

TEMPLETON SHORT PLAT
located in the
SW1/4 Sec. 24, T.3 N., R.7 E., W.M.
Skamania County, WA.

LEGAL DESCRIPTION:
The West Half of the East half of the Southeast quarter of the Southwest quarter and the East half of the West half of the Southwest quarter of the Southwest quarter, all in Section 24, Township 3 North, Range 7 East, Willamette Meridian, Skamania County, Washington.
Auditor's file no. 2004153369.

All new developments shall comply with the applicable water resource setbacks. Future development may be impacted by changes to regulations concerning water resources. Developers are urged to contact Skamania County Planning Department regarding current regulations. No portion of any structure, including eaves, overhangs, decks and porches, or any disturbance including moving, grading or clearing shall be allowed within the stream/creek or its buffer. Contact the Skamania County Planning Department for current restrictions regarding buffer widths.

Lands within this short subdivision shall not be further subdivided for a period of five years unless a final (long) plat is filed pursuant to Skamania County Code, Title 17, Subdivisions Chapter 17.04-17.60 inclusive.

REFERENCES:

Skamania County
Deed Records Book 2 Page 200
Vol 174 Page 702 Book 3 Page 208
Vol 102 Page 30 Book 3 Page 295
Vol 84 Page 753 Book 2 Page 81
Vol 78 Page 280 Book 1 Page 222
Vol 82 Page 230 Book 1 Page 46

This SHORT PLAT FILED FOR RECORD
at the request of
Karen L. Templeton of Planning Dept.
this 11th day of October, 2005

in Book 2005159052
Auditor's file no. 2005159052
Records of Skamania County, Washington.

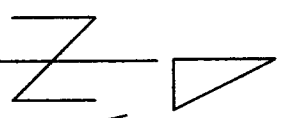
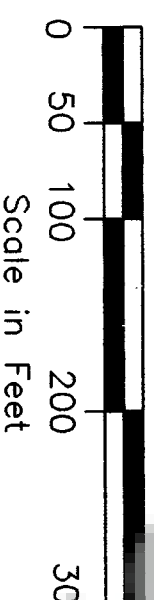
Michael Peterson
Skamania County Auditor
Date 10/11/05

TRAVERSE STATEMENT
A closed field traverse of the parcel shown was made with a five-second total station and related measuring equipment meeting state standards, WAC 332-130-090, at time of survey. Raw closure of 1:18,000 was not adjusted. Radial ties were made to found corners noted on plat.

Survey for
Howard Templeton
120 Wright Rd. E
Glenoma, Wa. 98336-9709

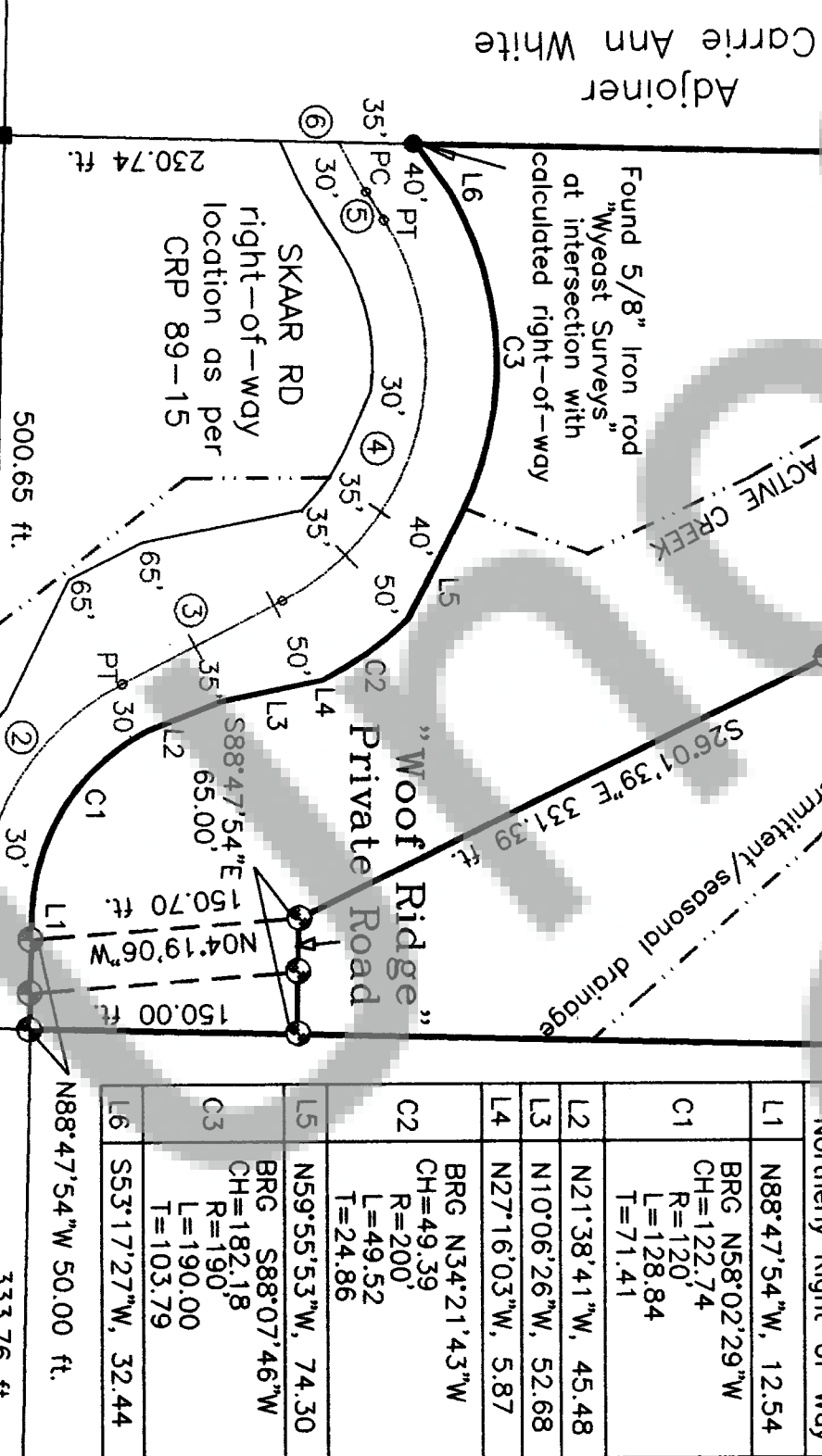
Skamania County
brass disc
23 24
26 25

Tanglewood Surveying
P.O. Box 194,
Underwood, WA, 98651
541-386-6506
E-mail: tanglewood@gorge.net
Project no. 0605



Basis of Bearing
Wyeast Survey Bk. 2 Pg. 200

ENG CENTERLINE DATA	
STA 0+00	N88°47'54"W
①	P.C. 3+93.30 61°30'51" RT
②	R=150' L=161.09 T=89.30
PT 5+54.39	N27°16'03"W
③	PC 6+55.87 95°09'19" LT
④	R=150' L=248.94 T=163.95
PT 9+04.81	S57°38'38"W
⑤	PC 9+23.41 43°51'08" RT
⑥	R=250' L=191.34 T=100.63
PT 11+14.75	



- LEGEND
- Found monument as noted
 - Monument set 5/8" iron rod with cap Marked WA PLS 36619
 - Calculated position from record surveys
 - 150' x 30' access easement for utilities
- | | |
|----|------------------------|
| L1 | N88°47'54"W, 12.54 |
| L2 | BRG N58°02'29"W |
| L3 | CH=122.74 |
| L4 | R=120 |
| L5 | L=128.84 |
| L6 | T=71.41 |
| L1 | N21°38'41"W, 45.48 |
| L2 | N10°06'26"W, 52.68 |
| L3 | N27°16'03"W, 5.87 |
| L4 | BRG N34°21'43"W |
| L5 | CH=49.39 |
| L6 | R=200 |
| L1 | L=49.52 |
| L2 | T=24.86 |
| L3 | N59°55'53"W, 74.30 |
| L4 | BRG S88°07'46"W |
| L5 | CH=182.18 |
| L6 | R=190 |
| L1 | L=190.00 |
| L2 | T=103.79 |
| L3 | S53°17'27"W, 32.44 |
| L4 | N88°47'54"W, 50.00 ft. |

WARNING: This plat is serviced by a private road. 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. A road maintenance agreement for this Short Plat was filed for record on 10/11/05

Auditor's file no. 2005159053

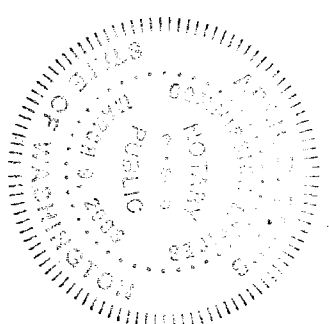
03 07 24 00800
Current Zoning R5

I, Howard L. Templeton, owner of the above tract of land, hereby declare and certify this Short Plat to be true and correct to the best of my ability, and that this Short Subdivision has been made with my free consent and in accordance with my desire. Further, I dedicate 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, I grant all easements as shown for their designated purposes.

Owner
Howard L. Templeton
Date 8-18-05

State of Washington
Skamania County
Levy

I certify that I know or have satisfactory evidence that Howard L. Templeton is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.



Dated: 8-18-05
Signature Howard L. Templeton
Title Notary Public
My appointment expires 10/18/06

APPROVALS
Water supply methods and sanitary sewer disposal/on site sewage disposal systems contemplated for use in this short subdivision conform with current standards.
(SCC 17.64.100(C)(1))

Bruce Scheenmages
Skamania County Health Department
Date 10/10/05

Tom Levevre
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 meets standard engineering specifications; approve the layout of roads and easements; and approve the road name and number of such road.
Tom Levevre
Skamania County Engineer
Date 9/30/05

All taxes and assessments on property involved in this Short Plat have been paid, discharged or satisfied thru 2005
for tax parcel number 03-07-24-0-0-0-0000-00
Victoria Cleland Deputa
Skamania County Treasurer
Date 10-10-05

The layout of this Short Subdivision complies with Skamania County Code Title 17, Chapter 64 requirements, and the Short Plat is approved subject to recording in the Skamania County Auditor's Office.
Michael Peterson
Skamania County Planning Department
Date 10/10/05

SURVEYOR'S CERTIFICATE
This map correctly represents survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of Howard Templeton in May 2005.
Robert M. RUS
Surveyor
Registration no. 712405
Date 7/24/05