

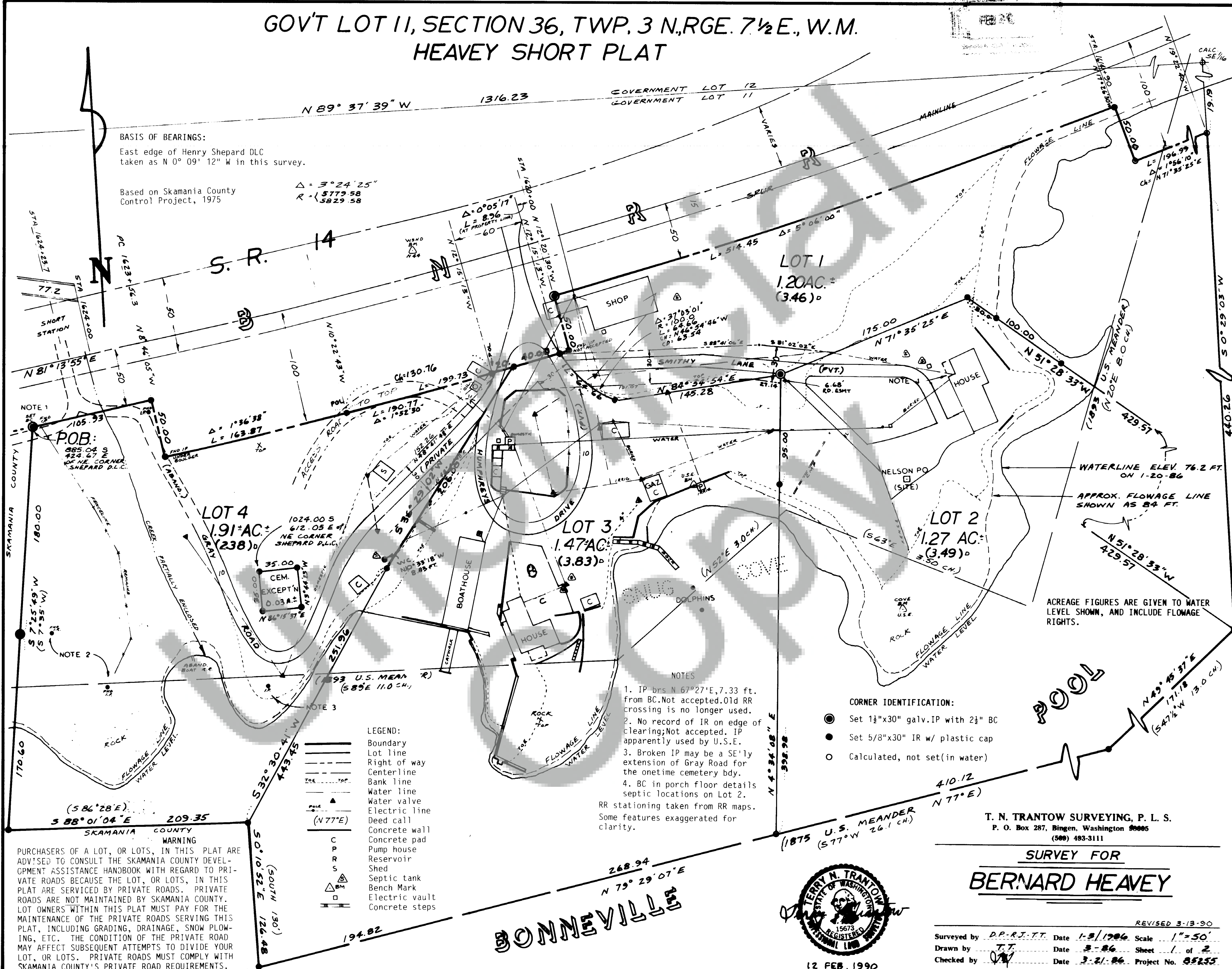
GOV'T LOT 11, SECTION 36, TWP. 3 N., RGE. 7 1/2 E., W.M. HEAVEY SHORT PLAT

BASIS OF BEARINGS:

East edge of Henry Shepard DLC
taken as N 0° 09' 12" W in this survey.

Based on Skamania County
Control Project, 1975

$\Delta = 3^{\circ}24'25''$
 $R = 5772.58$
 5829.58



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.

T. N. TRANTOW SURVEYING, P. L. S.
P. O. Box 287, Bingen, Washington 98605
(509) 493-3111

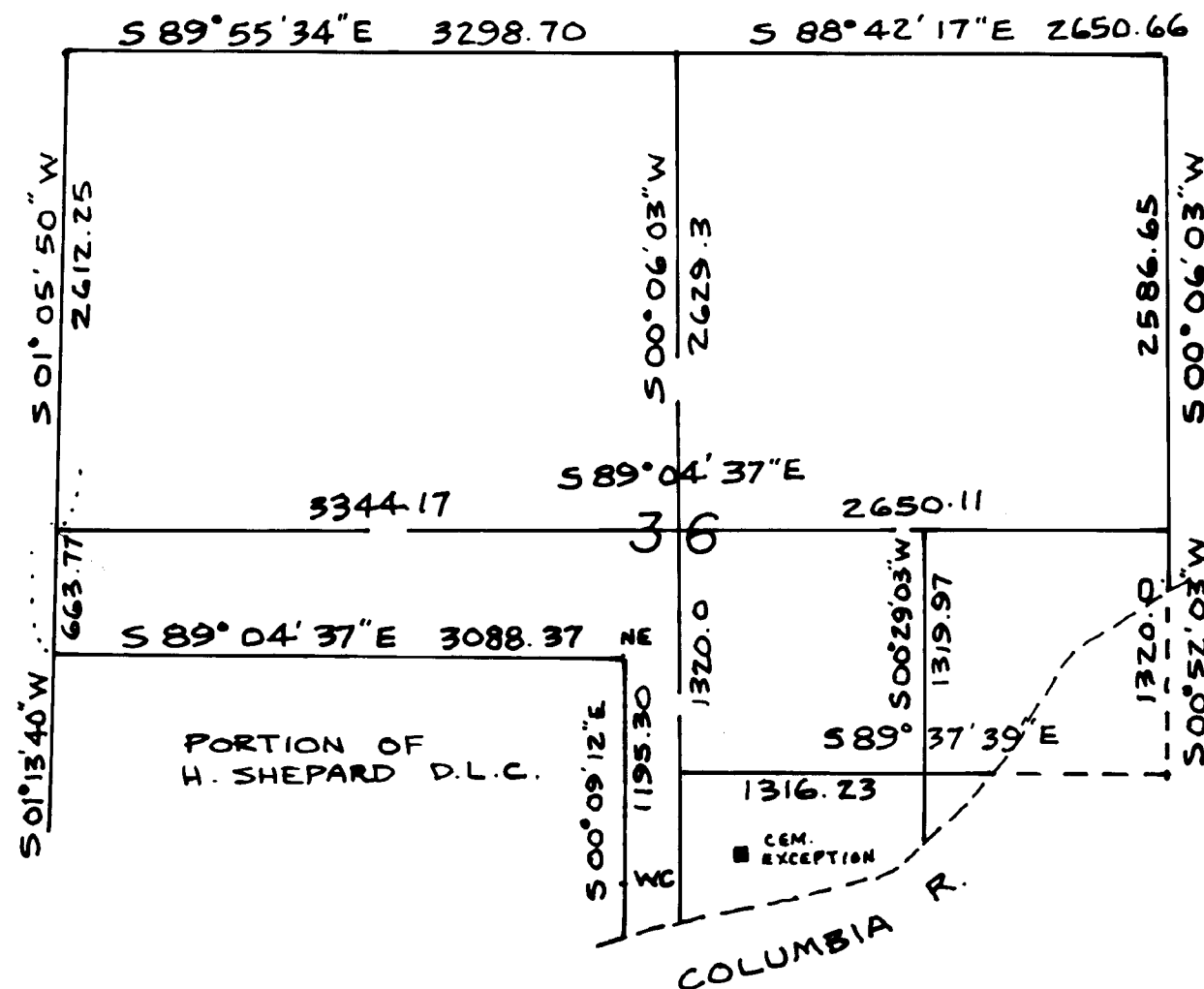
SURVEY FOR
BERNARD HEAVEY



REVISED 3-13-90
Surveyed by D.P.R.J.T.T. Date 1-3/1994 Scale 1"=50'
Drawn by T.T. Date 3-86 Sheet 1 of 2
Checked by J.W. Date 3-21-86 Project No. 85255

Planning Dept. GOV'T LOT 11 SECTION 36, TWP. 3 N., RGE. 7½ E., W.M.

JUL 3 1990
P. Lowry



S. 36, T 3 N, R 7½ E, W.M.

Control Diagram

Information shown derived from references:

1. USAE Bonneville Lands Map, 1935
2. Skamania County Control survey, 1975
3. SPS Railway maps, 1916, 1946
4. DOT maps of SR 14, 1925

TRAVERSE STATEMENT: Survey utilizing a closed loop to major control points, with side ties to secondary points, conducted between January 14th and March 3, 1986. Angular error of less than 3" per setup and a distance error of 0.08 feet were balanced by compass adjustment for a calculated error of closure in excess of 1:40000. Project was put on hold by client until 1990, when some lot revisions were indicated. Using some old control and established corners, adjusted lot corners were set on March 3, 1990.

NARRATIVE: A closed loop traverse with a Pentax PX-10D total station was conducted during January-March, 1986, with some revised lot corners established in March, 1990. Coordinates from References 1 & 2 were used for basis of bearings. The project included extensive mapping of features, improvements and water surface elevations. An exception for a private cemetery was also marked, determined from information obtained at the County Historical Society.

A portion of the IOOF cemetery was deeded off in 1944. An iron pipe found near the POB of the cemetery description was not accepted, and an iron rod near the SE cemetery corner, not of record, also was not accepted. New monuments were set for these corners, which creates a line extremely close to the most easterly row of plots. According to cemetery records, Plot 115 is shown as having been used for burial, but no definite determination was made known to me.

Lot acreages were computed for actual land area and to the measured water line.

DESCRIPTIONS:

1. Description of entire parcel recorded in Vol. 72, Page 121 of Deeds
2. Cemetery parcel recorded in Vol. 67 at Page 844
3. Skamania County parcel description recorded in Vol. 83, Page 329
4. SPS Railway parcel recorded in Vol. K, Page 112
5. SUBJECT TO FOLLOWING EASEMENTS - RECORDS OF SKAMANIA CTY
a- TO NW ELECT. CO., BOOK "N" PAGE 600
b- ROSS HUMPHREYS - BOOK 30 PAGE 189
c- U.S.A. - BOOK 2 PAGE 45T & BOOK 65 PAGE 961.

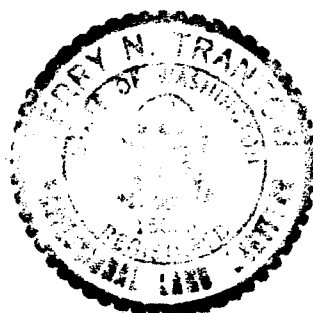
NOTES

In the establishment of this plat, the present legal owners and their successors-in-interest acknowledge that the approval of this plat by Skamania County does not increase or decrease their right to cross the Des Moines River RR right of way. Should the present right to cross over right of way be diminished for any reason, the present legal owners and their successors-in-interest HEREBY assume full and complete responsibility for such diminishment and AGREE to hold Skamania County HARMLESS in any action or any claims by any persons arising out of this plat approval. Purchasers should not rely on plat approval by the county as in any way assuring their right to ingress or egress over said railroad right-of-way.

T. N. TRANTOW SURVEYING, P. L. S.
P. O. Box 287, Bingen, Washington 99005
(509) 493-3111

HEAVEY SHORT PLAT

Surveyed by DP, JM Date 3-86; 3-90 Scale 1"=1000'
Drawn by TT Date 2-12-90 Sheet 2 of 2
Checked by JN Date 2-13-90 Project No. 89553 (REV. 80.)



12 FEB, 1990

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.

We, owners of the above tract of land, hereby declare and certify this Short Plat to be true and correct to the best of our abilities, and that this Short Subdivision has been made with our free consent and in accordance with our desires. Further, we dedicate all Roads as shown, not noted as private, and waive all claims for damages against any governmental agency arising from the construction and maintenance of said Roads.

Bernard J. Heavey Jr. Feb 26, 1990
Owner

Owner

Peggy B. Lowry 7-5-90
Notary Public Date

This Short Plat has general review for sewage and water. Acceptable sub-surface sewage disposal sites have not been identified. Each Lot will require separate review to determine acceptability for on-site sewage disposal. Adequacy of water supply is not guaranteed.

Martin Connelly RS. 2-27-90
S.W. Washington Health District Date

This Short Plat complies with all County Road regulations and is of adequate description for purposes of subdividing.

Curtis J. Shaver 28 June '90
County Engineer Date

All taxes and assessments on property involved with this Short Plat have been paid, discharged or satisfied on 3 25 36 4 1800 thru 1990

Bernie J. Ballin 6-28-90
County Treasurer Deputy Date

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.

Robert Lee 6/28/90
County Planning Department Date

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

BERNARD HEAVEY

in 11-85 & JAN, 1990

Young H. Trantow LS 15673 WA

STATE OF WASHINGTON)
COUNTY OF SKAMANIA)

I hereby certify that the within instrument of writing filed by Robert Lee

of Planning Dept at 9:09

AM July 5 1990 was

recorded in Book 3 of Short Plats

at Page 164-5

P. Lowry
Recorder of Skamania County, Wash.

Harry M. Olson by P. Lowry -
County Auditor Deputy