

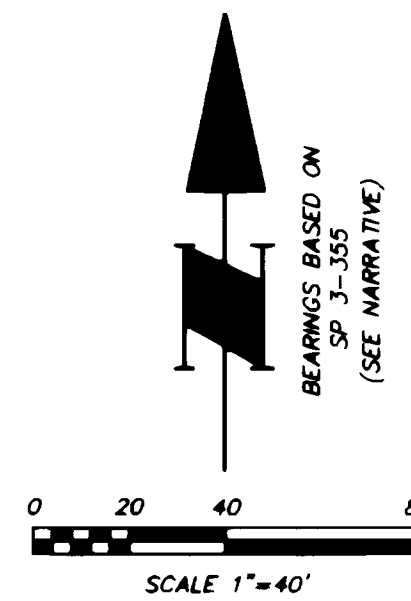
BRIDGE VIEW HEIGHTS

A SUBDIVISION OF LOT 2 OF ALPINE HEIGHTS SHORT PLAT (3-355)
IN THE SE 1/4 OF SECTION 25, T3N, R7E, W.M.
SKAMANIA COUNTY, WA.

TOTAL ACREAGE WITHIN THIS
DEVELOPMENT: 7.84 ACRES

EASEMENTS OF RECORD

BLANKET EASEMENT FOR ROAD R/W
BOOK 27, PAGE 550
PERPETUAL EASEMENT (AS SHOWN)
BOOK 47, PAGE 37
R/W EASEMENT FOR P.U.D. No.1 (AS SHOWN)
BOOK 63, PAGE 518
BLANKET EASEMENT FOR WATER LINE
BOOK 82, PAGE 260
OFF-SITE EASEMENT
BOOK "X", PAGE 421
OFF-SITE EASEMENT
BOOK "W", PAGE 606



LEGEND

- MONUMENT AS NOTED (TIED 5/14/2002)
- SET 1/2" x 24" IRON REBAR WITH YELLOW PLASTIC CAP STAMPED "BESEDA 34127" WITH STEEL FENCEPOST SET ALONGSIDE
- R.O.S. = RECORD OF SURVEY
- () RECORD DATA
- I.R. = IRON ROD
- R/W = RIGHT-OF-WAY
- C = CENTERLINE
- YPC = YELLOW PLASTIC CAP
- BLA = BOUNDARY LINE ADJUSTMENT
- SP = SHORT PLAT
- SLOPE ARROWS —
- SNFV = SEARCHED FOR NOT FOUND

DEDICATION
KNOW ALL MEN BY THESE PRESENTS THE UNDERSIGNED OWNER(S) OF THE LAND HEREBY PLATTED DECLARE THIS PLAT AND DEDICATE TO THE PUBLIC FOREVER ALL ROADS, EXCEPT PRIVATE ROADS, AS SHOWN AND HAVE ALL CLAIM FOR DAMAGES AGAINST ANY GOVERNMENTAL AUTHORITY ARISING FROM THE CONSTRUCTION AND MAINTENANCE OF SAID ROAD IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS AND SEAL THIS DAY BELOW WRITTEN. FURTHER, WE GRANT ALL EASEMENTS SHOWN FOR THEIR DESIGNATED PURPOSES.

Lee H. Smith
OWNER

Terry M. Ryan
OWNER

ACKNOWLEDGEMENT

STATE OF WASHINGTON
COUNTY OF SKAMANIA
THIS IS TO CERTIFY THAT ON THE 13 DAY OF Sept. 2002, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED *Lee H. Smith and Terry M. Ryan*
TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR FREE AND VOLUNTARY ACT FOR THE USE AND PURPOSE SET FORTH HEREIN.

Kathy P. Tolin
BY:

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT *Quincy, WA*

ENGINEER'S APPROVAL

Robert Holman 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 & PRIOR TO FINAL PLAT APPROVAL, MEETS STANDARD ENGINEERING SPECIFICATIONS; APPROVE THE LAYOUT OF ROADS AND EASEMENTS, AND, APPROVE THE ROAD NAMES AND NUMBERS OF SUCH ROADS.

SKAMANIA COUNTY ENGINEER *Robert Holman*

DATE *9/17/02*

AUDITOR'S CERTIFICATE:

FILED FOR RECORD AT THE REQUEST OF *TERRY RYAN*
ON THE 13 DAY OF *October* 2002 AT *BESEDA*,
IN BOOK *B* OF PLATS AT PAGE *113*, RECORDS OF SKAMANIA COUNTY, WA.

Jerry Leary
SKAMANIA COUNTY AUDITOR (DEPUTY)

TREASURER'S CERTIFICATE: 03-07-25-40-02-05-00

Shandra Willing TREASURER OF SKAMANIA COUNTY, WASHINGTON, HEREBY CERTIFY THAT ALL TAXES AND DELINQUENT ASSESSMENTS FOR WHICH THE HERETOBY PLATTED PROPERTY MAY BE LIABLE AS OF THE DATE OF CERTIFICATION HAVE BEEN FULLY PAID, SATISFIED OR DISCHARGED. *Shandra Willing*
SKAMANIA COUNTY TREASURER

ATTEST:
Patricia Johnson
CLERK OF COUNTY COMMISSIONERS,
SKAMANIA COUNTY

SKAMANIA COUNTY BOARD OF COMMISSIONERS:

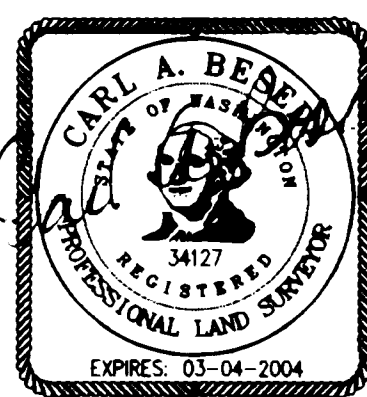
EXAMINED AND APPROVED THE 7 DAY OF *Sept* 2002
SKAMANIA COUNTY BOARD OF COMMISSIONERS
Chairman to the Board of Skamania County Commissioners

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 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.

SURVEYOR'S CERTIFICATE

I, CARL A. BESEDA, REGISTERED AS A PROFESSIONAL LAND SURVEYOR BY THE STATE OF WASHINGTON, CERTIFY THAT THIS PLAT IS BASED ON AN ACTUAL SURVEY OF THE LAND DESCRIBED HEREIN, CONDUCTED BY ME OR UNDER MY SUPERVISION, DURING THE PERIOD OF MAY, 2002, THROUGH JULY, 2002, THAT THE DISTANCES, COURSES, AND ANGLES ARE SHOWN HEREON CORRECTLY, AND THAT MONUMENTS OTHER THAN THOSE MONUMENTS APPROVED FOR SETTING AT A LATER DATE HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS DEPICTED ON THE PLAT.

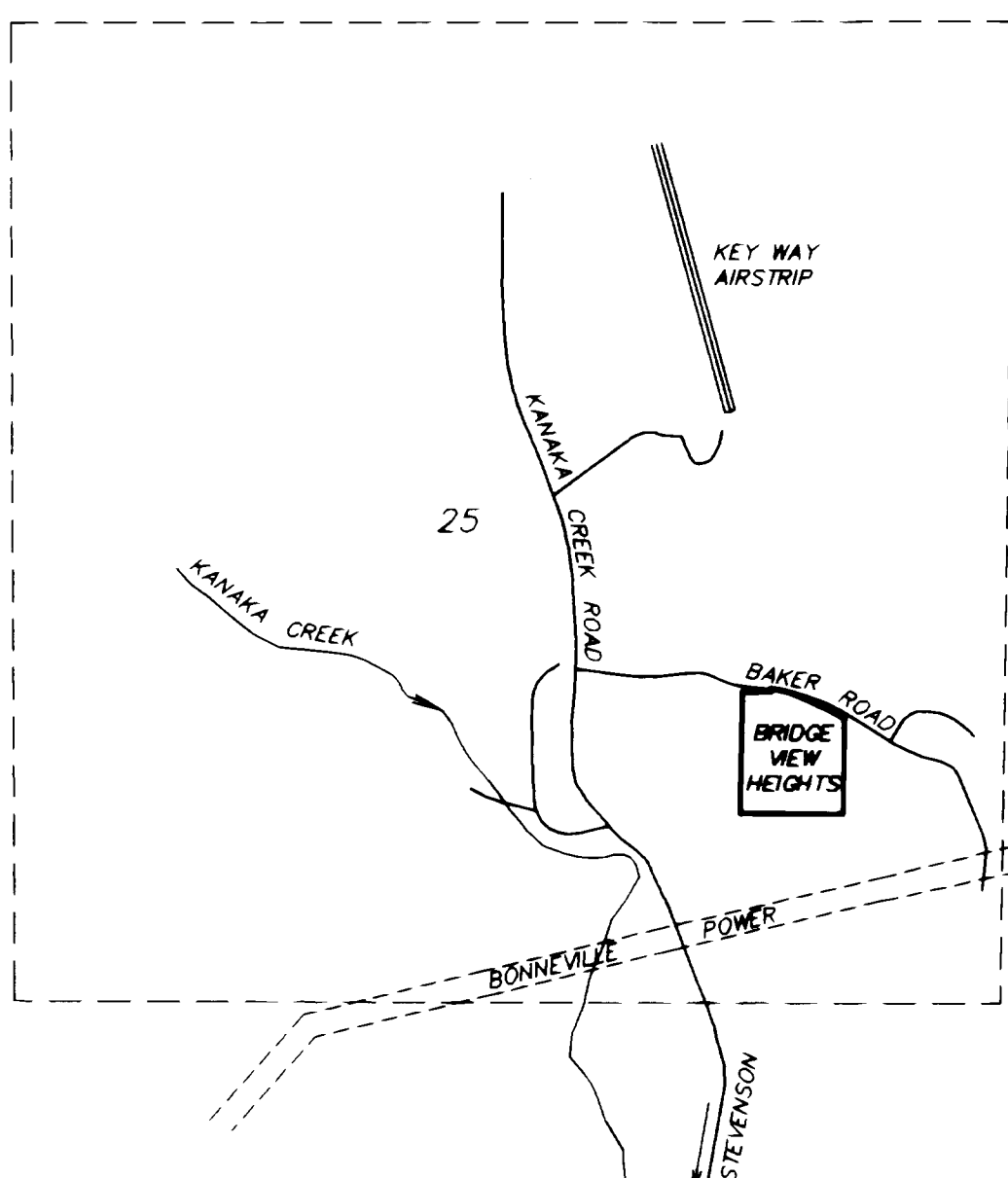


9-11-02

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD	BEARING
1	420.00'	42.05'	05°44'13"	42.04'	S 82°06'47" E
2	10.00'	17.44'	99°34'01"	15.31'	N 50°48'19" E
3	140.00'	61.42'	25°08'10"	60.93'	S 13°25'24" W
4	125.00'	54.90'	25°09'44"	54.46'	S 13°26'11" W
5	155.00'	68.06'	25°09'35"	67.52'	S 13°26'07" W
6	155.00'	63.43'	23°26'46"	62.99'	S 12°34'42" W
7	155.00'	4.64'	01°42'49"	4.64'	S 25°08'30" W
8	160.00'	67.15'	24°02'52"	66.66'	S 13°59'27" W
9	145.00'	60.69'	23°58'54"	60.25'	N 14°00'03" E
10	175.00'	73.50'	24°03'51"	72.96'	S 13°57'43" W
11	60.00'	95.18'	90°33'35"	85.51'	N 44°19'56" E
12	45.00'	71.59'	90°53'35"	64.13'	N 44°19'56" E
13	75.00'	118.98'	90°53'35"	106.89'	S 44°19'56" E
14	60.00'	93.59'	89°22'11"	84.38'	N 45°32'24" E
15	60.00'	31.59'	49°15'43"	30.01'	N 65°35'38" E
16	60.00'	42.00'	40°06'28"	41.15'	N 20°54'13" E
17	45.00'	40.33'	51°20'57"	38.99'	N 26°31'47" E
17a	45.00'	29.86'	38°01'16"	29.32'	N 71°12'54" E
18	75.00'	72.55'	55°25'38"	69.76'	N 62°30'40" E
19	75.00'	44.43'	33°06'12"	43.78'	N 17°49'55" E
19	65.00'	26.61'	23°27'36"	26.43'	N 12°35'07" E
20	50.00'	20.47'	23°27'36"	20.33'	N 12°35'07" E
21	80.00'	32.76'	23°27'36"	32.53'	N 12°35'07" E
22	10.00'	15.71'	90°00'00"	14.14'	N 68°16'55" E
23	10.00'	15.71'	90°00'00"	14.14'	N 20°41'05" W

NOTES

- THIS DEVELOPMENT IS LIMITED TO ONLY ONE WELL SERVING THE SIX LOTS.
- NO DRIVEWAYS FOR THE SUBDIVISION SHALL DIRECTLY ACCESS BAKER ROAD. ALL DRIVEWAYS SHALL ONLY ACCESS SANJEN LOOP ROAD.
- ROAD MAINTENANCE AGREEMENT IS RECORDED AT BOOK 230 PAGE 32.1 WITH THE SKAMANIA COUNTY AUDITOR'S OFFICE.
- WATER SYSTEM AND STORMWATER MAINTENANCE AGREEMENT IS RECORDED AT BOOK 230 PAGE 32.1 WITH THE SKAMANIA COUNTY AUDITOR'S OFFICE.
- A GEOTECH REPORT REGARDING THE SUBJECT AREAS IS RECORDED AT BOOK 193 PAGE 31.2 WITH THE SKAMANIA COUNTY AUDITOR'S OFFICE.
- COMMON AREA FOR SURFACE DRAINAGE. THE DRAINAGE FACILITIES WITHIN THIS COMMON AREA SHALL BE PERPETUALLY MAINTAINED TO PROVIDE THE FULL DESIGN CAPACITY OF THE DRAINAGE FACILITY.



VICINITY MAP

SCALE 1"=1000'

HAGEDORN, INC.
1924 Broadway Vancouver, Wa. 98663
Ph: (360) 696-4428 (503) 263-6778

SCALE: 1"=40'	CALC BY: CAB	DWG: 01-250UB
DATE: 9/10/02	DRAWN BY: CC	SHEET: 1 OF 1
JOB NO.: 01-250	CHECKED BY: CEW	