

106634

FILED RECORD  
SKAMAMIA COUNTY WASH  
BY **AWNING DEPT**  
FEB 28 3 52 PM '89  
GARY J. BROWN

**KELPINSKI SHORT PLAT**  
IN A PORTION OF THE  
NE 1/4, SECTION 36, T.3N.,  
R 7 1/2 E., W.M.,

LEGAL DESCRIPTION:

BEGINNING AT THE SE CORNER OF THE NE QUARTER, SECTION 36, T.3N., R.7 1/2 E., W.M., SKAMAMIA COUNTY, WASHINGTON;  
THENCE N 00°06'03" E. ALONG THE EAST LINE OF SAID NE QUARTER, A DISTANCE OF 1703.4 FEET;  
THENCE N 89°53'57" W. A DISTANCE OF 1323.23 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE N 1°33'30" E. A DISTANCE OF 39.97 FEET;  
THENCE N 72°41'18" E. A DISTANCE OF 76.06 FEET;  
THENCE N 28°59'28" W. A DISTANCE OF 49.41 FEET;  
THENCE S 60°44'58" W. A DISTANCE OF 59.44 FEET;  
THENCE S 46°11'56" W. A DISTANCE OF 21.77 FEET;  
THENCE S 75°30'47" W. A DISTANCE OF 51.78 FEET;  
THENCE S 88°47'35" W. A DISTANCE OF 83.97 FEET;  
THENCE S 63°41'14" W. A DISTANCE OF 119.21 FEET MORE OR LESS TO THE WESTERLY RIGHT-OF-WAY LINE OF NELSON CREEK ROAD AND EASTERLY ALONG SAID WESTERLY AND SOUTHERLY RIGHT-OF-WAY LINE OF NELSON CREEK ROAD TO A POINT WHICH BEARS S 130°36' E. FROM THE TRUE POINT OF BEGINNING; THENCE N 67°03'36" W. A DISTANCE OF 133.98 FEET MORE OR LESS TO THE TRUE POINT OF BEGINNING.

CONTAINING 13.4 ACRES MORE OR LESS; SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

SCALE 1" = 50'

APPARENT CENTERLINE NELSON CREEK ROAD

NELSON CREEK LANE ROADWAY EASEMENT

LOT 1.34 AC.  
12' PRIVATE ROAD AND UTILITY EASEMENT

REMAINDER 72 ACRES ±

WARNING

Purchasers of a lot, or lots, in this plat are advised to consult the Skamania County Development Assistance Handbook with regard to private roads because the lot, or lots, in this plat are serviced by private roads. Private roads are not maintained by Skamania County. Lot owners within this plat must pay for the maintenance of the private roads serving this plat, including grading, drainage, snow plowing, etc. The condition of the private road may affect subsequent attempts to divide your lot or lots. Private roads must comply with Skamania County's private road requirements. Maintenance of Private Roads NOT PAID FOR BY Skamania County.

LOT SIZE VARIANCE APPROVED BY BOARD OF COUNTY COMMISSIONERS ON 9/19/88.  
PRIVATE ROAD AGREEMENT RECORDED IN BOOK 113, PAGE 11D.  
OF SKAMAMIA COUNTY AUDITORS RECORDS.  
Land within this subdivision shall not be further subdivided for a period of 5 years unless a final plat is filed pursuant to Skamania County Code, Title 17, Subdivisions, Chapter 17.04 through 17.60 inclusive.



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  
**JAN KELPINSKI**  
in **FEB 28** 19 **89**  
Surveyed by **Robert W. Glaeser**  
County Auditor's Office  
County Planning Department  
Date **2/24/89**  
Notary Public **Ray Ford** Date **2-14-89**  
Owner **Jan K. Kelpinski**  
Owner **Robert W. Glaeser**  
Owner **Ray Ford**  
The lots in this Short Plat contain adequate area and proper soil, topographic and drainage conditions to be served by an on-site sewage disposal system unless otherwise noted on the Short Plat map. Adequacy of water supply is not guaranteed unless so noted on the Short Plat map.  
S.W. Washington Health District  
Date **2/24/89**  
This Short Plat complies with all County Road regulations and is of adequate description for purposes of subdividing  
County Engineer \_\_\_\_\_ Date \_\_\_\_\_  
All taxes and assessments on property involved with this Short Plat have been paid, discharged or satisfied.  
County Treasurer **Shirley Williams** Date **2/13/89**  
The layout of this Short Subdivision complies with Ordinance 1980-07 requirements, and the Short Plat is approved subject to recording in the Skamania County Auditor's Office.  
County Auditor **Robert W. Glaeser** Date **2/28/89**  
County Planning Department  
Date \_\_\_\_\_  
I hereby certify that the within instrument of writing filed by **AWNING DEPT.**  
of \_\_\_\_\_ at **3:52**  
on **FEBRUARY 28** 19 **89**  
recorded in Book **3** of **SHORT PLATS**  
at Page **139**  
Recorder of Skamania County, Wash. **A. Davis, Dep.**  
County Auditor **R. M. Olson**