TOPOGRAPHIC & BOUNDARY SURVEY

LEGAL DESCRIPTION

(PER STATUTORY WARRANTY DEED RECORDING# 20180116001125)

LOTS 3 AND 4, BLOCK 21, MERCER PARK, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 8 OF PLATS, PAGE 27, RECORDS OF KING COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

BASIS OF BEARINGS

A BEARING OF S89°56'18"E ON THE CENTERLINE OF SE 22ND ST (TEMPLE ST), PER RECORD OF SURVEY AS RECORDED IN BOOK 221 OF SURVEYS, PAGE 66, RECORDS OF KING COUNTY, WA

REFERENCES

1. RECORD OF SURVEY, BOOK 221, OF SURVEYS PAGE 66; REC#20070322900005; RECORDS OF KING COUNTY, WASHINGTON.
2. PLAT OF MERCER PARK, VOLUME 8, OF PLATS PAGE 27; RECORDS OF <ING COUNTY, WASHINGTON.

VERTICAL DATUM

NAVD 88
FOUND REBAR AND CAP LS# NOT READABLE WITH TACK (DOWN 0.8'). LOCATED INTX. 80TH AVE SE & SE 22ND ST.
ELEVATION ON CAP=79.94'

SURVEYOR'S NOTES

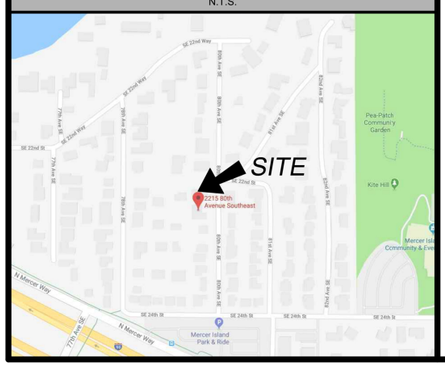
1. THE TOPOGRAPHIC SURVEY SHOWN HEREON WAS PERFORMED IN MARCH OF 2018. THE FIELD DATA WAS COLLECTED AND RECORDED ON MAGNETIC MEDIA THROUGH AN ELECTRONIC THEODOLITE. THE DATA FILE IS ARCHIVED ON DISC OR CD. WRITTEN FIELD NOTES MAY NOT EXIST. CONTOURS ARE SHOWN FOR CONVENIENCE ONLY. DESIGN SHOULD RELY ON SPOT ELEVATIONS.
2. ALL MONUMENTS SHOWN HEREON WERE LOCATED DURING THE COURSE OF THIS SURVEY UNLESS OTHERWISE NOTED.
3. BURIED UTILITIES SHOWN BASED ON RECORDS FURNISHED BY OTHERS AND VERIFIED WHERE POSSIBLE IN THE FIELD. TERRANE ASSUMES NO LIABILITY FOR THE ACCURACY OF THOSE RECORDS OR ACCEPT RESPONSIBILITY FOR UNDERGROUND LINES WHICH ARE NOT MADE PUBLIC RECORD. FOR THE FINAL LOCATION OF EXISTING UTILITIES IN AREAS CRITICAL TO DESIGN CONTACT THE UTILITY OWNER/AGENCY. AS ALWAYS, CALL 1-800-424-5555 BEFORE CONSTRUCTION.
4. SUBJECT PROPERTY TAX PARCEL NO. 545230-2145
5. SUBJECT PROPERTY AREA PER THIS SURVEY IS 8,810 ±S.F. (0.20 ACRES)- 8,800 ±S.F. PER KING COUNTY ASSESSOR'S.
6. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. EASEMENTS AND OTHER ENCUMBRANCES MAY EXIST THAT ARE NOT SHOWN HEREON.
7. FIELD DATA FOR THIS SURVEY WAS OBTAINED BY DIRECT FIELD MEASUREMENTS WITH A CALIBRATED ELECTRONIC 5-SECOND TOTAL STATION AND/OR SURVEY GRADE GPS OBSERVATIONS. ALL ANGULAR AND LINEAR RELATIONSHIPS ARE ACCURATE AND MEET THE STANDARDS SET BY WAC 332-130-090.

LEGEND

- ASPHALT SURFACE
- BUILDING
- CENTERLINE ROW
- CONCRETE SURFACE
- RETAINING WALL
- DECK
- FENCE LINE (CHAIN LINK)
- FENCE LINE (WOOD)
- GRAVEL SURFACE
- MONUMENT IN CASE (FOUND)
- POWER METER
- REBAR AS NOTED (FOUND)
- REBAR & CAP (SET)
- SEWER LINE
- SEWER MANHOLE
- SIGN (AS NOTED)
- INLET (TYPE 1)
- STORM DRAIN LINE
- TREE (AS NOTED)
- WATER METER
- MAILBOX (RESIDENTIAL)

VICINITY MAP

N.T.S.

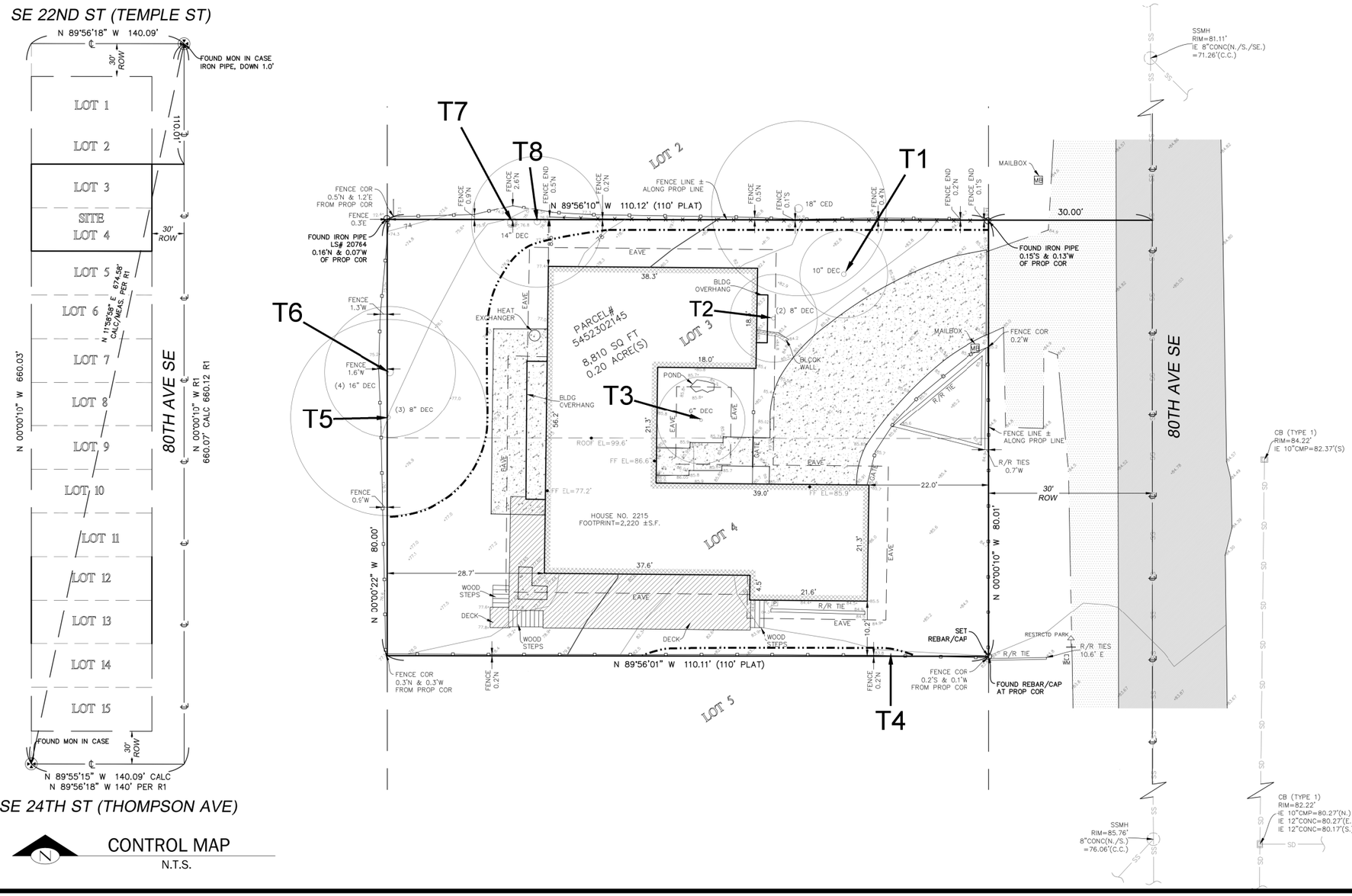


Tree map Key

Marks Tree Protection Fencing

Marks Dripline

(IN FEET)
1 INCH = 10 FT.



measure success

TOPOGRAPHIC & BOUNDARY SURVEY
SE 1/4 OF SE 1/4 SEC 01, TWP. 24N., RGE 04E., W.M.
PARCEL NO. 5452302145

PAEK RESIDENCE
2215 80TH AVE SE
MERCER ISLAND, WA 98040

EDWIN J. GREEN JR. STATE OF WASHINGTON PROFESSIONAL LAND SURVEYOR 03/23/18

Terrane
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phone 425.458.4488 support@terrane.net
www.terrane.net

JOB NUMBER:	180407
DATE:	03/23/18
DRAFTED BY:	IDV-PSC
CHECKED BY:	EJG/TMM
SCALE:	1" = 10'

REVISION HISTORY

SHEET NUMBER
1 OF 1