation, contract purchasers, hereby declare this plat, and grant to the lot owners an undivided interest in Tracts "A", "B", and "C" for open area and recreational purposes, except for those purposes and uses as outlined and restricted in the protective covenants of this plat:

Together with the non-exclusive easement rights to the use of a portion of Section 17, Township 21 North, Range 13 East, W. M., as described in Easement Exchange Agreement as recorded under Auditor's File No. 408259 in Volume 76, pages 153, 154, 155, and 156, official records of Kittitas County, Washington.

IN WITNESS WHEREOF we have hereunto set our hands and official seals this 22nd day of July, A.D., 1977.

BOISE CASCADE CORPORATION

By: [Signature]
By: [Signature]
Asst. Secretary

AMERICAN PACIFIC CORPORATION

By: [Signature]
John M. Worsley
Vice President
By: [Signature]
A.L. Makiela, Vice President

ACKNOWLEDGMENTS

STATE OF Idaho)
COUNTY OF Ada) ss.

On this 18th day of July, A. D., 1977, before me, the undersigned, a Notary Public in and for the State of Washington duly commissioned and sworn, personally appeared J. E. Chute and T. H. Housen to me known to be the Senior Vice President and Assistant Secretary of Boise Cascade Corporation, 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 they were authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal hereto affixed the day and year first above written.

Carol Stank
Notary Public in and for the
State of Idaho,
residing at Boise.

STATE OF WASHINGTON)
COUNTY OF) ss.

On this 22nd day of July, A. D., 1977, before me, the undersigned, a Notary Public in and for the State of Washington duly commissioned and sworn, personally appeared John M. Worsley and A.L. Makiela, to me known to be the Vice Presidents of American Pacific Corporation, a Washington Corporation, the corporation that executed the foregoing instrument and acknowledged that 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 they were authorized to execute the said instrument that the seal affixed is the seal of said corporation.

WITNESS my hand and official seal hereto affixed the day and year first above written.

[Signature]
Notary Public in and for the
State of Washington, residing
at Seattle.



APPROVALS

EXAMINED AND APPROVED this 27 day of August, A.D., 1977

[Signature]
Kittitas County

I hereby certify that the Plat of Kachess Ridge has been examined by me and find that it conforms to the comprehensive plan of Kittitas Planning Commission.

Dated this 1st day of August, A.D., 1977

[Signature]
Kittitas County Planning Director

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 1st day of August, A.D., 1977

[Signature]
Kittitas County Treasurer

I hereby certify that the Plat of Kachess Ridge has been examined by me and I find that this plat complies with all requirements of the County Health Department.

Dated this 29th day of July, A.D., 1977.

[Signature]
Kittitas County Health Officer

Examined and approved this 1 day of August, A.D., 1977.

BOARD OF COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON

By: [Signature]
Chairman

ATTEST:

[Signature]
Clerk of the Board

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