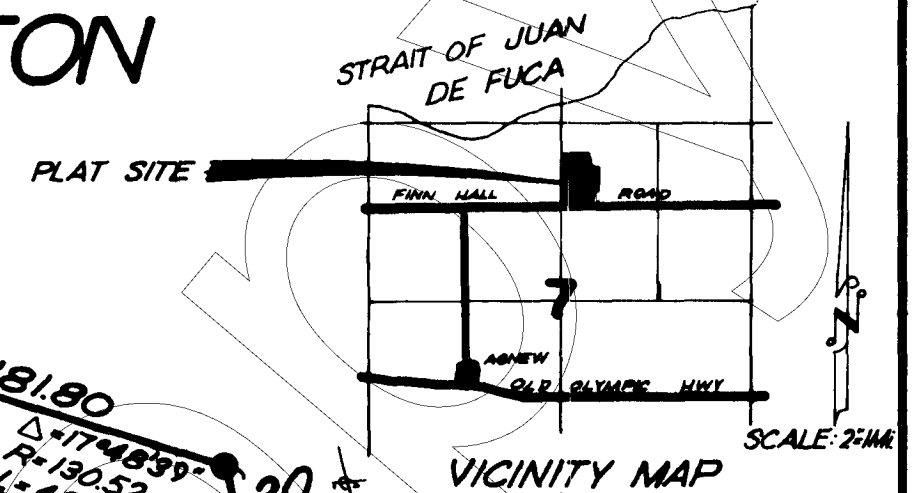


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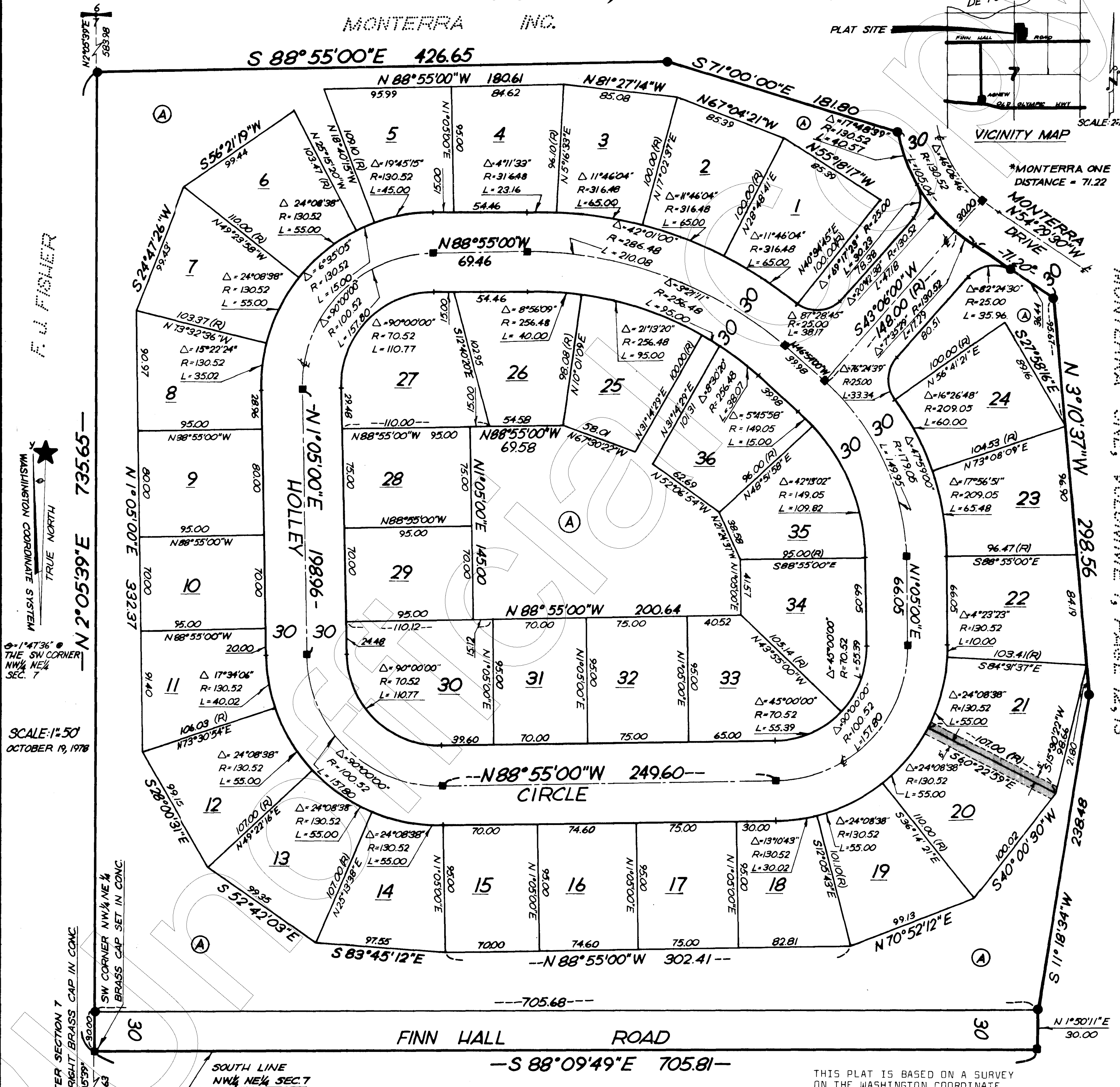
MONTERRA TWO

SECTION 7, TOWNSHIP 30 NORTH, RANGE 4 WEST, W.M., CLALLAM COUNTY, WASHINGTON

MONTERRA INC.

*MONTERRA ONE
DISTANCE = 71.22

MONTERRA ONE, VOLUME 7, PAGE 12, 13

**LEGEND**

- DENOTES 1" CONDUIT WITH PLASTIC SURVEY CAP STAMPED 12223 IN CONCRETE
- DENOTES BRASS CAP SET IN CONCRETE.
- ALL LOT CORNERS ARE 1" CONDUIT UNLESS OTHERWISE NOTED.
- Ⓐ DENOTES COMMON AREA.

EASEMENT

A 5' X 5' EASEMENT ON ALL COMMON LOT CORNERS ADJOINING STREETS GRANTED TO PUO #1.

THIS PLAT IS BASED ON A SURVEY ON THE WASHINGTON COORDINATE SYSTEM GRID, NORTH ZONE. ALL BEARINGS ARE RELATIVE TO SAID GRID. DISTANCES REDUCED TO GRID ARE .99994 OF HORIZONTAL GROUND DISTANCE.

SHEET 1 OF 2

DRAWN BY: *KS*
PLAT CHECK: *CS*
FINAL CHECK: *MA*
OCTOBER 19, 1978

CLARK & ASSOCIATES
Land Surveyors • Engineers • Planners
Construction Coordination • Materials Testing
315 EAST EIGHTH STREET • PORT ANGELES, WASHINGTON 98122
PHONE: 452-8491

488309

MONTERRA TWO

SECTION 7, TOWNSHIP 30 NORTH, RANGE 4 WEST, W.M., CLALLAM COUNTY, WASHINGTON

WARNING: FURTHER INSPECTION AND APPROVAL IS REQUIRED PRIOR TO DRAINAGE AND SEPTIC INSTALLATION ON INDIVIDUAL LOTS.

NO LOTS IN THIS SUBDIVISION MAY BE REDUCED IN SIZE EXCEPT THROUGH PLATTING PROCEDURES AS STATED IN THE CLALLAM COUNTY SUBDIVISION ORDINANCES AND ANY SUCH REDUCTION IN SIZE MUST BE CONSISTENT WITH EXISTING ZONING REGULATIONS.

WARNING: APPROVAL OF THIS SUBDIVISION BY THE COUNTY DOES NOT CONSTITUTE APPROVAL OF EITHER A BUILDING OR SEPTIC TANK PERMIT FOR ANY LOT WITHIN THE SHORT PLAT, AND THOSE PERMITS WILL HAVE TO BE OBTAINED BY ANY PURCHASER OR USER OF A PARTICULAR LOT, IN COMPLIANCE WITH ALL APPLICABLE STATE AND COUNTY REGULATIONS.

DESCRIPTION

THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 30 NORTH, RANGE 4 WEST, W.M., CLALLAM COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER;
THENCE SOUTH 88° 09' 49" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER, A DISTANCE OF 705.81 FEET TO THE SOUTHWEST CORNER OF THE PLAT OF MONTERRA ONE, AS RECORDED IN VOLUME 7 OF PLATS, PAGES 12 AND 13, RECORDS OF CLALLAM COUNTY, WASHINGTON;
THENCE NORTH 1° 50' 11" EAST ALONG THE WEST LINE OF SAID PLAT, A DISTANCE OF 30.00 FEET;
THENCE CONTINUING ALONG SAID WEST LINE NORTH 11° 18' 34" EAST, A DISTANCE OF 238.48 FEET;
THENCE CONTINUING ALONG SAID WEST LINE NORTH 3° 10' 37" WEST, A DISTANCE OF 298.56 FEET TO A POINT ON THE SOUTH MARGIN OF MONTERRA DRIVE;
THENCE NORTH 54° 29' 30" WEST ALONG SAID SOUTH MARGIN, A DISTANCE OF 71.20 FEET TO A POINT IN A TANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 130.52 FEET;
THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 46° 06' 46", A DISTANCE OF 105.04 FEET;
THENCE NORTH 71° 00' 00" WEST, A DISTANCE OF 181.80 FEET;
THENCE NORTH 88° 55' 00" WEST, A DISTANCE OF 426.65 FEET TO A POINT IN THE WEST LINE OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER;
THENCE SOUTH 2° 05' 39" WEST ALONG SAID WEST LINE, A DISTANCE OF 735.65 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE

I, KENNETH A. CLARK, REGISTERED AS A LAND SURVEYOR BY THE STATE OF WASHINGTON, CERTIFY THAT THIS PLAT IS BASED ON AN ACTUAL SURVEY OF THE LAND DESCRIBED HEREIN, CONDUCTED BY ME OR UNDER MY SUPERVISION; THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN THEREON CORRECTLY; AND, THAT MONUMENTS OTHER THAN THOSE MONUMENTS APPROVED FOR SETTING AT A LATER DATE, HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS DEPICTED ON THE PLAT.



Kenneth A. Clark
KENNETH A. CLARK
REGISTERED LAND SURVEYOR
LICENSE NUMBER 12223

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED, OWNERS, IN FEE SIMPLE OF THE LAND HEREBY PLATTED, HEREBY DECLARE THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND EASEMENTS SHOWN ON THE PLAT AND THE USE THEREOF FOR ANY AND ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES; ALSO, THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS SHOWN ON THIS PLAT IN THE REASONABLE ORIGINAL GRADING OF ALL THE STREETS SHOWN HEREON. THE PLATTORS AND THEIR ASSIGNS HEREBY WAIVE ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENTAL AUTHORITY ARISING FROM THE CONSTRUCTION AND MAINTENANCE OF PUBLIC FACILITIES AND PUBLIC PROPERTY WITHIN THE STREETS AND EASEMENTS SHOWN HEREON.

THIS PLAT IS SUBJECT TO THE DECLARATION OF PROTECTIVE COVENANTS, RESTRICTIONS, EASEMENTS AND AGREEMENTS, RECORDED SIMULTANEOUSLY HERewith AND RECORDED UNDER AUDITOR'S FILE NUMBER 488318 RECORDS OF CLALLAM COUNTY, WASHINGTON.

OWNER
MONTERRA, INC.

Kenneth L. Peterson
PRESIDENT

Virginia Peterson
VICE PRESIDENT

ACKNOWLEDGEMENT

STATE OF WASHINGTON } SS
COUNTY OF CLALLAM }

THIS IS TO CERTIFY THAT ON THIS 11th DAY OF October, 1978, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED KENNETH L. PETERSON AND VIRGINIA PETERSON TO ME KNOWN TO BE THE PRESIDENT AND VICE PRESIDENT, RESPECTIVELY, OF MONTERRA, INC., A WASHINGTON CORPORATION, THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY ARE AUTHORIZED TO EXECUTE THE SAID INSTRUMENT AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR FIRST ABOVE WRITTEN.

Joseph E. Smith
NOTARY PUBLIC IN AND FOR THE STATE
OF WASHINGTON
RESIDING AT PORT ANGELES

EXAMINED AND APPROVED

THIS 19th DAY OF October, 1978 *Joseph E. Smith*
PROSECUTING ATTORNEY
THIS 18th DAY OF October, 1978 *Henry Hamm*
COUNTY SANITARIAN
THIS 20 DAY OF OCTOBER, 1978 *R.W. Leach*
COUNTY ENGINEER
THIS 20 DAY OF October, 1978 *Jim Talk*
SUBDIVISION COORDINATOR
THIS 23 DAY OF October, 1978 *Arnold V. Smith*
CHAIRMAN OF THE BOARD OF
COUNTY COMMISSIONERS
Phil Lotz
MEMBER
Ronald N. Richards
MEMBER

ATTEST *Beard Clark*
COUNTY AUDITOR AND CLERK OF
BOARD OF COUNTY COMMISSIONERS

THIS SUBDIVISION CONFORMS TO THE COMPREHENSIVE PLAN.

Jim Talk
PLANNING DIRECTOR

TREASURER'S CERTIFICATE

I, *Beard Clark*, TREASURER OF CLALLAM COUNTY, WASHINGTON HEREBY CERTIFY THAT ALL TAXES ON THE ABOVE PROPERTY ARE FULLY PAID UP TO AND INCLUDING THE YEAR 1979.

Beard Clark

FILING RECORD

FILED FOR RECORD AT THE REQUEST OF Clark & Assoc.
THIS 23 DAY OF Oct, 1978 A.D. AT 5 MINUTES
PAST 10 AM AND RECORDED IN VOLUME 9 OF PLATS, PAGE 60,
RECORDS OF CLALLAM COUNTY, WASHINGTON.

Alice C. Thorne
COUNTY AUDITOR

Gerardine Brown
DEPUTY

SHEET 2 OF 2



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