

MOUNT-LAKE TERRACE DIVISION NO. 18-B,C & D

A REPLAT OF A PORTION OF BLOCKS 2 & 3, LAKE BALLINGER VIEW ADD. AND OF A PORTION OF MOUNT-LAKE TERRACE DIV. NO. 16 - IN THE NE⁴ SECTION 32, TWP. 27 N., R. 4 E., W. M.

SCALE 1" = 100'

ROBERT W. JONES - ENGINEER

PORTION OF LAKE BALLINGER VIEW ADDITION

PORTION OF MOUNT-LAKE TERRACE DIV. NO. 16

DESCRIPTION

This Plot of Mount-Lake Terrace Division No. 18-B,C,D is a replat of a portion of Blocks 2 and 3 Lake Ballinger View Add. according to the plat thereof recorded in Volume 7 of Plats, page 11, records of Snohomish County, Washington; and a portion of Blocks 1 and 2, Mount-Lake Terrace Division No. 16, according to the Plat thereof recorded in Volume 13 of Plats, page 61, records of Snohomish County, Washington, more particularly described as follows: Commencing at the Southeast Corner of the Northwest Quarter of the Northeast Quarter of Section 32, Twp. 27 N., R. 4 E., W. M.; thence S 88° 44' 37" E along the south line of said subdivision, 30.01 feet to the true point of beginning; thence continuing S 88° 44' 37" E 420.02 feet to the Southwest Corner of Lot 29, Block 2, Mount-Lake Terrace Div. No. 16; thence N 0° 06' 44" W 1095.01 feet to a point on the West line of Lot 46, of said Block 2; thence S 55° 29' 24" W 283.28 feet; thence S 10° 34' 37" E 559 feet to a point of curvature to the right of radius 20 feet; thence along said curve thru a central angle of 63° 05' 10" a distance of 22.02 feet; thence S 52° 30' 33" W 127.17 feet to a point of curvature to the right of radius 100 feet; thence along said curve thru a central angle of 61° 21' 57" a distance of 107.10 feet; thence N 66° 07' 30" W 208.33 feet to the intersection of the Easterly margin of 64th Ave W and the Northerly margin of 230th St. S.W. as laid out in the Plat of Mount-Lake Terrace Div. No. 18-A; thence S 15° 45' 30" W along the Easterly margin of 64th Ave W 249.16 feet to a point of curvature to the left of radius 270 feet; thence along said curve thru a central angle of 18° 14' 22" a distance of 85.95 feet; thence S 2° 28' 52" E 304.58 to a point of curvature to the left of radius 170'; thence along said curve thru a central angle of 28° 45' 00" a distance of 85.30 feet; thence S 31° 13' 52" E 177.28 feet to an intersection with the North margin of 232nd St. S.W.; thence S 88° 44' 37" E along said North margin of 232nd St. S.W. a distance of 133.54 feet to an angle point of said margin; thence S 88° 44' 37" E 29.29 feet along said north margin; thence S 0° 06' 44" E 30.01 feet to the true point of beginning.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that Jack Peterson and Albert L. LaPierre, doing business as ^{PETERSON HOMES} a partnership, owner in fee simple of the tract of land in this plat, hereby declare this plat and dedicate to the use of the public forever all streets, avenues and places shown hereon and the use thereof for any and all public purposes. Also the right to make all necessary slopes for cuts or fills upon the tracts of land shown on this plat, in the original, reasonable grading of all the roads shown hereon. The County or its successors, shall have the right to drain all roads and streets over and across any lot or lots, where water might take a natural course after the roads and streets are graded. No land drainage shall be diverted to public road rights of way, nor shall it be blocked from draining along its normal course. Any enclosing of drainage waters in culverts or drains, or re-routing across lots, shall be at the expense of the land owner.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 26th day of February A.D. 1954.

PETERSON HOMES

by: Jack Peterson
JACK PETERSON

by: Albert L. LaPierre
ALBERT L. LAPIERRE

ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.
COUNTY OF KING }

THIS IS TO CERTIFY that on this 26 day of FEBRUARY A.D. 1954, before me the undersigned, a Notary Public, personally appeared Jack Peterson and Albert L. LaPierre, doing business as a partnership, to me known to be the parties which executed the foregoing dedication and acknowledged said instrument to be their free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF I have hereunto set my hand and official seal the day and year first above written.

U.P. Sonato
Notary Public in and for the State of Washington, residing at SEATTLE

ENGINEER'S CERTIFICATE

I, Robert W. Jones, Registered Professional Engineer and Land Surveyor, do hereby certify that this plat of Mount-Lake Terrace Division No. 18-B,C,D is based upon an actual survey and subdivision of Section 32, Twp. 27 N., R. 4 E., W. M., that the courses and distances are correct and the monuments have been set and lot corners and block corners staked on the ground as shown on this plat.

Robert W. Jones
Robert W. Jones, Cert. No. 2534 Renewal dtd Jan. 1, 1955.

TREASURER'S CERTIFICATE

I, Verne Sievers, Treasurer of Snohomish County, Washington, do hereby certify that all the Taxes have been paid up to and including the year 1955.

Verne Sievers Treasurer
by: Joe Stone Deputy Treasurer

RECORDING # 1089676

Filed for record at the request of Jack Peterson and Albert L. LaPierre at 50 minutes past 10 o'clock A. M. on this 8 day of MARCH A.D. 1954 and recorded in Volume 14 of plats, page 80, records of Snohomish County, Washington.

By Victor Larson
Deputy Auditor

George P. Dubuque
Auditor \$16.75

APPROVALS

Examined and Approved by me this 8 day of March A.D. 1954.

Earl Basswell
COUNTY ENGINEER

Examined and approved by the Snohomish County Planning Commission this 8 day of March A.D. 1954.

Felix S. Reiser
CHAIRMAN DIRECTOR

Examined and approved by the Board of County Commissioners this 8 day of March A.D. 1954.

L. E. Garney
CHAIRMAN