

ATTWELL ROAD SHORT PLAT  
LOCATED IN SE 1/4 OF THE NE 1/4, SECTION 2,  
T. 2N., R. 7E., W.M.  
CITY OF STEVENSON, SKAMANIA COUNTY,  
STATE OF WASHINGTON  
TAX PARCEL 02070241060000

NOTES:

1. LAND WITHIN THIS SHORT PLAT SUBDIVISION SHALL NOT BE FURTHER SUBDIVIDED FOR A PERIOD OF FIVE (5) YEARS UNLESS A FINAL (LONG) PLAT IS FILED PURSUANT TO STEVENSON MUNICIPAL CODE, TITLE 16, SUBDIVISION, CHAPTER 16.14 THROUGH 16.44 INCLUSIVE, OR UNLESS A SHORT PLAT IS ALLOWED PURSUANT TO STEVENSON CITY CODE, TITLE 16, SUBDIVISION, CHAPTER 16.02

WARNING:

1. ALL LOTS IN THE "ATTWELL ROAD" SHORT PLAT SHALL BE SERVED BY CITY WATER.
2. THE APPROVED INITIAL, RESERVE AND/OR EXISTING SEWAGE SYSTEM SITE USED BY LOT 2 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 COVERED BY ANY IMPERVIOUS MATERIAL AND NOT BE SUBJECT TO VEHICULAR TRAFFIC OR OTHER ACTIVITY WHICH WOULD ADVERSELY AFFECT THE SOIL.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO SHORT PLAT LOT 1 OF SEVER'S SHORT PLAT, RECORDED IN BOOK T OF TOWN PLATS, PAGES 101-102, SKAMANIA COUNTY, INTO TWO LOTS. MONUMENTS WERE FOUND ALONG THE EXTERIOR OF SAID LOT 1. SEE FACE OF PLAT FOR DETAILS.

PROCEDURES

FIELD TIES WERE MEASURED WITH RTK GPS, USING TRIMBLE R10 GPS UNITS AND A TRIMBLE S7 TOTAL STATION, WITH A TRIMBLE TSC3 DATA COLLECTOR. NO ADJUSTMENTS WERE MADE.

LEGAL DESCRIPTION

LOT 1 OF SEVER'S SHORT PLAT, RECORDED ON JUNE 26, 1997 IN BOOK T OF PLATS PAGES 101-102, AUDITOR'S FILE NO. 128500, LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 2 NORTH, RANGE 7 EAST, WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON; INCLUDING THERETO THE FOLLOWING:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 2 OF SEVER'S SHORT PLAT, RECORDED ON JUNE 26, 1997 IN BOOK T OF PLATS PAGES 101-102, AUDITOR'S FILE NO. 128500, BEING A 5/8" REBAR WITH YELLOW PLASTIC CAP STAMPED "6620"; THENCE NORTH 06°01'28" WEST, ALONG THE WEST LINE OF LOT 2, A DISTANCE OF 162.46 FEET; THENCE, NORTH 77°28'32" EAST, 210.01 FEET TO A POINT, SAID POINT BEING ON THE NORTH LINE OF LOT 2 OF "SEVER'S SHORT PLAT"; THENCE, SOUTH 00°52'44" EAST, 164.81 FEET TO A POINT, SAID POINT BEING ON THE SOUTH LINE OF LOT 2; THENCE SOUTH 77°28'32" WEST, 195.13 FEET ALONG THE SOUTH LINE OF LOT 2 BACK TO THE POINT OF BEGINNING.

OWNER

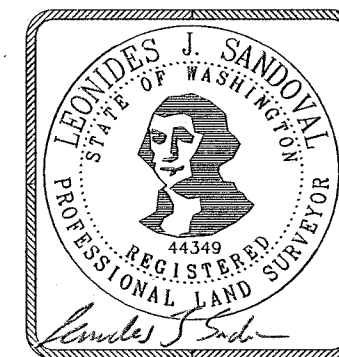
JAMES & LINDA  
SEVERS

SURVEY PERFORMED FOR:  
LENNY SEVERS  
DATE OF MONUMENT: DECEMBER 12, 2017  
PROJECT: 17-06-24 DRAFT: ADS  
FILE: 170624SP.DWG LAYOUT TAB: SKAMANIA SP

KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.



Klein & Associates, Inc.  
ENGINEERING • SURVEYING • PLANNING  
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SHEET 1 OF 2  
WILLAMETTE MERIDIAN  
SKAMANIA COUNTY, WASHINGTON

1/4	SEC	T.	R.
<input checked="" type="checkbox"/>	2	2N.	7E.
<input type="checkbox"/>			

DEDICATION

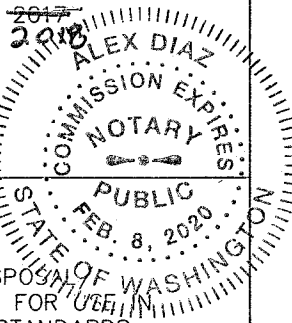
WE, THE OWNERS OF THE HEREIN SHOWN TRACT OF LAND, HEREBY DECLARE AND CERTIFY THIS SHORT PLAT TO BE TRUE AND CORRECT TO THE BEST OF OUR ABILITIES AND THAT THIS SHORT SUBDIVISION HAS BEEN MADE WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR DESIRES. FURTHER, WE DEDICATE ATTWELL ROAD AS SHOWN, AND WAIVE ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENT AGENCY ARISING FROM THE CONSTRUCTION AND MAINTENANCE OF SAID ROADS. FURTHERMORE, WE GRANT ALL EASEMENTS SHOWN FOR THEIR DESIGNATED PURPOSE.

Linda Severs 1/24/18  
DATE

James Severs 1-24-18  
DATE

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST WRITTEN, DATED THIS 24th DAY OF January, 2018.

NOTARY PUBLIC IN AND FOR THE STATE OF WA  
WASHINGTON RESIDING IN Vancouver, WA



APPROVALS

WATER SUPPLY METHODS AND SANITARY SEWER DISPOSAL OF ON-SITE SEWAGE DISPOSAL SYSTEM CONTEMPLATED FOR USE IN THIS SHORT SUBDIVISION CONFORM WITH CURRENT STANDARDS.

Will Hallat 1-23-18  
LOCAL HEALTH JURISDICTION DATE

I HEREBY CERTIFY THAT THE CITY ROAD ABUTTING THE PROPOSED SUBDIVISION IS OF SUFFICIENT WIDTH TO MEET CURRENT CITY STANDARDS 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 CITY SEWER AND WATER SERVICES ARE AVAILABLE TO THE PROPOSED SUBDIVISION.

Eric Hansen 1-23-18  
CITY OF PUBLIC WORKS DIRECTOR DATE

ALL TAXES AND ASSESSMENTS ON THE PROPERTY INVOLVED WITH THIS SHORT PLAT HAVE BEEN PAID, DISCHARGED, OR SATISFIED. thru 2017.

Chris Biddle Deputy 1-25-18  
COUNTY TREASURER DATE

L 1/23/18  
CITY OF STEVENSON TREASURER DATE

I HEREBY CERTIFY THAT THIS SHORT SUBDIVISION COMPLIES WITH THE STEVENSON SHORT PLAT ORDINANCE AND IS APPROVED SUBJECT TO PROPERLY BEING RECORDED AND FILED WITH THE SKAMANIA COUNTY AUDITOR WITHIN 30 DAYS OF THIS SUMMARY APPROVAL.

RJK 1-23-18  
SHORT PLAT ADMINISTRATOR DATE

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 LINDA AND JAMES SEVERS, DECEMBER 21, 2017.

IN DEC. 21, 2017

Leonides J. Sandoval  
LEONIDES J. SANDOVAL  
PROFESSIONAL LAND SURVEYOR PLS. NO. 44349

RECORDING

STATE OF WASHINGTON)  
COUNTY OF SKAMANIA)

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING WAS FILED FOR RECORD AT THE REQUEST OF James Severs THIS 25th DAY OF January, 2018 AT 12:57 PM AND RECORDED IN VOLUME 12 OF SHORT PLATS, PAGE 1 RECORDS OF SKAMANIA COUNTY, WASHINGTON.

AUDITORS FILE NO. 2018000162  
Robert Waymire  
RECORDER OF SKAMANIA COUNTY, WASHINGTON  
COUNTY AUDITOR



