APPROVAL

THE CITY OF ARLINGTON HEREBY DETERMINES THAT THIS SHORT SUBDIVISION CONFORMS TO ORDINANCE 19-16 AND IS-HEREBY APPROVED.

EXAMINED AND APPROVED THIS 4 DAY OF JANUARY 1988

CITY SUPERVISOR Thomas & Munico

TOTAL PARCEL LEGAL DESCRIPTION

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SEC. 14
TWP. 31 NORTH, RGE. 5 EAST, W.M.;
EXCEPT THE NORTH GG FT. OF THE EAST GG FT. THEREOF
ALSO EXCEPT THAT PORTION OF THE FOLLOWING DESCRIBED TRACT
LYING WITHIN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER
OF SEC. 14, SOLD TO PIUS BIBER BY DEED RECORDED IN VOLUME
272 OF DEEDS AT PAGE G34 UNDER AUDITOR'S FILE NO. STOAT3:
BEGINNING AT A POINT 1402.5 FT. EAST OF THE NORTHWEST CORNER
OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE SOUTH 858
FT. THENCE WEST 246 FT. THENCE NORTHWESTERLY 858 FT., MORE
OR LESS, TO INTERSECT THE NORTH SECTION LINE AT A POINT 363
FT. WEST OF THE POINT OF BEGINNING; THENCE EAST TO THE POINT
OF BEGINNING.

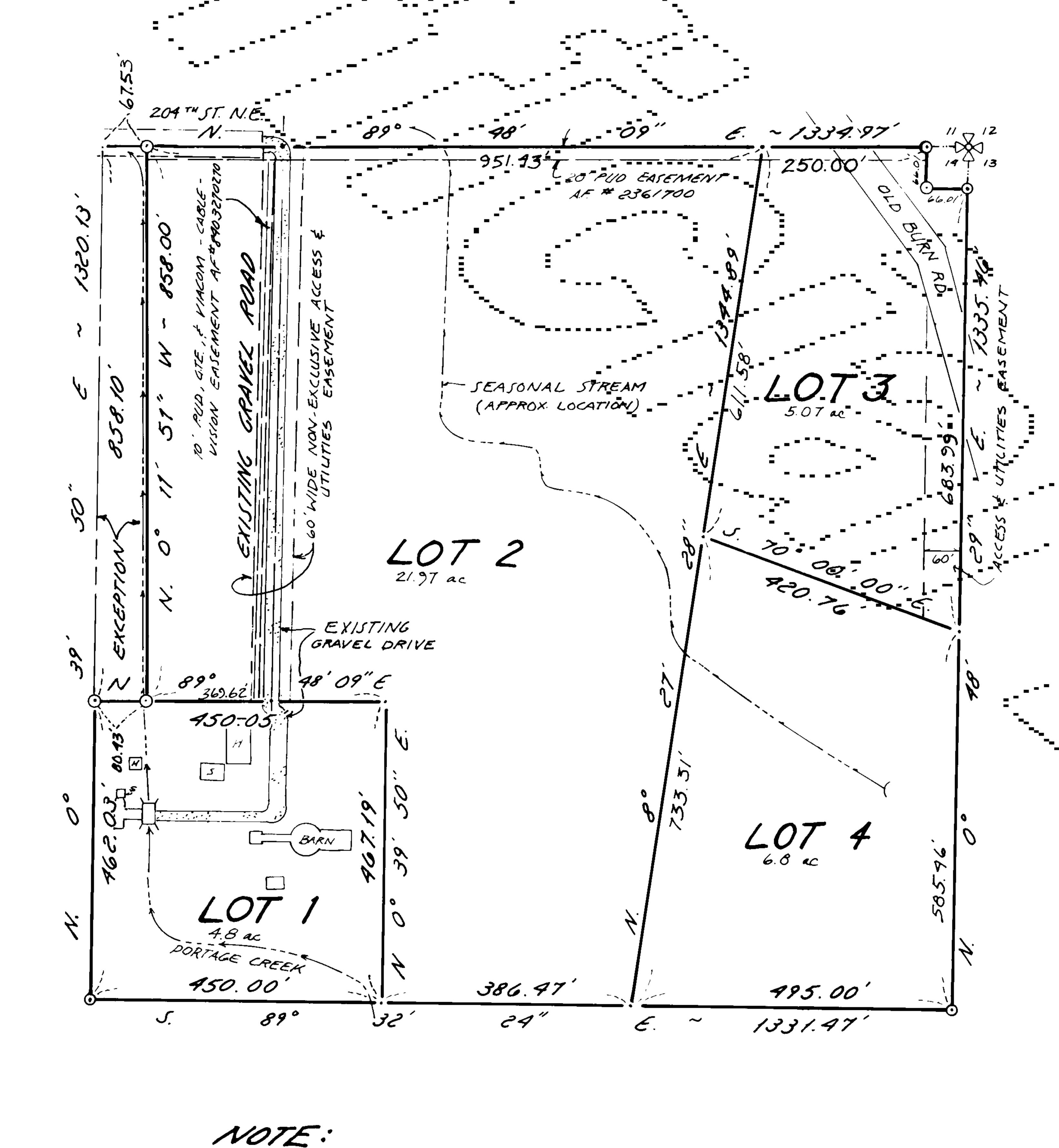
SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

LEGENU)

0 ~ DENOTES REBAR & CAP SET THIS SURVEY

ALSO EXCEPT COUNTY ROADS.

THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.

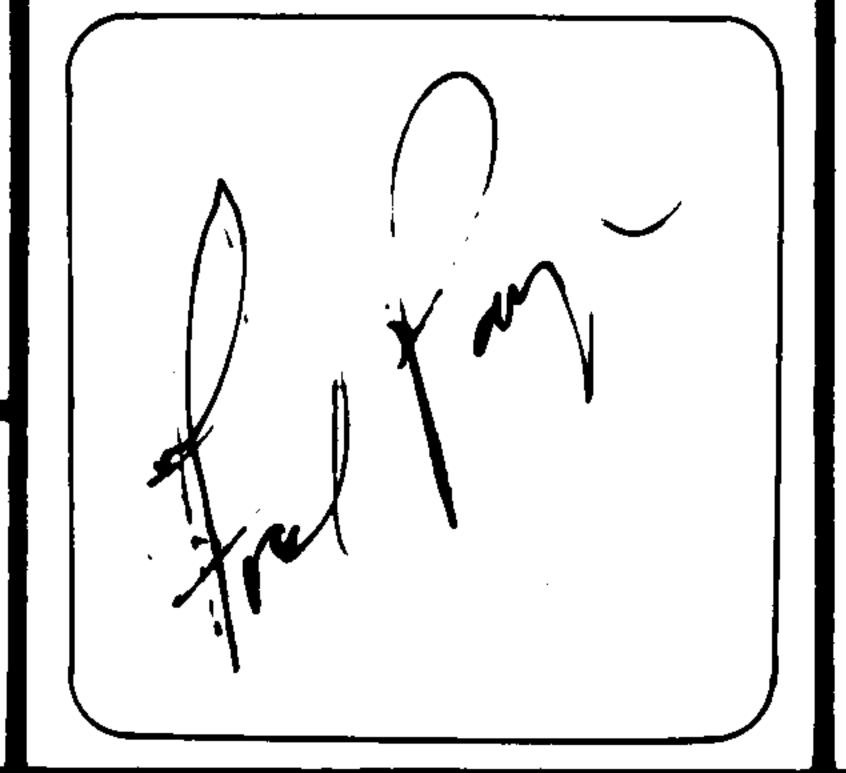


ALC AREAS INCLUDE ROAD & EASMENTS.

Survey for SEC. 14, TWP. 31 N., ROE. 5 E., W.M.

EAGLE INVESTMENTS

Cascade Surveying & Engineering, Inc.



RECORDING CERTIFICATE

DEAN VWIliams Jacquelyn Moments
COUNTY AUDITOR DEPUTY AUDITOR

15.00 SF

AUDITOR'S FILE NO. 880 1065001

SURVEYORS CERTIFICATE

S. 1/4 COR. CALC. LOC.

REGISTERED LAND SURVEYOR

SCALE: - F'= 200'

DRAWN BY: C. Roberts

CHECKED BY: WTC ...

DATE: 4-23-87

JOB NUMBER

#5570

F.B. NO. ______

CHEFT 10F2 #5571

NOTES

Be advised that any development on this short subdivision will be subject to the following conditions:

- Traffic study and possible street improvements for 204th Street NE and Burn Hill Road and the intersection of 204th Street and SR 9.
- 2) All roads constructed to City Engineer standards.
- 3) Access to Lot 1 shall be provided.
- 4) City approval of water hookup.
- 5) Availability of and City approval of sanitary sewer. Without sanitary sewer, applicant will need Snohomish Health District approval.
- 6) Soils study.
- 7) Site drainage will be designed to City Engineer standards.
- 8) 25 foot buffers will be established along stream corridors.
- 9) Owners and all persons having any present or subsequent ownership interest in these lands and the successors and assigns of owners or other parties having any said interest, hereby agree that the City of Arlington shall be held harmless in all respects from any and all claims for damage for injunctive relief which may be occasioned now or in the future to adjacent land or improvements by reason of the construction, operation and maintenance of the drainage system and hereby release the City of Arlington from any and all claims for damages excluding damage caused solely by an act or an ommission of said City and injunctive relief which the owners or successors or assigns may themselves have now or in the future by reason of construction, maintenance and operation of said drainage system.

COMMON ACCESS ROAD MAINTENANCE COVENANTS

- 1. That all maintenance of any private road described by this declaration shall be by the owners of the parcels having legal access therefrom or their heirs, assigns, or successors, unless and util such roads are improved to City of Arlington standards and dedicated to and accepted by City of Arlington.
- 2. That any seller shall be obligated to give actual notice to a prospective purchaser of the method of maintenance of the private road; and shall provide for transfer of road maintenance responsibility to successors and assigns; shall provide for the placement of liens against the persons not fulfilling the maintenance agreement and shall provide that the road or portion thereof shall be deeded to any of arangeon when brought to full CITY standards by one or more of the owners thereof.
- 3. That any private road will be subject to a utilities easement in favor of the grantor or his successor and of any electric, telephone, television cable, gas, water or sewer company, public or private, or their permittees or assigns to install, construct, operate, maintain, alter, and repair their respective utilities, together with the right of ingress and egress for said purposes.
- 4. That with respect to any private road described by this declaration whether it remains private or becomes a dedicated ZITY road, there is the additional right to make all necessary slopes for cuts and fill; and the right to continue to drain said roads and ways over and across any lot or lots where the water might take a natural course upon reasonable grading pursuant to improvement for dedication of the roads and ways shwon herein. Following reasonable grading pursuant to improvement for dedication of the roads and ways shown herein, no drainage waters on any lot or lots shall be diverted or blocked from their natural course so as to discharge upon any public road rights-of-way or to hamper proper road drainage.

SHORT SUBDIVISION DECLARATION OF OWNERSHIP

Know all men by these presents, that we, the undersigned, depose and state that we are the owners of land described by this declaration; and do hereby declare that we have no objections to the proposed land use action and that there are no other person/persons having an interest in this property.

EAGLE INVESTMENTS, a partnership

By Can as

By Curt Hecla

Being-all of the Partners

By rry - Jerry Zimmerman

Phil Bannan

Steve Campbell

State of Washington))ss County of Snohomish)

On this day personally appeared before me Dean Case, Curt Hecla, and Jerry Zimmerman to me known to be the individual(s) described in and who executed the within and foregoing instrument and acknowledged to me that they signed the same as their free and voluntary act and deed for the purposes therein mentioned.

GIVEN under my hand and official seal this 2 d day of Dec.,

NOTARY PUBLIC in and for the State of Washington, residing at went. Westington

State of Washington))88
County of Suchmith))88

On this day personally appeared before me to me known to be the individual(s) described in and who executed the within and foregoing instrument and acknowledged to me that signed the same as free and voluntary act and deed for purposes therein mentioned.

GIVEN under my hand and official seal this 4 day of Hac.,

1987.

NOTARY PUBLIC in and for the State

of Walnut, residing at west.

State of Washington)) ss County of Jacksonich) ss

GIVEN under my hand and official seal this 10 day of 1987.

NOTARY BUBLIC in and for the State of Washington, residing at west

SURVEYORS CERTIFICATE

I hereby certify that the boundaries of this short plat and the roads therein have been surveyed and monumented and that all bearings and distances are accurate.

SURVEYOR:

Int Pym 11

LIC NO. 12716

State of Washington)

County of Snohomish)

Fred F. Poyner, being first on oath-duly sworn states that he is the registered Land Surveyor signing the above certificate, that he has examined

signing the above certificate, that he has examined these plans and Survey Map and believes the certificate to be a true statement.

NOTARY PUBLIC in and for the State of Washington, residing at ARL/NG-TON.

ARLINGTON & MARYSVILLE

Cascade Surveying & Engineering, Inc.