

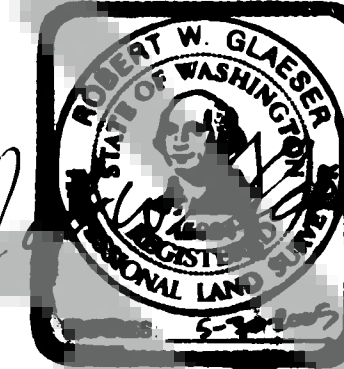
150567

PREPARED BY:  
MINISTER AND GLAESER  
SURVEYING, INC.  
2208 E. EVERGREEN BLVD.  
VANCOUVER, WA., 98661  
(206) 694-3313

OWNER:  
JERRY E. OSBORNE  
22 L KROGSTAD RD.  
WASHOUGAL, WA 98671

# OSBORNE SHORT PLAT

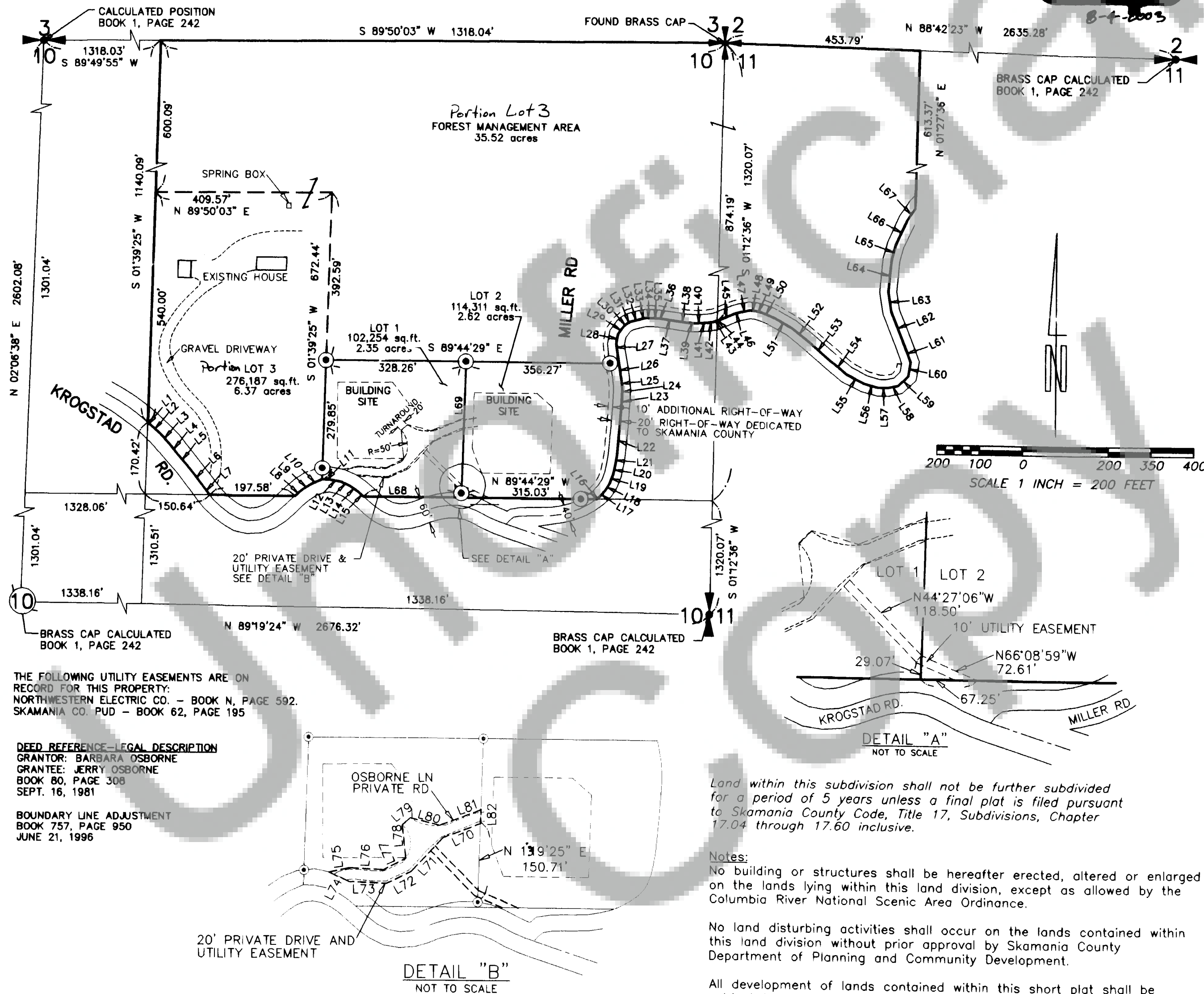
IN A PORTION OF THE NE 1/4 OF  
THE NE 1/4, SECTION 10, AND THE  
NW 1/4 OF SECTION 11,  
T. 1 N., R. 5 E., W.M.,  
SKAMANIA COUNTY, WASHINGTON  
JOB NO. 99-165



LINE	LENGTH	BEARING
L1	7.20'	S 41°00'46" E
L2	31.22'	S 46°51'30" E
L3	32.36'	S 44°08'41" E
L4	30.78'	S 40°49'35" E
L5	31.60'	S 39°30'22" E
L6	78.93'	S 36°46'21" E
L7	11.99'	S 38°29'24" E
L8	21.05'	N 48°04'14" E
L9	25.10'	N 56°14'02" E
L10	29.21'	N 65°50'24" E
L11	19.28'	S 87°51'43" E
L12	25.21'	S 78°33'05" E
L13	23.64'	S 65°43'08" E
L14	23.20'	S 55°18'03" E
L15	18.21'	S 48°36'39" E
L16	5.10'	N 53°46'39" E
L17	22.45'	N 43°17'21" E
L18	21.47'	N 31°24'08" E
L19	23.28'	N 19°22'11" E
L20	23.52'	N 11°40'47" E
L21	23.76'	N 09°40'34" E
L22	86.22'	N 05°16'05" E
L23	64.35'	N 04°15'43" E
L24	25.12'	N 00°58'34" E
L25	23.78'	N 05°14'27" W
L26	35.25'	N 09°27'33" W
L27	46.33'	N 08°07'18" W
L28	23.85'	N 10°08'11" E
L29	21.52'	N 36°19'52" E
L30	9.70'	N 47°58'25" E
L31	11.75'	N 63°47'19" E
L32	23.37'	N 74°05'01" E
L33	11.84'	N 77°59'19" E
L34	12.55'	S 88°11'37" E
L35	19.13'	S 89°00'57" E
L36	5.42'	S 80°33'12" E
L37	38.66'	S 82°08'59" E
L38	22.32'	S 81°56'12" E
L39	23.85'	S 88°21'06" E
L40	8.29'	N 87°22'36" E
L41	16.20'	N 86°13'43" E
L42	15.98'	N 80°31'31" E
L43	7.79'	N 71°51'20" E
L44	2.22'	N 71°51'20" E
L45	40.58'	N 66°59'49" E
L46	11.36'	N 71°34'46" E
L47	25.33'	N 78°25'04" E
L48	14.08'	S 86°11'32" E
L49	13.12'	S 75°46'49" E
L50	32.17'	S 67°35'33" E
L51	47.88'	S 60°30'21" E
L52	45.23'	S 51°39'31" E
L53	69.57'	S 49°03'50" E
L54	51.89'	S 50°17'48" E
L55	46.15'	S 62°56'57" E
L56	35.59'	S 74°50'58" E
L57	21.50'	N 89°29'37" E
L58	25.03'	N 77°58'25" E
L59	32.32'	N 45°16'11" E
L60	32.90'	N 09°30'04" E
L61	45.76'	N 20°44'04" W
L62	80.61'	N 21°33'20" W
L63	48.38'	N 09°08'17" W
L64	74.91'	N 05°28'10" E
L65	36.46'	N 15°20'10" E
L66	65.14'	N 23°59'48" E
L67	33.74'	N 33°54'45" E
L68	228.85'	N 89°44'29" W
L69	320.10'	S 01°39'25" W
L70	75.54'	S 67°48'12" W
L71	87.37'	S 42°52'26" W
L72	51.59'	S 64°27'40" W
L73	69.79'	N 87°31'48" W
L74	42.19'	N 65°44'23" W
L75	37.71'	N 77°18'47" E
L76	66.40'	S 87°07'25" E
L77	46.93'	N 61°43'04" E
L78	64.00'	N 05°55'28" W
L79	20.72'	N 46°00'26" E
L80	56.54'	S 74°43'18" E
L81	83.78'	N 67°58'19" E
L82	27.33'	S 01°39'17" W

WARNING: 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 is NOT paid for by Skamania county.

TOTAL ACREAGE 46.83 acres  
MINUS LOT 1 - 2.35 acres  
MINUS LOT 2 - 2.62 acres  
MINUS LOT 3 - 6.37 acres  
\*LOT AREAS INCLUDE RIGHT-OF-WAY



I, Jerry E. Osborne, owner 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 dedicated 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. Furthermore, we grant all easements shown for their designated purposes.

Owner: Jerry E. Osborne  
Notary Public: Michelle Feldmann 8-21-03  
Date: 8-21-03

Water supply methods and sanitary sewer disposal/on-site sewage disposal systems completed for use in this short subdivision conform with current standards.

BRUCE SCHERLING, RS 9/2/03  
S.W. Washington Health District  
Date: 9/2/03

I, Brent 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 construction of any structures, required for and prior to final approval, meet standard engineering specifications; and approve the layout of roads and easements; and approve the road name(s) and number(s) of such road(s).  
Brent Holman 8/29/2003  
County Engineer  
Date: 8/29/2003

All taxes and assessments on property involved with this Short Plat have been paid, discharged or satisfied.  
Cheryl Schood, Deputy 10-2-2003  
County Treasurer  
Date: 10-2-2003

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.

David W. Skam 10/2/03  
County Planning Department  
Date: 10/2/03

## 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

JERRY OSBORNE

in JULY 2002.

Robert W. Glaeser  
ROBERT W. GLAESER PROFESSIONAL  
LAND SURVEYOR, LS #15024  
NOTARY PUBLIC  
STATE OF WASHINGTON  
Commission Expires 9/2/03

ADDENDUM TO CERTIFICATE OF SURVEY  
We, the owners of the short plat shown herein, declare that this division of land has been made with our free consent and in accordance with our desires.

Lacamas Community Credit Union 9/2/03  
Owner: Michelle Feldmann  
Notary Public in and for the State of Washington,  
residing in Clark. My appointment expires 5/24/04

STATE OF WASHINGTON)  
COUNTY OF SKAMANIA)

I hereby certify that the within instrument of writing filed by ROBERT W. GLAESER of MINISTER AND GLAESER SURVEYING, INC. on OCTOBER 3, 2003 at 9:49 AM PM recorded in Book 3, SP of PLATS at Page 429

Violet Dermann  
Recorder of Skamania County, Wash.  
Michael Harrison  
County Auditor

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.

## Notes:

No building or structures shall be hereafter erected, altered or enlarged on the lands lying within this land division, except as allowed by the Columbia River National Scenic Area Ordinance.

No land disturbing activities shall occur on the lands contained within this land division without prior approval by Skamania County Department of Planning and Community Development.

All development of lands contained within this short plat shall be subject to the conditions set out in the Settlement Agreement for File No. NSA-97-26, recorded with the Skamania County Auditor's Office at Book 219, Page 84, Auditor's File No. 143396, and the Letter Amendment to the Administrative Decision for NSA-97-26, recorded with the Skamania County Auditor's Office in Book 251, Page 578, Auditor's File No. 150565 and AMENDMENT BOOK 251 PAGE 584 of No. 150566 Private Road Maintenance Agreement recorded with the Skamania County Auditor's Office in Book 251, Page 589.

- INDICATES 1/2" IRON ROD WITH PLASTIC CAP SET
- INDICATES 1/2" IRON ROD FOUND OR AS NOTED