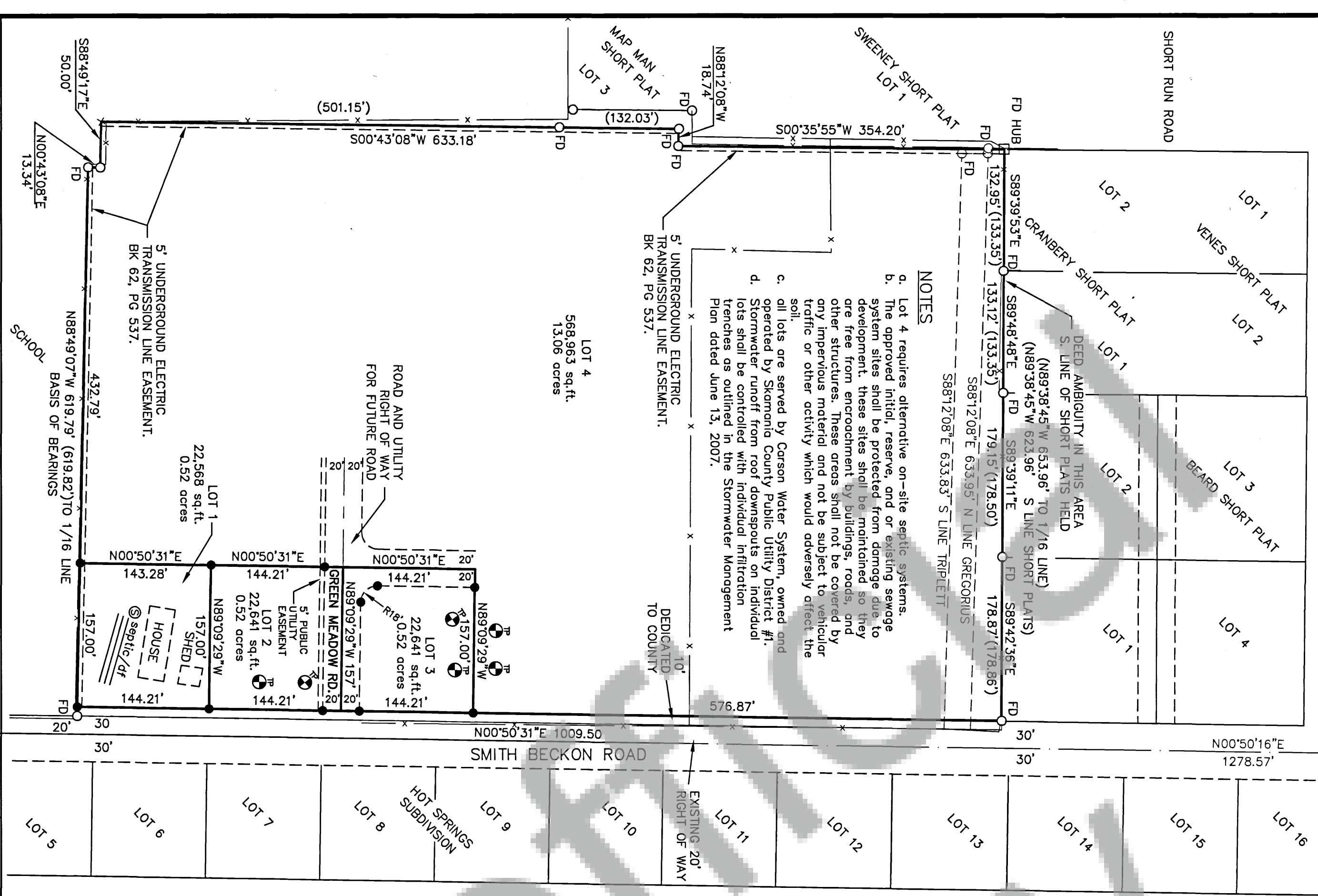


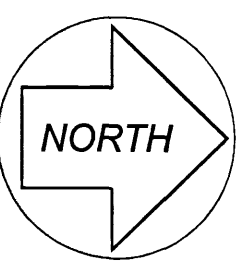
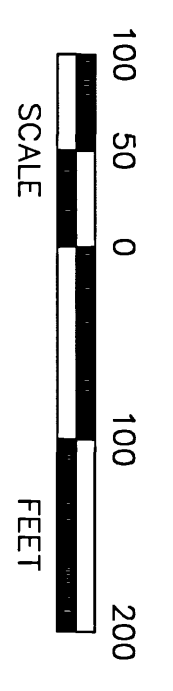
# ANNIE MEADOWS SHORT PLAT

IN THE W 1/2 OF THE SW 1/4 OF SECTION 21, T 3 N, R 8 E, WM  
SKAMANIA COUNTY, WASHINGTON



**WARNING**  
Purchasers of a lot, or lots, in this plat are advised to consult the Skamania County Development Assistance Handbook 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 must be maintained to the satisfaction of the private road requirements. Maintenance of Private Roads NOT Field For Bk Skamania County.

- NOTES**
- Lot 4 requires alternative on-site septic systems.
  - The approved initial, reserve, and/or existing sewage system sites shall be protected from damage due to development, these sites shall be maintained so they are free from encroachment by buildings, roads, and other structures. These areas shall not be subject to vehicular traffic or other activity which would adversely affect the soil.
  - All lots are served by Carson Water System, owned and operated by Skamania County Public Utility District #1.
  - Stormwater runoff from roof downspouts on individual lots shall be controlled with individual infiltration trenches as outlined in the Stormwater Management Plan dated June 13, 2007.

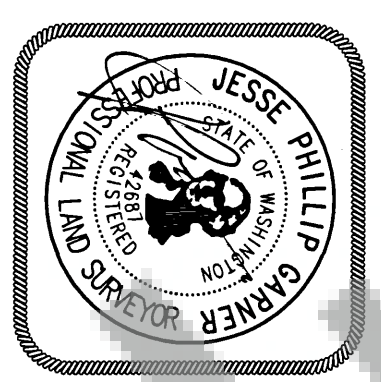
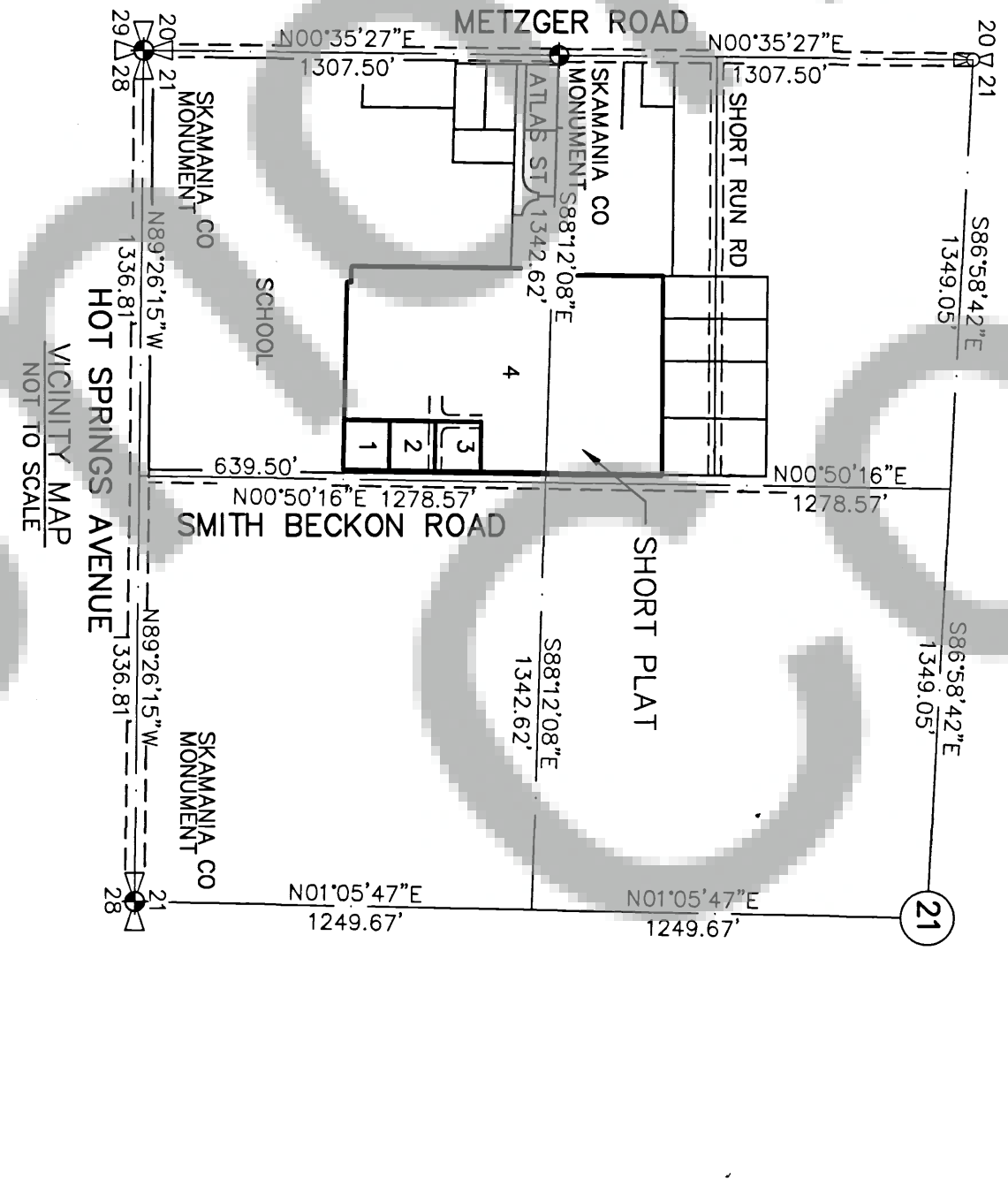


**OWNER**  
CARSON HOMEWORKS LLC  
PO BOX 1000  
STEVENSON, WA 98648  
509-427-4448

- LEGEND**
- EXISTING MONUMENT
  - SET 5/8"x24" CAPPED REBAR
  - EXISTING MONUMENTED AS NOTED
  - ( ) DISTANCE OF RECORD
  - x EXISTING FENCE
  - ⊕ TEST HOLE
- BASIS OF BEARINGS**  
SURVEY RECORDED IN BOOK 2 OF SURVEYS, PAGE 124—THE SOUTH LINE OF THE NE 1/4 OF THE SW 1/4.
- MONUMENTS VISITED**  
APRIL 2010

**LEGAL DESCRIPTION**  
TAX PARCEL 03-08-21-3-0-1700-00 IN THE W 1/2 OF THE SW 1/4 OF SECTION 21, T 3 N, R 8 E, WM

- REFERENCES**
- SURVEYS: BOOK 1, PG 77  
BOOK 2, PG 124  
SHORT PLATS: BOOK 3, PG 154  
BOOK 3, PG 184  
BOOK 3, PG 191  
BOOK 3, PG 345  
BOOK 3, PG 412  
HOT SPRINGS SUB, BOOK B, PG 70  
TREMEL ACRES, BOOK B, PG 43



**SURVEYORS CERTIFICATE**  
This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act of the request of:  
Fred Newmann and David Bennett  
In July, 2012  
Date 9/10/2012

**ACCURACY STATEMENT (MAC 332-130)**  
This survey was performed using a Leitz Set-4 Total Station, by field traverse with relative accuracy greater than 1:5000. Mathematical analysis is by Compass Rule.  
Private road agreement recorded in Auditor's File No. N/A  
Skamania County Auditor's records.

**PSE Pioneer Surveying & Engineering, Inc.**  
Civil Engineering and Land Planning  
125 Simcoe Drive  
Goldendale, Washington 98620  
Phone (509) 773-4945, Fax (509) 773-5888, E-Mail pse@pse.net  
Job No. 2010-046

**DECLARATION**  
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 in accordance with our desires. Further, we 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, we reserve all easements as shown for their designated purposes.

*Fred Newmann*  
*David Bennett*  
*John Steve Sabon*

**ACKNOWLEDGEMENT**  
Notary Public  
My appointment expires \_\_\_\_\_  
State of \_\_\_\_\_  
County of \_\_\_\_\_  
Signed or attested before me on \_\_\_\_\_, 20\_\_  
by \_\_\_\_\_

**ACKNOWLEDGEMENT**  
Notary Public  
My appointment expires \_\_\_\_\_  
State of WASHINGTON  
County of SKAMANIA  
Signed or attested before me on Oct 19, 2012  
by Sandy Samman  
*Sandy Samman*  
Notary Public  
My appointment expires Aug. 19th, 2015  
Date

**ACKNOWLEDGEMENT**  
Notary Public  
My appointment expires \_\_\_\_\_  
State of Oregon  
County of CUMmins  
Signed or attested before me on Oct 4, 2012  
by John Steve Sabon  
*John Steve Sabon*  
Notary Public  
My appointment expires Dec 5th, 2014  
Date

**LOCAL HEALTH JURISDICTION**  
Water supply methods and sanitary sewer disposal/on-site sewage disposal systems contemplated for use in this short subdivision conform with current standards. Each lot shall contain adequate area and proper soil, topographic, and drainage conditions to be served on on-site sewage disposal system. (Short Plat Ord. 1764, 1996(1) and (2))  
*Jessie Garner*  
Local Health Jurisdiction  
Date 10/23/2012

**COUNTY ENGINEER**  
*Timothy C. Henneman*  
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 names and numbers of such roads.  
*Timothy C. Henneman*  
Skamania County Engineer  
Date 10-24-12

**COUNTY TREASURER**  
All taxes and assessments on property involved with this Short Plat have been paid, discharged, or satisfied thru \_\_\_\_\_  
for tax parcel number 03-08-21-3-0-1700-00  
*Jessie Garner deputy*  
Skamania County Treasurer  
Date 10/24/12

**COUNTY PLANNING DIRECTOR**  
The layout of this Short Plat 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.  
*Steph Hopper*  
Skamania County Planning Department  
Date 10-24-2012

**COUNTY AUDITOR**  
State of Washington) ss  
County of Skamania)  
I hereby certify that the within instrument of writing filed by:  
*Amada Strober, Comm. Dev. Dept.*  
at 11:57a October 24, 2012,  
recorded in Auditor's file No. 2012181845  
*Melissa Striderson*  
Recorder of Skamania County  
*Dave Sizer*  
Skamania County Auditor

**BOOK** \_\_\_\_\_ **PAGE** \_\_\_\_\_

This certificate is attached to a 1 page document dated 9/10/2012 entitled ANNIE MELANOLS SIGNET PLAT

**ACKNOWLEDGMENT CERTIFICATE**

State of OREGON

County of CLACKAMAS

Before me, TYLER T HOWARD, on this

Name of Notary Public

day personally appeared JOHN STEVE SABAN,

Name of signer(s)

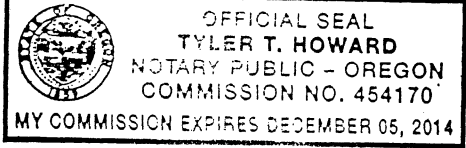
to be the person(s) whose name(s) is/are subscribed to the foregoing instrument and acknowledged to me that he/she/they executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 4th day of Oct, 2012.

Year

*[Handwritten Signature]*

Notary Public's Signature



(Seal)

**Signer's Identity verified by:**

Personally known to me

Identity proven on the oath \_\_\_\_\_  
Name of credible witness

Identity proven on the basis of \_\_\_\_\_  
Description of identity card or other document

SP-12-02 page 2 of 2

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