GRIMM 2-LOT SHORT PLAT PORT'N SE1/4, SE1/4, SEC.2, TWP.31N, RGE.5 E, W.M.

CITY OF ARLINGTON TAX I.D. NO. 310502-004-009-00

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY DESCRIBED HEREON, WHICH PROPERTY IS LOCATED WITHIN THE SUBDIVISION REGULATION JURISDICTION OF THE CITY OF ARLINGTON, THAT I HEREBY FREELY ADOPT THIS PLAN OF SUBDIVISION AND DEDICATE TO THE PUBLIC USE ALL AREAS SHOWN ON THIS PLAT AS STREETS, ALLEYS, WALKS, PARKS, OPEN SPACE, AND EASEMENTS, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE, AND THAT I WILL MAINTAIN ALL SUCH AREAS UNTIL THE OFFER OF DEDICATION IS ACCEPTED BY THE APPROPRIATE PUBLIC AUTHORITY. ALL PROPERTY SHOWN ON THIS PLAT AS DEDICATED FOR A PUBLIC USE SHALL BE DEEMED TO BE DEDICATED FOR ANY OTHER PUBLIC USE AUTHORIZED BY LAW WHEN SUCH OTHER USE IS APPROVED BY THE ARLINGTON CITY COUNCIL IN THE PUBLIC INTEREST. I SHALL --- EURTHER UNDERTAKE TO DEFEND, PAY AND SAVE HARMLESS, ANY GOVERNMENTAL AUTHORITY, INCLUDING THE CITY OF ARLINGTON, IN RESPECT OF ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENTAL AUTHORITY INCLUDING THE CITY OF ARLINGTON WHICH MAY BE OCCASIONED TO THE ADJACENT LAND BY THE ESTABLISHED CONSTRUCTION, DRAINAGE OR _ MANTENANCE OF SAID RIGHT-OF-WAY OR OTHER AREAS SO DEDICATED.

---RANCOLING

- - - -

EGAL DESCRIPTION

STATE OF WASHINGTON.

DRAINAGE EASEMENT.

CONDITIONS:

ARLINGTON.

MIL

ACKNOWLEDGMENT

CAUPBETON, RESIDING AT SAN DIEED.

STATE OF CALIFORNIA "

CITY OF SAU DIEGO

EASEMENT PROVISIONS

ALL THAT PORTION OF THE SE1/4 OF THE SE1/4 OF SECTION 2.
TOWNSHIP 31 NORTH, RANGE, RANGE 5 EAST, W.M., DESCRIBED AS
FOLLOWS: COMMENCING AT A POINT 1337.50 FEET N 0' 08'

57" W _ AS MEASURED ALONG THE EAST- LINE OF SAID SUBDIVISION

THE SOUTH LINE-OF SAID SUBDIVISION FROM THE SE CORNER OF

WITH THE EAST LINE OF - SAID SUBDIVISION - FOR - 202.00

E PARALLEL WITH THE EAST LINE OF SAID-SUBDIVISION FOR_

AND 712.50 FEET- N 88" 12" 47" W AS MEASURED PARALLEL WITH

SAID SE1/4 OF THE SE1/4; THENCE -5 0 08' 57"- E PARACLEL --

THENCE -N 88' 12' 47" W PARALLEL WITH THE SOUTH

LINE OF SAID SUBDIMISION FOR 96.00 FEET: IMENCE S 0' 08' 57" --

232.51 FEET TO THE NORTH LINE OF -5TH STREET; THENCE 3-88'--

12' 47" E ALONG SAID NORTH LINE AND PARALLEL TO THE SOUTH

LINE OF SAID SUBDIVISION FOR 109.00 FEET TO THE TRUE POINT

OF BEGINNING: THENCE CONTINUE S -88" 12" 47" E ALONG SAID

SUBDIVISION FOR 102.00 FEET: THENCE N-2" 09' 53" E FOR-

148.61 FEET TO A POINT 0.50 FEET NORTH OF THE EASTERLY

PROJECTION OF AN EXISTING WOOD FENCE: THENCE N 88' 15'

31" W PARALLEL TO AND 0.50 FEET NORTH OF AN EXISTING

TRUE POINT OF BEGINNING. SITUATE IN THE COUNTY OF SNOHOMISH.

WOOD FENCE FOR 102.00 FEET; THENCE SOUTH 2" 09-53" W

FOR 148.53 FEET TO THE NORTH LINE OF 5TH STREET AND THE

AN EASEMENT SHALL BE RESERVED FOR AND GRANTED TO ALL

EXTERIOR TEN (10) FEET PARALLEL WITH AND ADJOINING THE

WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND

SUCCESSORS AND ASSIGNS, OVER, UNDER, AND UPON THE

STREET FRONTAGE OF ALL LOTS, TRACTS AND COMMON AREAS IN

PURPOSE OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH

PURPOSES HEREIN STATED. DRAINAGE EASEMENTS DESIGNATED ON

THE PLAT ARE HEREBY RESERVED FOR AND GRANTED TO CITY

MAINTAIN UNDERGROUND CONDUITS, CABLES, PIPES AND WIRES;

TOGETHER WITH OTHER NECESSARY FACILITIES AND FOR THE

ELECTRIC. TELEPHONE, AND UTILITY SERVICE TOGETHER WITH THE

OF ARLINGTON, EXCEPT THOSE DESIGNATED ON THE PLAT AS

PRIVATE EASEMENTS, TOGETHER WITH THE RIGHT OF INGRESS AND

CHANNEL STORM WATER CONVEYANCE SYSTEM AND/OR OTHER

PRIOR TO ISSUANCE OF A BUILDING PERMIT, THE DEVELOPER SHALL SUBMIT PAYMENT

OF THE CITY OF ARLINGTON COMMUNITY PARK IMPACT FEET AT AN ESTIMATED TOTAL

PRIOR TO ISSUANCE OF A BUILDING PERMIT, THE DEVELOPER SHALL SUBMIT PAYMENT

OF THE CITY OF ARLINGTON NEIGHBORHOOD/MINI PARK IN LIEU FEE AT AN ESTIMATED

PRIOR TO ISSUANCE OF A BUILDING PERMIT, THE DEVELOPER SHALL SUBMIT PAYMENT

AT AN ESTIMATED TOTAL OF \$2,310.00 (ESTIMATE BASED ON 1 NEW DWELLING UNITS

AT \$2,310.00 PER UNIT), AND THE DEVELOPER SHALL SUBMIT TO THE CITY OF

EQUITABLE EQUIVALENT AS AGREED TO BY THE DEVELOPER AND THE CITY OF

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT MARY KOSALOWSAS

(HE/SHE) SIGNED THIS INSTRUMENT, ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO

EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE PASSET OF SECRETARY OF

CHASE MANHATTAN MORTGAGE TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY

THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT

FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 22-0 DAY OF

ARLINGTON PROOF OF PAYMENT OF THE ESTIMATED SCHOOL IMPACT FEES OR AN

OF \$1,662.00 (ESTIMATE BASED ON 1 NEW DWELLING UNIT AT \$1,662.00 PER UNIT.)

EGRESS AND THE RIGHT TO EXCAVATE, CONSTRUCT, OPERATE,

MAINTAIN, REPAIR AND/OR REBUILD AN ENCLOSED OR OPEN

DRAINAGE FACILITIES UNDER, UPON, OR THROUGH THE

RIGHT TO ENTER UPON THE LOTS AT ALL TIMES FOR THE

UTILITIES SERVING SUBJECT PLAT, AND THEIR RESPECTIVE

NORTH LINE AND PARALLEL TO THE SOUTH LINE OF SAID

_ CHASE MANHATTAN MORTGAGE

STATE OF WASHINGTON

CITY OF ARLINGTON

ON THIS DAY PERSONALLY APPEARED BEFORE ME MARK C. GRIMM AND -MONICA P. GRIMM, HUSBAND AND WIFE, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING CONSENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE SAID INSTRUMENT. GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS DAY OF .

1/100ch 2004.

NOTARY PUBLIC IN AND FOR THE 17/wy/// WASHINGTON, RESIDING AT _

THE PHILLS ---A STATE OF WASHINGTON F I COMMISSION EXPIRES! JUNE 9 2005

TOTAL OF \$484,00 (ESTIMATE BASED ON 1 NEW DWELLING UNIT AT \$484,00 PER UNIT.) STATE OF WASHINGTON

TO THE ARLINGTON SCHOOL DISTRICT OF THE CITY OF ARLINGTON SCHOOL IMPACT FEE CITY OF ARLINGTON '

> I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JERRY KELLY IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED THE INSTRUMENT AND ACKNOWLEDGED THE INSTRUMENT AND ACKNOWLEDGED THE INSTRUMENT. GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 10 DAY OF Warch, 2004.

WASHINGTON, RESIDING AT

MY COMMISSION EXPIRES -7-64 PUBLIC

STATE OF WASHINGTON '

CITY OF ARLINGTON

ON THIS DAY PERSONALLY APPEARED BEFORE ME RANDAL BELAIR, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING CONSENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT. GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 15 DAY OF MACO

Notary San Diego Courty
My Comm. Expires Oct 7, 2007 MY COMMISSION EXPIRES ______ Le-Le-Olez

BY THE PLANNING MANAGER, SUBJECT TO ITS BEING RECORDED IN THE SNOHOMISH COUNTY REGISTER WITHIN 60 DAYS OF THE DATE BELOW.

CERTIFICATE OF SUBDIVISION APPROVAL

CERTIFICATE OF APPROVAL OF PUBLIC IMPROVEMENTS

I HEREBY CERTIFY THAT THE SUBDIVISION SHOWN ON THIS PLAT IS IN ALL RESPECTS IN COMPLIANCE

WITH TITLE 20 OF THE ARLINGTON MUNICIPAL CODE, AND THEREFORE THIS PLAT HAS BEEN APPROVED

I CERTIFY THAT ALL STREETS SHOWN ON THIS PLAT ARE WITHIN THE CITY OF ARLINGTON PLANNING JURISDICTION, ALL STREETS AND OTHER PUBLIC IMPROVEMENTS SHOWN ON THIS PLAT HAVE BEEN INSTALLED OR COMPLETED TO CITY STANDARDS OR THAT THEIR INSTALLATION OR COMPLETION (WITHIN 12 MONTHS AFTER THE DATE BELOW) HAS BEEN ASSURED BY THE POSTING OF A PERFORMANCE BOND OR OTHER SUFFICIENT SURETY, AND THAT THE SUBDIVISION SHOWN ON THIS PLAT IS IN ALL RESPECTS IN COMPLIANCE WITH TITLE 20 OF THE ARLINGTON MUNICIPAL CODE, AND THEREFORE THIS PLAT HAS BEEN APPROVED BY THE CITY ENGINEER.

CERTIFICATE OF CITY TREASURER

I HEREBY CERTIFY THAT ALL MONIES AND DEBTS PERTAINING TO THIS SUBDIVISION WERE PAID TO THE CITY OF ARLINGTON THE 29 DAY OF TOPEL , 2004.

Atheny Leasung FINANCE DIRECTOR/CITY TREASURER

4-29-04

CERTIFICATE OF SURVEY AND ACCURACY

I HEREBY CERTIFY THAT THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, FROM RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NO. 8005015042, RECORDS OF SNOHOMISH COUNTY, WASHINGTON; THAT THE EXTERIOR PLAT BOUNDARY, AND ALL INTERIOR LOT CORNERS HAVE BEEN SET UNDER MY SUPERVISION USING APPROPRIATE PERMANENT MATERIALS, WITH A FIELD TRAVERSE WITH A LINEAR CLOSURE OF 1:10,000 AND CORRESPONDING ANGULAR CLOSURE AS SPECIFIED IN W.A.C. 332.130.070 AND 332.130.090; THAT ALL STREET CENTERLINE MONUMENTS WITHIN THE PLAT AND ALL INTERSECTIONS WITH EXISTING STREET CENTERLINES HAVE BEEN MONUMENTED WITH CONCRETE MONUMENTS IN CASE OR OTHER PERMANENT MATERIAL APPROVED BY THE CITY; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN - SURVEY REPORDED UNDER RECORDING NO. 8005015042 AND THAT THIS MAP WAS PREPARED IN

-- REGISTERED LAND SURVEYOR

127/1 REGISTRATION NUMBER A EXPIRES: 12-23-04

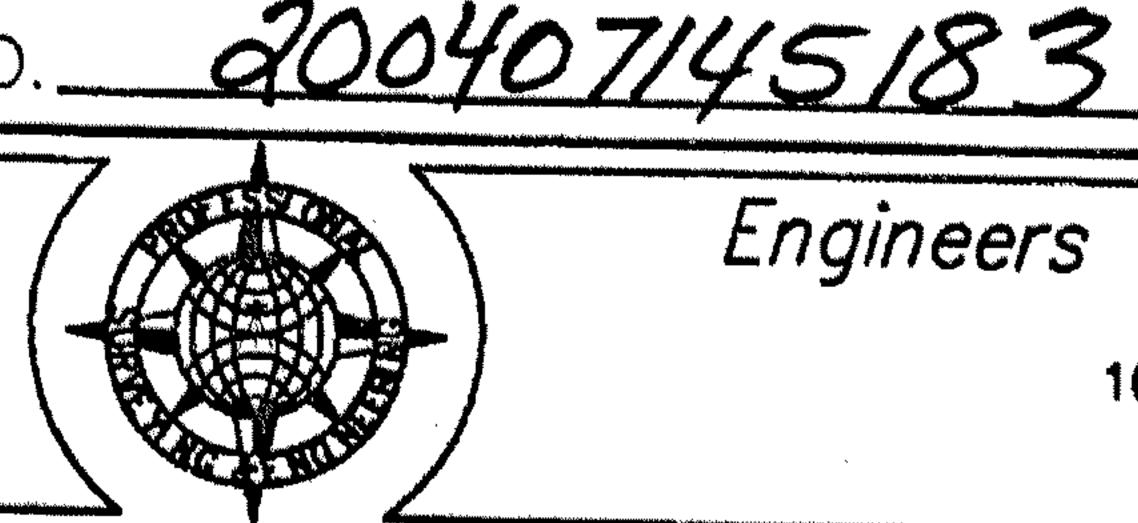
RECORDING - CERTIFICATE

FILED-FOR RECORD- AT THE REQUEST-OF-CASCADE SURVEYING & ENGINEERING, INC., THIS LT_ DAY _, 2004, AT _LY_ MINUTES PAST ___ O'CLOCK, _P_M, AND RECORDED IN VOLUME OF PLATS, ON PAGE(S) UNDER AUDITOR'S FILE NO.

AUDITOR'S FILE NO.

EDUARDO LEMOS

Commission # 1444020



Engineers

Planners ARLINGTON, WA 105 E. Division-PO Box 326 98223 (360)435 - 5551FAX 435-4012

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PORT'N SE1/4, SE1/4, SEC.2, TWP.31-N, RGE.5E, -W.M. JOB# 10577 DRAWN BY: BLJ -- FIELD BOOK # - ARL. 56 CDATE: 5/29/2003 REVISED: 3/03/2004 CHECKED BY: WJL -- --

