

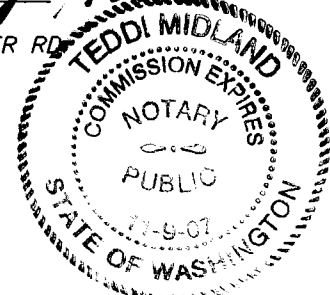
200515649

# HAFHEY SHORT PLAT

in the SE 1/4 NE 1/4 of  
SECTION 33, T2N, R5E, W.M.  
SKAMANIA COUNTY, WA.

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 ROAD 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.

Neil H. Haffey Trustee  
OWNER: NEIL H. HAFHEY  
12522 WASHOUGAL RIVER RD  
WASHOUGAL, WA. 98671



Teddi Midland 2-16-05  
NOTARY PUBLIC DATE  
NOTARY PUBLIC IN AND FOR THE COUNTY OF Skamania  
RESIDING AT Stevenson, WA

WATER SUPPLY METHODS AND SANITARY SEWER DISPOSAL/ON-SITE SEWAGE DISPOSAL SYSTEMS CONTEMPLATED FOR USE IN THIS SHORT SUBDIVISION CONFORM WITH CURRENT STANDARDS.

Bruce Schellings 2/25/05  
SKAMANIA COUNTY HEALTH DEPARTMENT DATE

Brent Holman, COUNTY ENGINEER OF SKAMANIA COUNTY, WASH., 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, MEETS STANDARD ENGINEERING SPECIFICATIONS; APPROVE THE LAYOUT OF ROADS AND EASEMENTS; AND, APPROVE THE ROAD NAME(S) AND NUMBER(S) OF SUCH ROAD(S).

Brent Holman 2-17-05  
COUNTY ENGINEER DATE

ALL TAXES AND ASSESSMENTS ON PROPERTY INVOLVED WITH THIS SHORT PLAT HAVE BEEN PAID, DISCHARGED OR SATISFIED. then 2005  
Chris Groot deputy 2/25/05  
COUNTY TREASURER TL 02605 3300180100 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.  
John H. Brown 2/25/05  
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 NEIL HAFHEY IN DEC-2004 Carl A. Beseda

STATE OF WASHINGTON  
COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING FILED BY Karen Witherspoon OF Planning AT 10:19 A.M.  
ON March 1 2005

WAS RECORDED UNDER AUDITOR'S FILE NUMBER 200515649

P. Lavy  
RECORDER OF SKAMANIA COUNTY, WASHINGTON  
J. Michael Garrison by P. Lavy  
COUNTY AUDITOR

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

SCALE: 1"=100'  
DATE: 2/15/05  
JOB NO.: 04-247  
CALC. BY: CAB  
DRAWN BY: CC  
CHECKED BY: RLY  
DWG# 04-247SP  
SHEET 1 OF 1

## NOTES

- 1) NO VARIANCES TO THE SKAMANIA COUNTY CODE CHAPTER 21A CRITICAL AREAS BUFFERS OR SHORELINES SETBACKS SHALL BE ALLOWED FOR ANY FUTURE LAND DIVISIONS.
- 2) ALL NEW DEVELOPMENT SHALL COMPLY WITH THE APPLICABLE WATER RESOURCE SERBACKS, INCLUDING THE 100-YEAR FLOODPLAIN, SHORELINES AND CRITICAL AREAS SETBACKS. FUTURE DEVELOPMENT MAY BE IMPACTED BY CHANGES TO REGULATIONS CONCERNING WATER RESOURCES. NO PORTION OF ANY STRUCTURE, INCLUDING EAVES, OVERHANGS, DECKS AND PORCHES, OR ANY DISTURBANCE, INCLUDING MOWING, GRADING OR CLEARING SHALL BE ALLOWED WITHIN THE RIVER, STREAM OR WETLAND, OR THEIR BUFFERS. CONTACT THE SKAMANIA COUNTY PLANNING DEPARTMENT FOR CURRENT RESTRICTIONS REGARDING THE BUFFER WIDTHS.

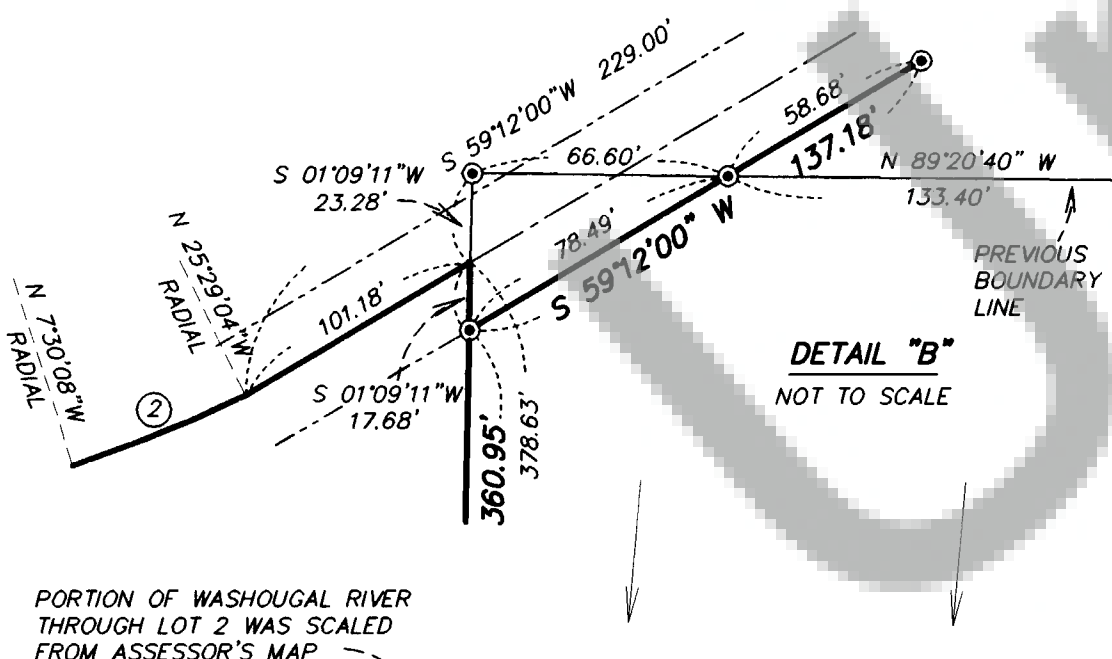
NW CORNER OF THE SE 1/4 NE 1/4;  
FOUND 1" I.P. WITH BRASS CAP  
"LAWSON 11989" N 30°24'47" W, 0.34'  
FROM CALCULATED POSITION.  
HELD CALC.

## LEGEND

- MONUMENT AS NOTED (TIED 9/14/04)
- ⊙ SET 5/8" x 30" IRON REBAR WITH ORANGE PLASTIC CAP STAMPED "BESEDA 34127" WITH STEEL FENCEPOST SET ALONGSIDE
- ( ) RECORD DATA PER SP 3-350
- R.O.S. = RECORD OF SURVEY
- SP = SHORT PLAT
- R/W = RIGHT-OF-WAY
- ← SLOPE DIRECTION ARROWS
- ⊙ PERC HOLES
- ⊕ = CENTERLINE
- ⊕ APPROXIMATE WET AREA
- ⊕ WELL

## NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO SHORT PLAT LOT 1 OF SHORT PLAT 3-350 INTO 2 LOTS AS SHOWN. BEARINGS AND DISTANCES SHOWN WITHIN THIS PLAT SUPERSEDE THOSE SHOWN IN SHORT PLAT 3-350 (UNSURVEYED). A 40' EASEMENT WHICH WAS RECORDED IN BOOK 189 OF DEEDS, PAGE 338, WHICH RUNS ACROSS THE NEWELL PROPERTY (PROPERTY TO THE EAST) WAS ALSO ESTABLISHED AS SHOWN. BEARINGS CONSISTED OF RECOVERED CONTROL POINTS DEVELOPED IN SP 3-415, WHICH MET THE STANDARDS CONTAINED IN WAC 332-130-090. A CONTROL TRAVERSE WAS RUN THROUGH THE SITE WITH RADIAL TIES MADE TO FOUND IRONS. NEW CORNERS WERE ESTABLISHED BY RADIAL STAKEOUT FROM THE ABOVE MENTIONED TRAVERSE. A 2-SECOND "TOTAL STATION INSTRUMENT" WITH ELECTRONIC DATA COLLECTOR WAS USED FOR ALL FIELD WORK.



## PRIVATE ROADS WARNING

PURCHASERS OF A LOT, OR LOTS, IN THIS PLAT ARE ADVISED TO CONSULT THE SKAMANIA COUNTY DEPARTMENT OF PUBLIC WORKS 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. ORD. 2000-07 SEC. 12.03. SEE ROAD MAINTENANCE AGREEMENT RECORDED IN DEED BOOK 189, PAGE 330.

CALCULATED POSITON OF THE  
SW CORNER OF THE SE 1/4  
NE 1/4 OF AS SHOWN IN  
SP 3-350

NOTE: ALL ROAD EASEMENTS SHOWN ARE NON-EXCLUSIVE PRIVATE ROAD EASEMENTS FOR INGRESS, EGRESS AND UTILITIES.

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.

EASEMENT LINE TABLE			
LINE	BEARING	DISTANCE	
L1	N 69°56'47" W	14.19'	
L2	N 77°36'42" W	80.66'	
L4	S 52°56'34" W	20.63'	

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	Ch Br	Ch D
1	97°55'23"	60.00	102.54	S53°25'36" W	90.51
2	17°58'56"	400.00	125.54	N73°30'24" E	125.03

CALCULATED POSITION  
AS SHOWN IN SP 3-350

## NOTE

WELLHEAD PROTECTION EASEMENT  
RECORDED UNDER AF# 2005156420  
SKAMANIA COUNTY RECORDS.