

DEED REFERENCE

A PORTION OF PARCEL 2
"TOL" TO "BECKMAN"
BOOK 145, PAGE 227
RECORDED 8/15/94

FILED
SKAMANIA COUNTY
JUN 16 12 10 PM '00

ATTORNEY
GARY M. OLSON

HELD CARSONITE
POSTS FOR
CENTERLINE

75' PIPELINE
R/W

S 52°05'00" W
475.00'

SHELLY LANE (P)

60' PRIVATE ROAD &
UTILITY EASEMENT

Δ = 69°05'00"
R = 100.00'
L = 120.57'

PRIVATE ROAD CONSTRUCTION AND UTILITY LINES SUBJECT TO
TERMS OF AN ENCROACHMENT PERMIT GRANTED BY WILLIAMS
GAS PIPELINE-WEST ON MARCH 12, 1999, AND RECORDED IN
BOOK 200, PAGE 142, OF MISCELLANEOUS DEEDS,
SKAMANIA COUNTY.

BOUNDARY TABLE
FOR LOTS 1 - 4

LINE	DIRECTION	DISTANCE
1	S 59°00'00" W	40.00'
2	S 61°00'00" W	67.00'
3	S 57°00'00" W	79.00'
4	S 57°00'00" W	15.00'
5	S 57°00'00" W	55.00'
6	S 52°00'00" W	72.00'
7	S 44°00'00" W	62.00'
8	S 49°00'00" W	12.00'
9	S 49°00'00" W	58.00'
10	S 48°00'00" W	71.00'
11	S 39°00'00" W	74.00'
12	S 39°00'00" W	13.00'
13	S 10°00'00" E	41.00'

0 50 100 200
SCALE 1"=100'

BEARINGS & DISTANCES ARE
OREGON COORDINATES SYSTEM
NORTH ZONE
(SEE NARRATIVE)
MULTIPLY GRID DISTANCES (SHOWN) BY
1.0000803 TO OBTAIN GROUND DISTANCE

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO LOCATE AN 8 ACRE PARCEL
WITHIN THE "BECKMAN TRACT" AND TO SEGREGATE IT INTO THE
4 LOTS SHOWN. A 60 FOOT PRIVATE ROAD AND UTILITY EASEMENT
WAS ALSO LOCATED TO CONNECT THE ABOVE LOTS WITH THE
COUNTY ROAD. A RANDOM TRAVERSE WAS CLOSED AND ORIENTED
BETWEEN U.S.C.E. MONUMENTS "NB 97A" AND "NB 68" AS SHOWN ON
THE "PLATS OF RELOCATED NORTH BONNEVILLE". THIS TRAVERSE
MEETS THE REQUIREMENTS OF WAC 332-130-090. FIELD EQUIPMENT
USED WAS A 3-SECOND "TOTAL STATION INSTRUMENT" WITH
ELECTRONIC DATA COLLECTOR.

"NORTHERLY SHORE" OF GREENLEAF
SLOUGH AS TIED JAN. 13, 1999.
(BEARINGS & DISTANCES SHOWN
FOR MATHEMATICAL CLOSURE
PURPOSES ONLY).

NOTE:
THE FIRST FLOOR ELEVATION OF ALL NEW CONSTRUCTION
SHALL BE A MINIMUM OF ONE FOOT ABOVE THE 100-YEAR
FLOODPLAIN ELEVATION.

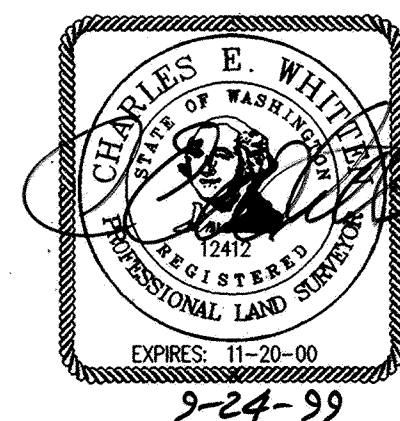
PAGE 2 OF 2

LAKESHORE ESTATES
SHORT PLAT

in the S.M. HAMILTON D.L.C.
in SECTION 20, T2N, R7E, W.M.
CITY OF NORTH BONNEVILLE
SKAMANIA COUNTY, WA.

LEGEND

- MONUMENT AS NOTED
- ⊙ SET 5/8" x 30" IRON REBAR WITH ORANGE
PLASTIC CAP MARKED "WHITTEN 12412"
WITH STEEL FENCE POST SET ALONGSIDE
- () RECORD DATA
- R.O.S. = RECORD OF SURVEY
- SPA = SOURCE PROTECTION AREA FOR
GROUP "B" SMALL PUBLIC WATER SUPPLY
- + = PERK HOLES
- ⊕ = CENTERLINE



HAGEDORN, INC.

1924 Broadway Vancouver, Wa. 98663
Ph: (360) 696-4428 (503) 283-6778

SCALE: 1"=100'
DATE: 9/23/99
JOB NO.: 98-176

CALC. BY: CEW
DRAWN BY: CC
CHECKED BY: DLS

DWG# 98-176B
SHEET 2 OF 2

WARNING
PURCHASERS OF LOTS IN THIS PLAT ARE ADVISED THAT THE LOTS ARE
SERVED BY A PRIVATE ROAD WHICH IS NOT MAINTAINED BY THE CITY OF
NORTH BONNEVILLE. LOT OWNERS ARE RESPONSIBLE FOR THE MAINTENANCE
OF THE PRIVATE ROAD SERVING THIS PLAT, INCLUDING GRADING, DRAINAGE
AND SNOW REMOVAL. THE CONDITION OF THE PRIVATE ROAD MAY AFFECT
SUBSEQUENT ATTEMPTS TO DIVIDE A LOT OR LOTS. NEW ROADS MUST
COMPLY WITH CITY OF NORTH BONNEVILLE ROAD STANDARDS.

PRIVATE ROAD MAINTENANCE AGREEMENT RECORDED AT BOOK 200,
PAGES 140, DEED RECORDS OF SKAMANIA COUNTY.

