

CITY OF MERCER ISLAND  
WASHINGTON

LOT LINE REVISION  
NO.: \_\_\_\_\_

CITY OF MERCER APPROVAL

DATE: \_\_\_\_\_

CODE OFFICIAL: \_\_\_\_\_

CITY ENGINEER: \_\_\_\_\_

VICINITY MAP (NTS) 



**OWNERS DECLARATION**

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNER(S) OF THE LAND HEREIN DESCRIBED, DO HEREBY MAKE A BOUNDARY LINE ADJUSTMENT THEREOF PURSUANT TO RCW 58.17.040 AND DECLARE THIS DOCUMENT TO BE THE GRAPHIC REPRESENTATION OF THE SAME, AND THAT SAID ADJUSTMENT IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE OWNER(S). IN WITNESS WHEREOF WE HAVE SET OUR HANDS AND SEALS.

\_\_\_\_\_  
FRANK CLOSE Date

\_\_\_\_\_  
TERRI CLOSE Date

\_\_\_\_\_  
JAMES B. MACLEAN Date

\_\_\_\_\_  
ANNE E. MACLEAN Date

\_\_\_\_\_  
JUDIE A. WISCHMAN Date

**ACKNOWLEDGEMENT**

STATE OF WASHINGTON )  
COUNTY OF KING ) SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JUDIE A. WISCHMAN, IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE/SHE SIGNED THIS INSTRUMENT, AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED \_\_\_\_\_

(SIGNATURE) \_\_\_\_\_

(PRINT NAME) \_\_\_\_\_

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
COMMISSION EXPIRES: \_\_\_\_\_

**ACKNOWLEDGEMENT**

STATE OF WASHINGTON )  
COUNTY OF KING ) SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT FRANK CLOSE, AND TERRI CLOSE A MARRIED COUPLE ARE THE PERSONS WHO APPEARED BEFORE ME, AND SAID PERSONS ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT, AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED \_\_\_\_\_

(SIGNATURE) \_\_\_\_\_

(PRINT NAME) \_\_\_\_\_

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
COMMISSION EXPIRES: \_\_\_\_\_

**ACKNOWLEDGEMENT**

STATE OF WASHINGTON )  
COUNTY OF KING ) SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JAMES B. MACLEAN, AND ANNE E. MACLEAN A MARRIED COUPLE ARE THE PERSONS WHO APPEARED BEFORE ME, AND SAID PERSONS ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT, AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED \_\_\_\_\_

(SIGNATURE) \_\_\_\_\_

(PRINT NAME) \_\_\_\_\_

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
COMMISSION EXPIRES: \_\_\_\_\_

**REFERENCES:**

REPLAT OF ISLAND PARK, RECORDED IN VOLUME 13 OF PLATS, PAGE 58  
CITY OF MERCER ISLAND SHORT PLAT NO. MI-77-8-033

**NOTES:**

BASIS OF BEARING: S40°57'00"E BETWEEN FOUND MONUMENTS ON WEST MERCER WAY.

ALL DISTANCES SHOWN ARE GROUND DISTANCES UNLESS OTHERWISE NOTED.

ALL MONUMENTS SHOWN HERON WERE VISITED IN MARCH, 2020.

WORK PERFORMED IN CONJUNCTION WITH THIS SURVEY UTILIZED THE FOLLOWING EQUIPMENT AND PROCEDURES: (A) 1" TRIMBLE S6 SERIES ELECTRONIC TOTAL STATION, MAINTAINED TO THE MANUFACTURER'S SPECIFICATIONS PER W.A.C. 332-130-100, (B) FIELD TRAVERSE, EXCEEDING REQUIREMENTS SET FORTH IN W.A.C. 332-130-090.

PORTION OF: SE1/4, NE1/4, SECTION 18, T.27N., R.05E., W.M.

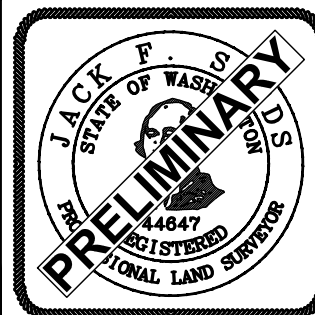
**SURVEYORS CERTIFICATE**  
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF: FRANK CLOSE IN FEBURARY, 2020

JACK F SEEDS CERTIFICATE NUMBER 44647

**RECORDER'S-AUDITOR'S CERTIFICATE**

NO. \_\_\_\_\_  
FILED FOR THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_  
AT \_\_\_\_\_ M IN SURVEY VOL. \_\_\_\_\_ AT PAGE \_\_\_\_\_  
AT THE REQUEST OF PACE ENGINEERS, INC.

COUNTY RECORDER \_\_\_\_\_ DEPUTY RECORDER \_\_\_\_\_



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Kirkland, WA 98033  
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Civil | Structural | Planning | Survey  
paceengrs.com

MAP CHK. REVISIONS:

LOT LINE REVISION &  
RECORD OF SURVEY FOR  
FRANK CLOSE

DRAWN BY: JFS SCALE: - FIELD BOOK: - FIELD CREW: BL DATE: - PROJECT NO. 20409.13

**CITY OF MERCER ISLAND  
WASHINGTON**

**LOT LINE REVISION  
NO.: \_\_\_\_\_**

**PARCEL A  
EXISTING LEGAL DESCRIPTION (TPN 362350-0361)**

(PER TITLE REPORT BY CHICAGO TITLE INSURANCE COMPANY, ORDER NO. 0175254-16, DATED APRIL 6, 2020)

(VESTED IN FRANK AIKENS CLOSE & TERRI LATCHEM CLOSE, HUSBAND AND WIFE)

LOT 9, BLOCK B, REPLAT OF ISLAND PARK, ACCORDING TO THE PLAT RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY, WASHINGTON:

EXCEPT THE NORTHEASTERLY 240.00 FEET THEREOF;

TOGETHER WITH THAT PORTION OF VACATED FREEMAN AVENUE SE ADJOINING, AS WOULD ATTACH BY OPERATION OF LAW, VACATED BY CITY OF MERCER ISLAND ORDINANCE NO. 17-16, RECORDED UNDER RECORDING NO. 20170816000571;

TOGETHER WITH SECOND CLASS SHORELANDS ADJOINING AND ABUTTING THEREON.

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON

**PARCEL B  
EXISTING LEGAL DESCRIPTION (TPN 362350-0367)**

(PER TITLE REPORT BY FIRST AMERICAN TITLE COMPANY, SEPTEMBER 11, 2019 ORDER NO. 8758732)

(VESTED IN JAMES B. MACLEAN & ANNE E. MACLEAN, HUSBAND AND WIFE, JUDIE A. WISHMAN A SINGLE PERSON, AS AN UNDIVIDED 22% INTEREST & JUDIE ANN WISHMAN, TRUSTEE OF THE CHARLES L. WISHMAN MARITAL TRUST EUW DATED JANUARY 28, 2005, AS TO AN UNDIVIDED 78% INTEREST)

LOTS 1 AND 2, BLOCK "C", REPLAT OF ISLAND PARK, ACCORDING TO THE PLAT RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY, WASHINGTON;

TOGETHER WITH SECOND CLASS SHORELANDS ADJOINING THERETO AND ABUTTING THEREON;

EXCEPT THE NORTHEASTERLY 296.50 FEET OF SAID LOT 1, AND EXCEPT THE NORTHEASTERLY 300 FEET OF SAID LOT 2.

(ALSO KNOWN AS PARCEL C OF CITY OF MERCER ISLAND SHORT PLAT NO. MI-77-8-033, KING COUNTY RECORDING NO. 7709280725)

(SURVEYOR'S NOTE-PER SCHEDULE B)

TOGETHER WITH THAT PORTION OF VACATED FREEMAN AVENUE SE ADJOINING, AS WOULD ATTACH BY OPERATION OF LAW, VACATED BY CITY OF MERCER ISLAND ORDINANCE NO. 17-16, RECORDED UNDER RECORDING NO. 20170816000571.

**PARCEL C  
EXISTING LEGAL DESCRIPTION (TPN 362350-0366)**

(PER TITLE REPORT BY FIRST AMERICAN TITLE COMPANY, SEPTEMBER 13, 2019 ORDER NO. 8759114)

(VESTED IN JUDIE A. WISHMAN A SINGLE PERSON)

THE SOUTHWESTERLY 146.50 FEET OF THE NORTHEASTERLY 296.50 FEET OF LOT 1 AND THE SOUTHWESTERLY 150 FEET OF THE NORTHEASTERLY 300 FEET OF LOT 2 IN BLOCK "C" OF REPLAT OF ISLAND PARK, ACCORDING TO PLAT RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY, WASHINGTON;

TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS LYING 5 FEET ON EACH SIDE OF A CENTER LINE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF SAID LOT 1 WHICH IS SOUTH 47°51'00" WEST 26.00 FEET FROM THE MOST NORTHERLY CORNER THEREOF;  
THENCE SOUTH 00°21'00" WEST 180.67 FEET TO A POINT WHICH IS SOUTH 47°51'00" WEST 150.00 FEET AND SOUTH 42°09'00" EAST 21.26 FEET FROM FROM THE MOST NORTHERLY CORNER OF SAID LOT 2 AND THE TERMINUS OF SAID CENTER LINE;

AND TOGETHER WITH AN EASEMENT FOR ACCESS TO LAKE WASHINGTON OVER THE NORTHWESTERLY 10.00 FEET OF SAID LOT 1 AND SECOND CLASS SHORELANDS ADJOINING;

EXCEPT THE NORTHEASTERLY 296.50 FEET OF SAID LOT 1.

(SURVEYOR'S NOTE-PER SCHEDULE B)

TOGETHER WITH THAT PORTION OF VACATED FREEMAN AVENUE SE ADJOINING, AS WOULD ATTACH BY OPERATION OF LAW, VACATED BY CITY OF MERCER ISLAND ORDINANCE NO. 17-16, RECORDED UNDER RECORDING NO. 20170816000571.

**PARCEL A  
NEW LEGAL DESCRIPTION (TPN 362350-0361)**

LOT 9, BLOCK B, REPLAT OF ISLAND PARK, ACCORDING TO THE PLAT RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY, WASHINGTON:

EXCEPT THE NORTHEASTERLY 240.00 FEET THEREOF;

TOGETHER WITH THAT PORTION OF VACATED FREEMAN AVENUE SE, VACATED BY CITY OF MERCER ISLAND ORDINANCE NO. 17-16, RECORDED UNDER RECORDING NO. 20170816000571;

EXCEPT THE FOLLOW DESCRIBED PORTION OF SAID VACATION;  
COMMENCING AT THE NORTHEAST CORNER OF LOT 9, BLOCK B OF THE REPLAT OF ISLAND PARK, RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY WASHINGTON;  
THENCE S49°03'00"W, 250.00 FEET ALONG THE EASTERLY LINE OF SAID LOT 9 TO THE NORTHERLY LINE OF SAID VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE LEAVING SAID EASTERLY LINE, ALONG SAID NORTHERLY LINE, S40°57'00"E, 34.20 FEET TO THE TRUE POINT OF BEGINNING OF THIS EXCEPTION;  
THENCE LEAVING SAID NORTHERLY LINE, S40°57'28"W, 5.74 FEET;  
THENCE S36°27'44"W, 15.30 FEET TO A POINT OF CURVE LEFT OF A 43.00 FOOT RADIUS CURVE;  
THENCE ALONG SAID CURVE LEFT THROUGH A CENTRAL ANGLE OF 33°27'40", 25.11 FEET TO A POINT OF CURVE LEFT OF A 30.00 FOOT RADIUS CURVE;  
THENCE ALONG SAID CURVE LEFT THROUGH A CENTRAL ANGLE OF 21°51'08", 11.44 FEET TO THE EASTERLY MARGIN OF THE VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE ALONG SAID EASTERLY MARGIN N49°03'00"E, 48.40 FEET TO SAID NORTHERLY LINE OF SAID VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE ALONG SAID NORTHERLY LINE, N40°57'00"W, 25.80 FEET TO THE TRUE POINT OF BEGINNING OF SAID EXCEPTION.

TOGETHER WITH SECOND CLASS SHORELANDS ADJOINING AND ABUTTING THEREON.

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON

**PARCEL B  
NEW LEGAL DESCRIPTION (TPN 362350-0367)**

LOTS 1 AND 2, BLOCK "C", REPLAT OF ISLAND PARK, ACCORDING TO THE PLAT RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY, WASHINGTON;

TOGETHER WITH SECOND CLASS SHORELANDS ADJOINING THERETO AND ABUTTING THEREON;

EXCEPT THE NORTHEASTERLY 296.50 FEET OF SAID LOT 1, AND EXCEPT THE NORTHEASTERLY 300 FEET OF SAID LOT 2.

(ALSO KNOWN AS PARCEL C OF CITY OF MERCER ISLAND SHORT PLAT NO. MI-77-8-033, KING COUNTY RECORDING NO. 7709280725)

TOGETHER WITH THAT PORTION OF VACATED FREEMAN AVE VACATED BY CITY OF MERCER ISLAND ORDINANCE 17-16, RECORDED UNDER RECORDING NO. 20170816000571 DESCRIBED AS FOLLOWS;

COMMENCING AT THE NORTHEAST CORNER OF LOT 9, BLOCK B OF THE REPLAT OF ISLAND PARK, RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY WASHINGTON;  
THENCE S49°03'00"W, 250.00 FEET ALONG THE EASTERLY LINE OF SAID LOT 9 TO THE NORTHERLY LINE OF SAID VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE LEAVING SAID EASTERLY LINE, ALONG SAID NORTHERLY LINE, S40°57'00"E, 34.20 FEET;  
THENCE LEAVING SAID NORTHERLY LINE, S40°57'28"W, 5.74 FEET;  
THENCE S36°27'44"W, 15.30 FEET TO A POINT OF CURVE LEFT OF A 43.00 FOOT RADIUS CURVE;  
THENCE ALONG SAID CURVE LEFT, THROUGH A CENTRAL ANGLE OF 33°27'40", 25.11 FEET TO A POINT OF CURVE LEFT OF A 30.00 FOOT RADIUS CURVE;  
THENCE ALONG SAID CURVE LEFT, THROUGH A CENTRAL ANGLE OF 13°37'58", 7.14 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE CONTINUING ALONG SAID CURVE LEFT, THROUGH A CENTRAL ANGLE OF 8°13'10", 4.30 FEET TO THE EASTERLY MARGIN OF SAID VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE ALONG SAID EASTERLY MARGIN N49°03'00"E, 1.90 FEET TO THE NORTHERLY LINE OF SAID PARCEL C OF MERCER ISLAND SHORT PLAT NO. MI-77-8-033;  
THENCE ALONG THE EXTENSION OF SAID NORTHERLY LINE, N40°57'00"W, 3.86 FEET TO THE TRUE POINT OF BEGINNING.

**PARCEL C  
NEW LEGAL DESCRIPTION (TPN 362350-0366)**

THE SOUTHWESTERLY 146.50 FEET OF THE NORTHEASTERLY 296.50 FEET OF LOT 1 AND THE SOUTHWESTERLY 150 FEET OF THE NORTHEASTERLY 300 FEET OF LOT 2 IN BLOCK "C" OF REPLAT OF ISLAND PARK, ACCORDING TO PLAT RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY, WASHINGTON;

TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS LYING 5 FEET ON EACH SIDE OF A CENTER LINE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF SAID LOT 1 WHICH IS SOUTH 47°51'00" WEST 26.00 FEET FROM THE MOST NORTHERLY CORNER THEREOF;  
THENCE SOUTH 00°21'00" WEST 180.67 FEET TO A POINT WHICH IS SOUTH 47°51'00" WEST 150.00 FEET AND SOUTH 42°09'00" EAST 21.26 FEET FROM FROM THE MOST NORTHERLY CORNER OF SAID LOT 2 AND THE TERMINUS OF SAID CENTER LINE;

AND TOGETHER WITH AN EASEMENT FOR ACCESS TO LAKE WASHINGTON OVER THE NORTHWESTERLY 10.00 FEET OF SAID LOT 1 AND SECOND CLASS SHORELANDS ADJOINING;

EXCEPT THE NORTHEASTERLY 296.50 FEET OF SAID LOT 1.

TOGETHER WITH THAT PORTION OF VACATED FREEMAN AVE VACATED BY CITY OF MERCER ISLAND ORDINANCE 17-16, RECORDED UNDER RECORDING NO. 20170816000571 DESCRIBED AS FOLLOWS;

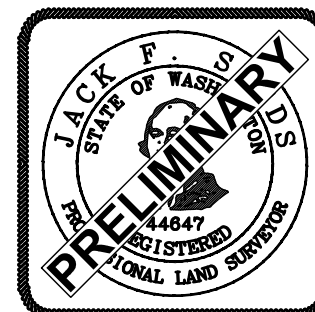
COMMENCING AT THE NORTHEAST CORNER OF LOT 9, BLOCK B OF THE REPLAT OF ISLAND PARK, RECORDED IN VOLUME 13 OF PLATS, PAGE 58, IN KING COUNTY WASHINGTON;  
THENCE S49°03'00"W, 250.00 FEET ALONG THE EASTERLY LINE OF SAID LOT 9 TO THE NORTHERLY LINE OF SAID VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE LEAVING SAID EASTERLY LINE, ALONG SAID NORTHERLY LINE, S40°57'00"E, 34.20 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE LEAVING SAID NORTHERLY LINE, S40°57'28"W, 5.74 FEET;  
THENCE S36°27'44"W, 15.30 FEET TO A POINT OF CURVE LEFT OF A 43.00 FOOT RADIUS CURVE;  
THENCE ALONG SAID CURVE LEFT, THROUGH A CENTRAL ANGLE OF 33°27'40", 25.11 FEET TO A POINT OF CURVE LEFT OF A 30.00 FOOT RADIUS CURVE;  
THENCE ALONG SAID CURVE LEFT, THROUGH A CENTRAL ANGLE OF 13°37'58", 7.14 FEET TO THE EXTENSION OF THE NORTHERLY LINE OF PARCEL C OF MERCER ISLAND SHORT PLAT NO. MI-77-8-033;  
THENCE ALONG SAID NORTHERLY LINE, S40°57'00", 7.14 FEET TO THE EASTERLY MARGIN OF SAID VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE ALONG SAID EASTERLY MARGIN N49°03'00"E, 46.50 FEET TO THE NORTHERLY LINE OF SAID SAID VACATED PORTION OF FREEMAN AVENUE SE;  
THENCE ALONG SAID NORTHERLY LINE, N40°57'00"W, 25.80 FEET TO THE TRUE POINT OF BEGINNING.

PORTION OF: SE1/4, NE1/4, SECTION 18, T.27N., R.05E., W.M.

**AREA TABLE**

(LOT)	(OLD AREA)	(NEW AREA)
PARCEL A	30,006 SQFT	34,315 SQFT
PARCEL B	28,919 SQFT	25,116 SQFT
PARCEL C	32,510 SQFT	32,004 SQFT

NOTE: AREA CALCULATIONS ARE BASED ON THE UPLANDS AREA UP TO THE SHORE WALL



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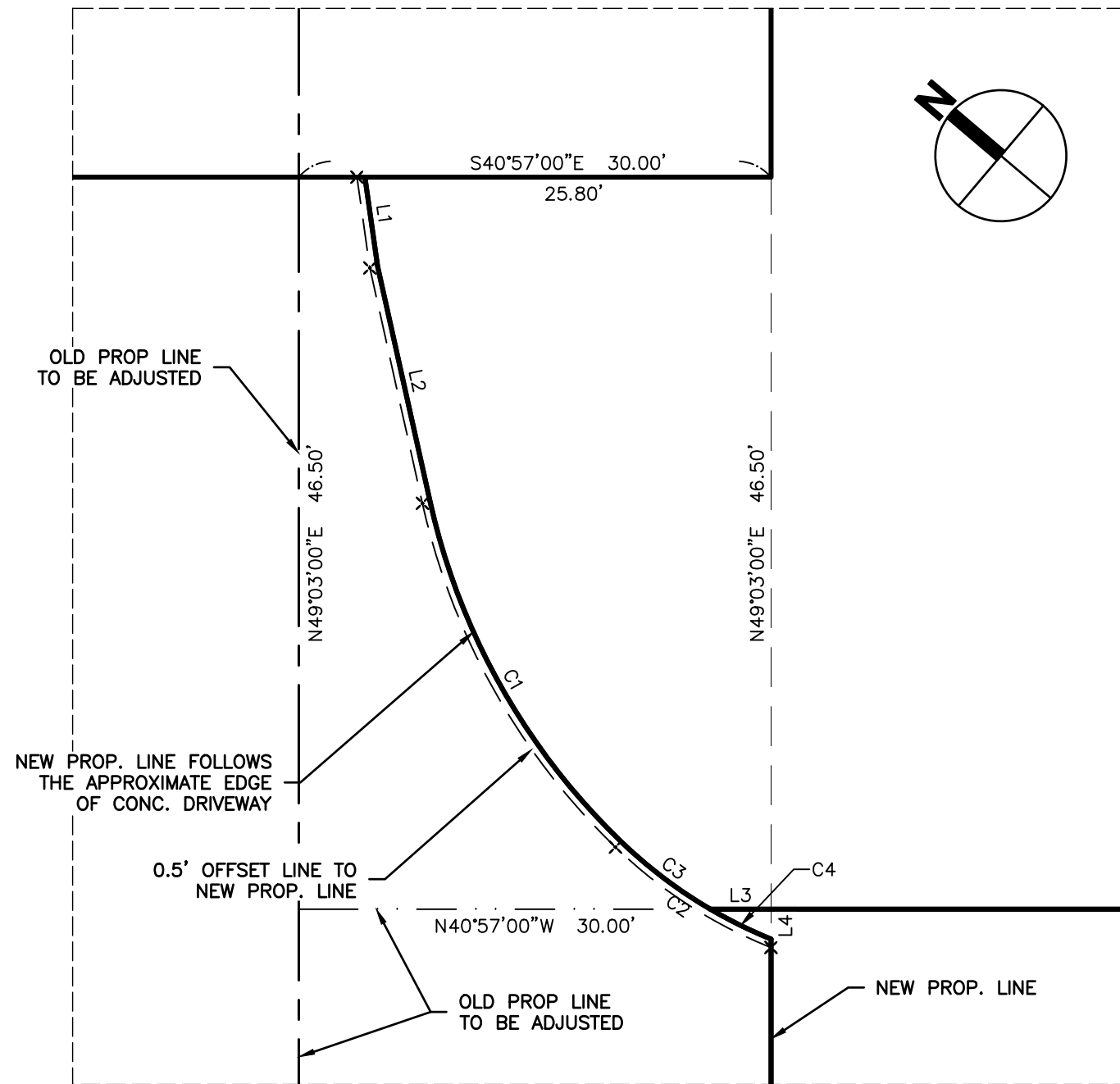
MAP CHK.	REVISIONS:
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<b>LOT LINE REVISION &amp; RECORD OF SURVEY FOR FRANK CLOSE</b>					
DRAWN BY:	SCALE:	FIELD BOOK	FIELD CREW	DATE:	PROJECT NO.
JFS	-	-	BL	-	20409.13

**CITY OF MERCER ISLAND  
WASHINGTON**

**LOT LINE REVISION  
NO. \_\_\_\_\_**

**DETAIL**



LINE TABLE		
LINE #	BEARING	LENGTH
L1	S40°57'28"W	5.74'
L2	S36°27'44"W	15.30'
L3	S40°57'00"E	3.86'
L4	S49°03'00"W	1.90'

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	33°27'40"	43.00'	25.11'
C2	21°51'08"	30.00'	11.44'
C3	13°37'58"	30.00'	7.14'
C4	8°13'10"	30.00'	4.30'

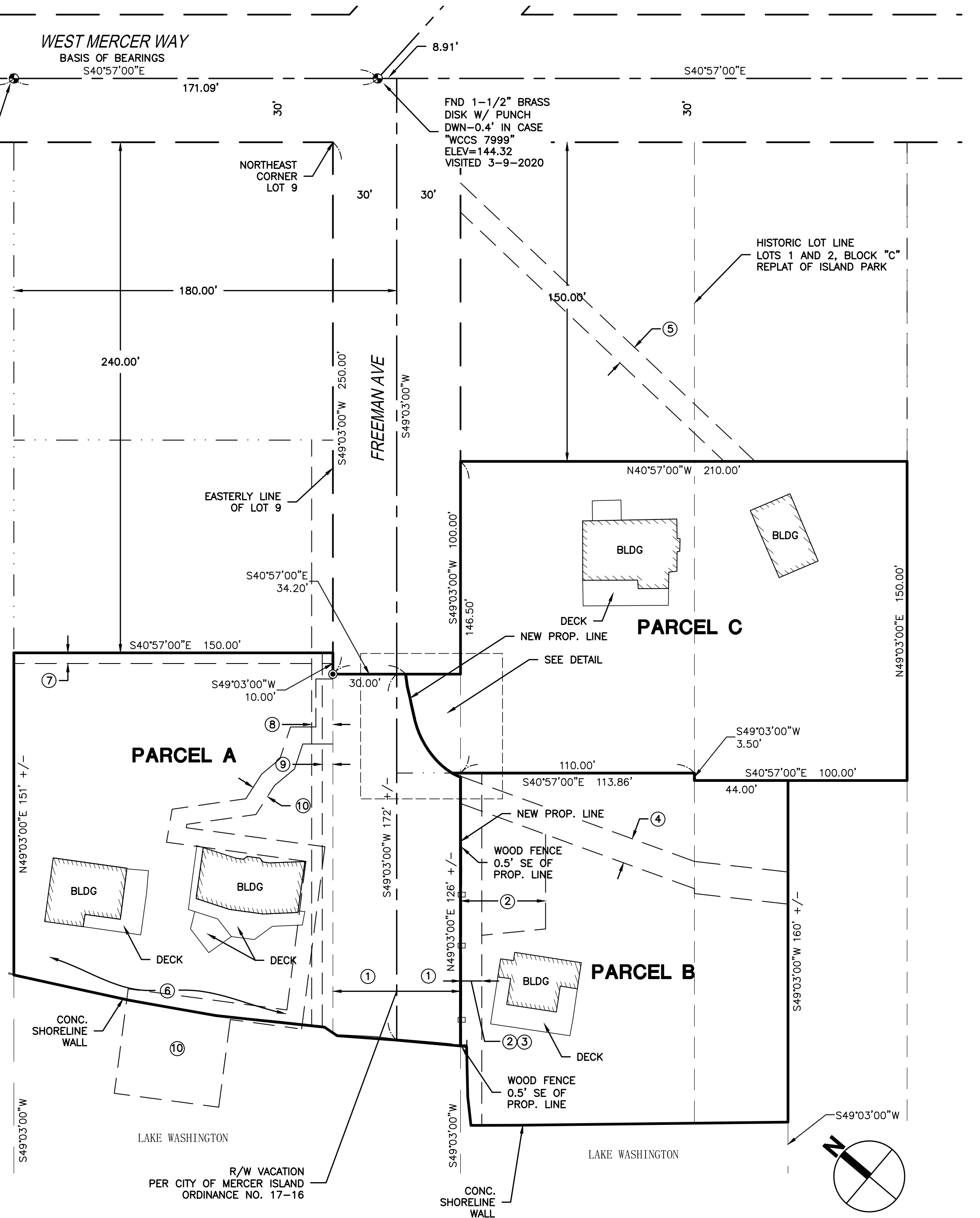
**EASEMENT LIST**

- ① RIGHT OF WAY VACATION AREA ORDINANCE No. 17-16
- ② LAKE ACCESS PER REAL ESTATE CONTRACT RECORDING NO. 7607160421
- ③ 10.00' LAKE ACCESS ESMT PER SHORT PLAT-MI 77-8-033
- ④ INGRESS/EGRESS & UTILITY ESMT PER SHORT PLAT-MI 77-8-033 AND LAKE ACCESS PER REAL ESTATE CONTRACT RECORDING NO. 7607160421
- ⑤ INGRESS/EGRESS ESMT PER SHORT PLAT-MI 77-8-033
- ⑥ SEWER ESMT RECORDING NO. 5064118
- ⑦ UTILITY ESMT RECORDING NO. 9002131369
- ⑧ SEWER ESMT RECORDING NO. 9003080279
- ⑨ ELECTRICAL ESMT RECORDING NO. 9004301417
- ⑩ ACCESS ESMT RECORDING NO. 20170718001174

**LEGEND**

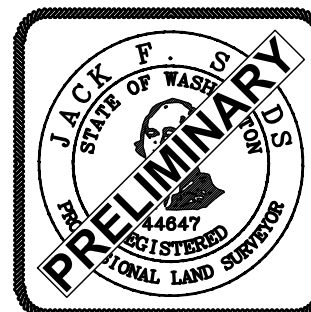
- CENTER LINES
- PROPERTY LINES
- RIGHT-OF-WAY LINES
- HISTORICAL LINES
- EASEMENT LINES
- CASED MONUMENT
- ⊙ REBAR AND CAP (SET)
- × TACK AND LEAD

**WEST MERCER WAY**  
BASIS OF BEARINGS  
S40°57'00"E



HORIZ. 0 20 40 80  
Scale In Feet

PORTION OF: SE1/4, NE1/4, SECTION 18, T.27N., R.05E., W.M.



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**LOT LINE REVISION &  
RECORD OF SURVEY FOR  
FRANK CLOSE**

MAP CHK.	REVISIONS:	DRAWN BY:	SCALE:	FIELD BOOK	FIELD CREW	DATE:	PROJECT NO.
		JFS	-	-	BL	-	20409.13