CITY OF ARLINGTON FINAL SHORT PLAT FILE NUMBER MN-02-017-FSP TAX I.D.: #004618-012-008-00

OWNERS CONSENT-

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS IN FEE SIMPLE OF THE LAND HEREBY SHORT SUBDIVIDED, HEREBY DECLARE THIS SHORT SUBDIVISION IS MADE WITH THEIR FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES.

HOLLI MORRIS

LI MORRIS

ON W. MORF

PRINCIPAL RESIDENTIAL MORTGAGE, INC A-WASHINGTON BANKING GORPORATION AN CORPORATION

NORTH COUNTY BANK

AN HOMA CORPORATION

A WASHINGTON BANKING CORP.

ACKNOWLEDGMENT

STATE OF WASHINGTON)

COUNTY OF SNOHOMISH)

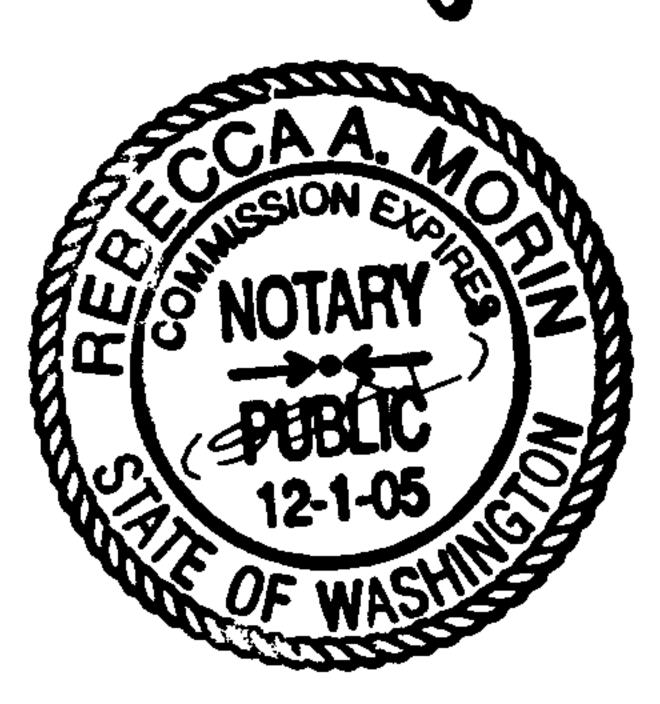
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT HOLLI MORRIS

4 JON W. MORRIS ARE THE PERSONS WHO APPEARED BEFORE ME, AND SAID

PERSONS ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT AND

ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND
PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: July 30___, 2002.



NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

(NOTARY NAME TO BE PRINTED)

RESIDING AT AVINGY

MY APPOINTMENT EXPIRES 11:1.05

STATE OF IOWA)

COUNTY OF POIL , 155

DATED JWG 18 , 2002.

NOTARY PUBLIC IN AND FOR THE STATE OF IONA

MC1155A D B U1104

(NOTARY NAME TO BE PRINTED)

RESIDING AT POR LIMITY

MY APPOINTMENT EXPIRES 116-04

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS SHORT SUBDIVISION IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 2, TOWNSHIP 31 NORTH, RANGE 5 EAST WM, AS REQUIRED BY STATE STATUTES; THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN THEREON CORRECTLY, THAT THE MONUMENTS HAVE BEEN SET AND LOT CORNERS HAVE BEEN STAKED CORRECTLY ON THE GROUND, THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE STATE AND LOCAL STATUTES AND REGULATIONS GOVERNING PLATTING.

THOMAS E. BARRY

LICENGED LAND GURVEYOR 16 2806

LICENSED LAND SURVEYOR LS 28067

67

STATE OF WASHINGTON)

COUNTY OF SNOHOMISH)

LERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT LUSS KLITPILLY IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE/SHE SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE ________ OF NORTH COUNTY BANK, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED 7-30-02, 2002.



NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

Kayen Timney

(NOTARY NAME TO BE PRINTED)

MY APPOINTMENT EXPIRES 1-09-06

RESIDING AT ACLINATION

CONDITIONAL RESTRICTIONS

(1) NO PORTION OF A LOT IN THIS PLAT SHALL BE REDIVIDED AND SOLD EXCEPT IN CONFORMANCE WITH RCW CHAPTER 58.17, AND ALL APPLICABLE ZONING ORDINANCES OF THE CITY OF ARLINGTON.

(II) NO DEVELOPMENT SHALL BE ALLOWED EXCEPT IN SUBSTANTIAL CONFORMANCE WITH THE PRELIMINARY PLAT.

(III) PAYMENT OF SCHOOL MITIGATION FEES IS REQUIRED IN THE AMOUNT IN PLACE AT THE TIME OF BUILDING PERMIT ISSUANCE. THE DEVELOPER IS REQUIRED TO SIGN A VOLUNTARY MITIGATION AGREEMENT WITH THE SCHOOL.

(IV) ALL LANDSCAPED AREAS IN PUBLIC RIGHTS-OF-WAY SHALL BE MAINTAINED BY THE OWNER'S) OR THEIR SUCCESSORS AND MUST BE REDUCED OR ELIMINATED AT THE REQUEST OF THE CITY OF ARLINGTON IF DEEMED NECESSARY FOR ROAD PURPOSES.

(V) ALL STORM WATER SHALL DRAIN INTO PERVIOUS AREAS SUCH AS LAWNS, AS OPPOSED TO BEING ALLOWED TO SHEET FLOW INTO THE STREET.

(M) IMPACT FEES FOR THE LAND USE PERMIT ARE BASED ON I DWELLING UNIT FOR EACH OF THE 2 PROPOSED LOTS. IF MORE THAN I DWELLING UNIT IS CONSTRUCTED PER LOT, THE BUILDER WILL BE LIABLE FOR IMPACT FEES FOR THOSE ADDITIONAL UNITS, WILL BE REQUIRED AT THE AMOUNT IN PLACE AT THE TIME THE BUILDING PERMITS ARE ISSUED.

(VII) PAYMENT OF PARK MITIGATION FEES IS REQUIRED IN THE AMOUNT IN PLACE AT THE TIME OF BUILDING PERMIT ISSUANCE.

(VIII) SUBJECT TO ANY UNRECORDED EASEMENTS FOR UTILITIES LYING WITH-VACATED STREETS INCLUDED IN THE PROPERTY, IF ANY.

(1x) SUBJECT TO TERMS AND CONDITIONS OF RECORDING NUMBER 200101240033.

(x) SUBJECT TO TERMS AND CONDITIONS OF RECORDING NUMBER 2001/01305001

(XI) SUBJECT TO TERMS AND CONDITIONS OF RECORDING NUMBER 200101240033

PUBLIC UTILITY EASEMENT DECLARATION:

THE DECLARANT HEREBY RESERVES AND CONVEYS TO EACH UTILITY COMPANY OR MUNICIPAL UTILITY PURVEYOR PROVIDING UTILITY SERVICES TO THE SHORT PLAT A PERMANENT, NON-EXCLUSIVE EASEMENT FOR THE INSTALLATION, CONSTRUCTION, MAINTENANCE, REPAIR AND RECONSTRUCTION OF ALL UTILITIES AND UTILITY SERVICES INCLUDING WITHOUT LIMITATION WATER, SANITARY SEWER, STORM SEWER, ELECTRICITY, CABLE AND TELEPHONE, OVER, UNDER AND THROUGH THE EXTERIOR IO FEET PARALLEL WITH AND ADJOINING THE STREET FRONTAGE OF ALL LOTS TOGETHER WITH THE RIGHT TO ENTER UPON SAID EASEMENTS AT ALL TIMES FOR THE PURPOSES STATED.

LEGAL DESCRIPTION

FRACTIONAL LOT 9 AND FRACTIONAL LOT 10, IN BLOCK 12, HALLER CITY, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 22, RECORDS OF SNOHOMISH COUNTY, STATE OF WASHINGTON.

TOGETHER WITH THAT PORTION OF VACATED RIVERSIDE (BURKE) AVENUE WHICH WOULD ATTACH BY OPERATION OF LAW VACATED BY ORDINANCE 131 AND RESOLUTION 19-299.

EXCEPT THAT PORTION THEREOF LYING WEST OF THE FOLLOWING DESCRIBED INF.

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 4, THENCE WEST, ALONG THE SOUTH LINE THEREOF, A DISTANCE IF 14.65 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIBED LINE, THENCE NORTH 0°01'30" WEST, PARALLEL WITH THE WEST LINE OF SAID LOT 9, A DISTANCE OF 70.65 FEET, THENCE NORTH 26°32'34" EAST, A DISTANCE OF 23.77 FEET TO THE CENTERLINE OF THE NOW VACATED RIVERSIDE (BURKE) AVENUE AND THE TERMINUS OF THIS DESCRIBED LINE.

(ALSO KNOW AS PARCEL B OF BOUNDARY LINE ADJUSTMENT RECORDED UNDER RECORDING NO. 200107305001)

(LEGAL DESCRIPTION PER PACIFIC NORTHWEST TITLE INSURANCE COMPANY, INC. ORDER NO. 118132-1 DATED AUGUST 8, 2001.)

DIRECTOR OF PLANNING AND COMMUNITY DEVELOPMENT

EXAMINED AND APPROVED THIS LOT DAY OF LYNGLET, 2002 AS BEING IN COMPLIANCE WITH ALL TERMS OF PRELIMINARY APPROVAL OF THE PROPOSED SHORT SUBDIVISION AND IS IN CONFORMANCE WITH THE APPLICABLE CITY ZONING AND ALL OTHER LAND USE CONTROLS PRESENTLY IN EFFECT.

DIRECTOR OF PLANNING AND COMMUNITY DEVELOPMENT CITY OF ARLINGTON

CITY ENGINEER

DIRECTOR OF PUBLIC HORKS APPROVAL

EXAMINED AND APPROVED THIS _20TH_ DAY OF _HUGUST__, 2002 AS TO THE ADEQUACY OF THE PROPOSED MEANS OF SEWAGE DISPOSAL AND WATER SUPPLY AND AS TO THE DESIGN OF SEWAGE AND WATER SYSTEM AND OTHER STRUCTURES AND AS TO THE SURVEY DATA THE LAYOUT OF STREETS, ALLEYS AND OTHER RIGHTS-OF-WAYS. NOTE - THE CITY OF ARLINGTON DOES NOT IN ANY WAY WARRANT NOR GUARANTEE THE ACCURACY OF THIS SURVEY.

GE FOR PAUL RICHART

- DIRECTOR OF PUBLIC MORKS CITY ENGINEER
GITY OF ARLINGTON

AUDITORS CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF THOMAS E. BARRY, THIS ALL DAY OF HUGUSC ..., 2002, AT __9_ MINUTES PAST /2 __p_.m. AND RECORDED IN VOL.
_____OF SHORT PLATS, PAGE ____,
-A.F.N. 2002082150044 - RECORDS OF SNOHOMISH COUNTY, WASHINGTON.

AUDITOR, SNOHOMISH COUNTY

BY: Jamyobill
DEPUTY COUNTY-AUDITOR

#-_____REV 02 KLS 5/30/02

CITY OF ARLINGTON

FINAL SHORT PLAT MN-02-017-FSP

FOR JON MORRIS

PORTIONS OF LOTS 9 \$-10, BLOCK 12, HALLER CITY

A PORTION OF THE N.E. 1/4 OF THE S.E. 1/4 OF SECTION 2, TOWNSHIP 31 NORTH, RANGE 5 EAST, W.M.

DATE: FEB 2002 BY: JSM SCALE:

PROJECT NO. 01089 F.B. 5-31 BOOK #4

COPY

and ASSOCIATES INC.

LAND SURVEYS, MAPS, AND LAND USE PLANNING
307 N. OLYMPIC, SUITE 205
ARLINGTON, WASHINGTON 98223

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(360) 435-3777 FAX (360) 435-4822

SECTION 2, TOMONTO STROKTH, RANDE 3 EAST, M.M.
SHEET I O

