

WILKINSON SHORT PLAT in NW¹/₄ NW¹/₄ SEC. 32, T.2 N., R.5 E., W.M. (Lot 3 of Wilson Short Plat No. 1)

FILED FOR RECORD
SKAMANIA CO. WASH
BY

MAY 23 9 08 AM '97

AUDITOR
GARY M. OLSON

TRAVERSE STATEMENT & SURVEY NARRATIVE: A closed field traverse for the parcel shown was made with a ten-second total station and related measuring equipment, all of which met state standards (WAC 332-130-090) at the time of this survey. Acceptable raw angular and distance closures were balanced by compass adjustment method where necessary to effect mathematical closure. No encroachments were found during this survey, the purpose of which was to create and establish an additional lot. Field work conducted during the period of February 14-March 19, 1996.

LEGAL DESCRIPTION OF TOTAL PARCEL may be found in Book 109, Page 62 of Deeds, records of Skamania County Auditor. Easements or exceptions that pertain to the total parcel and which are shown or indicated on this drawing include: A parcel conveyed to Skamania County for Skye Road (#11080) by instrument recorded in Book 72, Page 472 of Deeds; Easement for ingress & egress over a private driveway and Wilson Road as per Reference 1; Easement granted to PUD No. 1 of Clark County for electric utility lines instrument recorded in Book 32, Page 464 of Deeds.

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 Mike Wilkinson Date 3-21-97
Owner Mike Wilkinson Date 3-21-97
Notary Public Mike Wilkinson Date 3-21-97

The lots in this Short Plat contain adequate area and proper soil, topographic and drainage conditions to be served by an 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.

Mike Wilkinson 3-21-97
S.W. Washington Health District Date

ENGINEERS APPROVAL:

I, William W. Crick, County Engineer of Skamania County, Washington, certify that this plat meets current Skamania County survey requirements; certify that any roads and/or bridges, developed in conjunction with the approved plan, meet current Skamania County development standards for roads; certify that the constructions of any structures, required for and prior to final approval, meets standard engineering specifications; approve the layout of roads and easements; and, approve the road names(s) and number(s) of such road(s).

SKAMANIA COUNTY ENGINEER William W. Crick 4/17/97
Date

All taxes and assessments on property involved with this Short Plat have been paid discharged or satisfied. TL# 2-5-32.2-304

Patricia 1997
Vicki Lynn Jensen, Deputy 5/22/97
County Treasurer 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.

Mike D. March 4-21-97
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

MIKE WILKINSON in October, 1995.

Mike Wilkinson 9-24-96

STATE OF WASHINGTON } ss
COUNTY OF SKAMANIA }

I hereby certify that the within instrument of writing filed by Mark Mazzei of Panning at 9:28

A.M. May 23 19 97 was
recorded in Book 3 of Short Plats

at Page 299

Gary Lowry
Recorded for Skamania County, Wash.

Gary M. Olson by G. Lowry
County Auditor

At such time as the lots within this plat are developed, addresses will be assigned by the County Planning Department

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.

30+29
31+32

S 1°38'44"E 370.52
2178.31
31+32

N

0 50 100 200 300
SCALE
1" = 100 FEET

REFERENCES:
1. B.3, P.37 of Short Plats
2. B.1, P.229 of Surveys
Basis of bearings taken from Ref. 1

LEGEND

- Set 5/8" X 30" iron rod w/plastic cap
- Corner of record
- Calculated, not set or found
- () Call of record

CURVE TABLE					
Seg.	Δ	R	Arc	Bearing	Dist
C1	48°35'23"	100.00	84.80	S47°12'51"E	82.29
C2	45°32'08"	100.00	79.48	N85°43'24"E	77.40
C3	123°26'00"	50.00	107.72	S55°19'40"E	88.06
C4	9°00'06"	200.00	31.42	S72°05'48"E	31.39
C5	42°54'20"	200.00	149.77	S46°07'12"E	146.29
C6	36°59'44"	200.00	129.14	S43°10'06"E	126.91
C7	59°25'41"	70.00	72.60	N88°37'10"E	69.39
C8*	41°39'00"	300.00	218.08	N49°18'24"W	213.31
C9*	53°45'26"	300.00	281.47	N 1°36'10"W	271.26
C10*	63°24'25"	120.00	132.80	N 6°25'40"W	126.13
C11*	33°00'32"	150.00	86.42	N21°37'36"W	85.23

* Calculated from field ties

WARNING

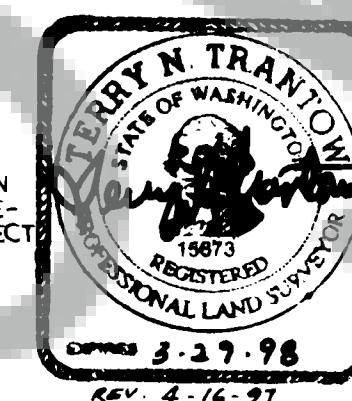
Purchasers of a lot, or lots, in this plat are advised to consult the Skamania County Development Assistance Handbook with regard to private roads because the lot, or lots, in this plat are serviced by private roads. Private roads are not maintained by Skamania County. Lot owners within this plat must 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.

Private road agreement recorded in Book 3, Page 37 of Short Plats, Skamania County Auditor's records.

TRANTOW SURVEYING, INC.
412 W. Jefferson-POB 287
Ilwaco, WA 98145-0287
Ph 509/465-3111 Fx 509/465-4300

Trantow Surveying makes no warranty as to matters of unwritten title such as adverse possession, estoppel, acquiescence, etc. or to environmental concerns such as hazardous waste or pollution.

ROAD DATA FOR ALL ROADS SHOWN CANNOT BE CORRELATED WITH PERFECT CERTAINTY.



APPLICANT:
Mike Wilkinson
312 Wilson Road
Washougal, WA 98671

Property is subject to easement to Clark County P.U.D. No. 1, recorded in Book 32 of Deeds, Page 464 Skamania County Auditor's Records.