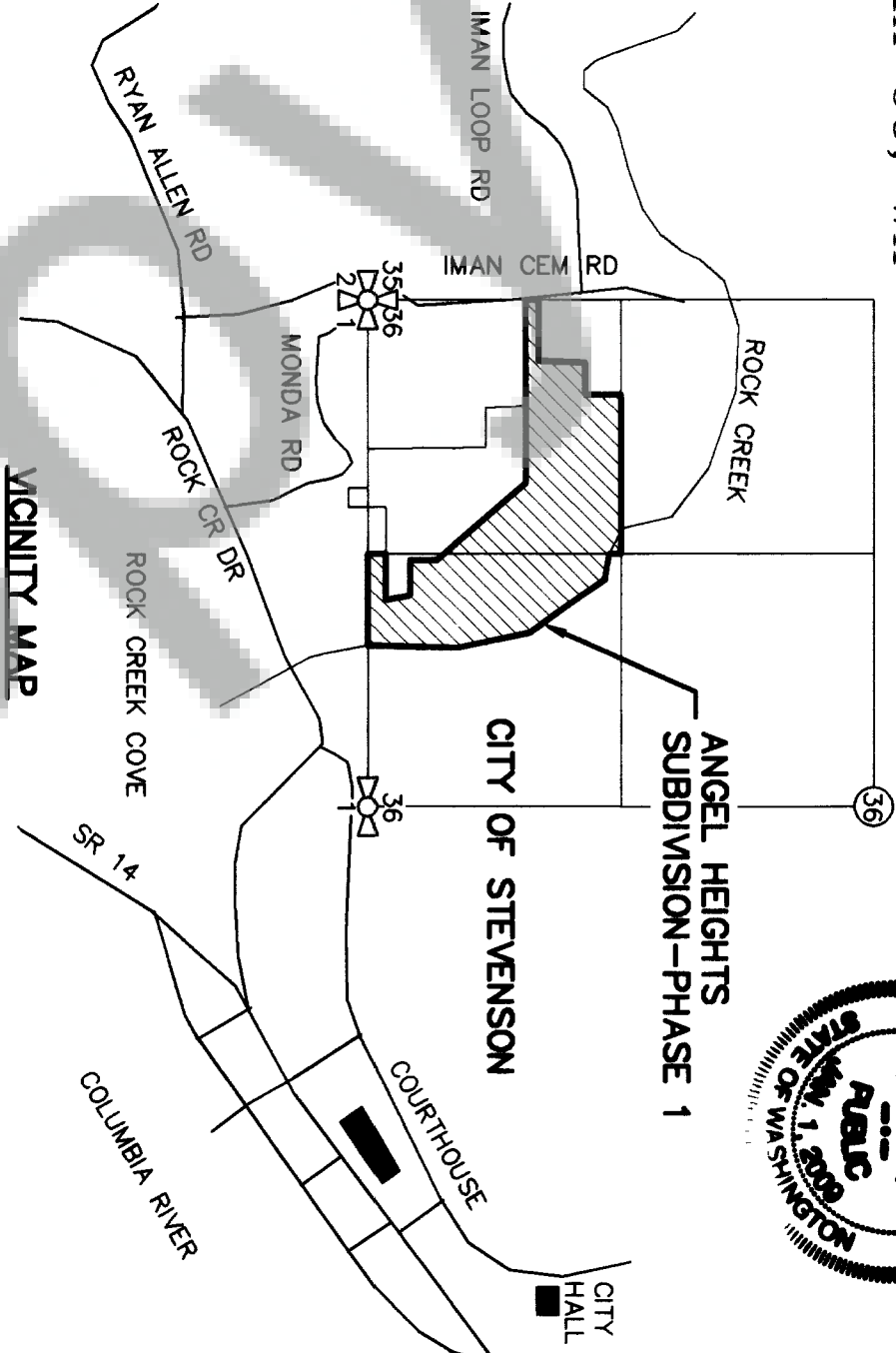
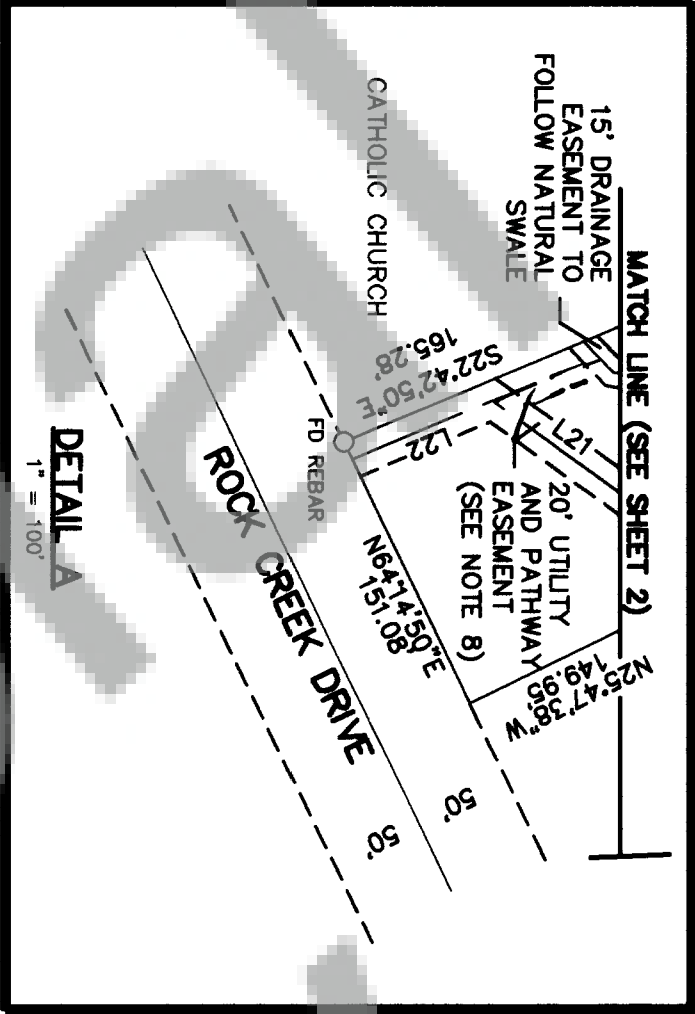


ANGEL HEIGHTS SUBDIVISION—PHASE 1
SW1/4 OF SECTION 36, T 3 N, R 7 E, WM
CITY OF STEVENSON, SKAMANIA CO, WA

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	TANGENT
C1	78.57	50.00	90°01'45"	50.03
C2	157.67	100.00	90°20'19"	100.59
C3	81.09	100.00	46°27'32"	42.92
C4	31.43	20.00	90°01'45"	20.01
C5	110.37	70.00	90°20'19"	70.42
C6	56.76	70.00	46°27'32"	30.04
C7	36.58	130.00	16°07'20"	18.41
C8	60.73	130.00	26°45'51"	30.93
C9	52.04	50.00	59°38'02"	28.65
C10	52.36	50.00	60°00'00"	28.87
C11	46.40	50.00	53°10'17"	25.02
C12	36.16	50.00	41°26'14"	18.91
C13	37.00	50.00	42°23'49"	36.93
C14	33.36	50.00	38°13'42"	17.33
C15	59.71	50.00	68°25'40"	34.00
C16	52.24	100.00	29°56'01"	26.73
C17	29.63	100.00	16°58'41"	14.93
C18	149.51	50.00	171°19'13"	658.85
C19	36.25	130.00	15°58'37"	18.24
C20	56.59	130.00	24°56'22"	28.75
C21	109.01	130.00	48°02'44"	57.94
C22	3.12	130.00	01°22'36"	1.56
C23	8.11	130.00	03°34'21"	4.05



NOTES

- CONSTRUCTION OF BUILDINGS OR SITE DISTURBING ACTIVITIES WITHIN THE SAFETY SETBACK ZONE, CAUTION SETBACK ZONE AND FILL CAUTION ZONE AS SHOWN ON LOTS 8 THROUGH 27 ARE SUBJECT TO CERTAIN GEOTECHNICAL REQUIREMENTS. FOR SAID REQUIREMENTS SEE THE REPORT BY BELL DESIGN COMPANY AS RECORDED IN BOOK 2005158876 PAGE 2005158876 RECORDS OF SKAMANIA COUNTY, WASHINGTON.
- ALL EASEMENTS ARE PUBLIC UNLESS OTHERWISE NOTED, EXCEPT DRAINAGE EASEMENTS WHICH ARE CITY ONLY.
- ALL EASEMENTS ARE FOR INGRESS, EGRESS AND UTILITIES.
- PHASE 1 INCLUDES THE FOLLOWING:
 - LOTS 1 THROUGH 32
 - ALL DRAINAGE EASEMENTS AND ROAD EASEMENTS IN THE FUTURE TRACT
 - THE PARK
 - THE 20' UTILITY AND PATHWAY EASEMENT THROUGH THE FUTURE TRACT, THE PARK AND THE PARCEL SOUTH OF THE PARK TO ROCK CREEK DRIVE.
- IMAN ROCK CREEK TRACTS WAS BASED ON AN OLD FENCE LINE AND ENROACHES INTO PARCEL 1 OF THE DUDLEY SHORT PLAT. THE OLD FENCE LINE HAS BEEN HELD FOR THIS SUBDIVISION.
- ACCESS FOR LOT 30 IS VIA THE PRIVATE EASEMENT AS SHOWN ON SHEET 2.

REFERENCES

- SURVEY 137523
SURVEY 79974
SURVEY 104740
SURVEY 107593
NICKLAUS SUBDIVISION 128569
REHAL SHORT PLAT 109019
DUDLEY SHORT PLAT 133529
HAZEL SHORT PLAT 137578
IMAN ROCK CREEK TRACTS

BASIS OF BEARINGS

- SURVEY 137523
OCTOBER, 2004

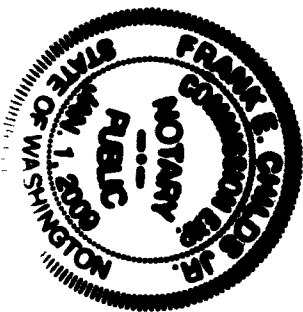
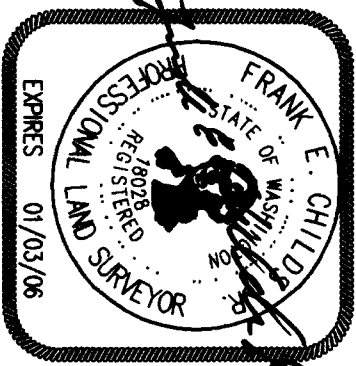
LEGAL DESCRIPTION

TOTAL PARCEL
PARCEL 1, DUDLEY SHORT PLAT NO 133529
REMAINDER OF REHAL SHORT PLAT NO 109019
LESS HAZEL SHORT PLAT AND LESS CATHOLIC CHURCH
IN THE NW1/4 OF SECTION 1, T 2 N, R 7 E, WM
AND IN THE SW1/4 OF SECTION 36, T 3 N, R 7 E, WM

- ACREAGES**
PHASE 1—23.53 ACRES
(LOTS 1-32 AND STREET)
FUTURE TRACT—10.03 ACRES
PARK —3.05 ACRES

LEGEND

- SET 5/8"x24" CAPPED REBAR
EXISTING REBAR—FOUND AS NOTED
FD EXISTING MONUMENT
RECORD BEARING AND DISTANCE (N89°19'21"W 2531.18')
SAFETY SETBACK ZONE
CAUTION SETBACK ZONE
FILL CAUTION ZONE
UNDERCUTTING OR BEDROCK HOLLOW
RECENT LOCAL LANDSLIDE ACTIVITY
CONSERVATION EASEMENT



DEDICATION

We, Owners of the described tract of land, hereby declare and certify this Plat to be true and correct to the best of our abilities, and that this subdivision has been made with our free consent and in accordance with our desires. Further, we hereby dedicate Angel Heights Road to the use of the public forever and waive all claims for damages against any governmental agency arising from the construction and maintenance of said road.

Angel Heights LLC, Lybert & Co. World LLC
Owner

By: Mimi Novak
Mimi Novak

This is to certify that on the 21st day of Sept., 2005
Before me personally appeared: Mimi Novak
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

By: Frank E. Childs Jr
Notary Public in and for the State of Washington
Residing at TROUT LAKE

Owner
This is to certify that on the _____ day of _____, 2005
Before me personally appeared: _____
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.
By: _____
Notary Public in and for the State of Washington
Residing at _____

I hereby certify that the city road abutting the proposed subdivision is of sufficient width to meet current city standards without requiring additional right of way and that road right of ways upon or abutting the proposed subdivision are of sufficient width to assure maintenance and to permit future utility installations. I further certify that the proposed roads meet current city standards and that city water and sewer services are available to the proposed subdivision.
Public Works Director
Date 9-27-05

I hereby certify that the taxes and assessments have been duly paid discharged or satisfied in regard to the lands involved with the above proposed subdivision 2005 080706330000 9-28-2005
Skamania County Treasurer
Date 9-28-05
City of Stevenson Treasurer
Date 9-28-05

This subdivision conforms with City requirements and is approved subject to the special conditions inscribed hereon and to recording in the Skamania County Auditor's office.

Mayer, City of Stevenson
Date 9-27-05

"I, Frank E. Childs, Jr., registered as a 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 October, 2004 through September, 2005; that the distances, courses, and angles are shown thereon correctly; and that monuments other than those approved for setting at a later date, have been set and lot corners staked on the ground as depicted on the plat.
Dated this 15th day of September, 2005"
Licensed Land Surveyor
Date 9-27-05

STATE OF WASHINGTON)
COUNTY OF SKAMANIA)
I hereby certify, that the within instrument of writing filed by:
Angel Heights LLC at 2005, was recorded in Book 2005158873 of
City Plats at Page 2005158873 of
Recorder of Skamania County, Washington
County Auditor
Date 9-27-05

Recorder of Skamania County, Washington
County Auditor
Date 9-27-05

ANGEL HEIGHTS SUBDIVISION—PHASE 1
TO THE CITY OF STEVENSON
SW1/4 SECTION 36, T 3 N, R 7 E, WM
SKAMANIA COUNTY, WASHINGTON

Taylor Engineering, Inc.
Civil Design and Land Planning
228 South Columbus Avenue, Suite 104
Goldendale, Washington 98620
PHONE (509) 773-4945 FAX (509) 773-5888 JOB NO 04- G072P2

