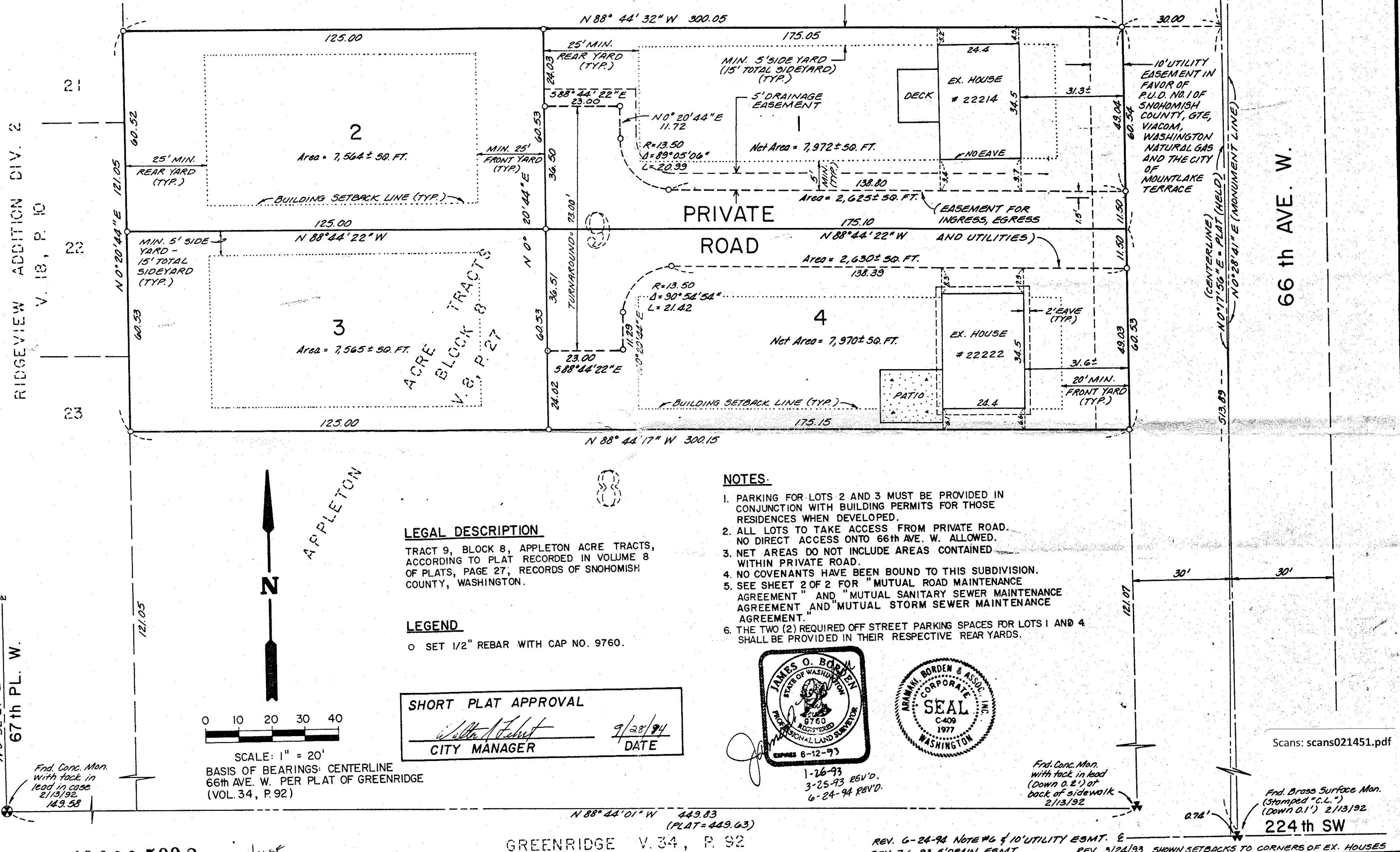


COPY

ORIGINAL ON FILE IN THE
COUNTY AUDITOR'S OFFICE

POR. NW 1/4, SE 1/4 SEC. 29, T. 27N., R. 4E., W.M.
SNOHOMISH COUNTY, WASHINGTON

10



LEGAL DESCRIPTION

TRACT 9, BLOCK 8, APPLETON ACRE TRACTS,
ACCORDING TO PLAT RECORDED IN VOLUME 8
OF PLATS, PAGE 27, RECORDS OF SNOHOMISH
COUNTY, WASHINGTON.

LEGEND

○ SET 1/2" REBAR WITH CAP NO. 9760.

SHORT PLAT APPROVAL

CITY MANAGER

9/28/94
DATE

NOTES:

1. PARKING FOR LOTS 2 AND 3 MUST BE PROVIDED IN CONJUNCTION WITH BUILDING PERMITS FOR THOSE RESIDENCES WHEN DEVELOPED.
2. ALL LOTS TO TAKE ACCESS FROM PRIVATE ROAD. NO DIRECT ACCESS ONTO 66th AVE. W. ALLOWED.
3. NET AREAS DO NOT INCLUDE AREAS CONTAINED WITHIN PRIVATE ROAD.
4. NO COVENANTS HAVE BEEN BOUND TO THIS SUBDIVISION.
5. SEE SHEET 2 OF 2 FOR "MUTUAL ROAD MAINTENANCE AGREEMENT" AND "MUTUAL SANITARY SEWER MAINTENANCE AGREEMENT AND MUTUAL STORM SEWER MAINTENANCE AGREEMENT."
6. THE TWO (2) REQUIRED OFF STREET PARKING SPACES FOR LOTS 1 AND 4 SHALL BE PROVIDED IN THEIR RESPECTIVE REAR YARDS.



1-26-93
3-25-93 REV'D.
6-24-94 REV'D.

Find Conc. Mon.
with tack in lead
(Down 0.2') of
back of sidewalk
2/13/92

Scans: scans021451.pdf

Find Brass Surface Mon.
(Stamped "C.L.")
(Down 0.1') 2/13/92

9409305002

GREENRIDGE V.34, P.92

REV. 6-24-94 NOTE #6 & 10' UTILITY ESMT. E
REV. 7-6-93 5' DRAIN. ESMT. E

REV. 3/24/93 SHOWN SETBACKS TO CORNERS OF EX. HOUSES

AUDITOR'S CERTIFICATE

Filed for record this 30th day of Sept, 1994 at 11:18 A.M.
in book 43 of Surveys at page 193-194 at the request of
Kenneth Brewe
Surveyor's Name

BOB TERWILLIGER, County Auditor
Auditor

Cheryl Gallagher
by Deputy 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 KENNETH BREWE
in 1-24-93

James O. Borden
Certificate No. 9760

SSI Subdivision
Services
Incorporated

Short Plat Specialists

7127-196th Street SW • Suite 202
Lynnwood, WA 98036
778-1556

SHORT PLAT MAP FOR
KENNETH BREWE
SHORT PLAT NO. 92-156

DWN BY D. ROTHFUS	DATE JAN. 11, 1993	JOB NO. 92-001
CHKD BY J. BORDEN	SCALE 1" = 20'	SHEET 1 OF 2

POR. NW 1/4, SE 1/4 SEC. 29, T. 27N., R. 4E., W.M.
SNOHOMISH COUNTY, WASHINGTON

LEGAL DESCRIPTIONS

ORIGINAL PARCEL

Tract 9, Block 8, APPLETON ACRE TRACTS, according to plat recorded in Volume 8 of Plats, page 27, records of Snohomish County, Washington.

LOT 1

That portion of Tract 9, Block 8, APPLETON ACRE TRACTS, according to plat recorded in Volume 8 of Plats, page 27, records of Snohomish County, Washington, described as follows:
Beginning at the Northeast corner of said Tract 9; thence N 88°44'32"W along the North line thereof, 175.05 feet; thence S 0°20'44"W 60.53 feet; thence S 88°44'22"E 175.10 feet to the East line of said Tract 9; thence N 0°17'56"E along said East line; 60.54 feet to the Point of Beginning;
SUBJECT TO a water line easement, over, across, through and under the South 10.00 feet of the North 50.54 feet of the East 10.00 feet of said Tract 9;
AND SUBJECT TO AND TOGETHER WITH A private road easement for ingress, egress, utilities and maintenance agreement as described under EXHIBIT "A", attached hereto.

LOT 2

That portion of Tract 9, Block 8, APPLETON ACRE TRACTS, according to plat recorded in Volume 8 of Plats, page 27, records of Snohomish County, Washington, described as follows:
Commencing at the Northeast corner of said Tract 9; thence N 88°44'32"W along the North line thereof, 175.05 feet to the TRUE POINT OF BEGINNING; thence S 0°20'44"W 60.53 feet; thence N 88°44'22"W 125.00 feet to the West line of said Tract 9; thence N 0°20'44"E along said West line, 60.52 feet to the Northwest corner thereof; thence S 88°44'32"E along the North line of said Tract 9, a distance of 125.00 feet to the TRUE POINT OF BEGINNING;
TOGETHER WITH A private road easement for ingress, egress, utilities and maintenance agreement as described under EXHIBIT "A", attached hereto.

LOT 3

That portion of Tract 9, Block 8, APPLETON ACRE TRACTS, according to plat recorded in Volume 8 of Plats, page 27, records of Snohomish County, Washington, described as follows:
Commencing at the Northeast corner of said Tract 9; thence N 88°44'32"W along the North line thereof, 175.05 feet; thence S 0°20'44"W 60.53 feet to the TRUE POINT OF BEGINNING; thence continuing S 0°20'44"W 60.53 feet to the South line of said Tract 9; thence N 88°44'17"W along said South line, 125.00 feet to the Southwest corner of said Tract 9; thence N 0°20'44"E along the West line thereof, 60.53 feet; thence S 88°44'22"E 125.00 feet to the TRUE POINT OF BEGINNING;
TOGETHER WITH A private road easement for ingress, egress, utilities and maintenance agreement as described under EXHIBIT "A", attached hereto.

LOT 4

That portion of Tract 9, Block 8, APPLETON ACRE TRACTS, according to plat recorded in Volume 8 of Plats, page 27, records of Snohomish County, Washington, described as follows:
Commencing at the Northeast corner of said Tract 9; thence S 0°17'56"W along the East line thereof, 60.54 feet to the TRUE POINT OF BEGINNING; thence N 88°44'22"W 175.10 feet; thence S 0°20'44"W 60.53 feet to the South line of said Tract 9; thence S 88°44'17"E along said South line, 175.15 feet to the Southeast corner thereof; thence N 0°17'56"E along the East line of said Tract 9, a distance of 60.53 feet to the TRUE POINT OF BEGINNING;
SUBJECT TO AND TOGETHER WITH A private road easement for ingress, egress, utilities and maintenance agreement as described under EXHIBIT "A", attached hereto.

EXHIBIT "A"
(Private Road)

An easement of ingress, egress and utilities, over, across, through and under that portion of Tract 9, Block 8, APPLETON ACRE TRACTS, according to plat recorded in Volume 8 of Plats, page 27, records of Snohomish County, Washington, described as follows:
Commencing at the Northeast corner of said Tract 9; thence S 0°17'56"W along the East line thereof, 49.04 feet to the TRUE POINT OF BEGINNING; thence N 88°44'22"W 138.30 feet to the beginning of a tangent curve to the right; thence along said curve to the right, having a radius of 13.50 feet, through a central angle of 89°05'06" an arc length of 20.99 feet; thence N 0°20'44"E 11.72 feet; thence N 88°44'22"W 23.00 feet; thence S 0°20'44"W 73.01 feet; thence S 88°44'22"E 23.00 feet; thence N 0°20'44"E 11.29 feet to the beginning of a tangent curve to the right; thence along said curve to the right, having a radius of 13.50 feet, through a central angle of 90°54'54" an arc length of 21.42 feet; thence S 88°44'22"E 138.39 feet to the East line of said Tract 9; thence N 0°17'56"E along said East line, 23.00 feet to the TRUE POINT OF BEGINNING;
All maintenance of the private road lying within the above described easement shall be by the owners of the parcels having legal access therefrom and their heirs, assigns or successors, unless and until such roads are improved to City of Mountlake Terrace standards and are dedicated and accepted by the City of Mountlake Terrace for maintenance.

PRIVATE ROAD MAINTENANCE AGREEMENT

Each lot of this short plat has an undivided interest in and the responsibility for maintenance and liability for damage due to failure or lack of maintenance of the private roadway easement contained within said short plat. If the owners of lots within the short plat fail to maintain the road to a degree that prohibits access by emergency vehicles (as determined by the City of Mountlake Terrace in its sole discretion), said City reserves the right to repair the roadway. Any and all costs of repair and applicable administrative costs incurred by the City shall be paid by the owners of the lots within thirty (30) days of billing by said City. In the event such costs are not fully paid within thirty (30) days of billing by the City of Mountlake Terrace as aforesaid, said City shall have the right to file a lien against all said lots in the total amount of any unpaid costs as aforesaid, which said lien may be foreclosed in the manner provided by the laws of the State of Washington for the foreclosure of liens of mechanics and materialmen. Each provision of this paragraph shall constitute an agreement running with the land, and bind the respective lot owners, their heirs, administrators, successors and assigns.

SANITARY SEWER MAINTENANCE AGREEMENT

Owners of Lots 2 and 3 shall mutually agree to maintain and repair the sanitary sewer line that serves both lots.

STORM SEWER MAINTENANCE AGREEMENT

Owners of Lots 1, 2, 3 and 4 mutually agree to maintain and repair the storm sewer system that controls the water runoff from the private road. Maintenance will not be limited to but will include annual maintenance of the biofiltration swales. Gross biofiltration swales shall be cut to maintain a height of between 2 and 9 inches. Cut vegetation will be immediately removed from the swales. Swales may require irrigation during dry summer months, especially the biofiltration swales.

The City rights to require maintenance, repair, or replacement of the storm system shall be as set forth in the ordinances, codes, and law in effect at the time the maintenance, repair, or replacement is required.

Scans: scans021452.pdf

940 930 500 2

SHORT PLAT APPROVAL

Walter Borden
CITY MANAGER

9/28/94
DATE

AUDITOR'S CERTIFICATE

Filed for record this *30th* day of *Sept*, 19*94*, at *1:18* P.M.
in book *43* of *Survey* at page *193* at the request of
Kenneth Brewe

Surveyor's Name

Cheryl Hallagher

DB TERWILLIGER, County Auditor

Auditor

by

Deputy 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 *KENNETH BREWE*
in *1-26*, 19*93*

Certificate No. *9760*

SSI Subdivision
Services
Incorporated

Short Plat Specialists

7127-196th Street SW Suite 202
Lynnwood, WA 98036
778-1556

SHORT PLAT FOR

KENNETH BREWE
SHORT PLAT NO. 92-56

DWN BY D. ROTHFUS	DATE JAN. 11, 1993	JOB NO. 92 - 001
CHKD BY J. BORDEN	SCALE —	SHEET 2 OF 2

COPY
ORIGINAL ON FILE IN THE
COUNTY AUDITOR'S OFFICE