121195

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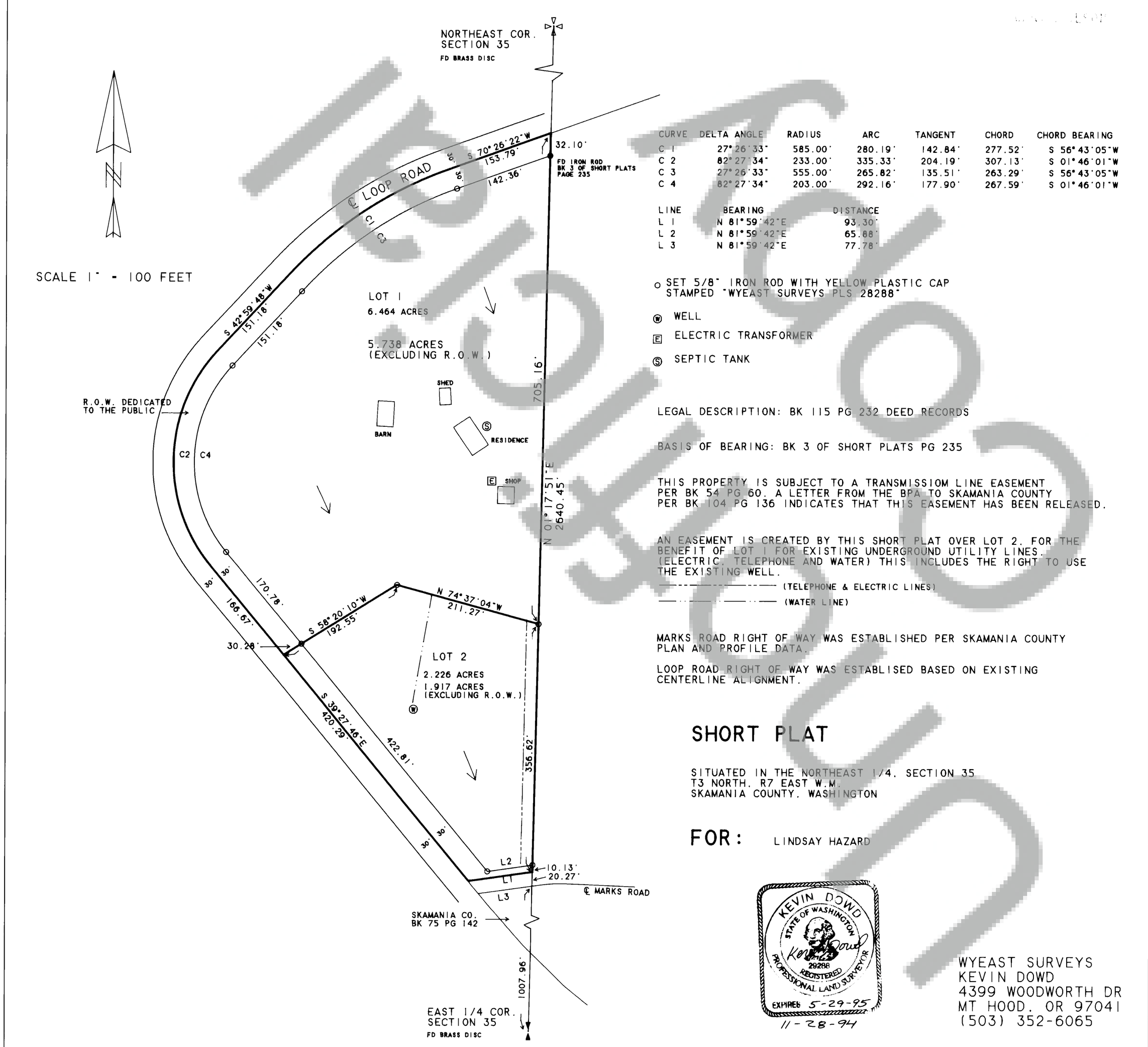
Book 3 Short Plats Page 256

LINDSAY HAZARD SHORT PLAT

Dec 5 3 35 PM '94



CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C 1	27°26'33"	585.00'	280.19'	142.84'	277.52'	S 56°43'05"W
C 2	82°27'34"	233.00'	335.33'	204.19'	307.13'	S 01°46'01"W
C 3	27°26'33"	555.00'	265.82'	135.51'	263.29'	S 56°43'05"W
C 4	82°27'34"	203.00'	292.16'	177.90'	267.59'	S 01°46'01"W

LINE	BEARING	DISTANCE
L 1	N 81°59'42"E	93.30'
L 2	N 81°59'42"E	65.68'
L 3	N 81°59'42"E	77.78'

o SET 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "WYEAST SURVEYS PLS 28288"

(W) WELL

(E) ELECTRIC TRANSFORMER

(S) SEPTIC TANK

LEGAL DESCRIPTION: BK 115 PG 232 DEED RECORDS

BASIS OF BEARING: BK 3 OF SHORT PLATS PG 235

THIS PROPERTY IS SUBJECT TO A TRANSMISSIOM LINE EASEMENT PER BK 54 PG 60. A LETTER FROM THE BPA TO SKAMANIA COUNTY PER BK 104 PG 136 INDICATES THAT THIS EASEMENT HAS BEEN RELEASED.

AN EASEMENT IS CREATED BY THIS SHORT PLAT OVER LOT 2. FOR THE BENEFIT OF LOT 1 FOR EXISTING UNDERGROUND UTILITY LINES. (ELECTRIC, TELEPHONE AND WATER) THIS INCLUDES THE RIGHT TO USE THE EXISTING WELL.

— — — — — — (TELEPHONE & ELECTRIC LINES)

— · — — · — (WATER LINE)

MARKS ROAD RIGHT OF WAY WAS ESTABLISHED PER SKAMANIA COUNTY PLAN AND PROFILE DATA.

LOOP ROAD RIGHT OF WAY WAS ESTABLISED BASED ON EXISTING CENTERLINE ALIGNMENT.

SHORT PLAT

SITUATED IN THE NORTHEAST 1/4. SECTION 35
T3 NORTH. R7 EAST W.M.
SKAMANIA COUNTY. WASHINGTON

FOR: LINDSAY HAZARD

KEVIN DOWD
STATE OF WASHINGTON
29288
REGISTERED
PROFESSIONAL LAND SURVEYOR
EXPIRES 5-29-95

11-28-94

WYEAST SURVEYS
KEVIN DOWD
4399 WOODWORTH DR
MT HOOD. OR 97041
(503) 352-6065

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 17.62 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.

Owner William Lindsay Hazard

Owner Margaret J Hazard

PARBARA J. ACKER
Notary Public
STATE OF WASHINGTON

Notary Public Barbara J. Acker Date 12-1-94

The lots in the Short Plat contain adequate area and proper soil. topographic and drainage conditions to be served by on onsite 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.

Marion Gemelli R.S. 12-1-94

S.W. Washington Health District Date

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

Brent Holman
County Engineer Date 12-5-94

All taxes and assessments on property involved with this Short Plat have been paid. discharged or satisfied.

Jan R Wyrington Deputy 12-5-94
County Treasurer Date

Tax Lot # 3-7-35-500

The layout of this Short Subdivision complies with Ordinance 1988-07 requirements. and the Short Plat is approved subject to recording in the Skamania County Auditor's Office.

Mark L. Mazaski 12-5-94
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 LINDSAY HAZARD

in AUGUST 1994

Kevin Dowd

STATE OF WASHINGTON)
COUNTY OF SKAMAINA)

I hereby certify that the within instrument of writing filed by Mark Mazeski

of Planning at 3:45

PM December 5 1994 was

recorded in Book 3 of Short Plats

at Page 256

Recorder of Skamania County. Washington
P. Lowry

County Auditor
Gary M. Olson by P. Lowry

Amended Sht Plt Vol 3 Pg 264 3/6/95