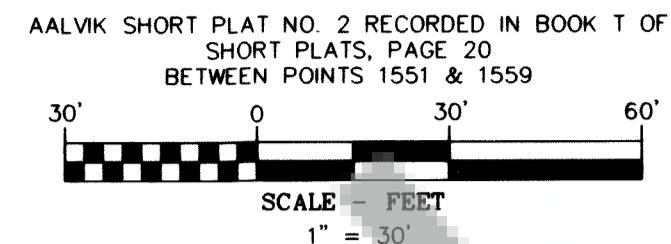


McKENZIE SHORT PLAT

LOT 2 OF PLAT ALTERATION OF AALVIK SHORT PLAN NO. 2
LOCATED IN A PORTION OF THE G.W. JOHNSON D.L.C. NO. 38, IN A PORTION OF
THE SE 1/4, NE 1/4 SECTION 20, T.2N, R.7E., W.M., CITY OF NORTH BONNEVILLE,
COUNTY OF SKAMANIA, STATE OF WASHINGTON
PARCEL NO. 02072010050000

BASIS OF BEARINGS



DEDICATION

WE, TRUSTEES OF THE MCKENZIE FAMILY TRUST AND 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.

Douglas P. McKenzie 5/8/18
DOUGLAS P. MCKENZIE (TRUSTEE) DATE

Marlea K. McKenzie 5/8/18
MARLEA K. MCKENZIE (TRUSTEE) DATE

ACKNOWLEDGEMENT

STATE OF Washington
COUNTY OF Skamania

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT
Douglas P. & Marlea K. McKenzie IS THE PERSON WHO APPEARED BEFORE
ME AND ACKNOWLEDGED THAT HE/SHE SIGNED THAT INSTRUMENT AS
HIS/HER FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES
MENTIONED IN THE INSTRUMENT.

DATED: 5/8/18

Leslie L. Moore
NOTARY PUBLIC
MY COMMISSION EXPIRES: 1-9-2020

LESLIE L. MOORE
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
JANUARY 9, 2020

APPROVALS

THE LAYOUT OF THIS SHORT PLAT COMPLIES WITH CITY
REQUIREMENTS AND IS APPROVED SUBJECT TO ANY SPECIAL
CONDITIONS INSCRIBED HEREON AND TO BE RECORDED IN THE
SKAMANIA COUNTY AUDITOR'S OFFICE.

Ben M. Aduar 5/3/18
MAYOR CITY OF NORTH BONNEVILLE DATE

Shanna Aduar 5/3/18
ATTEST, CITY CLERK DATE

TREASURER'S CERTIFICATE

I, *Shanna Aduar* TREASURER OF
SKAMANIA COUNTY, WASHINGTON, DO HEREBY CERTIFY THAT ALL TAXES
AND ANY DELINQUENT ASSESSMENTS ON THE PROPERTY INVOLVED WITH
THIS SHORT PLAT HAVE BEEN PAID, DISCHARGED, OR SATISFIED.

Pa in Full thru 2018 5-8-17
COUNTY TREASURER 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 DOUG MCKENZIE,
JANUARY 2018

C. J. Bell 2018
IN APRIL 30th, 2018

C. J. Bell
CRAIG MCCONNELL
PROFESSIONAL LAND SURVEYOR PLS. NO. 51797



RECORDING

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING WAS
FILED FOR RECORD AT THE REQUEST OF DOUGLAS P. MCKENZIE THIS
8th DAY OF May, 2018, AT
9:24 A M AND RECORDED IN VOLUME OF
SHORT PLATS, PAGE RECORDS OF SKAMANIA COUNTY,
WASHINGTON.

AUDITORS FILE NO. 2018000924
Diana Dickhaus
RECORDER OF SKAMANIA COUNTY, WASHINGTON
Robert Waymire
COUNTY AUDITOR

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO SHORT PLAT
THAT CERTAIN TRACT OF LAND AS DESCRIBED IN
SUBDIVISION GUARANTEE PROVIDED BY COLUMBIA
GORGE TITLE, ORDER NO. 5003353-0002141E, DATED
MARCH 5, 2018

THE LAND BEING PLATTED IS LOT 2 OF PLAT
ALTERATION OF AALVIK SHORT PLAT NO. 2. ORIGINAL
PLAT MONUMENTS AS SHOWN, WERE RECOVERED AND
CLOSELY MATCHED ORIGINAL PLAT LOCATIONS.
ORIGINAL MONUMENTS SET IN AALVIK SHORT PLAT NO.
2 WERE HELD, WITH THE EXCEPTION OF 2 MONUMENTS,
1557 & 1558 SET IN SURVEY BK. 1, PG. 98. SAID
MONUMENTS WERE FOUND TO BE BENT AND DISTURBED
AND WERE NOT HELD, CALCULATED POSITIONS WERE
HELD, AND NEW MONUMENTS WERE SET.

FOUND MONUMENT INFORMATION

- (250) 1/2" REBAR WITH Y.P.C. STAMPED "37535"; PER AMBER
OAKS SUBDIVISION. NOT HELD
- (251) U.S. CORPS OF ENGINEERS ALUMINUM CAP IN CONCRETE (NB 80) PER PLAT
OF SECOND ADDITION TO THE PLAT OF RELOCATED NORTH BONNEVILLE
- (252) 5/8" REBAR WITH Y.P.C. STAMPED "HAGEDORN" PER PLAT OF
SECOND ADDITION TO THE PLAT OF RELOCATED NORTH BONNEVILLE
- (1551) 1/2" REBAR; PER AALVIK SHORT PLAT NO. 2; BK. T, PG. 44
- (1552) 1/2" REBAR WITH Y.P.C. BROKEN; PER AALVIK SHORT PLAT
NO. 2; BK. T, PG. 44
- (1553) 1/2" REBAR PER; AALVIK SHORT PLAT NO. 2; BK. T, PG. 44
- (1554) 1/2" REBAR WITH Y.P.C. STAMPED "15024"; PER AALVIK
SHORT PLAT NO. 2; BK. T, PG. 44
- (1555) U.S. CORPS OF ENGINEERS ALUMINUM CAP IN CONCRETE (NB 81) PER PLAT
OF SECOND ADDITION TO THE PLAT OF RELOCATED NORTH BONNEVILLE, HELD
- (1556) U.S. CORPS OF ENGINEERS ALUMINUM CAP IN CONCRETE (NB 82) PER PLAT
OF SECOND ADDITION TO THE PLAT OF RELOCATED NORTH BONNEVILLE, HELD
- (1557) 5/8" REBAR BEND AND DISTURBED; PER RECORD OF SURVEY, BK. 1, PG. 98
HELD CALCULATED POSITION
- (1558) 5/8" REBAR BEND AND DISTURBED; PER RECORD OF SURVEY, BK. 1, PG. 98
HELD CALCULATED POSITION
- (1559) U.S. CORPS OF ENGINEERS ALUMINUM CAP IN CONCRETE (NB 81) PER PLAT
OF SECOND ADDITION TO THE PLAT OF RELOCATED NORTH BONNEVILLE, HELD
- (1560) SW CORNER OF BISHOP DLC; MARKED WITH U.S. CORPS OF
ENGR. CONC. MONUMENT
- (1562) 1/2" REBAR WITH Y.P.C. BROKEN; PER AALVIK SHORT PLAT
NO. 2; BK. T, PG. 44

SURVEY PERFORMED FOR:
DOUG MCKENZIE
DATE OF MONUMENTATION: MARCH 30, 2018
PROJECT: 18-01-20 DRAFT: CM, GD
FILE: 180120.DWG LAYOUT TAB: SKAMANIA SP

AREA NOTE:

PARCEL	ORIGINAL AREA	NEW AREA
PARCEL 02072010050000	62,281 SQFT	
LOT 1		44,920 SQFT
LOT 2		17,361 SQFT

LEGEND

- SET 5/8" X 24" REBAR WITH 1 1/4" ORANGE PLASTIC CAP
(KA WA 51797)
 - FOUND MONUMENT AS NOTED IN DESCRIPTIONS
 - COMPUTED ANGLE POINT, NOT MONUMENTED
- A.F.N. AUDITOR'S FILE NUMBER
R1 RECORD DATA PER RECORD OF SURVEY NO.
FD FOUND DATA
D.L.C. DONATION LAND CLAIM

ENCUMBRANCES

- EASEMENT RECORDED IN BOOK 40, PAGE 467
(NOT SHOWN)
- EASEMENT RECORDED IN BOOK 41, PAGE 338
(NOT SHOWN)
- EASEMENT AS SHOWN PER AALVIK SHORT
PLAT NO. 2

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

OWNER
MCKENZIE FAMILY TRUST

LOT 2

TANNER SHORT PLAT
A.F.N. 2008168677

REFERENCED DEEDS

SUBDIVISION GUARANTEE PREPARED BY FIRST AMERICAN TITLE
INSURANCE COMPANY, ORDER NO. 5003353-0002141E, DATED
MARCH 5, 2018

REFERENCED SURVEYS

- R1. AALVIK SHORT PLAT NO. 2; PERFORMED BY ROBERT
GLAESER; RECORDED IN BOOK T OF SHORT PLATS, PAGE 44
- R2. TANNER SHORT PLAT; PERFORMED BY TENNESON
ENGINEERING, CORP. A.F.N. 2008168677
- R3. SECOND ADDITION TO THE PLATS OF RELOCATED NORTH
BONNEVILLE; PERFORMED BY M. PAZOOKI; RECORDED IN BOOK B
OF PLATS, PAGE 78-79
- R4. AMBER OAKS SUBDIVISION; PERFORMED BY MINISTER AND
GLAESER; RECORDED IN BOOK B, PAGE 117
- R5. RECORD OF SURVEY PERFORMED BY CURTIS SKAAR,
RECORDED IN BOOK 1, PAGE 98
- R6. PLAT ALTERATION OF AALVIK SHORT PLAT NO. 2;
PERFORMED BY NORMAN WARD; RECORDED IN BOOK T, PAGE 113

PROCEDURES

A CLOSED LOOP TRAVERSE WAS PERFORMED USING
A TRIMBLE S6, 3" TOTAL STATION AND A TSC3
DATA COLLECTOR. NO ADJUSTMENT MADE, MEETS
MINIMUM STANDARDS AS DESIGNATED IN WAC
332-130-090

NOTICE:

PURCHASERS OF LOTS IN THIS PLAT ARE ADVISED THAT THE ROAD(S) WITHIN THIS
PLAT IS (ARE) PRIVATE. PRIVATE ROADS ARE NOT MAINTAINED BY THE CITY OF
NORTH BONNEVILLE. THE LOT OWNERS WITHIN THE PLAT MUST PAY FOR ALL
MAINTENANCE OF THE PRIVATE ROAD(S) INCLUDING GRADING, SURFACING,
DRAINAGE AND SNOW REMOVAL. THE SIZE, DESIGN AND CONDITION OF THE
PRIVATE ROAD(S) MAY AFFECT SUBSEQUENT ATTEMPTS TO DIVIDE LOTS OR TO
DEDICATE THE ROAD TO THE CITY.



Klein & Associates, Inc.
ENGINEERING • SURVEYING • PLANNING
1411 13th Street • Hood River, OR 97031
TEL: 541-386-3322 • FAX: 541-386-2515

SHEET 1 OF 1
WILLAMETTE MERIDIAN
SKAMANIA COUNTY, WASHINGTON

1/4	SEC	T.	R.
<input checked="" type="checkbox"/>	20	2N.	7E.
<input type="checkbox"/>			
<input type="checkbox"/>			