201604089000001
STEPHENS SURVEY 162.00
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KING COUNTY, WA

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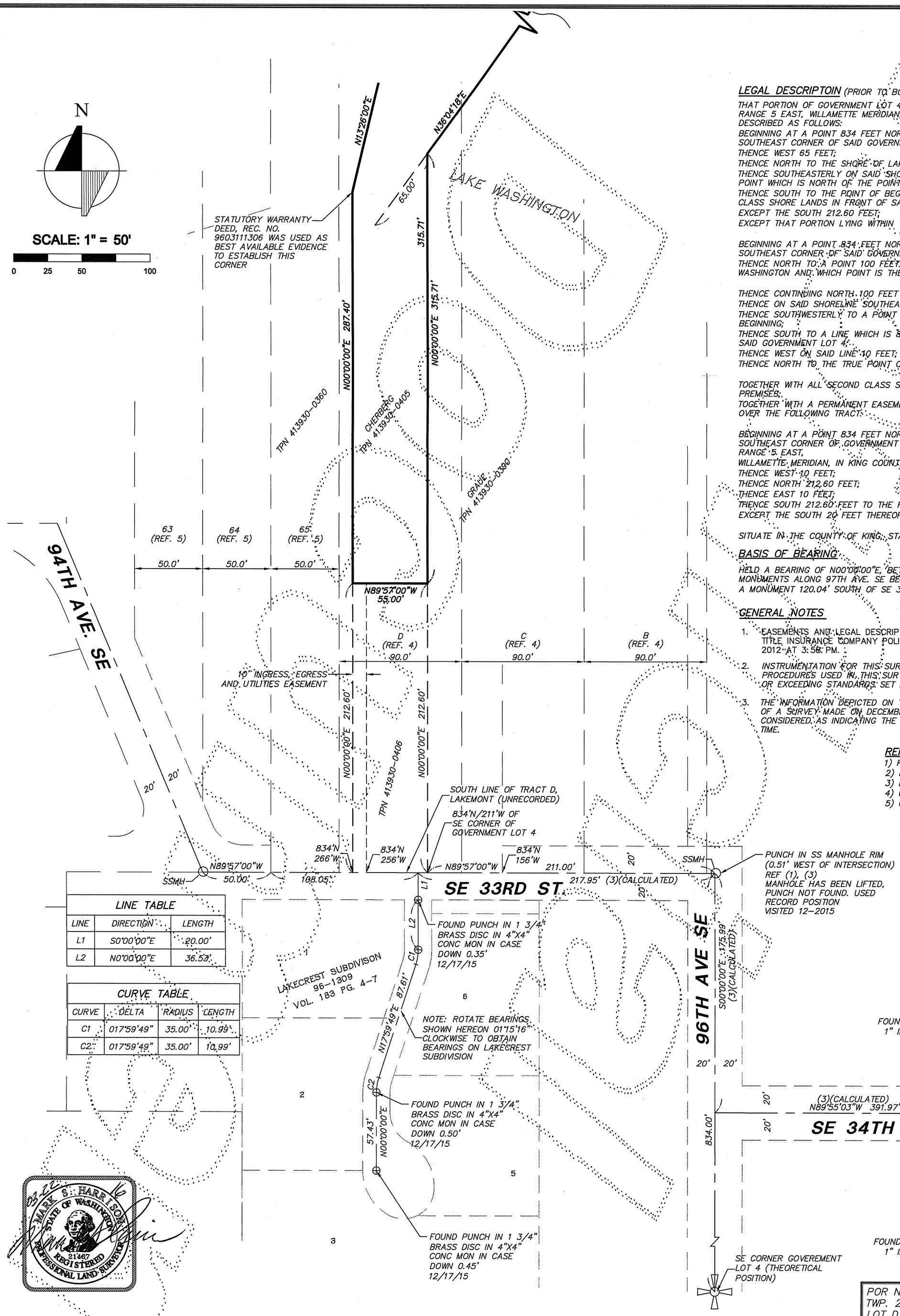

LINE TABLE		
LINE	DIRECTION	LENGTH
L1	S0°00'00"E	20.00'
L2	N0°00'00"E	36.53'

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	017°59'49"	35.00'	10.99'
C2	017°59'49"	35.00'	10.99'

LEGAL DESCRIPTOIN (PRIOR TO BOUNDARY LINE AGREEMENT)

THAT PORTION OF GOVERNMENT LOT 4, SECTION 7, TOWNSHIP 24 NORTH, RANGE 5 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT 834 FEET NORTH AND 211 FEET WEST OF THE SOUTHEAST CORNER OF SAID GOVERNMENT LOT 4;
THENCE WEST 65 FEET;
THENCE NORTH TO THE SHORE OF LAKE WASHINGTON;
THENCE SOUTHEASTERLY ON SAID SHORE LINE 150 FEET, MORE OR LESS, TO A POINT WHICH IS NORTH OF THE POINT OF BEGINNING;
THENCE SOUTH TO THE POINT OF BEGINNING; TOGETHER WITH ALL SECOND CLASS SHORE LANDS IN FRONT OF SAID PREMISES;
EXCEPT THE SOUTH 212.60 FEET;
EXCEPT THAT PORTION LYING WITHIN THE FOLLOWING DESCRIBED PROPERTY:

BEGINNING AT A POINT 834 FEET NORTH AND 276 FEET WEST OF THE SOUTHEAST CORNER OF SAID GOVERNMENT LOT 4;
THENCE NORTH TO A POINT 100 FEET SOUTH OF THE SHORE OF LAKE WASHINGTON AND WHICH POINT IS THE TRUE POINT OF BEGINNING;

THENCE CONTINUING NORTH 100 FEET TO THE SHORE OF LAKE WASHINGTON;
THENCE ON SAID SHORELINE SOUTHEASTERLY 50 FEET;
THENCE SOUTHWESTERLY TO A POINT 10 FEET EAST OF THE TRUE POINT OF BEGINNING;
THENCE SOUTH TO A LINE WHICH IS 834 FEET NORTH OF THE SOUTH LINE OF SAID GOVERNMENT LOT 4;
THENCE WEST ON SAID LINE 10 FEET;
THENCE NORTH TO THE TRUE POINT OF BEGINNING;

TOGETHER WITH ALL SECOND CLASS SHORELANDS IN FRONT OF SAID PREMISES;
TOGETHER WITH A PERMANENT EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER THE FOLLOWING TRACT:

BEGINNING AT A POINT 834 FEET NORTH AND 256 FEET WEST OF THE SOUTHEAST CORNER OF GOVERNMENT LOT 4, SECTION 7, TOWNSHIP 24 NORTH, RANGE 5 EAST,
WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON;
THENCE WEST 10 FEET;
THENCE NORTH 212.60 FEET;
THENCE EAST 10 FEET;
THENCE SOUTH 212.60 FEET TO THE POINT OF BEGINNING;
EXCEPT THE SOUTH 20 FEET THEREOF FOR ROAD.

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

BASIS OF BEARING

HELD A BEARING OF N00°00'00"E, BETWEEN 2 FOUND MONUMENTS ALONG 97TH AVE. SE BETWEEN SE 34TH ST. AND A MONUMENT 120.04' SOUTH OF SE 34TH ST.

GENERAL NOTES

1. EASEMENTS AND LEGAL DESCRIPTION BASED ON FIDELITY NATIONAL TITLE INSURANCE COMPANY POLICY NO. 611025696 DATED JUNE 29, 2012 AT 3:58 PM.
2. INSTRUMENTATION FOR THIS SURVEY WAS A LEICA TOTAL STATION. PROCEDURES USED IN THIS SURVEY WERE FIELD TRAVERSE, MEETING OR EXCEEDING STANDARDS SET BY WAC 332-130-090.
3. THE INFORMATION DEPICTED ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE ON DECEMBER, 2015 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL CONDITION EXISTING AT THAT TIME.

REFERENCE SURVEY

1) ROS 8808319004
2) ROS 20000516900001
3) LAKECREST SUBDIVISION 9711050713
4) UNRECORDED PLAT OF LAKEMONT ADDITION
5) UNRECORDED PLAT OF PORTION OF ORIGINAL PLAT AND UNRECORDED REPLAT E, F, G, H, I, J AND K PLAT OF LAKEMONT UNRECORDED.

MARK S. HARRISON
STATE OF WASHINGTON
21467
REGISTERED PROFESSIONAL LAND SURVEYOR
03-22-16

POR NW 1/4, SE 1/4 (GOV. LOT 4), SEC. 07, TWP. 24 N., RGE 5E, W.M. AND PORTION OF LOT D, UNRECORDED PLAT OF LAKEMONT

RECORDING CERTIFICATE

Filed for record this 8th day of April 2016 11:04 at A.M., in book 341 of SURVEYS at page 127-128 at the request of TRIAD

DIVISION OF RECORDS & ELECTIONS

Supt. Norm Alberg Manager

REC. NO. 201604089000 1

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

JAMES CHERBERG

in DECEMBER, 2015 MARCH 22, 2016

CERT. NO. 21467

RECORD OF SURVEY
FOR
CHERBERG RESIDENCE
9418 SE 33RD ST

MERCER ISLAND, WASHINGTON 98040

triad
20300 Woodinville Snohomish Rd NE
Suite A • Woodinville, WA 98072
p: 425.415.2000 f: 425.486.5059
w: triadassociates.net

Date 03/22/16
Drawn ARJ
Checked

Job No. 15-197
Sheet 1 OF 2

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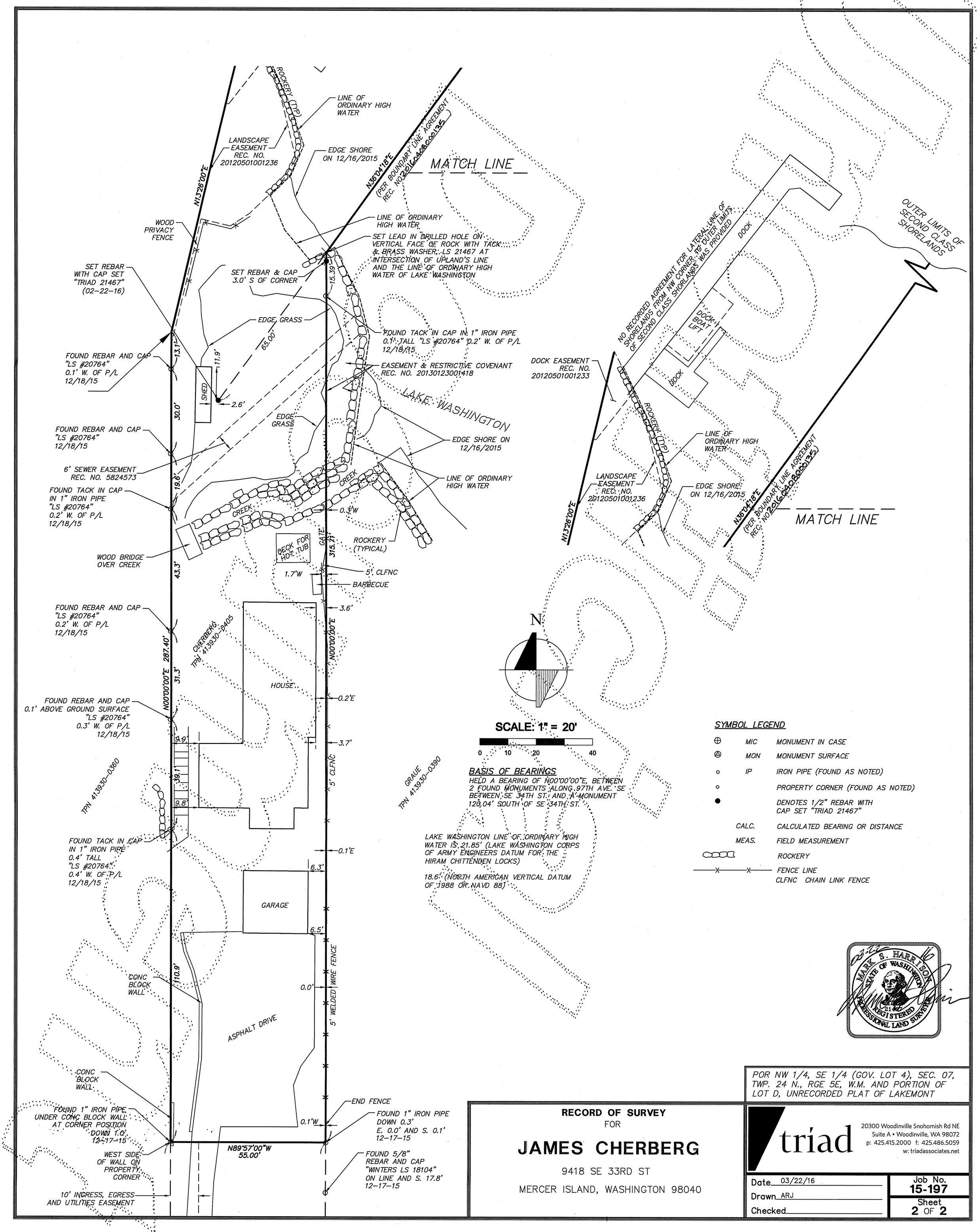
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