

# DeerMeadow Retreat Short Plat

Located in SW 1/4 of NW 1/4 S. 35 T4N R7E W.M.  
IN Skamania County, WA for Walter Wagner



Basis of Bearing  
Book 2 page 175 surveys

D2AB SURVEYING INC.  
22 COTONTAIL RIDGE ROAD  
WHITE SALMON, WA 98672  
PHONE 509-493-3376

OWNER  
Walter Wagner  
15626 SE 116th Street  
Renton, WA 98059

All outside property lines have existing fence lines that are within 0.5 of property lines

Description of lot parcel  
SW 1/4 of SW 1/4 of NW 1/4 of the south 100' of NW 1/4 of SW 1/4 of NW 1/4, Sec. 35, T4N R7E, W.M.

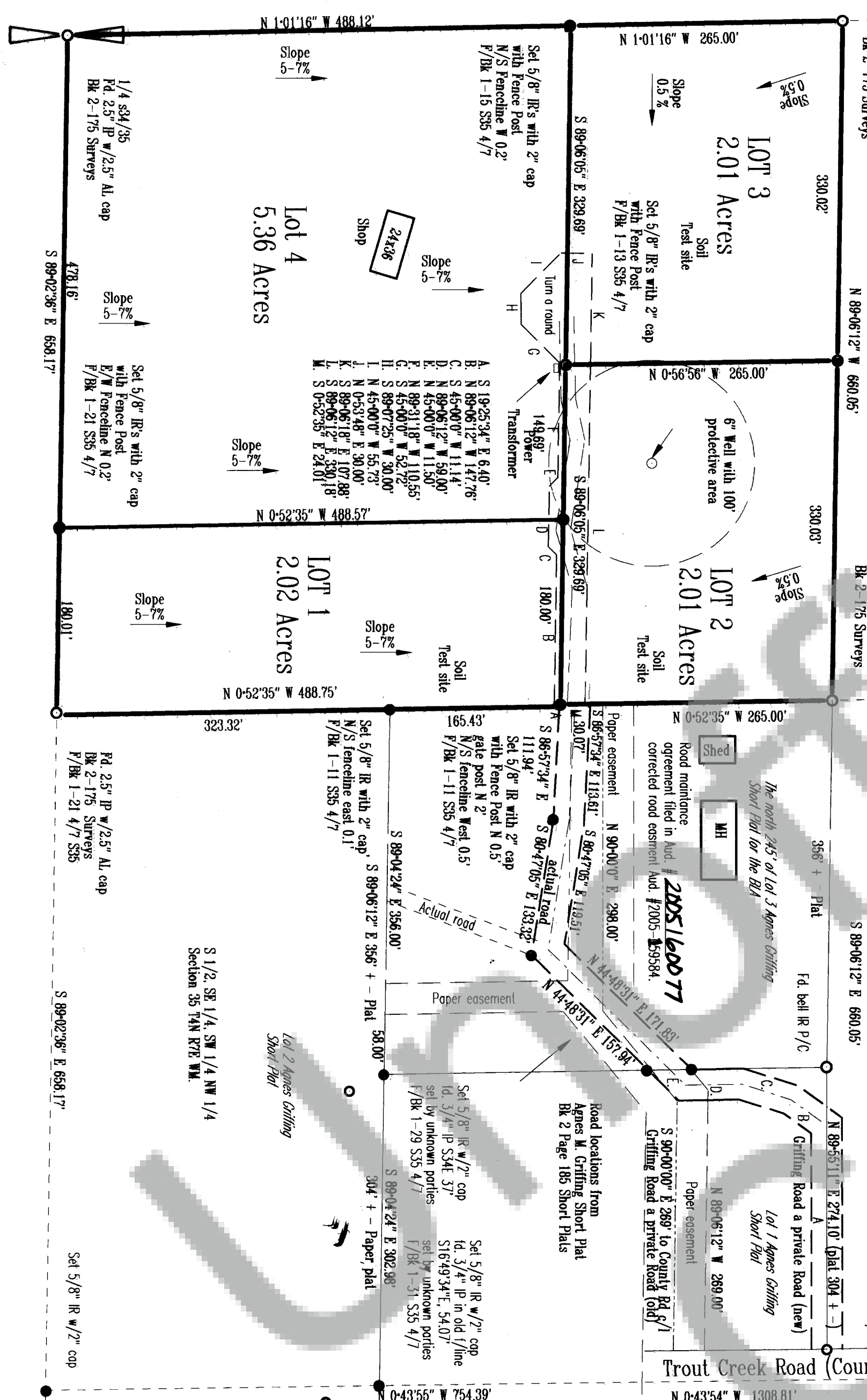
## REFERENCES:

GLD Notes, Deeds, SURVEYS OF RECORD BOOK AND PAGE  
Bk 2 page 175, and Agnes M. Griffing Short Plat (a paper plat, no corners) book 2 page 185  
EQUIPMENT: 6" TOPCON TOTAL STATION, CLOSED LOOP, CALIBRATED  
March 2005, CLOSED LOOP BY LEAST SQUARES, or Compass, 1/136,000 0.010'  
WARNING: PRIVATE ROADS ARE NOT MAINTAINED BY SKAMANIA COUNTY.  
LOT OWNERS WITHIN THIS PLAT MUST PAY FOR MAINTENANCE OF THE PRIVATE  
ROADS SERVING THIS PLAT, INCLUDING GRADING, DRAINAGE, SNOW PLOWING,  
ETC. THE CONDITION OF THE PRIVATE ROAD MAY EFFECT SUBSEQUENT ATTEMPTS  
TO DIVIDE YOUR LOT, OR LOTS. PRIVATE ROADS MUST COMPLY WITH SKAMANIA  
COUNTY PRIVATE ROAD REQUIREMENTS.  
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, SUBDIVISION, CHAPTER 17.04 THROUGH 17.60 INCLUSIVE.

## Legend

- Set 5/8" Iron Rod with 2" OR 2-1/2" AL cap
- Found monument of record
- IR Iron Rod
- AL Aluminum
- PC Plastic cap
- F/BK Field book
- C/L Center line
- MH Mobile Home

Road easement description: A#2005-159913  
A. Thence from the IR along the road c/l  
S89°55'11" W, 220.00' more or less to an angle  
point in the road;  
B. Thence along the c/l S26°47' 00" W, 40.50';  
C. Thence S20°40'00" W, 55.37';  
D. Thence S00°51'03" E, 50.80';  
E. Thence S44°48'31" W, 20.97' a point on the  
east edge of lot 3 of Agnes M. Griffing Short Plat,  
and a point in the c/l of the new road easement.



Trout Creek Road (County Road 60' R/W)

## 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

Dennis Peoples

Dennis Peoples RLS 25552WA and RS 23250R Date Sept. 27, 2005

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 Plat Subdivision has been made with our free consent and in and in accordance with our desires. Further, we warrant that all roads as shown, not noted as private, and waive all claims for damages against any local governmental agency arising from the construction and maintenance of the roads shown. Furthermore, we grant all easements shown for their designated purposes.

Owner  
Walter Wagner

Owner  
Dennis Peoples

Notary Public  
Date 12/29/05 2005



Water supply methods and sanitary sewer disposal on-site sewage disposal systems contemplated for use in this Short Subdivision conform with with current standards. Short Plat Ord. 17.64.100 C (1)

Issue Short Plat RS 12/29/05

Skamania County Health Department

## Engineer's Approval

I, Tom LeFevre, 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 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 standards engineering specification; approve the layout of all roads and easements; and approve the road name(s) and number(s) of said road(s).

1000 Refon Date 12/29/05  
Skamania County Engineer

All taxes and assessments on the property involved with this Short Plat have been paid, discharged or satisfied. Tax 04-07-35 0-0-1200-00 thru 2005

Vickie Cleland, Deputy Date 12/30/05

County Treasurer

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 OFFICE.

DATE 12/30/05

COUNTY PLANNING DEPARTMENT DATE

STATE OF WASHINGTON COUNTY OF SKAMANIA I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING FILED BY

Skamania County Planning Dept. at 3:51 PM 12/30 2005,

Accepted by Skamania County Auditor # 2005160076

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