

DECLARATION OF FEE SIMPLE UNIT LOT SUBDIVISION, COVENANTS AND RESTRICTIONS

KNOW ALL PERSONS BY THESE PRESENTS THAT WE THE UNDERSIGNED HAVING AN INTEREST IN THE REAL PROPERTY DESCRIBED BY THIS DECLARATION DO HEREBY DECLARE THE HEREIN DIVISION OF LAND APPROVED AS FEE SIMPLE UNIT LOT SUBDIVISION NUMBER PFS-11-0001 BY THE CITY OF MOUNTLAKE TERRACE, SUBJECT TO THE FOLLOWING COVENANTS AND RESTRICTIONS.

- 1.) AN EASEMENT IS HEREBY RESERVED AND GRANTED TO ALL UTILITIES AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS SERVING THIS FEE SIMPLE UNIT LOT SUBDIVISION, UNDER AND UPON THE EXTERIOR TEN, (10) FEET PARALLEL WITH AND ADJOINING THE STREET FRONTAGE OF LOT 1 AND ALONG TRACT 999 FOR LOTS 1, 2, 3, 4, 5, AND 6. IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND MAINTAIN UNDERGROUND CONDUITS, CABLES, PIPE AND WIRES WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSE OF SERVING THIS FEE SIMPLE UNIT LOT SUBDIVISION AND OTHER PROPERTY WITH ELECTRICITY, TELEPHONE, TELEVISION CABLE, GAS AND OTHER UTILITY SERVICES TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AT ALL TIMES FOR THE PURPOSES HEREIN STATED.
- 2.) A PRIVATE SANITARY SEWER EASEMENT IS HEREBY GRANTED ACROSS THE SHARED ACCESS & UTILITY TRACT 999 FOR THE BENEFIT OF LOTS 1, 2, 3, 4, 5, AND 6 FOR MAINTENANCE, REPAIR AND REPLACEMENT OF THE SANITARY SEWER SYSTEM MAIN LINE. SUCH MAINTENANCE, REPAIR AND REPLACEMENT SHALL BE THE RESPONSIBILITY OF THE OWNERS OF LOTS 1, 2, 3, 4, 5, AND 6 OF THIS FEE SIMPLE UNIT LOT SUBDIVISION. THE OWNERS OF LOTS 1, 2, 3, 4, 5, AND 6 ARE RESPONSIBLE FOR THE MAINTENANCE AND REPAIR OF THE SANITARY SIDE SEWER FROM THEIR RESPECTIVE LOT UP TO AND INCLUDING THE CONNECTION TO THE MAIN SEWER LINE. THE OWNERS OF LOTS 1, 2, 3, 4, 5, AND 6 SHALL RETAIN THE RIGHT TO USE THE SURFACE OF SAID TRACT SO LONG AS SAID USE DOES NOT INTERFERE WITH THE INSTALLATION, OPERATION AND MAINTENANCE OF EASEMENT AND/OR TRACT USAGE.
- 3.) SUBJECT TO EASEMENTS TO PSE AND PUD RECORDED UNDER AUDITOR'S FILE NO'S. 201202100508 & 201204060492.
- 4.) SUBJECT TO CONDITIONS OF APPROVAL FOR THE PAIGE LANE SHORT PLAT PER AUDITOR'S FILE NO. 200612180894.
- 5.) SUBJECT TO CONDITIONS OF APPROVAL FOR THE ASPEN LANE TOWNHOMES PER AUDITOR'S FILE NO. 201111040315.
- 6.) A 5' WIDE MAINTENANCE/USE ESEMENT IS HEREBY GRANTED ACROSS LOT 3 FOR THE BENEFIT OF LOT 2 FOR MAINTENANCE OF ROOF AND ROOF EAVE ALSO ACROSS LOT 5 FOR THE BENEFIT OF LOTS 4 AND 6, AND ACROSS LOT 4 FOR THE BENEFIT OF LOT 5.

THESE COVENANTS CONSTITUTE AGREEMENT RUNNING WITH THE LAND AND ARE FOR THE MUTUAL BENEFIT OF THE GRANTOR AND THEIR HEIRS, SUCCESSORS AND ASSIGNS AND ARE FOR THE FURTHER PURPOSE OF COMPLIANCE WITH THE ORDINANCES AND REGULATIONS OF THE CITY OF MOUNTLAKE TERRACE, AND THE "CITY" AND SUCH PERSONS ARE SPECIFICALLY GIVEN THE RIGHT TO ENFORCE THESE RESTRICTIONS AND REGULATIONS BY INJUNCTION OF THEIR LAWFUL PROCEDURE AND TO RECOVER ANY DAMAGES RESULTING FROM SUCH VIOLATIONS.

214TH STREET TOWNHOMES LLC

BY: Paul E. Nolan, DATED: August 15, 2012
MANAGER

PEOPLES BANK

BY: James M. Lindorff
SVP DATED: August 15, 2012

COMMON MAINTENANCE

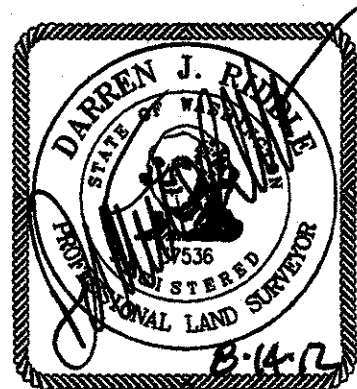
- A.) THE FEE SIMPLE LOTS ARE PART OF A PARENT PARCEL, COMMONLY KNOWN AS ASPEN LANE. THE PARENT PARCEL SHALL CONTINUE TO MEET THE UNDERLYING APPROVED SITE DEVELOPMENT REQUIREMENTS UNDER THE CITY OF MOUNTLAKE TERRACE FILE NO. PFS-11-0001 AND UNDER PSD-11-0001.
- B.) EACH FEE SIMPLE LOT OWNER IS RESPONSIBLE FOR THE MAINTENANCE, REPAIR AND WELL KEEPING OF HIS/HER INDIVIDUAL FEE SIMPLE LOT. EACH OWNER SHALL KEEP HIS/HER UNIT AND PROPERTY IN A GOOD STATE OF REPAIR.
- C.) MAINTENANCE, CARE AND REPLACEMENT OF COMMON OPEN SPACE AREAS, IRRIGATION SYSTEMS, AND SITE FURNISHINGS ARE THE RESPONSIBILITY OF THE FEE SIMPLE LOT OWNERS PER CITY REGULATIONS.
- D.) LANDSCAPE MAINTENANCE ON AN INDIVIDUAL FEE SIMPLE LOT IS THE RESPONSIBILITY OF THE INDIVIDUAL FEE SIMPLE LOT OWNER. EACH FEE SIMPLE LOT OWNER SHALL MAINTAIN, FOR THE LIFE OF THE DEVELOPMENT, THE INTEGRITY OF THE LANDSCAPE BEDS ALONG THE PERIMETER OF ALL PROPERTY LINES CONSISTENT WITH CITY REGULATIONS.
- E.) MAINTENANCE, CARE AND REPLACEMENT OF STORMWATER CONTROL OR RAINGARDEN LANDSCAPE AREAS ARE THE RESPONSIBILITY OF EACH FEE SIMPLE LOT OWNER PER CITY REGULATIONS.
- F.) MAINTENANCE, CARE AND REPLACEMENT OF STREET TREES ARE THE RESPONSIBILITY OF THE FEE SIMPLE LOT OWNERS PER CITY REGULATIONS.
- G.) EACH ROOF SHALL BE CARED FOR AND MAINTAINED BY THE OWNER OF THE FEE SIMPLE LOT UPON WHICH THE ROOF IS LOCATED. IN THE EVENT A LOT OWNER INTENDS TO REPAIR OR REPLACE HIS/HER ROOF, IT IS AGREED THAT THE MATERIALS WILL BE SIMILAR IN TYPE, QUALITY AND COLOR OF THE ORIGINAL ROOF, UNLESS OTHERWISE MUTUALLY AGREED UPON BY ALL OWNERS OF THE BUILDING IN WHICH THE FEE SIMPLE UNIT IS ASSOCIATED. THE COST OF CARE AND MAINTENANCE IS THE SOLE RESPONSIBILITY OF THE INDIVIDUAL LOT OWNER MAKING THE ROOF REPAIR OR REPLACEMENT. HOWEVER, IN THE EVENT OF A TOTAL ROOF REPLACEMENT FOR A BUILDING, THE COSTS WILL BE SHARED EQUALLY AMONG THE UNIT OWNERS OF THAT BUILDING.
- H.) ROOF REPLACEMENTS WILL BE REQUIRED EVERY 25 YEARS UNLESS DELAYED BY UNANIMOUS AGREEMENT OF THE OWNERS OF EACH BUILDING.
- I.) SIDING SHALL BE CARED FOR AND MAINTAINED BY THE OWNER OF THE LOT UPON WHICH THE SIDING IS LOCATED. IN THE EVENT A LOT OWNER INTENDS TO REPAIR OR REPLACE HIS SIDING, THE MATERIALS SHALL BE SIMILAR IN TYPE, STYLE, QUALITY AND COLOR OF THE ORIGINAL SIDING. COST OF SUCH CARE AND MAINTENANCE IS THE SOLE RESPONSIBILITY OF THE INDIVIDUAL LOT OWNER.
- J.) IN THE EVENT TOTAL SIDING REPLACEMENT FOR A BUILDING IS REQUIRED, MATERIALS SHALL BE SIMILAR IN TYPE, STYLE, QUALITY AND COLOR OF THE ORIGINAL SIDING. COST OF SUCH REPLACEMENT SHALL BE SHARED EQUALLY BY THE LOT OWNERS OF THAT BUILDING.
- K.) ADDRESS SIGN MAINTENANCE AGREEMENT. ALL UNIT LOTS BENEFITTING FROM THE POSTING OF ADDRESS SIGNS ON EACH UNIT AND FOR EACH BUILDING ARE RESPONSIBLE FOR THE MAINTENANCE OF THOSE SIGNS. ALL UNIT LOTS SHALL SHARE EQUALLY IN THE COST OF REPAIR, MAINTENANCE AND/OR REPLACEMENT OF THE BUILDING AND STREET SIGNS. EACH UNIT LOT SHALL BE RESPONSIBLE FOR THE REPAIR, MAINTENANCE, AND/OR REPLACEMENT OF THE SIGN OF ITS OWN UNIT LOT.
- L.) ELECTRICAL, TELEPHONE AND CABLE TV EASEMENT. WITNESSETH THAT FOR AND IN CONSIDERATION OF THE MUTUAL COVENANTS HEREIN EXPRESSED, IT IS HEREBY AGREED BETWEEN THE PARTIES THAT: (1) AN EASEMENT FOR ELECTRICAL, TELEPHONE, AND CABLE TV CONNECTION AND METER BOXES AS CONSTRUCTED SHALL BE GRANTED. CABLES SHALL BE RUN UNDERGROUND AND THROUGH THE BUILDINGS FROM THIS COMMON CONNECTION POINT TO EACH PARCEL; (2) THERE SHALL BE A COMMON CONNECTION AND THE LINES SHALL BE CONSTRUCTED FOR THE USE AND BENEFIT OF ALL PROPERTIES; (3) THE COST OF MAINTENANCE, REPAIR OR RECONSTRUCTION OF THAT PORTION OF THE DISTRIBUTION SYSTEM USED IN COMMON SHALL BE BORNE IN EQUAL SHARES, EXCEPT WHEN SUCH REPAIRS OR RECONSTRUCTION ARE DUE TO DAMAGES FOR WHICH A SINGLE OWNER IS RESPONSIBLE, THEN THAT OWNER SHALL BE RESPONSIBLE FOR THE COST; AND (4) THIS AGREEMENT SHALL BE A COVENANT RUNNING WITH THE LAND AND SHALL BE BINDING UPON ALL PARTIES AND THEIR HEIRS AND ASSIGNS FOREVER.

SHARED ACCESS AND UTILITY TRACT 999

- A.) EACH FEE SIMPLE LOT HAS AN UNDIVIDED EQUAL INTEREST IN AND THE RESPONSIBILITY FOR MAINTENANCE AND LIABILITY FOR DAMAGE DUE TO FAILURE OR LACK OF MAINTENANCE OF THE SHARED ACCESS AND UTILITY TRACT 999 WITHIN THE DEVELOPMENT. IF THE OWNERS OF THE FEE SIMPLE LOTS WITHIN THE DEVELOPMENT FAIL TO MAINTAIN THE SHARED ACCESS AND UTILITY TRACT 999 TO A DEGREE THAT INTERFERES WITH ACCESS BY EMERGENCY VEHICLES (AS DETERMINED BY THE CITY OF MOUNTLAKE TERRACE IN ITS SOLE DISCRETION), SAID CITY RESERVES THE RIGHT TO REPAIR THE SHARED ACCESS AND UTILITY TRACT 999. ANY AND ALL COSTS OF REPAIR AND APPLICABLE ADMINISTRATIVE COSTS INCURRED BY THE CITY SHALL BE PAID BY THE OWNERS OF THE FEE SIMPLE LOTS WITHIN 30 DAYS OF BILLING BY SAID CITY. IN THE EVENT SUCH COSTS ARE NOT FULLY PAID WITHIN 30 DAYS OF BILLING BY THE CITY OF MOUNTLAKE TERRACE AS AFORESAID, SAID CITY SHALL HAVE THE RIGHT TO FILE A LEIN AGAINST ALL SAID FEE SIMPLE LOTS IN THE TOTAL AMOUNT OF ANY UNPAID COSTS AS AFORESAID, WHICH SAID LEIN MAY BE FORECLOSED IN THE MANNER PROVIDED BY THE LAWS OF WASHINGTON FOR THE FORECLOSURE OF LEINS OF MECHANICS OR MATERIAL MEN. EACH PROVISION OF THIS PARAGRAPH SHALL CONSTITUTE AN AGREEMENT RUNNING WITH THE LAND, AND BIND THE RESPECTIVE FEE SIMPLE LOT OWNERS, THEIR HEIRS, ADMINISTRATORS, SUCCESSORS AND ASSIGNS.
- B.) WITNESSED THAT FOR AND IN CONSIDERATION OF THE MUTUAL COVENANTS HEREIN EXPRESSED, IT IS HEREBY AGREED BETWEEN THE PARTIES THAT: A SHARED ACCESS AND UTILITY TRACT 999 AS SHOWN ON THIS SURVEY IS FOR THE BENEFIT OF ALL UNITS, NOS. 1 THROUGH 6. THE OWNERS OF UNIT LOTS 1 THROUGH 6 SHALL HAVE AN EQUAL AND UNDIVIDED INTEREST IN THE RESPONSIBILITY FOR MAINTENANCE OF SAID TRACT APPURTENANCE. THESE APPURTENANCE AND MAINTENANCE RESPONSIBILITIES INCLUDE THE REPAIR AND MAINTENANCE OF THE ACCESS TRACT, PEDESTRIAN SIDEWALKS (NOT INCLUDING THE FRONT STOOP OF EACH UNIT), DRAINAGE PIPES, AND STORM WATER QUALITY FACILITIES WITHIN THIS TRACT, PRIVATE SIGNAGE, AND OTHER INFRASTRUCTURE NOT OWNED BY THE CITY OF MOUNTLAKE TERRACE OR OTHER UTILITY PROVIDERS. MAINTENANCE COSTS SHALL BE SHARED EQUALLY.
- C.) THE HOMEOWNERS ARE RESPONSIBLE TO SWEEP AND KEEP THE PRIVATE ROADWAY FREE OF DIRT AND DEBRIS. THE CITY RESERVES THE RIGHT, BUT NOT THE OBLIGATION, TO PERFORM ANY NEEDED SERVICE AND MAINTENANCE ON THESE AREAS. IT IS THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION TO REIMBURSE THE CITY FOR ANY COST INCURRED, IF APPLICABLE.
- D.) PARKING WITHIN THE PRIVATE ROADWAY, TRACT 999, IS PROHIBITED.
- E.) ALL OCCUPANT VEHICLE PARKING SHALL BE RESTRICTED TO DESIGNATED GARAGES.

Scans: scans021410.pdf

201208245002 CONFORMED COPY
08/24/2012 10:51am 3 PGS
SNOWHOMISH COUNTY, WASHINGTON



Pacific Coast Surveys, Inc.
LAND SURVEYING & MAPPING
P.O. BOX 13619
MILL CREEK, WA 98082
PH. 425.508.4951 FAX 425.357.3577
www.PCSurveys.net

A.F. NO. _____

FEE SIMPLE UNIT LOT SUBDIVISION FOR:

ASPEN LANE

PFS-11-0001

NW 1/4, NW 1/4, SEC.27, T.27N., R.4E., W.M.

DRAWN BY	DATE	DRAWING FILE NAME	SCALE	JOB NO.
DJR	8.13.12	11211SP.DWG	1" = 20'	11-511

SHEET
1 of 3

LEGAL DESCRIPTION

THE WEST 93 FEET OF THE NORTH 278 FEET OF THE WEST HALF OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 27 NORTH, RANGE 4 EAST, W.M. LESS THE NORTH 30 FEET THEREOF FOR 214TH STREET SOUTHWEST (BALSAM WAY), ALSO KNOWN AS PARCEL B, CITY OF MOUNTLAKE TERRACE LOT LINE ADJUSTMENT NO. LLA-96-06, AS RECORDED UNDER RECORDING NO. 9703130029, RECORDS OF SNOHOMISH COUNTY, WASHINGTON.

SITUATE IN THE CITY OF MOUNTLAKE TERRACE, COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

CITY OF MOUNTLAKE TERRACE APPROVALS

EXAMINED AND APPROVED AS THE SURVEY DATA, THE LAYOUT OF STREETS, ALLEYS, AND OTHER RIGHT-OF-WAY, THE DESIGN OF BRIDGES, THE SEWAGE AND WATER SYSTEMS, AND OTHER STRUCTURES, THIS 16TH DAY OF August 2012.

Willem A. Van Ry
WILL VAN RY
CITY ENGINEER

EXAMINED AND APPROVED THIS 16TH DAY OF August 2012.

Shane Hope
SHANE HOPE, COMMUNITY & ECONOMIC DEVELOPMENT DIRECTOR

EXAMINED AND APPROVED THIS 16TH DAY OF August 2012.

John J. Caulfield
JOHN J. CAULFIELD, CITY MANAGER
ATTEST: Virginia A. O'Neil
CITY CLERK

ACKNOWLEDGMENTS

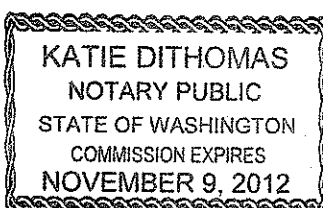
STATE OF WASHINGTON }
COUNTY OF SNOHOMISH }SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Paul E. Nolan IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT ON OATH STATING THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS mayor OF 214TH STREET TOWNHOMES, LLC, AND VOLUNTARY ACT AND DEED OF SUCH PARTY FOR THE USE AND PURPOSES MENTIONED IN THIS INSTRUMENT.

NOTARY SIGNATURE

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

RESIDING AT Snohomish
MY APPOINTMENT EXPIRES: 11-9-12



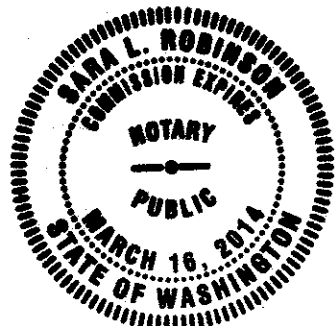
STATE OF WASHINGTON }
COUNTY OF SNOHOMISH }SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JAMES M. VANDERMEY IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT ON OATH STATING THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS SENIOR VICE PRESIDENT OF PEOPLES BANK AND VOLUNTARY ACT AND DEED OF SUCH PARTY FOR THE USE AND PURPOSES MENTIONED IN THIS INSTRUMENT.

Sara L. Robinson
NOTARY SIGNATURE

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

RESIDING AT Bellingham WA
MY APPOINTMENT EXPIRES: March 16, 2014



CITY TREASURER'S CERTIFICATE

I, Mick Horton TREASURER OF THE CITY OF MOUNTLAKE TERRACE, WASHINGTON, DO HEREBY CERTIFY THAT THERE ARE NO OUTSTANDING LID ASSESSMENTS ON ANY PORTION OF THE ABOVE DESCRIBED TRACT WHICH, UNDER THE SUBDIVISION THEREOF, BECOME PUBLIC STREETS, ALLEYS, OR OTHER PUBLIC PLACES, AND THAT THE RECORDS WERE EXAMINED THIS 16 DAY OF August 2012.

BY: Mick Horton
TREASURER, CITY OF MOUNTLAKE TERRACE

COUNTY TREASURER'S CERTIFICATE

I, Kirk Sievers TREASURER OF SNOHOMISH COUNTY, WASHINGTON, DO HEREBY CERTIFY THAT ALL THE TAXES AND DELINQUENT ASSESSMENTS ON THE ABOVE DESCRIBED TRACT HAVE BEEN FULLY PAID-UP TO AND INCLUDING THE YEAR 2012.

BY: Kirk Sievers
TREASURER, SNOHOMISH COUNTY

BY: Kim Haul 8.24.12
DEPUTY TREASURER



AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____, 2012,

AT _____ M., IN BOOK _____ OF SURVEYS, AT PAGE _____,

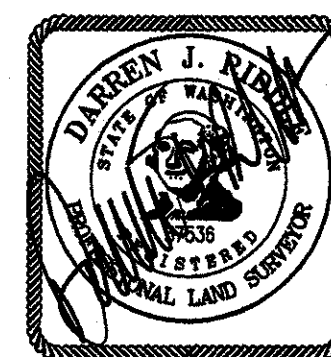
AT THE REQUEST OF PACIFIC COAST SURVEYS, INC.

COUNTY AUDITOR _____ DEPUTY COUNTY AUDITOR _____

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 DAVE NOLAN, IN JUNE, 2012.

Darren J. Riddle
DARREN J. RIDDLE
PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 37536



8.14.12
DATE

Scans: scans021411.pdf

SHEET
2 of 3

Pacific Coast Surveys, Inc.
LAND SURVEYING & MAPPING
P.O. BOX 13619
MILL CREEK, WA 98082
PH. 425.508.4951 FAX 425.357.3577
www.PCSurveys.net

FEE SIMPLE UNIT LOT SUBDIVISION FOR:

ASPEN LANE

PFS-11-0001

NW 1/4, NW 1/4, SEC.27, T.27N., R.4E., W.M.

DRAWN BY	DATE	DRAWING FILE NAME	SCALE	JOB NO.
DJR	8.13.12	11211SP.DWG	1" = 20'	11-511

CONC. MON IN CASE
W/3" BRASS DISC WITH
X" DOWN 0.4"
NOVEMBER, 2011

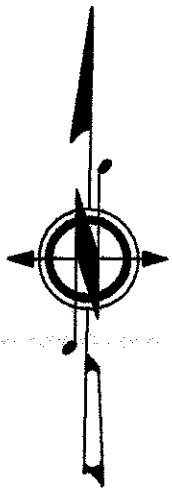
214TH ST. SW (BALSAM WAY)

N 88°35'35" W 1207.59' (BASIS OF BEARING)

CONC. MON IN CASE
W/BRASS CAP &
PUNCH DOWN 0.3"
NOVEMBER, 2011

44TH AVE. W.

WALNUT GROVE
TOWNHOMES
AFN 200303250466



SCALE: 1" = 20'

WALNUT GROVE
TOWNHOMES
AFN 200303250466

FOUND REBAR/CAP
G4 #9435 AT CORNER

FOUND REBAR/CAP
G4 #9435 AT CORNER

EQUIPMENT & PROCEDURES

METHOD OF SURVEY:
SURVEY PERFORMED BY FIELD TRAVERSE

INSTRUMENTATION:
LEICA TCRA 1205 ROBOTIC ELECTRONIC TOTAL STATION

PRECISION:
MEETS OR EXCEEDS STATE STANDARDS WAC
332-130-090

BASIS OF BEARING:
THE MONUMENTED CENTERLINE OF BALSAM WAY
AS THE BEARING OF N 88°35'35" W.

LEGAL DESCRIPTION

THE WEST 93 FEET OF THE NORTH 278 FEET OF THE WEST HALF OF
THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST
QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 27
NORTH, RANGE 4 EAST, W.M. LESS THE NORTH 30 FEET THEREOF
FOR 214TH STREET SOUTHWEST (BALSAM WAY), ALSO KNOWN AS
PARCEL B, CITY OF MOUNTLAKE TERRACE LOT LINE ADJUSTMENT NO.
LLA-96-06, AS RECORDED UNDER RECORDING NO. 9703130029,
RECORDS OF SNOHOMISH COUNTY, WASHINGTON.

SITUATE IN THE CITY OF MOUNTLAKE TERRACE, COUNTY OF
SNOHOMISH, STATE OF WASHINGTON.

PLAT OF
LAUREL RIDGE
AFN 9804225005

LEGEND

- SET 1/2" X 24" REBAR W/CAP STAMPED "L.S. 37536"
- EXISTING REBAR W/CAP, AS NOTED
- SET PROPERTY LINE STAKES
- ⊗ FOUND EXISTING CASED CONCRETE MONUMENT
- ℄ RIGHT OF WAY CENTERLINE

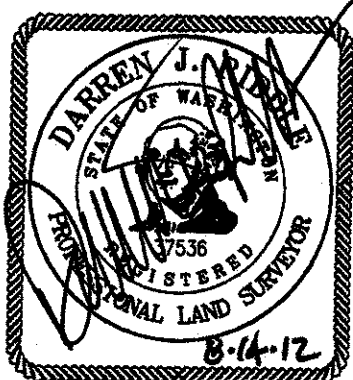
CONC. MON IN CASE
W/BRASS CAP &
PUNCH DOWN 0.3"
NOVEMBER, 2011

FOUND REBAR/CAP
G4 #30450 AT CORNER
0.4' (N) OF FENCE

FOUND REBAR/CAP
G4 #9435 AT CORNER
0.4' (N) & 0.2' (W) OF
FENCE CORNER

PLAT OF
LAUREL RIDGE
AFN 9804225005

Scans: scans021412.pdf



Pacific Coast Surveys, Inc.
LAND SURVEYING & MAPPING

P.O. BOX 13619
MILL CREEK, WA 98082
PH. 425.508.4951 FAX 425.357.3577
www.PCSurveys.net

A.F. NO.

FEE SIMPLE UNIT LOT SUBDIVISION FOR:

ASPEN LANE

PFS-11-0001

NW 1/4, NW 1/4, SEC.27, T.27N., R.4E., W.M.

DRAWN BY	DATE	DRAWING FILE NAME	SCALE	JOB NO.
DJR	8.13.12	11211SP.DWG	1" = 20'	11-511

SHEET
3 of 3