

DECLARATION OF SHORT SUBDIVISION AND OF COVENANTS, RESTRICTIONS AND DEDICATIONS**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 DESCRIBED DIVISION OF LAND APPROVED AS SHORT PLAT NUMBER PSP030002 BY THE CITY OF MOUNTLAKE TERRACE, SUBJECT TO THE FOLLOWING COVENANTS AND RESTRICTIONS.

UTILITY EASEMENT

AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO ALL UTILITIES SERVING THE SUBJECT SHORT PLAT AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, UNDER AND UPON THE EXTERIOR 10 FEET PARALLEL WITH AND ADJOINING THE STREET FRONTAGE OF ALL LOTS, TRACTS AND COMMON AREAS 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 SHORT SUBDIVISION AND OTHER PROPERTY WITH ELECTRICITY, TELEPHONE, GAS, TELEVISION CABLE, AND OTHER UTILITY SERVICE, TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AT ALL TIMES FOR THE PURPOSES HEREIN STATED: PROVIDED, THAT IF ANY PRIVATE ROAD(S) SHOULD BECOME A PUBLIC ROAD(S) AT SOME TIME IN THE FUTURE, ALL EASEMENTS WITHIN THE ROAD SHALL BECOME NULL AND VOID AND ANY UTILITY FACILITIES WHICH PHYSICALLY EXIST SHALL BECOME SUBJECT TO THE FRANCHISE REQUIREMENTS OF THE COUNTY.

DEDICATIONS

KNOW ALL MEN BY THESE PRESENTS THAT TRAVIS A. COURSEY THE UNDERSIGNED OWNER IN FEE SIMPLE OF THE LAND HEREBY SHORT SUBDIVIDED, DEDICATE TO THE USE OF THE PUBLIC FOREVER A PERPETUAL 10 FOOT EASEMENT FOR UTILITIES AS SHOWN ON THE SHORT SUBDIVISION.

DATED THIS 21st DAY OF January, 2004

Travis A. Coursey
TRAVIS A. COURSEY

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF SNOHOMISH)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT TRAVIS A. COURSEY SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED 1/21/2004

Theresa S. Strauss
SIGNATURE OF NOTARY

Theresa S. Strauss
PRINTED NAME

Kenmore, WA
RESIDING AT

5/10/04
MY APPOINTMENT EXPIRES

STATE OF
COUNTY OF

ON THIS _____ DAY OF _____, 2004, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED _____ TO ME KNOWN TO BE A _____ OF WASHINGTON MUTUAL BANK FA, THAT EXECUTED THE, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION, FOR THE USES AND PURPOSES THEREIN SET FORTH, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO SIGN 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 ABOVE WRITTEN.

SIGNATURE OF NOTARY

PRINTED NAME

RESIDING AT

MY COMMISSION EXPIRES

CITY APPROVAL

SHORT PLAT APPROVAL EXAMINED AND APPROVED THIS 22nd DAY OF January, 2004.

Connie L. Fessler
CONNIE L. FESSLER
CITY MANAGER

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF SNOHOMISH)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Connie L. Fessler IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT SHE SIGNED THIS INSTRUMENT, ON OATH STATED THAT SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE MANAGER OF THE CITY OF MOUNTLAKE TERRACE, A MUNICIPAL CORPORATION, TO BE THE FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THIS INSTRUMENT.

DATED: 1/22/2004

Virginia V. Olsen
SIGNATURE OF NOTARY

Virginia V. Olsen
PRINTED NAME

Kenmore, WA
RESIDING AT

1-26-04
MY APPOINTMENT EXPIRES

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF TRAVIS A. COURSEY.

Russel D. Coffelt
RUSSEL D. COFFELT
REGISTERED PROFESSIONAL LAND SURVEYOR
REGISTRATION NO. 8394

JAN 19, 2004
DATE

AUDITOR'S CERTIFICATE

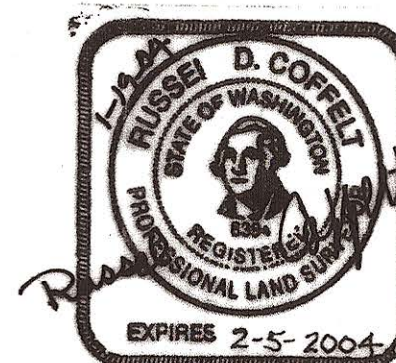
FILED FOR RECORD AT THE REQUEST OF _____ THIS _____ DAY OF _____, 2004 AT _____ MINUTES PAST _____ M

AND RECORDED 200401295002 2 PGS
RECORDS OF SNOHOMISH COUNTY, WASHINGTON
01-29-2004 02:24pm \$85.00

BOB TERWILLIGER
AUDITOR, SNOHOMISH COUNTY

TY COUNTY AUDITOR

Scans: scans021536.pdf



TRAVIS A. COURSEY
23710 BRIER ROAD, BRIER, WASHINGTON 98036

MOUNTLAKE TERRACE SHORT PLAT
NO. PSP030002
24005 48TH AVENUE WEST
MOUNTLAKE TERRACE, WASHINGTON

NORTHSHORE LAND SURVEYING
P.O. BOX 785
BOTHELL, WASHINGTON 98041

OWN BY <u>Russ</u>	DATE <u>11-17-03</u>	JOB NO. <u>03-11-01</u>
CHKD BY <u>T.C.</u>	SCALE <u>NONE</u>	SHEET <u>1</u> OF <u>2</u>

