

DWG FILE: 170635.DWG

SURVEY REFERENCES:

- OLSON SURVEY BOOK 1, PAGE 233
- DEED REFERENCES:
 - DEED GRANTOR: ERNEST G. SWIGERT
GRANTEE: ERNEST G. SWIGERT, TRUSTEE
BOOK 68, PAGE 927-930
DATE: MAY 27, 1975
 - STATE OF WASHINGTON TIDE LAND DEED
GRANTOR: STATE OF WASHINGTON
GRANTEE: RENA G. SWIGERT
VOLUME 16, PAGE 459 (STATE RECORD OF TIDE LAND DEEDS)
DATE: JUNE 6, 1929
VOLUME W, PAGE 209 & 209 (SKAMANIA COUNTY DEEDS)
DATE: JUNE 28, 1929

SURVEY NOTES:

- HORIZONTAL DATUM:
NAD 83(2011), WASHINGTON STATE PLANE COORDINATE SYSTEM, SOUTH ZONE,
BASED ON WSDOT GEODETIC CONTROL POINT "GP30014-S" (PID:295)
- VERTICAL DATUM:
NAVD 88, BASED ON WSDOT GEODETIC CONTROL
POINT "GP30014-S" (PID:295), PUBLISHED ELEV=709.38'
- LEASE AREA:
BEDLANDS: ±66,725 SQ.FT. OR ±1.53 ACRES

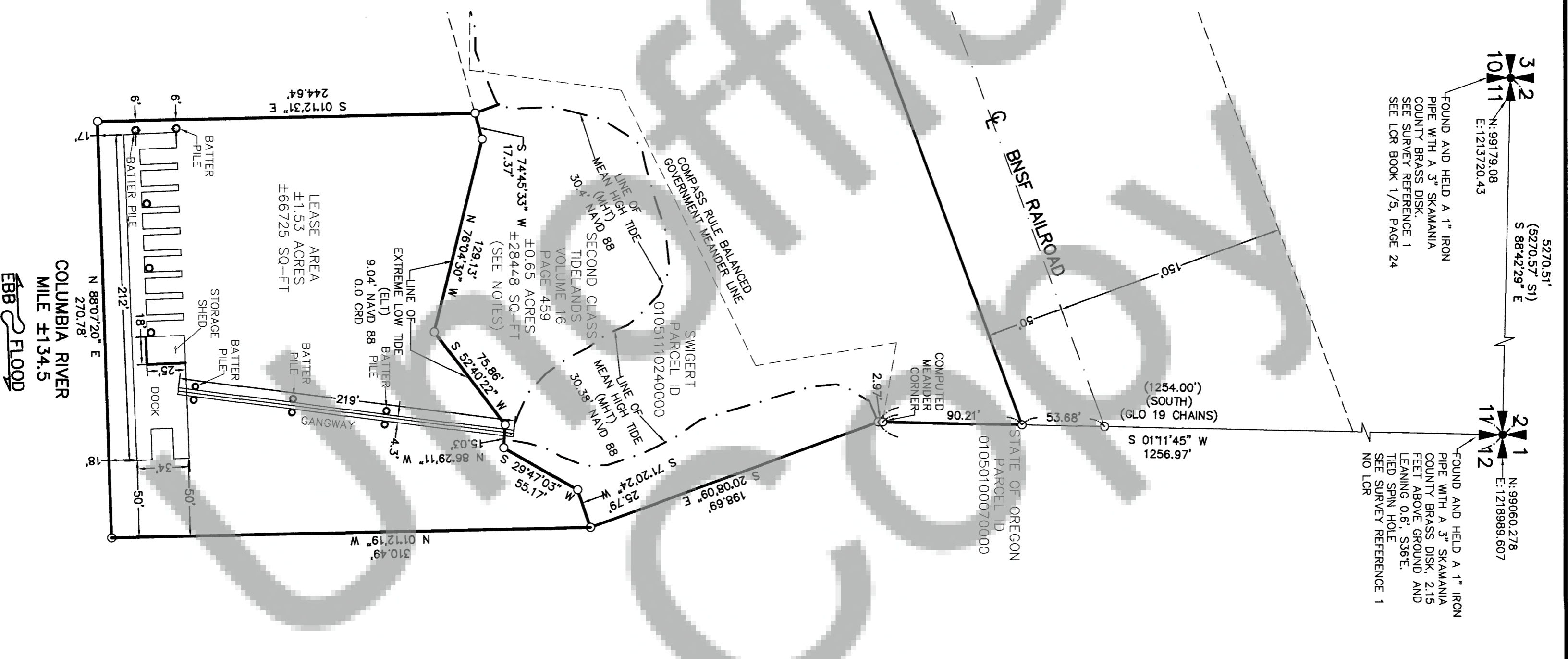
SHEET INDEX:

SHEET-1
SITE MAP, CERTIFICATES, LEGEND, DEED AND
SURVEY REFERENCES AND SURVEY NOTES.
SHEET-2
NARRATIVE AND LEGAL DESCRIPTION

LEGEND:

- XX XX
INDICATES FOUND AND HELD
SECTION CONTROL
- XX XX
INDICATES CALCULATED POSITION
- INDICATES LEASE BOUNDARY
- INDICATES LINE OF EXTREME LOW TIDE
- INDICATES LINE OF MEAN HIGH TIDE
- INDICATES LINE OF MEAN HIGH TIDE
- INDICATES SQUARE FEET
- CRD INDICATES COLUMBIA RIVER DATUM
- MHT INDICATES MEAN HIGH TIDE
- MLT INDICATES MEAN LOW TIDE
- NAD INDICATES NORTH AMERICAN DATUM
- NAVD INDICATES NORTH AMERICAN VERTICAL DATUM
- N: INDICATES NORTHING
- E: INDICATES EASTING
- RM: INDICATES COLUMBIA RIVER MILE
- LOR: INDICATES LAND CORNER RECORD
- PID: INDICATES POINT ID
- ⊕ INDICATES RIGHT OF WAY CENTERLINE
- ⊕ INDICATES STEEL "H" PILING, STEEL ROUND PILING AND
STEEL BATTER PILING.

MINISTER AND GLAESER SURVEYING, INC. MAKES NO WARRANTIES AS TO MATTERS OF
UNWRITTEN TITLE SUCH AS ADVERSE POSSESSION, ACQUIESCENCE, ESTOPPLE, ETC.
A FIELD TRAVERSE WAS PERFORMED USING A THREE SECOND TOTAL STATION. THE
FIELD TRAVERSE MET THE MINIMUM STANDARDS FOR SURVEYS AS DESIGNATED IN
WAC 332-130-090. ALL CORNERS NOTED AS FOUND WERE VISITED ON 03-15-17.



**AQUATIC LANDS
LEASE SURVEY**

A PORTION OF THE TIDELANDS OF THE SECOND CLASS
AND BEDLANDS OF THE COLUMBIA RIVER,
OWNED BY THE STATE OF WASHINGTON,
FRONTING GOVERNMENT LOT 4 OF SECTION 11,
T. 1 N., R. 5 E., W.M.
SKAMANIA COUNTY, WASHINGTON
SHEET 1 OF 2

BASIS OF BEARING:
NAD83(2011)(EPOCH: 2010.0000) WASHINGTON STATE
PLANE COORDINATE, SOUTH ZONE, US- FEET.
N01°11'45"E, ALONG THE EAST LINE SECTION 11
(GOVERNMENT LOT 4)
AS SHOWN ON THIS SURVEY
CONVERGENCE ANGLE: -01°11'45"
COMBINED SCALE FACTOR: 1.0000620924

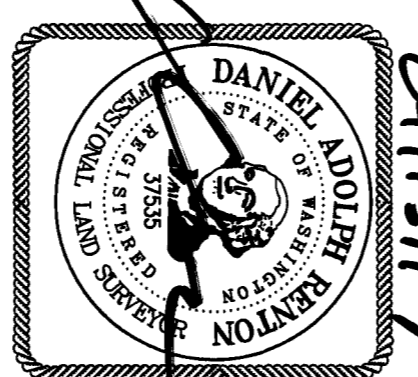
SCALE 1 INCH = 60 FEET

THE DISTANCES SHOWN HEREON ARE GRID
TO OBTAIN GROUND DISTANCES, DIVIDE THE
GRID DISTANCES BY THE
COMBINED SCALE FACTOR OF 1.0000620924
(0.33' PER MILE/0.006 PER 100')

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 SWIGERT PRIDLE TRUST IN MARCH 2017.

DANIEL A. RENTON, PROFESSIONAL LAND SURVEYOR, LS# 37535



AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 10 DAY OF April 2017
AT 1:24 O'CLOCK AM/PM IN BOOK OF SURVEYS,
AT PAGE OF MINISTER AND GLAESER SURVEYING INC.
AT THE REQUEST OF MINISTER AND GLAESER SURVEYING INC.
DEPUTY/COUNTY AUDITOR AC #2017000793

AQUATIC LANDS LEASE NO. 20-B09594

SCALE: 1"=60'
JOB NO. 17-63
DATE: 04-13-17
CALC BY: DAR
DRAWN BY: DAR
CHECKED BY: DLS
SHEET 1 OF 2

MINISTER-GLAESER
SURVEYING INC.
2200 E. EVERGREEN BLVD.
VANCOUVER, WA 98661
(360) 694-3313

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO UPDATE THE 1991 WASHINGTON DEPARTMENT OF NATURAL RESOURCES AQUATIC LAND LEASE SURVEY NUMBER 20-A09594 (NEW LEASE NUMBER 20-B09594). LISTED BELOW ARE THE STEPS TAKEN TO COMPLETE THIS SURVEY.

1. ESTABLISH CONTROL AND COLLECT DATA
SET A TRIMBLE R8-3 GNSS BASE SET ON NGS GEODETIC CONTROL POINT "TIDAL 1 RESET (PID:R0109)". A TRIMBLE R-10 GNSS ROVER RECEIVING REAL TIME CORRECTION FROM THE BASE STATIONS WAS USED TO ESTABLISH THE ONSITE CONTROL (HORIZONTAL AND VERTICAL). SURVEY SECTION CONTROL, SURVEY RAILROAD RIGHT OF WAY, COLLECT DATA TO ESTABLISH THE LINE OF EXTREME LOW TIDE (ELT), THE LINE OF MEAN HIGH TIDE (MHT) AND SURVEY THE GANGWAY AND PILING.

2. EAST LINE OF GOVERNMENT LOT 4
I APPLIED THE CARDINAL EQUIVALENT OF 01°11'45" TO THE GLO BEARING OF SOUTH WITH THE RESULT OF S01°11'45"W.

3. UPLAND BOUNDARY
SINCE THE PROPERTY BORDERS THE COLUMBIA RIVER, THE UPLAND OWNERSHIP ONLY EXTENDS TO THE LINE OF MEAN HIGH TIDE (MHT) NOT THE MEANDER LINE. THE LINE OF MEAN HIGH TIDE WAS COMPUTED TO BE AT NAVD88 ELEVATION OF 30.38'.

5. TIDELAND BOUNDARY
SINCE THE SECOND CLASS TIDELANDS FRONTING GOVERNMENT LOT 4 OF SECTION 11 WAS PURCHASED FROM THE STATE OF WASHINGTON AFTER TO 1911, THEN THE RIVERWARD EXTENT OF THE SECOND CLASS TIDELAND WILL EXTEND TO THE LINE OF EXTREME LOW TIDE (ELT). THE LINE OF EXTREME LOW TIDE (ELT) WAS COMPUTED TO BE 9.04' NAVD88 DATUM OR 0.00' COLUMBIA RIVER DATUM (CRD). THE SIDE LINES OF THE SECOND CLASS TIDELAND WERE MADE PERPENDICULAR TO THE RIGHT BANK OF THE COLUMBIA RIVER. THE AREA OF THE SECOND CLASS TIDE LANDS SHOWN ON THIS SURVEY IS JUST THE AREA FRONTING THE AQUATIC LAND LEASE BOUNDARY.

6. AQUATIC LAND LEASE BOUNDARY
THE LANDWARD AQUATIC LAND LEASE BOUNDARY IS THE LINE OF EXTREME LOW TIDE (ELT). THE REMAINING LEASE BOUNDARY WAS COMPUTED FROM THE 1991 WASHINGTON DEPARTMENT OF NATURAL RESOURCES AQUATIC LAND LEASE SURVEY NUMBER 20-A09594.

EXTREME LOW TIDE DETERMINATION

TO DETERMINE THE EXTREME LOW TIDE (ELT) AT COLUMBIA RIVER MILE 134.5, THE FOLLOWING STEPS WERE TAKEN:

A HYDROGRAPHIC SURVEY WAS PERFORMED USING A SINGLE BEAM ECHO SOUNDER TO MAP THE AREA FRONTING THE SECOND CLASS TIDELAND. THE DATA FROM THE HYDROGRAPHIC SURVEY WAS USED TO PRODUCE A CONTOUR LINE AT 9.04' NAVD88 WHICH EQUALS 0.00' COLUMBIA RIVER DATUM (CRD) WHICH IS THE EXTREME LOW TIDE. EXTREME LOW TIDE IS THE RIVERWARD LIMIT OF THE SECOND CLASS TIDELANDS SINCE THEY WERE SOLD AFTER 1911.

MEAN HIGH TIDE DETERMINATION

TO DETERMINE THE MEAN HIGH TIDE (MHT) AT COLUMBIA RIVER MILE 134.5, THE FOLLOWING STEPS WERE TAKEN:

COMPUTE THE COLUMBIA RIVER DATUM (CRD) TO MEAN HIGH WATER (MHT) RELATIONSHIP AT THE FOLLOWING NOAA COLUMBIA RIVER TIDAL STATIONS:

- CRD TO MHT @ VANCOUVER = 4.21' (CRD) RM 105
- CRD TO MHT @ BEACON ROCK = 25.39' (CRD) RM 141

COMPUTE THE MEAN HIGH TIDE (MHT) SLOPE BETWEEN VANCOUVER NOAA TIDE STATION (RM 105, 4.21') AND BEACON ROCK NOAA TIDE STATION (RM 141, 25.39').

- 25.39' - 4.21' = 21.18' / 36 MILES = 0.00011

APPLY THE SLOPE TO THE DISTANCE FROM VANCOUVER NOAA TIDE STATION TO THE SUBJECT SITE (RM 134.5) TO GET THE DIFFERENCE IN ELEVATION:

- 0.00011 x 29.5 MILES = 17.13'

ADD THE ELEVATION DIFFERENCE OF 17.13' FROM THE ELEVATION ON THE VANCOUVER NOAA TIDAL STATION (4.21' CRD):

- 4.21' + 17.13' = 21.34' @ RM 134.5

APPLY THE CONVERSIONS FROM CRD TO NAVD 88 AT RM 134.5 PER USAGE PORTLAND DISTRICT:

- 21.34' + 9.04' (CRD TO NAVD 88) = 30.38'

LEGAL DESCRIPTION:

AN AQUATIC LAND LEASE PARCEL LOCATED IN THE BEDLANDS OF THE COLUMBIA RIVER (RIVER MILE +/- 134.5) FRONTING THE SECOND CLASS TIDE LANDS AS RECORDED IN DEED RECORD BOOK W, AT PAGE 208 AND 209, SKAMANIA COUNTY, WASHINGTON DEED RECORDS AND ALSO IN VOLUME 16 OF THE STATE OF WASHINGTON SECOND CLASS TIDE LAND DEEDS, AT PAGE 459, IN A PORTION OF GOVERNMENT LOT 4 OF SECTION 11, TOWNSHIP 1 NORTH, RANGE 5 EAST, WILLAMETTE MERIDIAN SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 11;

THENCE SOUTH 88°42'29" EAST, ALONG THE NORTH LINE OF SAID SECTION 11, FOR A DISTANCE OF 5270.51 FEET TO THE NORTHEAST CORNER THEREOF (NORTHEAST CORNER OF GOVERNMENT LOT 4.

THENCE LEAVING SAID NORTH LINE, SOUTH 01°11'45" WEST, ALONG THE EAST LINE OF SECTION 11 (EAST LINE OF GOVERNMENT LOT 4, FOR A DISTANCE OF 1163.79 FEET TO THE SOUTH RIGHT OF WAY OF THE BURLINGTON NORTHERN SANTA FE RAILROAD, RIGHT OF WAY

THENCE CONTINUING ALONG SAID EAST LINE, SOUTH 01°11'45" WEST FOR A DISTANCE OF 90.21 FEET TO THE COMPUTED MEANDER CORNER BETWEEN SECTIONS 11 AND 12;

THENCE CONTINUING ON AN EXTENSION OF SAID EAST LINE, SOUTH 01°11'45" WEST FOR A DISTANCE OF 2.97 FEET TO THE LINE OF MEAN HIGH TIDE (MHT);

THENCE LEAVING SAID EAST LINE EXTENSION, SOUTH 20°08'09" EAST FOR A DISTANCE OF 198.69 FEET TO THE LINE OF EXTREME LOW TIDE (ELT) AND THE **TRUE POINT OF BEGINNING**;

THENCE ALONG THE LINE OF EXTREME LOW TIDE (ELT) THE FOLLOWING COURSES AND DISTANCES:

THENCE SOUTH 71°20'24" WEST FOR A DISTANCE OF 25.79 FEET;

THENCE SOUTH 29°47'03" WEST FOR A DISTANCE OF 55.17 FEET;

THENCE NORTH 86°29'11" WEST FOR A DISTANCE OF 15.03 FEET;

THENCE SOUTH 52°40'22" WEST FOR A DISTANCE OF 75.86 FEET;

THENCE NORTH 76°04'30" WEST FOR A DISTANCE OF 129.13 FEET;

THENCE SOUTH 74°45'33" WEST FOR A DISTANCE OF 17.37 FEET;

THENCE LEAVING SAID LINE OF EXTREME LOW TIDE, SOUTH 01°12'31" EAST FOR A DISTANCE OF 244.64 FEET;

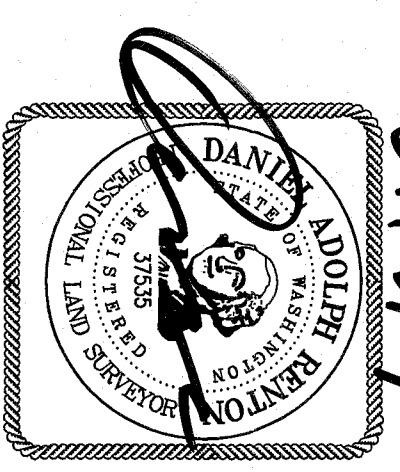
THENCE NORTH 88°07'20" EAST FOR A DISTANCE OF 270.78 FEET;

THENCE NORTH 01°12'19" WEST FOR A DISTANCE OF 310.49 FEET TO THE **TRUE POINT OF BEGINNING**;

CONTAINING 1.53 ACRES (66,725 SQUARE FEET) OF BEDLANDS MORE OR LESS

AQUATIC LANDS LEASE SURVEY

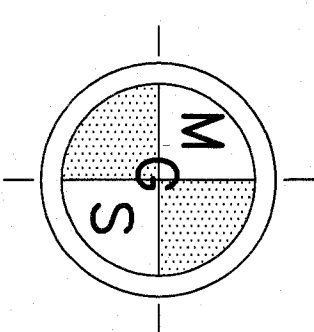
A PORTION OF THE TIDELANDS OF THE SECOND CLASS AND BEDLANDS OF THE COLUMBIA RIVER, OWNED BY THE STATE OF WASHINGTON, FRONTING GOVERNMENT LOT 4 OF SECTION 11, T. 1 N., R. 5 E., W.M. SKAMANIA COUNTY, WASHINGTON SHEET 2 OF 2



04/13/17

AQUATIC LANDS LEASE NO. 20-B09594

SCALE: N/A
JOB NO. 17-063
DATE: 04-13-17
CALC BY: DAR
DRAWN BY: DAR
CHECKED BY: DLS
SHEET 2 OF 2



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