

TIMBERLINE RIDGE

DIVISION 2
PORTIONS OF THE W 1/2, E 1/2 OF
SEC 20, TWP 25N, RGE 6E, W.M.
KING COUNTY, WASHINGTON

LEGAL DESCRIPTION

TRACT 1, TIMBERLINE RIDGE DIVISION 1, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 180 OF PLATS, PAGES 74 THROUGH 78.

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS DEDICATIONS AND NOTES AS CONTAINED ON THE FACE OF SAID PLAT OF TIMBERLINE RIDGE, DIVISION 1.

SITUATE IN KING COUNTY, WASHINGTON.

DEDICATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF INTEREST IN THE LAND HEREBY SUBDIVIDED, HEREBY DECLARE THIS PLAT TO BE THE GRAPHIC REPRESENTATION OF THE SUBDIVISION MADE HEREBY, AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND AVENUES NOT SHOWN AS PRIVATE HEREON AND DEDICATE THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES AND ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS SHOWN THEREON IN THE ORIGINAL REASONABLE GRADING OF SAID STREETS AND AVENUES, AND FURTHER DEDICATE TO THE USE BY THE PUBLIC ALL THE EASEMENTS AND TRACTS SHOWN ON THIS PLAT FOR ALL PUBLIC PURPOSES AS INDICATED THEREON, INCLUDING BUT NOT LIMITED TO PARKS, OPEN SPACE, UTILITIES AND DRAINAGE UNLESS SUCH EASEMENTS OR TRACTS ARE SPECIFICALLY IDENTIFIED ON THIS PLAT AS BEING DEDICATED OR CONVEYED TO A PERSON OR ENTITY OTHER THAN THE PUBLIC, IN WHICH CASE WE DO HEREBY DEDICATE SUCH STREETS, EASEMENTS, OR TRACTS TO THE PERSON OR ENTITY IDENTIFIED AND FOR THE PURPOSE STATED.

FURTHER, THE UNDERSIGNED OWNERS OF THE LAND HEREBY SUBDIVIDED, WAIVE FOR THEMSELVES, THEIR HEIRS AND ASSIGNS AND ANY PERSON OR ENTITY DERIVING TITLE FROM THE UNDERSIGNED, ANY AND ALL CLAIMS FOR DAMAGES AGAINST KING COUNTY, ITS SUCCESSORS AND ASSIGNS WHICH MAY BE OCCASIONED BY THE ESTABLISHMENT, CONSTRUCTION, OR MAINTENANCE OF ROADS AND/OR DRAINAGE SYSTEMS WITHIN THIS SUBDIVISION OTHER THAN CLAIMS RESULTING FROM INADEQUATE MAINTENANCE BY KING COUNTY.

FURTHER, THE UNDERSIGNED OWNERS OF THE LAND HEREBY SUBDIVIDED AGREE FOR THEMSELVES, THEIR HEIRS AND ASSIGNS TO INDEMNIFY AND HOLD KING COUNTY, ITS SUCCESSORS AND ASSIGNS, HARMLESS FROM ANY DAMAGE, INCLUDING ANY COSTS OF DEFENSE, CLAIMED BY PERSONS WITHIN OR WITHOUT THIS SUBDIVISION TO HAVE BEEN CAUSED BY ALTERATIONS OF THE GROUND SURFACE, VEGETATION, DRAINAGE, OR SURFACE OR SUB-SURFACE WATER FLOWS WITHIN THIS SUBDIVISION OR BY ESTABLISHMENT, CONSTRUCTION OR MAINTENANCE OF THE ROADS WITHIN THIS SUBDIVISION. PROVIDED, THIS WAIVER AND INDEMNIFICATION SHALL NOT BE CONSTRUED AS RELEASING KING COUNTY, ITS SUCCESSORS OR ASSIGNS, FROM LIABILITY FOR DAMAGES, INCLUDING THE COST OF DEFENSE, RESULTING IN WHOLE OR IN PART FROM THE NEGLIGENCE OF KING COUNTY, ITS SUCCESSORS, OR ASSIGNS.

THIS SUBDIVISION, DEDICATION, WAIVER OF CLAIMS AND AGREEMENT TO HOLD HARMLESS IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF SAID OWNERS.

BURNSTEAD CONSTRUCTION COMPANY A WASHINGTON CORPORATION

Mary Jane Slye Pres
NAME TITLE

KEY BANK OF WASHINGTON

Monica R. Reese, V.P.
NAME TITLE

STATE OF WASHINGTON)
COUNTY OF King)SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Mary Jane Slye SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE President OF BURNSTEAD CONSTRUCTION COMPANY, A WASHINGTON CORPORATION, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED December 1, 1997

SIGNATURE OF Dianne Gaines
NOTARY PUBLIC

PRINT NAME Dianne Gaines

RESIDING AT Redmond

MY APPOINTMENT EXPIRES 8-25-99



STATE OF WASHINGTON)
COUNTY OF King)SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Monica R. Reese SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE V.P. OF KEY BANK, A WASHINGTON CORPORATION, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED 12/1/97

SIGNATURE OF Mary Jane Slye
NOTARY PUBLIC

PRINT NAME Mary Jane Slye

RESIDING AT Bellevue

MY APPOINTMENT EXPIRES 7/15/00



APPROVALS:

DEPARTMENT OF DEVELOPMENT AND ENVIRONMENTAL SERVICES

EXAMINED AND APPROVED THIS 10th DAY OF December, 1997

John P. [Signature]
DEVELOPMENT ENGINEER

EXAMINED AND APPROVED THIS 10th DAY OF DECEMBER, 1997

Mark Carney
MANAGER, LAND USE SERVICES DIVISION

KING COUNTY DEPARTMENT OF ASSESSMENTS

EXAMINED AND APPROVED THIS 11th DAY OF December, 1997

Scott Noble Alan [Signature]
KING COUNTY ASSESSOR DEPUTY KING COUNTY ASSESSOR

ACCOUNT NUMBER 865159

KING COUNTY COUNCIL

EXAMINED AND APPROVED THIS 15 DAY OF December, 1997

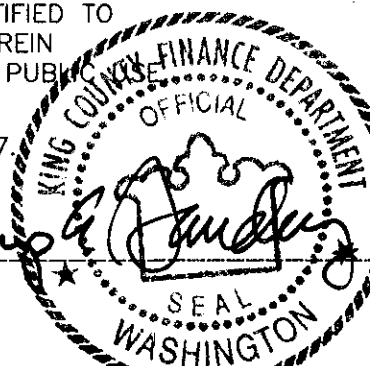
Jane Hogue [Signature]
CHAIRPERSON, KING COUNTY COUNCIL ATTEST: CLERK OF THE COUNCIL

FINANCE DIVISION CERTIFICATE:

I HEREBY CERTIFY THAT ALL PROPERTY TAXES ARE PAID, THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION AND THAT ALL SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION ON ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS, ALLEYS OR FOR OTHER PUBLIC USES ARE PAID IN FULL

THIS 11th DAY OF December, 1997

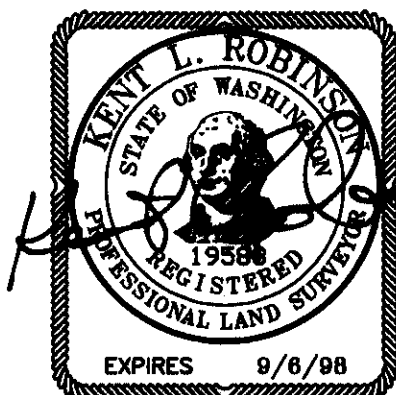
D. Lee Dedrick [Signature]
MANAGER, FINANCE DIVISION DEPUTY



COUNTY RECORDING OFFICIAL'S INFORMATION BLOCK (WAC 332-130-050)

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT OF TIMBERLINE RIDGE, DIV. 2 IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 20, TOWNSHIP 25 NORTH, RANGE 6 EAST, W.M., AS REQUIRED BY STATE STATUTES; THAT THE COURSES AND DISTANCES ARE SHOWN THEREON; THAT THE MONUMENTS WILL BE SET AND THE LOT AND BLOCK CORNERS WILL BE STAKED CORRECTLY ON THE GROUND AS CONSTRUCTION IS COMPLETED AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE PLATTING REGULATIONS.



Kent L. Robinson
KENT L. ROBINSON, P.L.S.
CERTIFICATE NO. 19583
OSTERGAARD-ROBINSON AND ASSOCIATES, INC
3630 COLBY
EVERETT, WASHINGTON 98201
(206) 827-5854 (206) 259-6445

RECORDING CERTIFICATE 9712160596

FILED FOR RECORD AT THE REQUEST OF THE KING COUNTY COUNCIL THIS 14th DAY OF Dec, 1997, AT 2 MINUTES PAST 10:00 A.M. AND RECORDED IN VOLUME 183 OF PLATS, PAGE 72-72 RECORDS OF KING COUNTY, WASHINGTON.

DIVISIONS OF RECORDS AND ELECTIONS

[Signature] Uat Wood
MANAGER SUPERINTENDENT OF RECORDS

PORTIONS SW 1/4, NE 1/4 & NW 1/4, SE 1/4 & SW 1/4, SE 1/4, SEC 20, TWP 25 N, RGE 6 E, W.M.

OSTERGAARD-ROBINSON AND ASSOC.
3630 COLBY AVE. EVERETT, WA. 98201
(425) 259-6445 (425) 827-5854

SHEET 1 OF 13

TIMBERLINE RIDGE

DIVISION 2

PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
KING COUNTY, WASHINGTON

EASEMENT PROVISIONS

1. AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO PUGET SOUND POWER AND LIGHT COMPANY, WASHINGTON NATURAL GAS COMPANY, G.T.E. NORTHWEST, A CABLE TELEVISION COMPANY, AND SUCH SIMILAR PRIVATE UTILITY AND DRAINAGE USERS AS MAY BE AUTHORIZED BY THE BOARD OF THE TIMBERLINE RIDGE HOMEOWNER'S ASSOCIATION, 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 PIPE CONDUITS, CABLES AND WIRES WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSE OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, GAS, TELEPHONE, CABLE T.V. AND UTILITY SERVICE, TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AT ALL TIMES FOR THE PURPOSES STATED. ALSO HEREBY GRANTED IS THE RIGHT TO USE THE STREETS FOR THE SAME PURPOSES.

THE EASEMENTS GRANTED HEREON SHALL BE SUBJECT TO THE AGREEMENT OF GRANTEEES TO COMPENSATE GRANTOR (OR GRANTOR'S SUCCESSORS AND ASSIGNS) FOR ANY DAMAGE TO THE AFFECTED PROPERTY CAUSED BY THE EXERCISE OF GRANTEE'S EASEMENT RIGHTS; TO USE REASONABLE CARE IN CARRYING OUT ANY CONSTRUCTION OR REPAIR IN THE EASEMENT AREAS AND TO RESTORE SUCH AREAS, TO THE EXTENT REASONABLY PRACTICAL, TO THE CONDITION THEY WERE IN IMMEDIATELY PRIOR TO SUCH WORK; AND TO INDEMNIFY AND HOLD HARMLESS GRANTOR (AND GRANTOR'S SUCCESSORS AND ASSIGNS) FROM ANY AND ALL CLAIMS FOR INJURIES AND/OR DAMAGES SUFFERED BY ANY PERSON CAUSED BY GRANTEE'S EXERCISE OF THE RIGHTS HEREIN GRANTED.

GRANTOR COVENANTS THAT NO STRUCTURES, EXCEPT FENCES ALONG PROPERTY LINES, SHALL BE CONSTRUCTED ON ANY AREA RESERVED FOR THESE EASEMENTS.

2. DRAINAGE EASEMENT RESTRICTIONS: STRUCTURES, FILL, OR OBSTRUCTIONS (INCLUDING BUT NOT LIMITED TO DECKS, PATIOS, OUTBUILDINGS, OR OVERHANGS) SHALL NOT BE PERMITTED BEYOND THE BUILDING SETBACK LINE OR WITHIN DRAINAGE EASEMENTS. ADDITIONALLY, GRADING AND CONSTRUCTION OF FENCING SHALL NOT BE ALLOWED WITHIN THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT MAP UNLESS OTHERWISE APPROVED BY KING COUNTY SURFACE WATER MANAGEMENT DIVISION.

3. 50 FOOT TREE RETENTION EASEMENT ALONG THE EAST AND NORTH BOUNDARY: TREES OF MORE THAN 6 INCHES DBH WITHIN 50 FEET OF THE PLAT'S EASTERN AND NORTHERN BOUNDARIES (EXCEPT FOR DISEASED AND HAZARDOUS TREES AND THOSE, IF ANY, REQUIRING REMOVAL FOR THE OFF-SITE UTILITY CONNECTIONS AND PEDESTRIAN PATHWAY) SHALL BE PRESERVED FOR FIVE YEARS FROM THE DATE OF PRELIMINARY PLAT APPROVAL (UNTIL 12/24/97). AFTER SUCH TIME, TREES LESS THAN 10 INCHES DBH OR TREES WHICH ARE DISEASED OR CONSTITUTE A HAZARD MAY BE REMOVED WITHIN LOTS.

4. THE TEMPORARY DRAINAGE EASEMENT OVER A PORTION OF TRACT 1, TIMBERLINE RIDGE, DIVISION 1 IS HEREBY EXTINGUISHED.

GENERAL NOTES AND RESTRICTIONS:

1. ALL BUILDING DOWNSPOUTS, FOOTING DRAINS, AND DRAINS FROM ALL IMPERVIOUS SURFACES SUCH AS PATIOS AND DRIVEWAYS SHALL BE CONNECTED TO THE APPROVED PERMANENT STORM DRAIN OUTLET AS SHOWN ON THE APPROVED CONSTRUCTION DRAWINGS NO. P2393 A-Y ON FILE WITH THE KING COUNTY DEPARTMENT OF DEVELOPMENT AND ENVIRONMENTAL SERVICES AND/OR THE DEPARTMENT OF PUBLIC WORKS. THIS PLAN SHALL BE SUBMITTED WITH THE APPLICATION FOR ANY BUILDING PERMIT. ALL CONNECTIONS OF THE DRAINS MUST BE CONSTRUCTED AND APPROVED PRIOR TO THE FINAL BUILDING INSPECTION APPROVAL. FOR THOSE LOTS THAT ARE DESIGNATED FOR INDIVIDUAL LOT INFILTRATION SYSTEMS, THE SYSTEMS SHALL BE CONSTRUCTED AT THE TIME OF THE BUILDING PERMIT AND SHALL COMPLY WITH PLANS ON FILE. ALL INDIVIDUAL STUB-OUTS AND INFILTRATION SYSTEMS SHALL BE PRIVATELY OWNED AND MAINTAINED BY THE LOT OWNER.

2. APPLICANTS FOR INDIVIDUAL BUILDING PERMITS MUST SUBMIT EROSION CONTROL PLANS TO KING COUNTY DEPARTMENT OF DEVELOPMENT AND ENVIRONMENTAL SERVICES FOR REVIEW AND APPROVAL PRIOR TO ANY CLEARING AND GRADING OR ISSUANCE OF BUILDING PERMITS.

3. THERE SHALL BE NO DIRECT VEHICULAR ACCESS TO OR FROM 205TH PLACE NE FROM THOSE LOTS WHICH ABUT IT EXCEPT FOR LOT 1, DIVISION 1.

4. PLANTER ISLANDS (IF ANY) WITHIN THE CUL-DE-SACS SHALL BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION.

5. ALL FEES REQUIRED BY KING COUNTY CODE 27.40, MITIGATED PAYMENT SYSTEM (MPS), HAVE BEEN PAID.

6. TRACT K, DIVISION 1, PROVIDES ACCESS TO TRACTS J AND L, DIVISION 1 STORM DRAINAGE FACILITIES. IT IS ALSO FOR UTILITIES AND PROVIDES ACCESS AND UTILITIES FOR PROPERTY WEST OF TIMBERLINE RIDGE AND ADJOINING SAID TRACT. PRIOR TO FUTURE DEVELOPMENT OF SAID PROPERTY, MAINTENANCE WILL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION AND THE OWNERS OF LOT 1 OF TIMBERLINE DIVISION 1. AS PER NOTE 12 OF THE GENERAL NOTES AND RESTRICTIONS APPLYING TO FUTURE DEVELOPMENT, AS SHOWN ON THE FACE OF THE PLAT OF TIMBERLINE RIDGE, DIVISION 1, BURNSTEAD CONSTRUCTION COMPANY, INC. RESERVES TRACT K FOR THEMSELVES, THEIR HEIRS, SUCCESSORS AND ASSIGNS FOR ACCESS AND UTILITIES FOR FUTURE DEVELOPMENT OF ADJOINING PROPERTY TO THE WEST. WHEN THE ADJOINING PROPERTY IS DEVELOPED, THOSE HAVING THE USE OF SAID TRACT SHALL SHARE MAINTENANCE COSTS EQUALLY WITH THE HOMEOWNERS ASSOCIATION AND THE OWNERS OF LOT 1, TIMBERLINE DIVISION 1.

7. TRACTS C, I, L, Q AND X; LANDSCAPED WATER QUALITY PONDS AND BIOFILTRATION SWALES. TO BE DEDICATED TO AND MAINTAINED BY KING COUNTY.

8. TRACTS A, D, F, G, H, M, N, O, P, R, S AND T; ACTIVE AND PASSIVE RECREATIONAL FACILITIES, PEDESTRIAN PATHWAYS AND GREENBELTS AND UTILITIES. THESE TRACTS TO BE OWNED BY THE LOT OWNERS AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION.

OPEN SPACE TRACTS

TRACTS D AND T, PERMANENT OPEN AREA: AS A REQUIREMENT FOR APPROVAL, THESE TRACTS ARE SET ASIDE AND RESERVED FOR PERMANENT OPEN SPACE AND RECREATIONAL USE FOR THE BENEFIT OF THE PRESENT AND FUTURE OWNERS OF THE LOTS IN THIS SUBDIVISION AS AUTHORIZED BY ORDINANCE NO. 86-188. AS A CONDITION OF APPROVAL, THE UNDERSIGNED OWNERS OF INTEREST IN THE LAND HEREBY SUBDIVIDED DO GRANT AND CONVEY A PERPETUAL EASEMENT IN TRACTS D AND T FOR THE USE AND BENEFIT OF ALL PRESENT AND FUTURE OWNERS OF THE LOTS IN THIS SUBDIVISION AUTHORIZED BY ORDINANCE NO. 86-188. EXCEPT AS SHOWN ON THE PLAT, NO BUILDING SHALL BE PLACED ON TRACTS D AND T AND SUCH TRACTS SHALL NOT BE FURTHER SUBDIVIDED OR USED FOR FINANCIAL GAIN.

9. TRACTS B AND T CONTAIN GREENBELTS WHICH INCLUDE TREE RETENTION EASEMENTS (SEE EASEMENT NOTE 3) - TRACT B IS OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.

10. N.G.P.E TRACTS E AND V ARE GREENBELTS WHICH INCLUDE STEEP SLOPES, WETLANDS, WETLAND BUFFERS, NATURAL OPEN SPACES, PEDESTRIAN PATHWAYS AND UTILITIES - OWNED BY THE LOT OWNERS AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.

11. TRACT W IS RESERVED FOR THE PURPOSE OF ACCESS AND UTILITIES SERVING FUTURE DEVELOPMENT TO THE WEST - OWNED AND MAINTAINED BY BURNSTEAD CONSTRUCTION COMPANY, INC., THEIR HEIRS, SUCCESSORS AND ASSIGNS.

SCHOOL IMPACT FEES HAVE NOT BEEN PAID AT THE TIME OF FINAL PLAT APPROVAL. SCHOOL IMPACT FEES SHALL BE ASSESSED AND COLLECTED FOR EACH LOT AT THE TIME OF BUILDING PERMIT ISSUANCE, USING THE IMPACT FEE SCHEDULES IN EFFECT AT THE TIME OF PERMIT APPLICATION.

12. TRACTS E AND V, CONTAINING SENSITIVE AREAS, ARE COVERED BY A NATIVE GROWTH PROTECTION EASEMENT AS FOLLOWS:

BUILDING SETBACKS AND NATIVE GROWTH PROTECTION EASEMENT:

STRUCTURES, GRADING, FILL, AND OBSTRUCTIONS (INCLUDING BUT NOT LIMITED TO DECKS, PATIOS, OUTBUILDINGS, OR OVERHANGS BEYOND 18") ARE PROHIBITED WITHIN THE BUILDING SETBACK LINE, (B.S.B.L.) AND RESTRICTED FLOOD PLAINS (IF APPLICABLE) AND WITHIN THE NATIVE GROWTH PROTECTION EASEMENTS AS SHOWN.

DEDICATION OF A NATIVE GROWTH PROTECTION EASEMENT (N.G.P.E.) CONVEYS TO THE PUBLIC A BENEFICIAL INTEREST IN THE LAND WITHIN THE EASEMENT. THIS INTEREST INCLUDES THE PRESERVATION OF NATIVE VEGETATION FOR ALL PURPOSES THAT BENEFIT THE PUBLIC HEALTH, SAFETY, AND WELFARE, INCLUDING CONTROL OF SURFACE WATER AND EROSION, MAINTENANCE OF SLOPE STABILITY, AND VISUAL AND AURAL BUFFERING, AND PROTECTION OF PLANT AND ANIMAL HABITAT. THE N.G.P.E. IMPOSES UPON ALL PRESENT AND FUTURE OWNERS AND OCCUPIERS OF THE LAND SUBJECT TO THE EASEMENT, THE OBLIGATION, ENFORCEABLE ON BEHALF OF THE PUBLIC BY KING COUNTY, TO LEAVE UNDISTURBED ALL TREES AND OTHER VEGETATION WITHIN THE EASEMENT. THE VEGETATION WITHIN THE EASEMENT MAY NOT BE CUT, PRUNED, COVERED BY FILL, REMOVED OR DAMAGED WITHOUT EXPRESS PERMISSION IN WRITING FROM THE KING COUNTY DEPARTMENT OF DEVELOPMENT AND ENVIRONMENTAL SERVICES OR ITS SUCCESSOR AGENCY.

BEFORE AND DURING THE COURSE OF ANY GRADING, BUILDING CONSTRUCTION, OR OTHER DEVELOPMENT ACTIVITY ON A LOT SUBJECT TO THE N.G.P.E., THE COMMON BOUNDARY BETWEEN THE EASEMENT AND THE AREA OF DEVELOPMENT ACTIVITY MUST BE FENCED OR OTHERWISE MARKED TO THE SATISFACTION OF KING COUNTY.

13. SLOPES GREATER THAN 40% AND NOT EXEMPT FROM KING COUNTY SLOPE PROTECTION REQUIREMENTS HAVE BEEN SURVEYED AND ARE INCLUDED IN THE STEEP SLOPE SENSITIVE AREA TRACTS. THE TOP OF STEEP SLOPES ARE SHOWN ON THE FINAL PLAT ALONG WITH A 25 FOOT BUILDING SETBACK.

14. THE 25 FOOT BUILDING SETBACK FROM THE TOP OF SLOPES GREATER THAN 40% AND LESS THAN 20 FEET HIGH MAY BE REDUCED IF RECOMMENDATIONS FROM A GEOTECHNICAL CONSULTANT ARE APPROVED BY KING COUNTY AND IMPLEMENTED IN THE DEVELOPMENT OF THE AFFECTED LOTS. PRIOR TO THE REDUCTION OF THE 25 FOOT SETBACK, A NOTICE ON TITLE, APPROVED BY KING COUNTY, MUST BE FILED FOR THE RECORD WITH THE KING COUNTY DIVISION OF RECORDS PURSUANT TO RCW 58.17.218 AND 64.04.175.

15. WETLANDS WILL BE INCLUDED IN THE WETLANDS SENSITIVE AREA TRACTS E AND V, AND SHALL BE PROVIDED WITH A 50 FOOT WETLANDS BUFFER. IN SOME INSTANCES BUFFER AVERAGING IS ACCEPTABLE, ALLOWING A MINIMUM BUFFER OF 35 FEET WHICH CAN BE REDUCED TO 25 FEET WITH CONSTRUCTION OF FENCING ALONG THE REAR LOT BOUNDARIES. (SEE RECOMMENDATION 10 OF THE PRELIMINARY PLAT CONDITIONS FOR CLARIFICATION). A MINIMUM BUILDING SETBACK LINE OF 15 FEET FROM THE WETLAND BUFFERS IS PROVIDED.

16. PRIOR TO COMMENCING CONSTRUCTION ACTIVITIES ON THE SITE, PERMANENT SURVEY STAKES USING IRON OR CEMENT MARKERS, AS ESTABLISHED BY CURRENT SURVEY STANDARDS, SHALL BE SET, DELINEATING THE BOUNDARY BETWEEN ADJOINING PROPERTY AND THE SENSITIVE AREAS TRACTS.

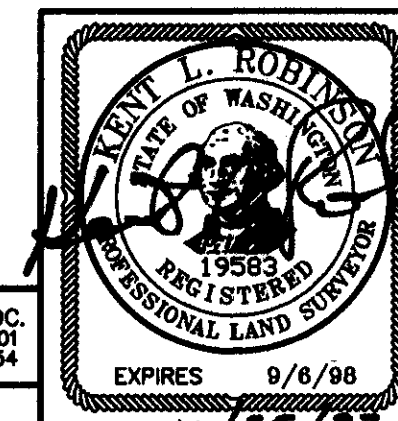
17. PRIOR TO FINAL APPROVAL OF PLAT CONSTRUCTION ACTIVITIES ON THE SITE, THE BOUNDARY BETWEEN A SENSITIVE AREA TRACT AND ADJACENT LAND SHALL BE IDENTIFIED USING PERMANENT SIGNS.

18. THE HOUSE ADDRESS SYSTEM FOR THIS PLAT SHALL BE AS FOLLOWS: ADDRESSES SHALL BE ASSIGNED FOR THE NORTH-SOUTH ROADS WITHIN THE RANGE OF 2400 TO 3399 AND WITHIN THE RANGE OF 20400 TO 20699 FOR THE EAST-WEST ROADS. INDIVIDUAL ADDRESSES WILL BE ASSIGNED TO THE PRINCIPAL ENTRANCE OF EACH RESIDENCE OR BUILDING IN ACCORDANCE WITH KING COUNTY CODE 16.08.

19. NO LOT OR PORTION OF A LOT IN THIS PLAT SHALL BE DIVIDED AND SOLD OR RESOLD, OR OWNERSHIP CHANGED OR TRANSFERRED WHEREBY THE OWNERSHIP OF ANY PORTION OF THIS PLAT SHALL BE LESS THAN THE AREA REQUIRED FOR THE USE DISTRICT IN WHICH LOCATED.

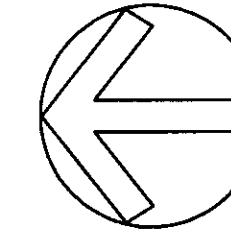
20. THE LOTS IN THIS PLAT WERE DESIGNED UTILIZING THE FLEXIBLE YARD AND LOT DIMENSION REQUIREMENTS OF KING COUNTY CODE 21.48.270.

**INDIVIDUAL BUILDING PERMITS WILL BE REQUIRED TO
SUBMIT EROSION CONTROL PLANS TO ADDRESS CONSTRUCTION
AND CLEARING OF LOT AREAS.**



TIMBERLINE RIDGE

DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON

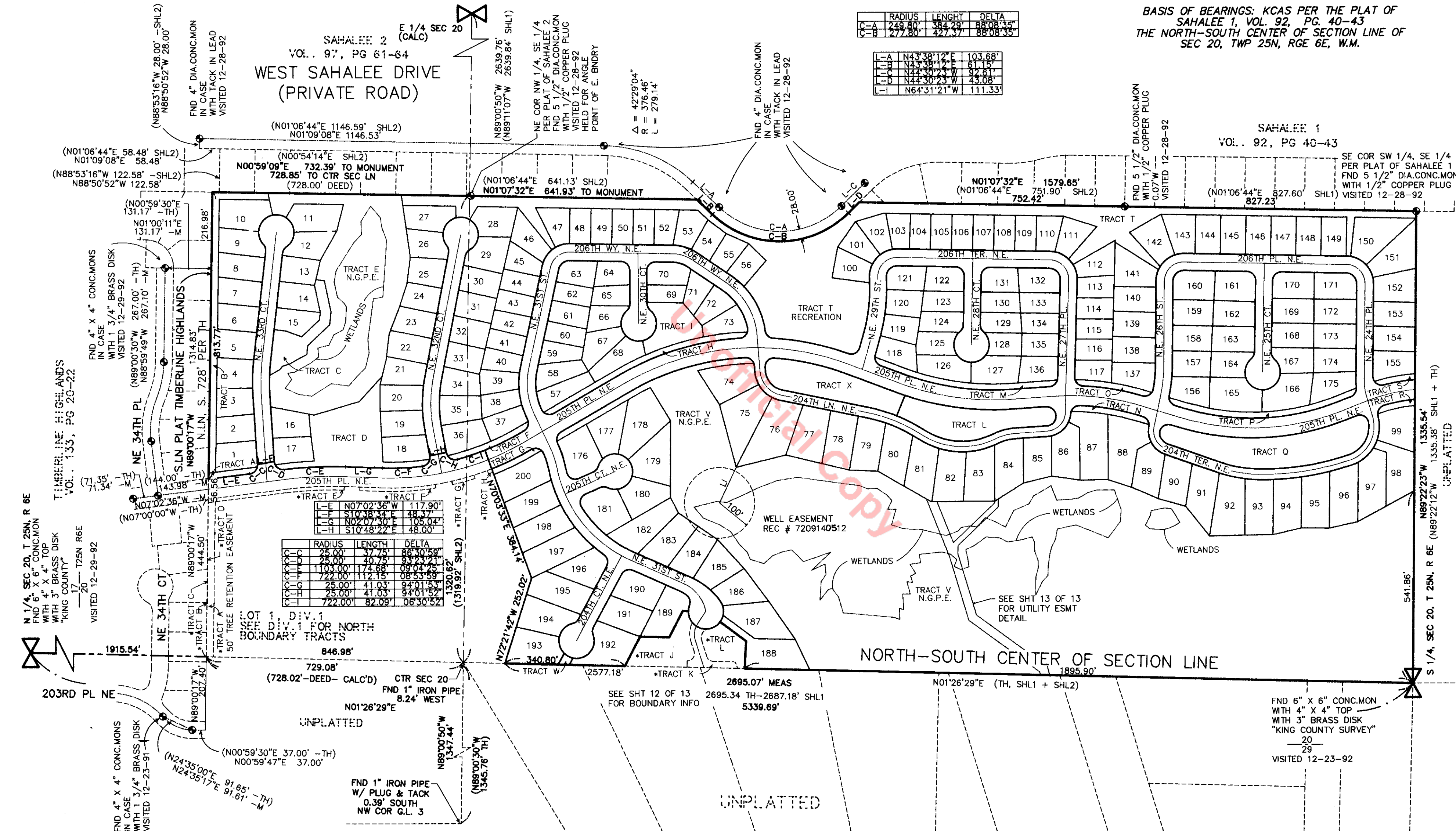


SCALE: 1" = 200'

BASIS OF BEARINGS: KCAS PER THE PLAT OF SAHALEE 1, VOL. 92, PG. 40-43
 THE NORTH-SOUTH CENTER OF SECTION LINE OF SEC 20, TWP 25N, RGE 6E, W.M.

	RADIUS	LENGTH	DELTA
C-A	249.80'	384.29'	88°08'33"
C-B	277.80'	427.37'	85°08'35"

L-A	N43°38'12"E	103.68'
L-B	N43°38'12"E	61.15'
L-C	N44°30'23"W	92.61'
L-D	N44°30'23"W	43.08'
L-E	N64°31'21"W	111.33'



	RADIUS	LENGTH	DELTA
C-A	249.80'	384.29'	88°08'33"
C-B	277.80'	427.37'	85°08'35"

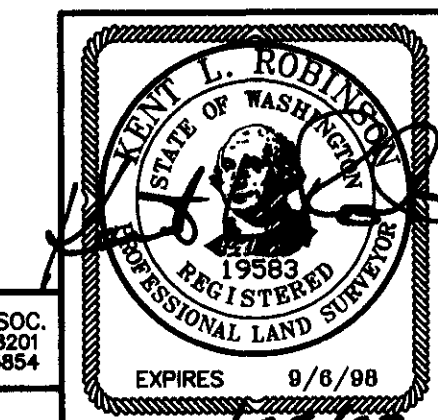
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NOTE: FOR SECTION SUBDIVISION REFER TO PLAT OF TIMBERLINE HIGHLANDS DIV 1, VOL. 133, PG. 22 AND PLAT OF SAHALEE 2, VOL. 97, PG. 63. FOR THE PURPOSES OF THIS SUBDIVISION, EXISTING MONUMENTS IN BOTH PLATS WERE HELD TO ESTABLISH THE NORTH, EAST AND SOUTH BOUNDARIES (SEE MAP). THE EAST-WEST CENTER OF SECTION LINE WAS ESTABLISHED BY HOLDING THE EAST 1/4 CORNER PER THE ADJOINING PLATS AND HOLDING THE EXISTING 1" IRON PIPE 8.24' WEST OF THE NORTH-SOUTH CENTER OF SECTION LINE FOR LINE ONLY. THIS LINE NOT ONLY FITS THE PIPE AT THE NORTHWEST CORNER OF GOVERNMENT LOT 3 VERY WELL, BUT ALSO FITS SEVERAL PIPES FURTHER WEST AS PER THE TIMBERLINE HIGHLANDS SECTION SUBDIVISION AND VERIFICATION BY THIS SURVEY WHICH FOUND THE FURTHEST DEVIATION FROM THIS CENTER OF SECTION LINE BY EXISTING PIPES TO BE NO MORE THAN 0.78 FEET. OTHER SURVEYS IN SECTION 19, COMPARING GLO SURVEY NOTE DESCRIPTIONS AND RAILROAD RIGHT OF WAY INFORMATION MAY FAVOR EITHER THE TIMBERLINE HIGHLANDS OR SAHALEE SUBDIVISIONS, BUT AS A PRACTICAL MATTER, THE NORTH BOUNDARY HAS BEEN ESTABLISHED BY THE PLAT OF TIMBERLINE HIGHLANDS.

SURVEY PROCEDURES:
 LIETZ SET 3 1" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

LEGEND:
 SHL1 = PLAT OF SAHALEE DIVISION 1, VOL. 92, PG. 40-43
 SHL2 = PLAT OF SAHALEE DIVISION 2, VOL. 97, PG. 61-64
 TH = PLAT OF TIMBERLINE HIGHLANDS, VOL. 133, PG. 20-22
 M = MEASURED
 * TIMBERLINE RIDGE DIVISION 1
 NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.



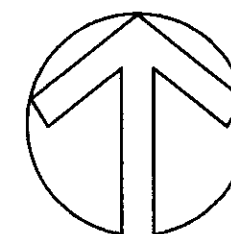
OSTERGAARD-ROBINSON AND ASSOC.
 3630 COLBY AVE. EVERETT, WA. 98201
 (425) 259-6445 (425) 827-5854

SHEET 3 OF 13

189 74

TIMBERLINE RIDGE

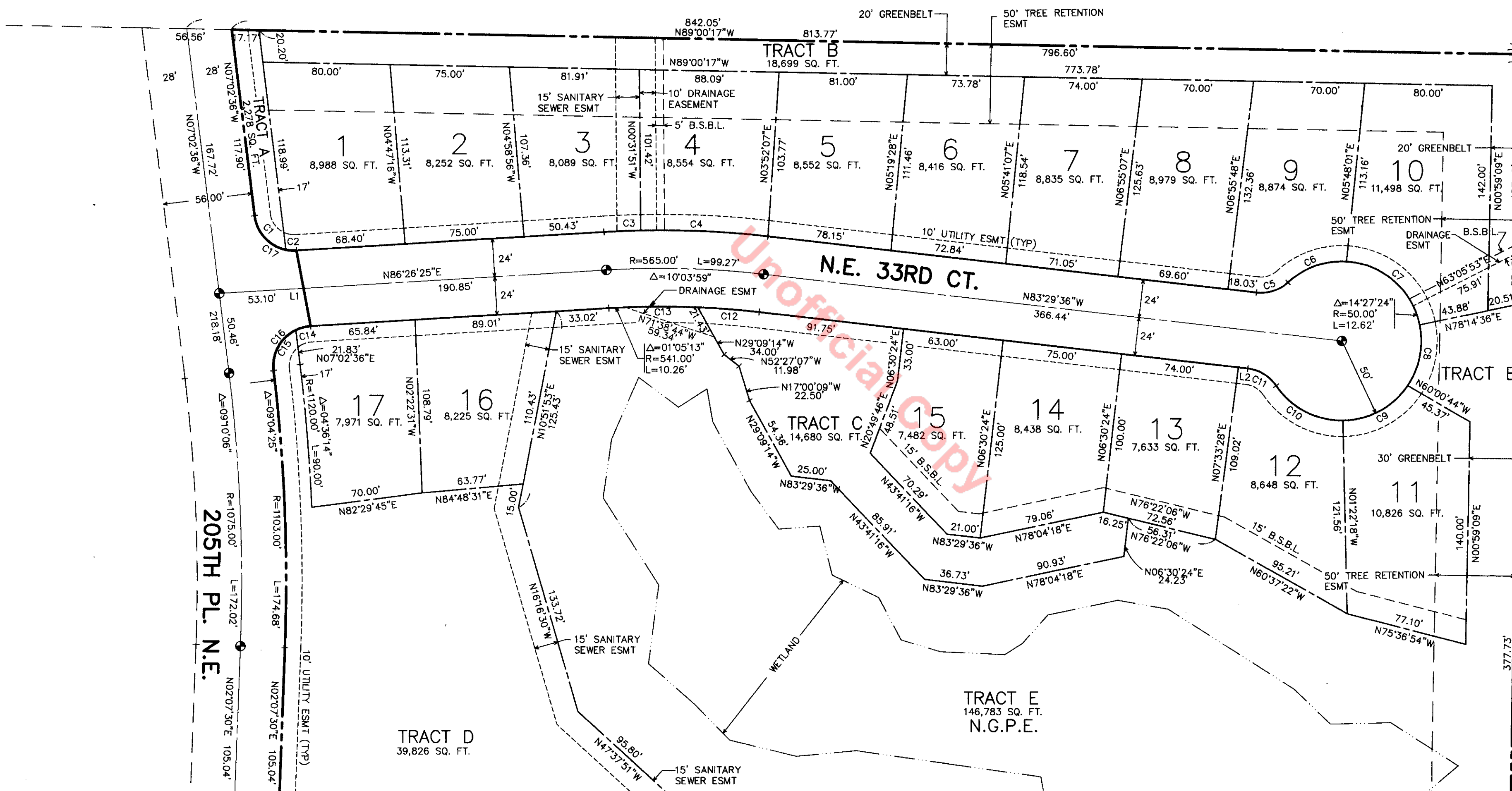
DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON



SCALE: 1" = 50'

BASIS OF BEARINGS: KCAS PER THE PLAT OF
 SAHALEE 1, VOL. 92, PG. 40-43
 THE NORTH-SOUTH CENTER OF SECTION LINE OF
 SEC 20, TWP 25N, RGE 6E, W.M.

VOL./PG.



	BEARING	DIST
L1	N 10°38'34" W	48.37'
L2	N 83°29'36" W	5.92'

	RADIUS	LENGTH	DELTA
C1	25.00'	31.13'	71°20'13"
C2	25.00'	6.82'	15°10'46"
C3	589.00'	23.20'	02°15'24"
C4	589.00'	80.28'	07°48'35"
C5	25.00'	21.47'	49°12'24"
C6	50.00'	40.18'	46°02'55"
C7	50.00'	65.36'	74°53'41"
C8	50.00'	40.00'	45°50'11"
C9	50.00'	48.09'	55°08'38"
C10	50.00'	49.33'	56°31'23"
C11	25.00'	21.47'	49°12'24"
C12	541.00'	38.89'	04°07'09"
C13	541.00'	56.15'	05°56'48"
C14	25.00'	9.66'	22°08'34"
C15	25.00'	31.09'	71°14'47"
C16	25.00'	40.75'	93°23'21"
C17	25.00'	37.75'	86°30'59"

SEE SHEET 5

LEGEND:

- SET KING COUNTY STANDARD CONC. MON & CASE

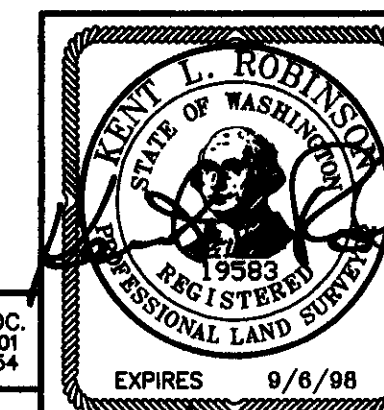
SURVEY PROCEDURES:

LIEZT SET 3 1" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.

TRACTS A, B, D AND T OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION
 TRACTS C OWNED AND MAINTAINED BY KING COUNTY

OSTERGAARD-ROBINSON AND ASSOC.
 3630 COLBY AVE. EVERETT, WA. 98201
 (425) 259-8445 (425) 827-5854

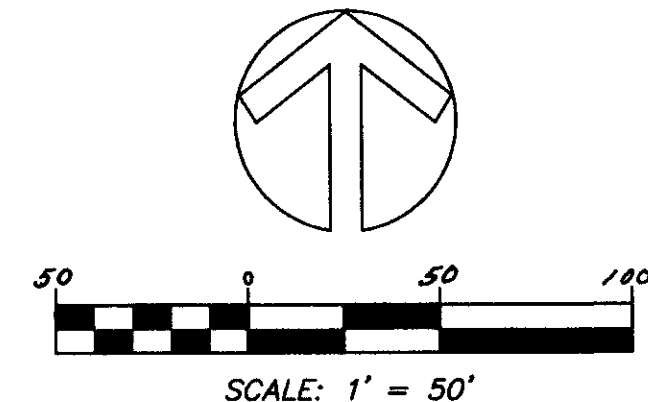


SHEET 4 OF 13

188 75
 VOL./PG.

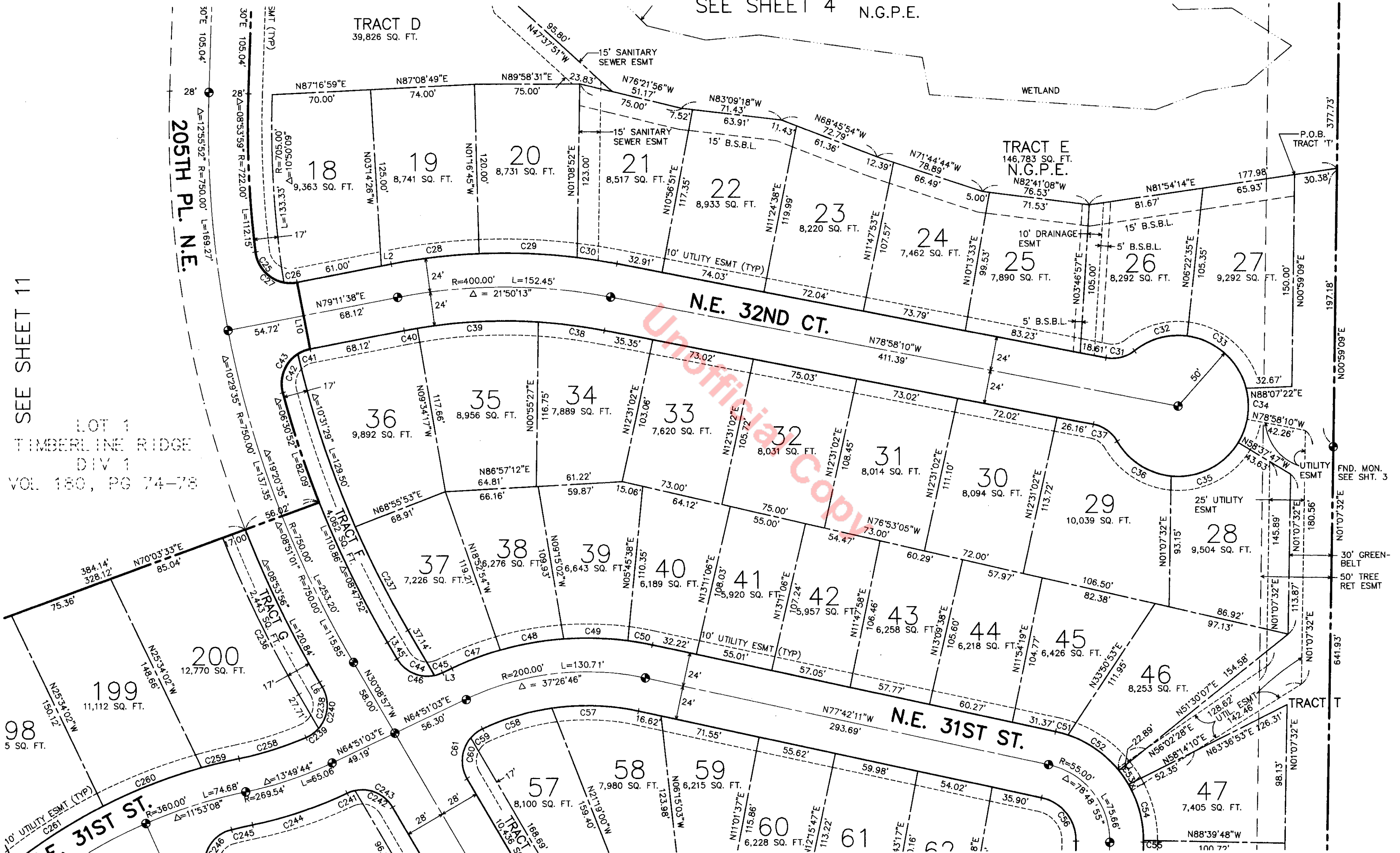
TIMBERLINE RIDGE

DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON



VOL./PG.

SEE SHEET 4 N.G.P.E.



SEE SHEET 11
 LOT 1
 TIMBERLINE RIDGE
 DIV 1
 VOL. 180, PG. 74-78

SEE SHEET 6

TRACTS D, E, F, G ANT T OWNED AND MAINTAINED
 BY THE HOMEOWNER'S ASSOCIATION

BEARING	LENGTH	BEARING	LENGTH
L2 N79°11'38"E	7.12'	L6 N30°08'57"W	4.02'
L3 S64°51'03"W	7.38'	L10 N10°48'22"W	48.00'

RADIUS	LENGTH	DELTA	C36	50.00'	47.47'	54°23'32"	C48	224.00'	45.91'	11°44'34"	
C25	25.00'	31.55'	72°18'28"	C37	25.00'	21.47'	49°12'24"	C49	224.00'	45.80'	11°42'58"
C26	25.00'	9.48'	21°43'25"	C38	376.00'	47.31'	07°12'35"	C50	224.00'	17.68'	04°31'23"
C27	25.00'	41.03'	94°01'53"	C39	376.00'	86.45'	13°10'26"	C51	79.00'	9.18'	06°39'26"
C28	424.00'	63.00'	08°30'48"	C40	376.00'	9.54'	01°27'11"	C52	79.00'	44.56'	32°19'05"
C29	424.00'	70.00'	09°27'33"	C41	25.00'	9.48'	21°43'24"	C53	79.00'	12.15'	08°48'40"
C30	424.00'	28.59'	03°51'49"	C42	25.00'	31.55'	72°18'28"	C54	79.00'	41.48'	30°05'00"
C31	25.00'	21.47'	49°12'24"	C43	25.00'	41.03'	94°01'52"	C237	705.00'	82.73'	06°43'24"
C32	50.00'	40.01'	45°50'46"	C44	25.00'	31.13'	71°20'13"				
C33	50.00'	59.22'	67°51'49"	C45	25.00'	5.96'	13°39'47"				
C34	50.00'	40.00'	45°50'12"	C46	25.00'	37.09'	85°00'00"				
C35	50.00'	56.26'	64°28'28"	C47	224.00'	37.00'	09°27'51"				

LEGEND:

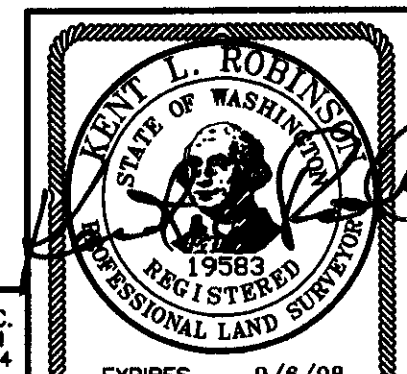
- SET KING COUNTY STANDARD CONC. MON & CASE

SURVEY PROCEDURES:
 LIETZ SET 3" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.

BASIS OF BEARINGS: KCAS PER THE PLAT OF SAHALEE 1, VOL. 92, PG. 40-43 THE NORTH-SOUTH CENTER OF SECTION LINE OF SEC 20, TWP 25N, RGE 6E, W.M.

OSTERGAARD-ROBINSON AND ASSOC.
 3630 COLBY AVE. EVERETT, WA. 98201
 (425) 259-8445 (425) 827-5854

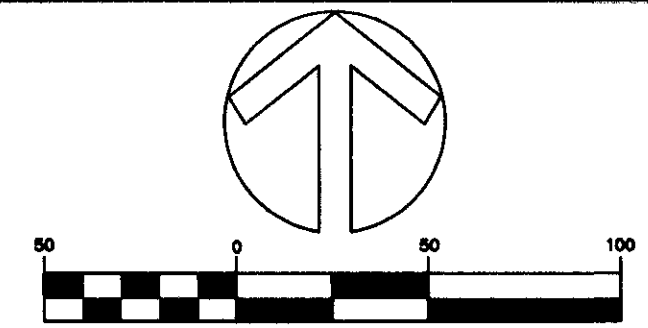


SHEET 5 OF 13

VOL./PG.
92 881

TIMBERLINE RIDGE

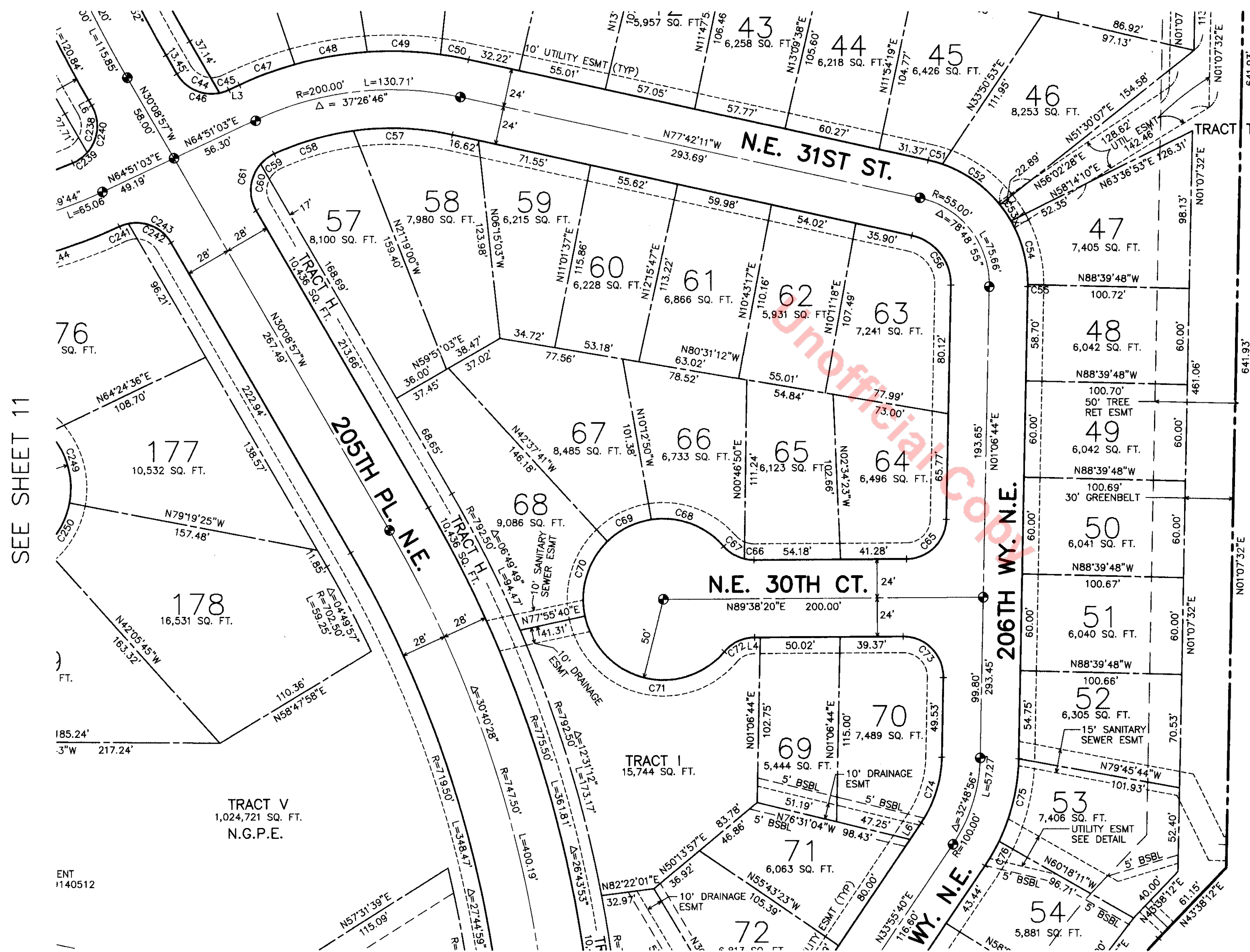
DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON



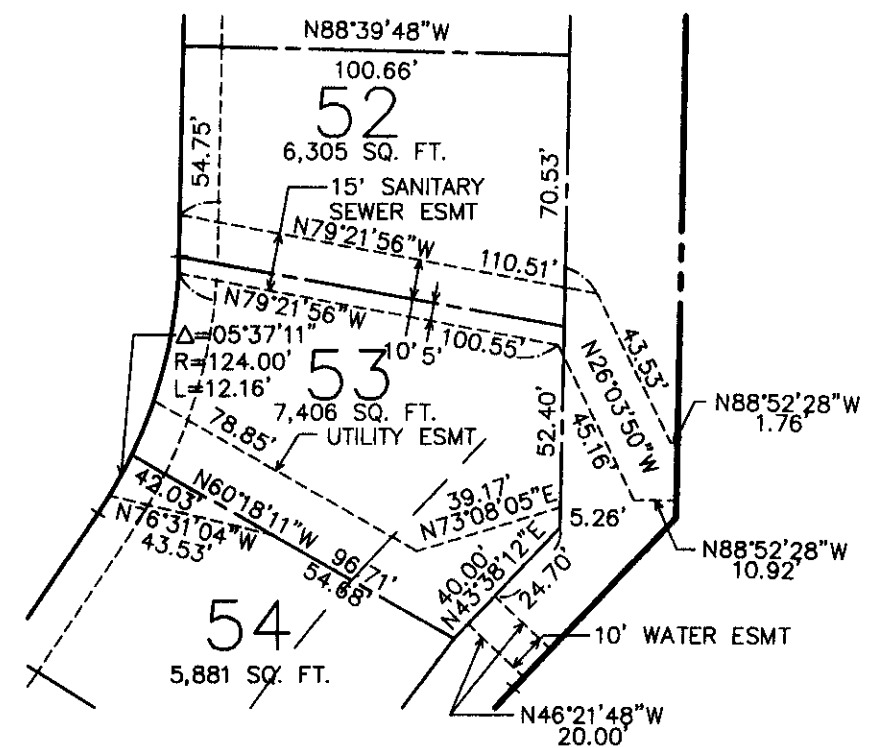
SCALE: 1" = 50'
 BASIS OF BEARINGS: KCAS PER THE PLAT OF
 SAHALEE 1, VOL. 92, PG. 40-43
 THE NORTH-SOUTH CENTER LINE OF
 SEC 20, TWP 25N, RGE 6E, W.M.

VOL./PG.

SEE SHEET 5



SEE SHEET 11



ESMT DETAIL

SCALE: 1" = 50'

	BEARING	DIST
L4	N 89°38'20" E	3.56'
L6	N 33°55'40" E	12.41'

	RADIUS	LENGTH	DELTA
C53	79.00'	12.15'	08°48'40"
C54	79.00'	41.48'	30°05'00"
C55	79.00'	1.30'	00°56'44"
C56	31.00'	42.64'	78°48'55"
C57	176.00'	61.84'	20°07'59"
C58	176.00'	51.79'	16°51'40"
C59	25.00'	10.52'	24°06'53"
C60	25.00'	31.13'	71°20'14"
C61	25.00'	41.65'	95°27'07"
C65	25.00'	38.63'	88°31'36"
C66	25.00'	6.09'	13°57'07"
C67	25.00'	15.38'	35°15'16"
C68	50.00'	50.01'	57°18'41"
C69	50.00'	31.19'	35°44'09"
C70	50.00'	50.50'	57°52'14"
C71	50.00'	111.26'	127°29'44"
C72	25.00'	21.47'	49°12'24"
C73	25.00'	39.91'	91°28'24"
C74	76.00'	43.53'	32°48'56"
C75	124.00'	53.41'	24°40'47"
C76	124.00'	17.61'	08°08'09"

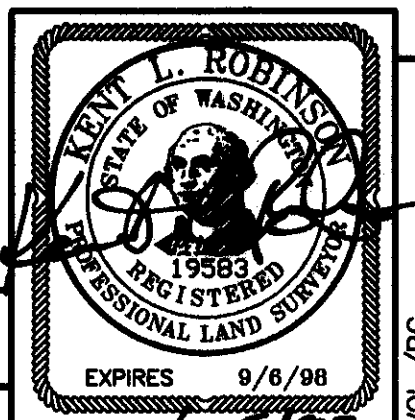
TRACTS H AND V OWNED AND MAINTAINED
 BY THE HOMEOWNER'S ASSOCIATION
 TRACT I OWNED AND MAINTAINED
 BY KING COUNTY

SEE SHEET 7

LEGEND:
 ● SET KING COUNTY STANDARD
 CONC. MON & CASE

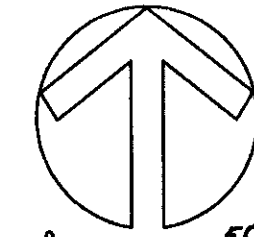
SURVEY PROCEDURES:
 LIETZ SET 3 1" TOTAL STATION USED FOR CONTROL, PLAT
 MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS
 STANDARDS SET IN WAC 332-130-090.
 NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP
 MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS.
 SET NAIL IN CURB AT LOT LINES EXTENDED.

OSTERGAARD-ROBINSON AND ASSOC.
 3630 COLBY AVE. EVERETT, WA. 98201
 (425) 259-6445 (425) 827-5854



TIMBERLINE RIDGE

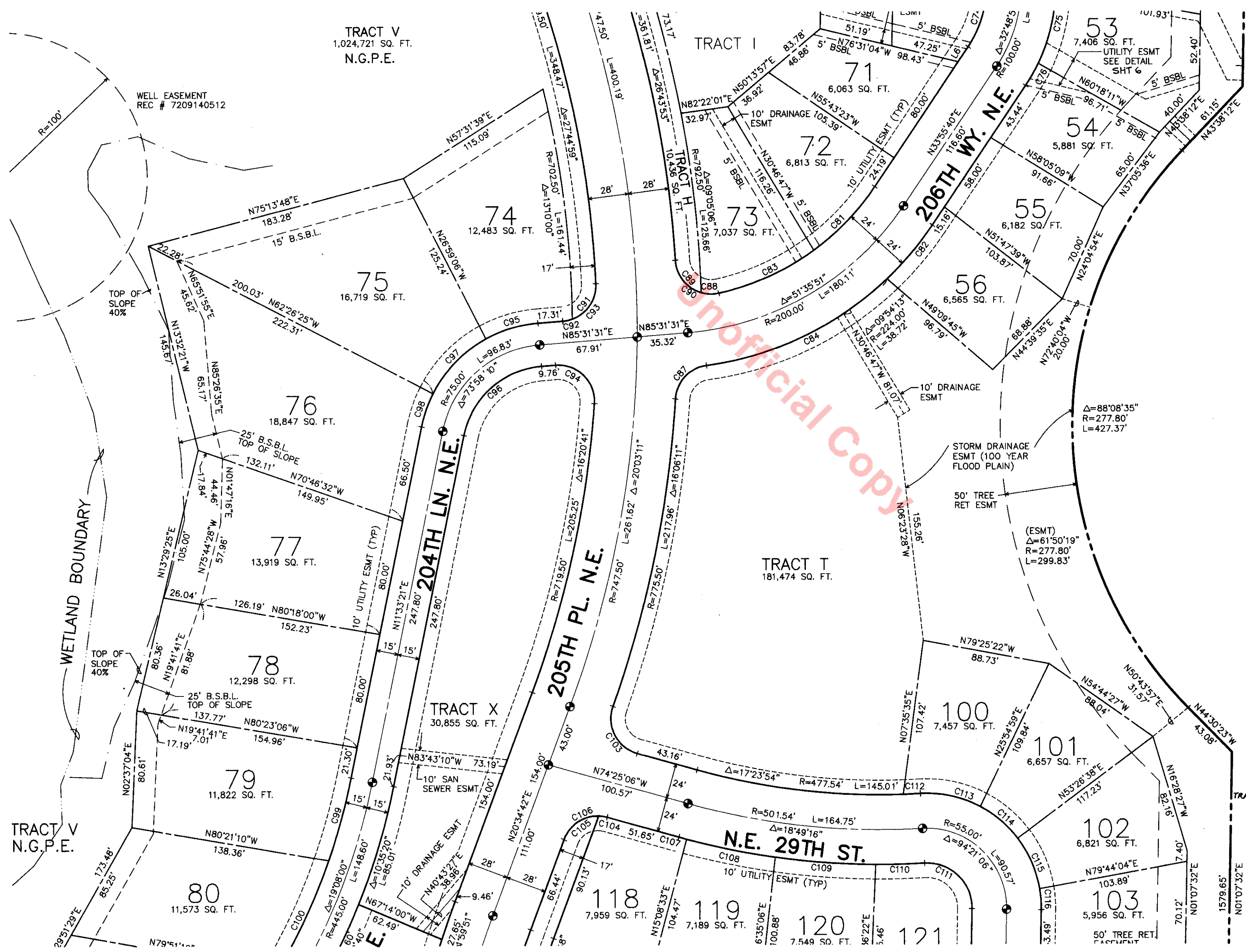
DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON



SCALE: 1" = 50'

BASIS OF BEARINGS: KCAS PER THE PLAT OF SAHALEE 1, VOL. 92, PG. 40-43 THE NORTH-SOUTH CENTER LINE OF SEC 20, TWP 25N, RGE 6E, W.M.

SEE SHEET 6



	RADIUS	LENGTH	DELTA
C76	124.00'	17.61'	08°08'09"
C81	176.00'	61.52'	20°01'40"
C82	224.00'	49.01'	12°32'09"
C83	176.00'	73.14'	23°48'37"
C84	224.00'	141.57'	36°12'37"
C87	25.00'	34.46'	78°58'22"
C88	25.00'	12.36'	28°19'45"
C89	25.00'	30.76'	70°29'14"
C90	25.00'	43.12'	98°48'59"
C91	25.00'	31.55'	72°18'41"
C92	25.00'	6.81'	15°36'48"
C93	25.00'	38.36'	87°55'29"
C94	25.00'	43.07'	98°42'30"
C95	90.00'	37.96'	24°09'51"
C96	60.00'	77.46'	73°58'10"
C97	90.00'	53.80'	34°14'55"
C98	90.00'	24.44'	15°33'24"
C99	430.00'	59.18'	07°52'57"
C100	430.00'	84.44'	11°15'03"
C103	25.00'	41.11'	94°13'21"
C112	477.54'	11.86'	01°25'22"
C113	79.00'	43.09'	31°14'53"
C114	79.00'	34.02'	24°40'20"
C115	79.00'	38.37'	27°49'52"

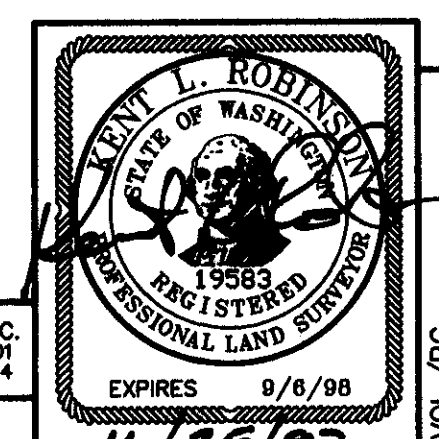
TRACTS H, I, AND T OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION
 TRACTS X, Y, Z OWNED AND MAINTAINED BY KING COUNTY

SURVEY PROCEDURES:
 LIETZ SET 3" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.

LEGEND:
 ● SET KING COUNTY STANDARD CONC. MON & CASE

OSTERGAARD-ROBINSON AND ASSOC.
 3630 COLBY AVE. EVERETT, WA. 98201
 (425) 259-6445 (425) 827-5854



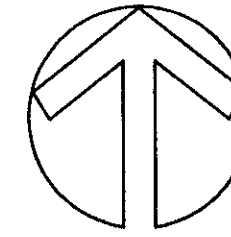
SHEET 7 OF 13

189 78
 VOL./PG.

TIMBERLINE RIDGE

DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON

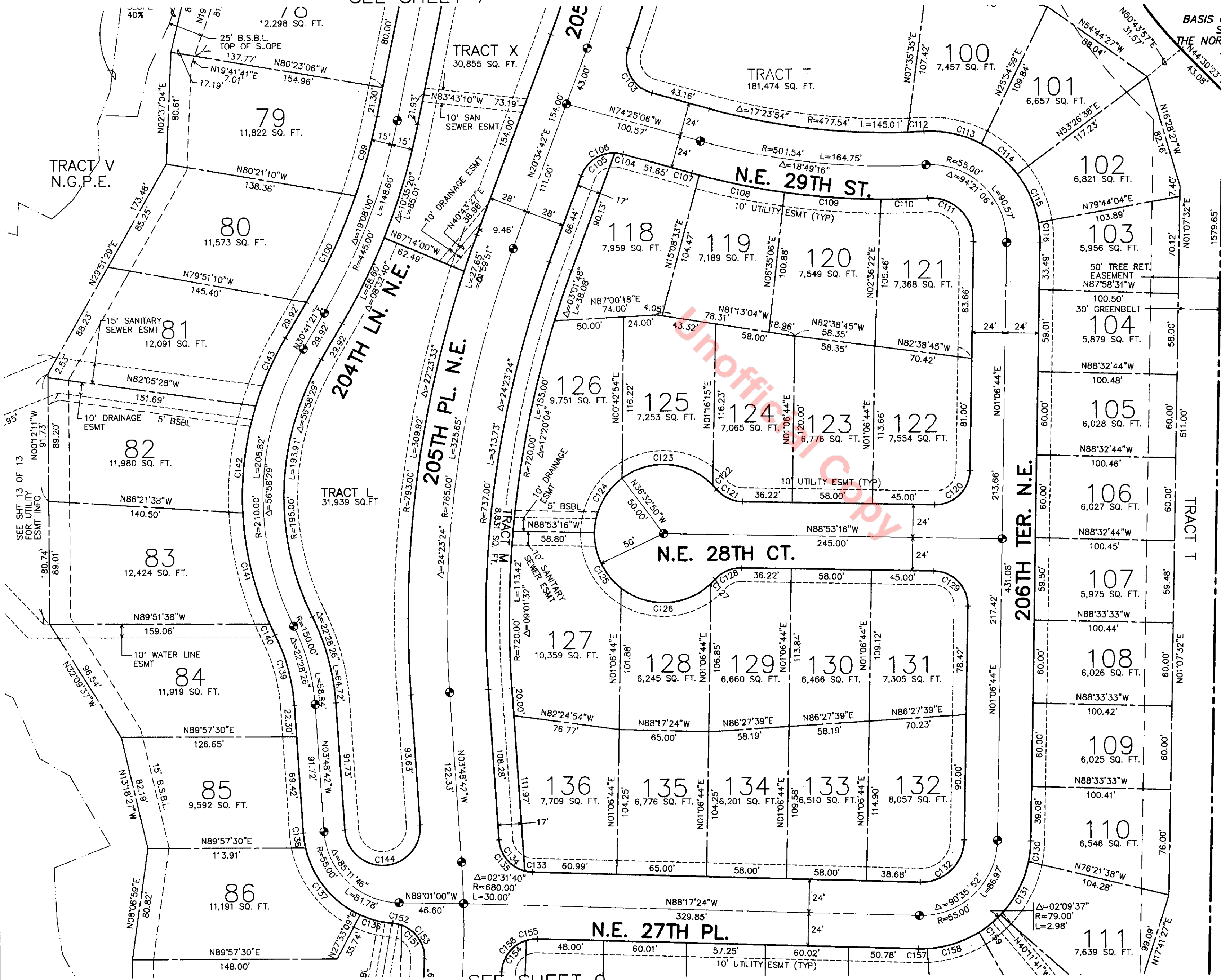
SEE SHEET 7



SCALE: 1" = 50'

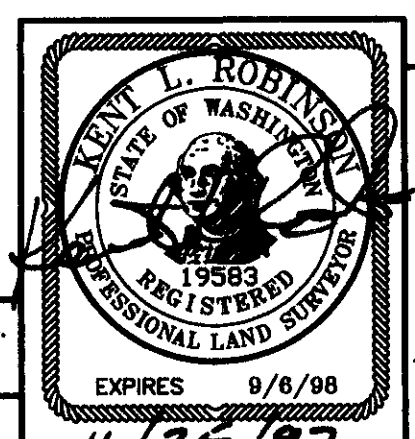
BASIS OF BEARINGS: KCAS PER THE PLAT OF SAHALEE 1, VOL. 92, PG. 40-43 THE NORTH-SOUTH CENTER LINE OF SEC 20, TWP 25N, RGE 6E, W.M.

VOL./PG.



	RADIUS	LENGTH	DELTA
C99	430.00'	59.16'	07°52'57"
C100	430.00'	84.44'	11°15'03"
C104	25.00'	5.96'	13°39'58"
C105	25.00'	31.13'	71°20'14"
C106	25.00'	37.09'	85°00'12"
C107	525.54'	5.64'	00°36'53"
C108	525.54'	62.98'	06°51'59"
C109	525.54'	70.08'	07°38'25"
C110	525.54'	33.94'	03°41'59"
C111	31.00'	51.05'	94°21'06"
C112	477.54'	11.86'	01°25'22"
C113	79.00'	11.86'	31°14'53"
C114	79.00'	34.02'	24°40'20"
C115	79.00'	38.37'	27°49'52"
C116	79.00'	14.62'	10°36'01"
C120	25.00'	39.27'	90°00'00"
C121	25.00'	21.47'	49°12'24"
C122	50.00'	3.89'	04°27'45"
C123	50.00'	71.91'	82°24'13"
C124	50.00'	45.68'	52°20'26"
C125	50.00'	46.37'	53°08'07"
C126	50.00'	70.94'	81°17'30"
C127	50.00'	4.17'	04°46'47"
C128	25.00'	21.47'	49°12'24"
C129	25.00'	39.27'	90°00'00"
C130	79.00'	14.97'	10°51'15"
C131	79.00'	43.95'	31°52'35"
C132	31.00'	49.02'	90°35'52"
C133	25.00'	5.73'	13°08'28"
C134	25.00'	31.13'	71°20'14"
C135	25.00'	36.86'	84°28'42"
C136	70.00'	24.36'	19°56'10"
C137	70.00'	64.47'	52°46'01"
C138	70.00'	10.85'	08°52'47"
C139	135.00'	52.95'	22°28'26"
C140	225.00'	9.04'	02°18'09"
C141	225.00'	83.20'	21°11'12"
C142	225.00'	78.25'	19°55'32"
C143	225.00'	53.25'	13°33'36"
C144	27.25'	85.60'	179°59'22"

TRACTS M, T, AND V OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION
 TRACT L OWNED AND MAINTAINED BY KING COUNTY



183 79
 VOL./PG.

SEE SHEET 9

NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.

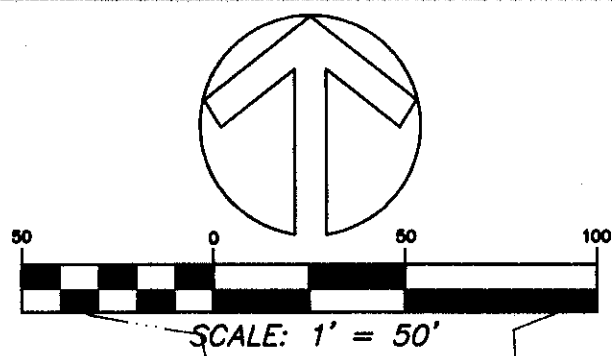
LEGEND:
 ● SET KING COUNTY STANDARD CONC. MON & CASE

OSTERGAARD-ROBINSON AND ASSOC.
 3630 COLBY AVE. EVERETT, WA. 98201
 (425) 259-6445 (425) 827-5854

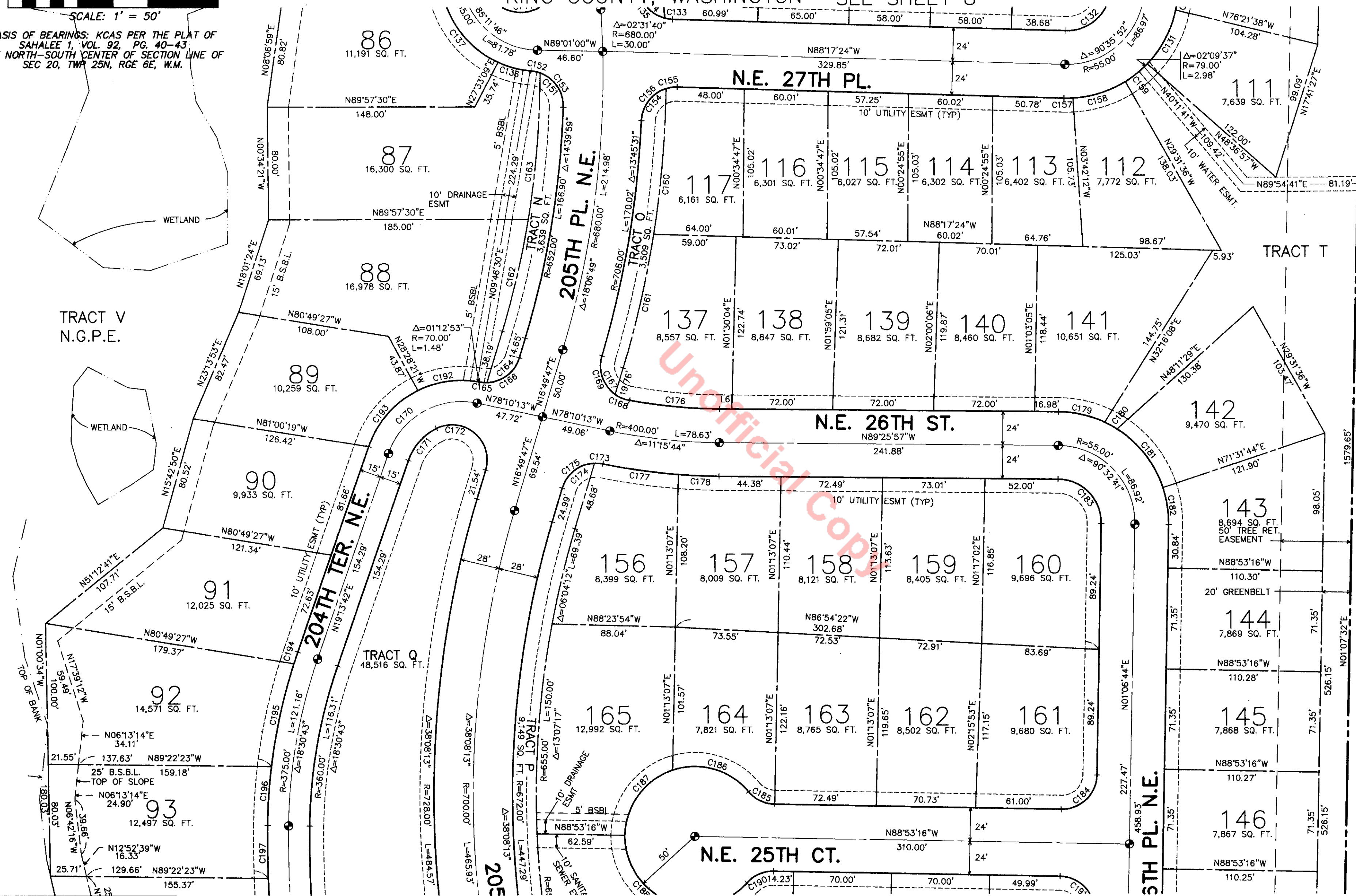
SHEET 8 OF 13

TIMBERLINE RIDGE

DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON SEE SHEET 8



BASIS OF BEARINGS: KCAS PER THE PLAT OF SAHALEE I, VOL. 92, PG. 40-43. THE NORTH-SOUTH CENTER OF SECTION LINE OF SEC 20, TWP 25N, RGE 6E, W.M.



RADIUS	LENGTH	DELTA
C136	70.00'	24.36'
C151	25.00'	31.60'
C152	25.00'	6.61'
C153	25.00'	36.21'
C154	25.00'	30.72'
C155	25.00'	8.09'
C156	25.00'	38.81'
C157	79.00'	6.39'
C158	79.00'	39.61'
C159	79.00'	20.00'
C160	725.00'	103.96'
C161	725.00'	97.57'
C162	635.00'	81.74'

C163	635.00'	104.64'	09°26'31"
C164	25.00'	30.98'	70°20'13"
C165	25.00'	5.44'	12°27'57"
C166	25.00'	36.57'	83°48'10"
C167	25.00'	31.00'	71°03'21"
C168	25.00'	10.91'	25°00'50"
C169	25.00'	41.91'	96°04'10"
C170	55.00'	79.29'	82°36'05"
C171	40.00'	31.05'	44°28'08"
C172	25.00'	58.09'	133°07'57"
C173	25.00'	5.97'	13°40'52"
C174	25.00'	31.13'	71°20'13"
C175	25.00'	37.10'	85°01'05"
C176	376.00'	64.88'	09°53'09"
C177	424.00'	54.33'	07°20'30"
C178	424.00'	29.15'	03°56'19"

C179	79.00'	34.00'	24°39'32"
C180	79.00'	10.00'	07°15'10"
C181	79.00'	53.97'	39°08'35"
C182	79.00'	26.87'	19°29'24"
C183	31.00'	48.99'	90°32'41"
C184	25.00'	39.27'	90°00'00"
C185	25.00'	21.47'	49°12'24"
C186	50.00'	59.95'	68°42'09"
C187	50.00'	61.53'	70°30'15"
C188	50.00'	75.60'	86°38'01"
C189	50.00'	45.88'	52°34'23"
C190	25.00'	21.47'	49°12'24"
C191	25.00'	39.27'	90°00'00"
C192	70.00'	44.99'	36°49'36"
C193	70.00'	54.46'	44°34'39"
C194	390.00'	8.60'	01°15'47"
C195	390.00'	75.00'	11°01'06"
C196	390.00'	42.41'	06°13'50"
C197	785.00'	37.69'	02°45'04"

BEARING	LENGTH
L6	8.90' S89°25'57"E

SEE SHEET 10

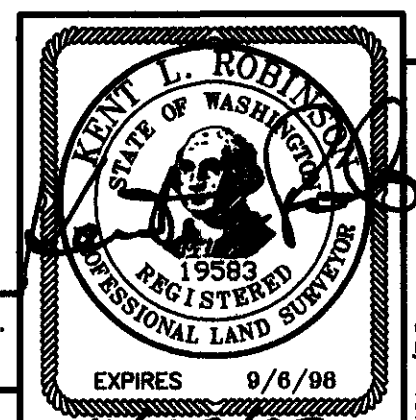
LEGEND:

- SET KING COUNTY STANDARD CONC. MON & CASE

SURVEY PROCEDURES:
 LIETZ SET 3 1/2" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.

TRACTS N, O, P, T AND V OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION
 TRACT Q OWNED AND MAINTAINED BY KING COUNTY

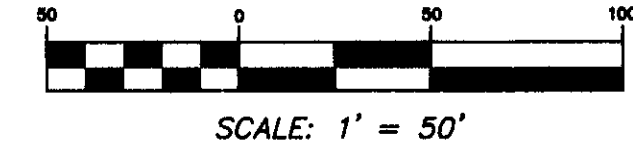
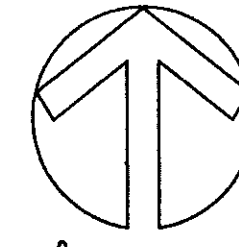


OSTERGAARD-ROBINSON AND ASSOC.
 3830 COLBY AVE. EVERETT, WA. 98201
 (425) 256-8445 (425) 827-5884

SHEET 9 OF 13

TIMBERLINE RIDGE

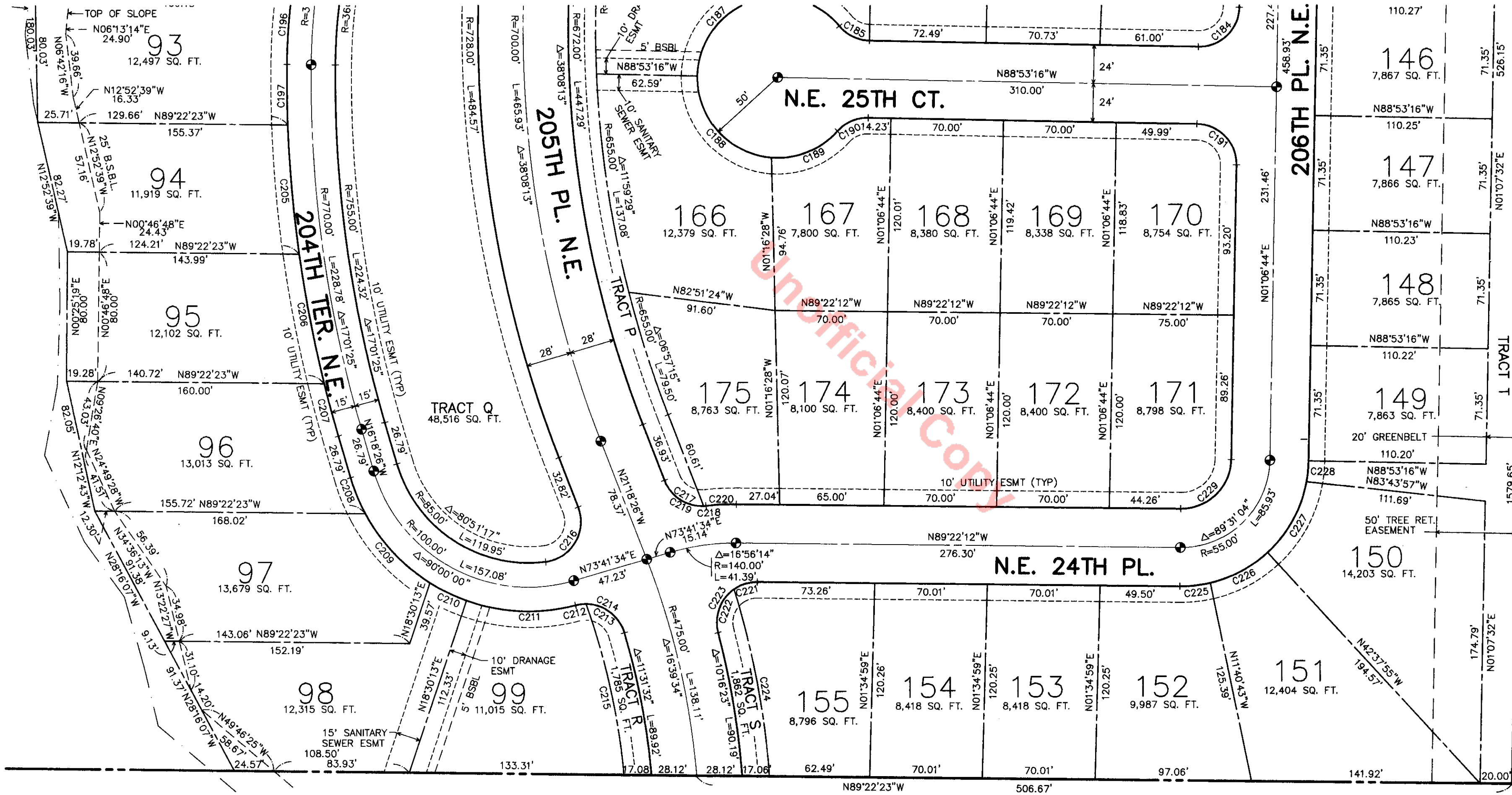
DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON



BASIS OF BEARINGS: KCAS PER THE PLAT OF SAHALEE 1, VOL. 92, PG. 40-43 THE NORTH-SOUTH CENTER LINE OF SEC 20, TWP 25N, RGE 6E, W.M.

VOL./PG.

SEE SHEET 9



	RADIUS	LENGTH	DELTA
C188	50.00'	75.60'	86°38'01"
C189	50.00'	45.88'	52°34'23"
C190	25.00'	21.47'	49°12'24"
C191	25.00'	39.27'	90°00'00"
C205	785.00'	80.42'	05°52'10"
C206	785.00'	81.68'	05°57'42"
C207	785.00'	33.45'	02°26'29"
C208	115.00'	24.13'	12°01'11"
C209	115.00'	59.23'	29°30'29"
C210	115.00'	25.26'	12°35'05"
C211	115.00'	68.78'	34°15'56"
C212	25.00'	6.65'	15°14'34"
C213	25.00'	31.83'	72°56'16"
C214	25.00'	38.48'	88°10'50"
C215	430.00'	108.74'	14°29'22"
C216	25.00'	45.44'	104°08'43"

C217	25.00'	31.13'	71°20'13"
C218	25.00'	1.43'	03°17'04"
C219	25.00'	32.56'	74°37'17"
C220	164.00'	18.77'	06°33'31"
C221	25.00'	15.36'	35°12'34"
C222	25.00'	30.56'	70°02'49"
C223	25.00'	49.93'	105°15'23"
C224	520.00'	118.23'	13°01'36"
C225	79.00'	19.02'	13°47'41"
C226	79.00'	40.63'	29°28'02"
C227	79.00'	50.91'	36°55'23"
C228	79.00'	12.87'	09°19'58"
C229	31.00'	48.43'	89°31'04"

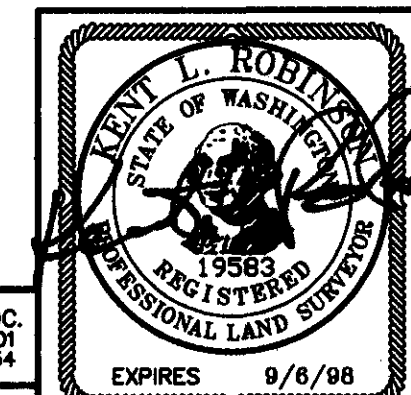
TRACTS P, R, S AND T OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION
 TRACT Q OWNED AND MAINTAINED BY KING COUNTY

LEGEND:
 ● SET KING COUNTY STANDARD CONC. MON & CASE

SURVEY PROCEDURES:
 LIETZ SET 3 1" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.

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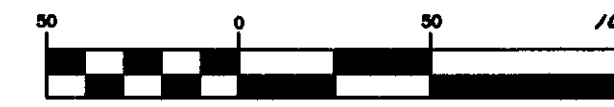
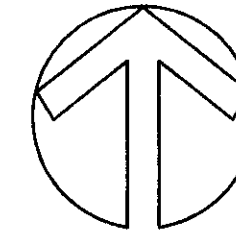


SHEET 10 OF 13

188 81
 VOL./PG.

TIMBERLINE RIDGE

DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON



SCALE: 1' = 50'
 BASIS OF BEARINGS: KCAS PER THE PLAT OF
 SAHALEE 1, VOL. 92, PG. 40-43
 THE NORTH-SOUTH CENTER LINE OF
 SEC 20, TWP 25N, RGE 6E, W.M.

VOL./PG.



	BEARING	LENGTH
L6	N 38°08'57" W	4.02'

	RADIUS	LENGTH	DELTA
C171	360.00'	28.07'	04°28'01"
C236	795.00'	123.87'	08°55'38"
C237	705.00'	82.73'	06°43'24"
C238	25.00'	31.13'	71°20'14"
C239	25.00'	11.25'	25°47'08"
C240	25.00'	42.38'	97°07'22"
C241	25.00'	5.99'	13°44'17"
C242	25.00'	31.13'	71°20'13"
C243	25.00'	37.12'	85°04'30"
C244	293.54'	71.08'	13°52'27"
C245	336.00'	15.83'	02°42'00"
C246	25.00'	43.58'	99°52'45"
C247	25.00'	21.47'	49°12'24"
C248	50.00'	25.84'	29°36'33"
C249	50.00'	47.30'	54°12'13"
C250	50.00'	32.49'	37°13'40"
C251	50.00'	48.85'	57°07'15"
C252	50.00'	58.75'	67°19'20"
C253	50.00'	28.74'	32°55'46"
C254	25.00'	21.47'	49°12'24"
C255	25.00'	42.87'	98°15'07"
C256	336.00'	53.44'	18°04'24"
C257	336.00'	105.99'	18°04'25"
C258	254.54'	50.04'	11°40'35"
C259	384.00'	27.31'	04°04'32"
C260	384.00'	75.35'	11°14'36"
C261	384.00'	75.65'	11°17'13"
C262	384.00'	79.13'	11°48'25"
C263	384.00'	33.42'	04°59'10"
C264	25.00'	36.27'	83°07'09"
C300	336.00'	92.90'	15°50'28"

LEGEND:

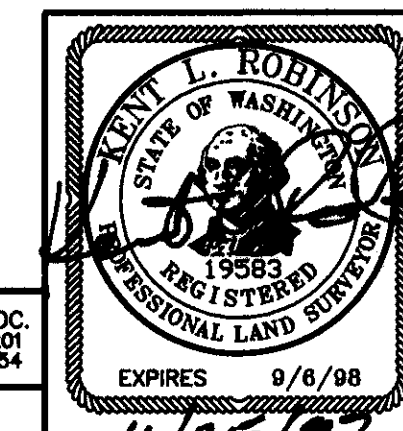
- SET KING COUNTY STANDARD CONC. MON & CASE

SURVEY PROCEDURES:

LIETZ SET 3 1" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING. LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

NOTE: SET 1/2" X 24" REBAR AND PLASTIC CAP MARKED "ORA 19583" AT REAR CORNERS AND ANGLE POINTS. SET NAIL IN CURB AT LOT LINES EXTENDED.

TRACTS F, G, H AND V OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION



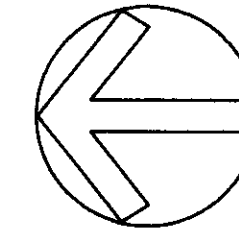
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SHEET 11 OF 13

189 82
 VOL./PG.

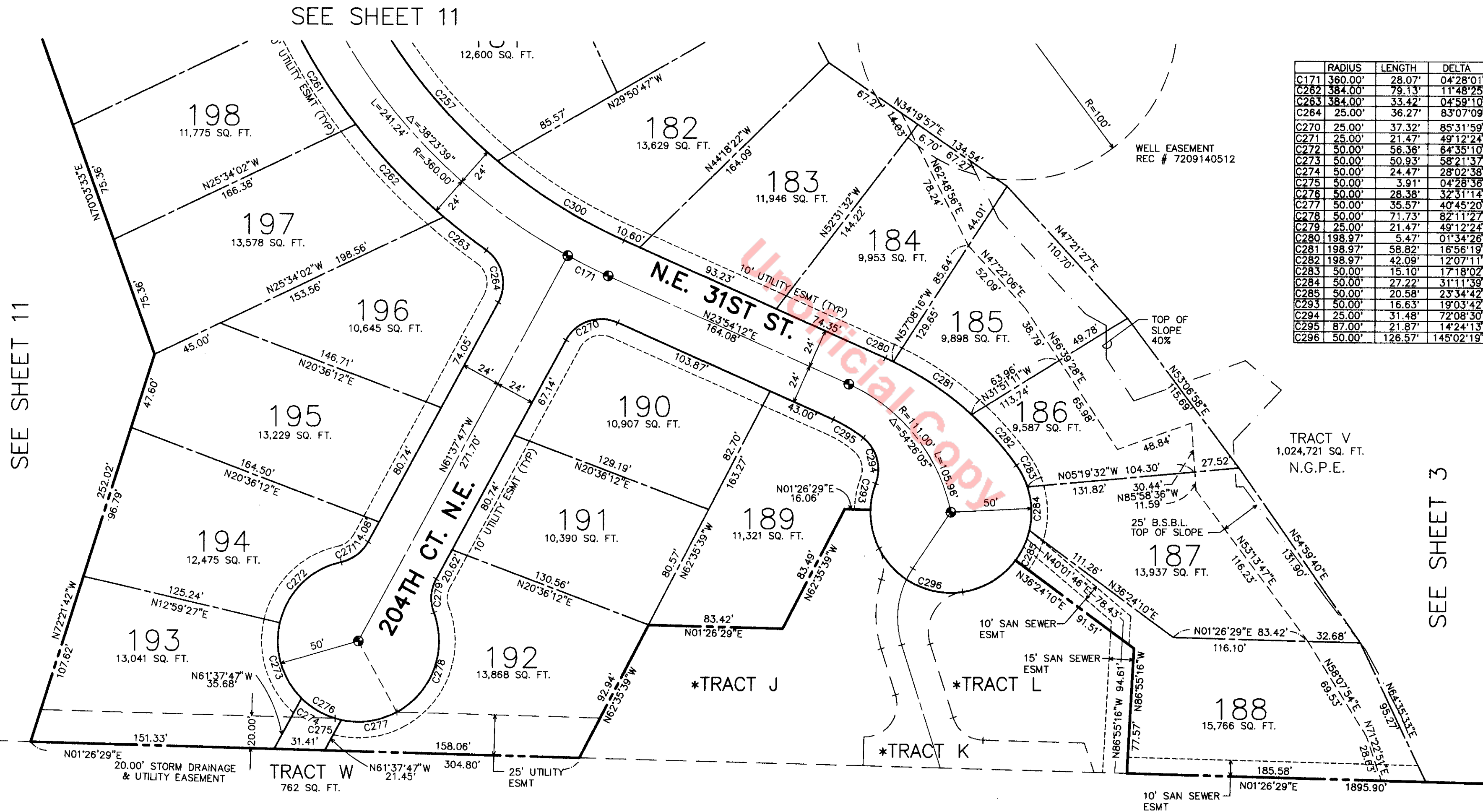
TIMBERLINE RIDGE

DIVISION 2
 PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
 KING COUNTY, WASHINGTON



SCALE: 1" = 50'
 BASIS OF BEARINGS: KCAS PER THE PLAT OF
 SAHALEE 1, VOL. 92, PG. 40-43
 THE NORTH-SOUTH CENTER LINE OF
 SEC 20, TWP 25N, RGE 6E, W.M.

VOL./PG.



	RADIUS	LENGTH	DELTA
C171	360.00'	28.07'	04°28'01"
C262	384.00'	79.13'	11°48'25"
C263	384.00'	33.42'	04°58'10"
C264	25.00'	36.27'	83°07'09"
C270	25.00'	37.32'	85°31'59"
C271	25.00'	21.47'	49°12'24"
C272	50.00'	56.36'	64°35'10"
C273	50.00'	50.93'	58°21'37"
C274	50.00'	24.47'	28°02'38"
C275	50.00'	3.91'	04°28'36"
C276	50.00'	28.38'	32°31'14"
C277	50.00'	35.57'	40°45'20"
C278	50.00'	71.73'	82°11'27"
C279	25.00'	21.47'	49°12'24"
C280	198.97'	5.47'	01°34'26"
C281	198.97'	58.82'	16°56'19"
C282	198.97'	42.09'	12°07'11"
C283	50.00'	15.10'	17°18'02"
C284	50.00'	27.22'	31°11'39"
C285	50.00'	20.58'	23°34'42"
C293	50.00'	16.63'	19°03'42"
C294	25.00'	31.48'	72°08'30"
C295	87.00'	21.87'	14°24'13"
C296	50.00'	126.57'	145°02'19"

SEE SHEET 11

SEE SHEET 3

LEGEND:

- SET KING COUNTY STANDARD CONC. MON & CASE

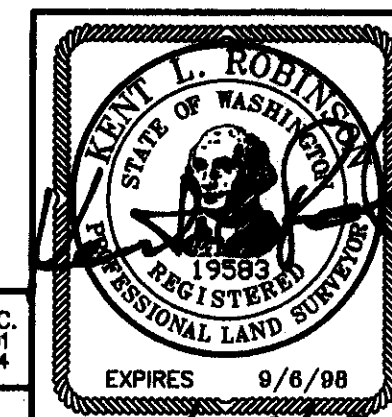
* TIMBERLINE RIDGE DIVISION 1

TRACT W - SEE NOTE SHEET 2 OF 12

SURVEY PROCEDURES:
 LIETZ SET 3 1" TOTAL STATION USED FOR CONTROL, PLAT MONUMENTATION AND LOT STAKING.
 LINEAR AND ANGULAR CLOSURE MEETS OR EXCEEDS STANDARDS SET IN WAC 332-130-090.

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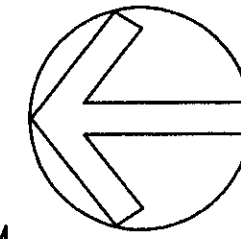


189 83
 VOL./PG.

TIMBERLINE RIDGE

DIVISION 2

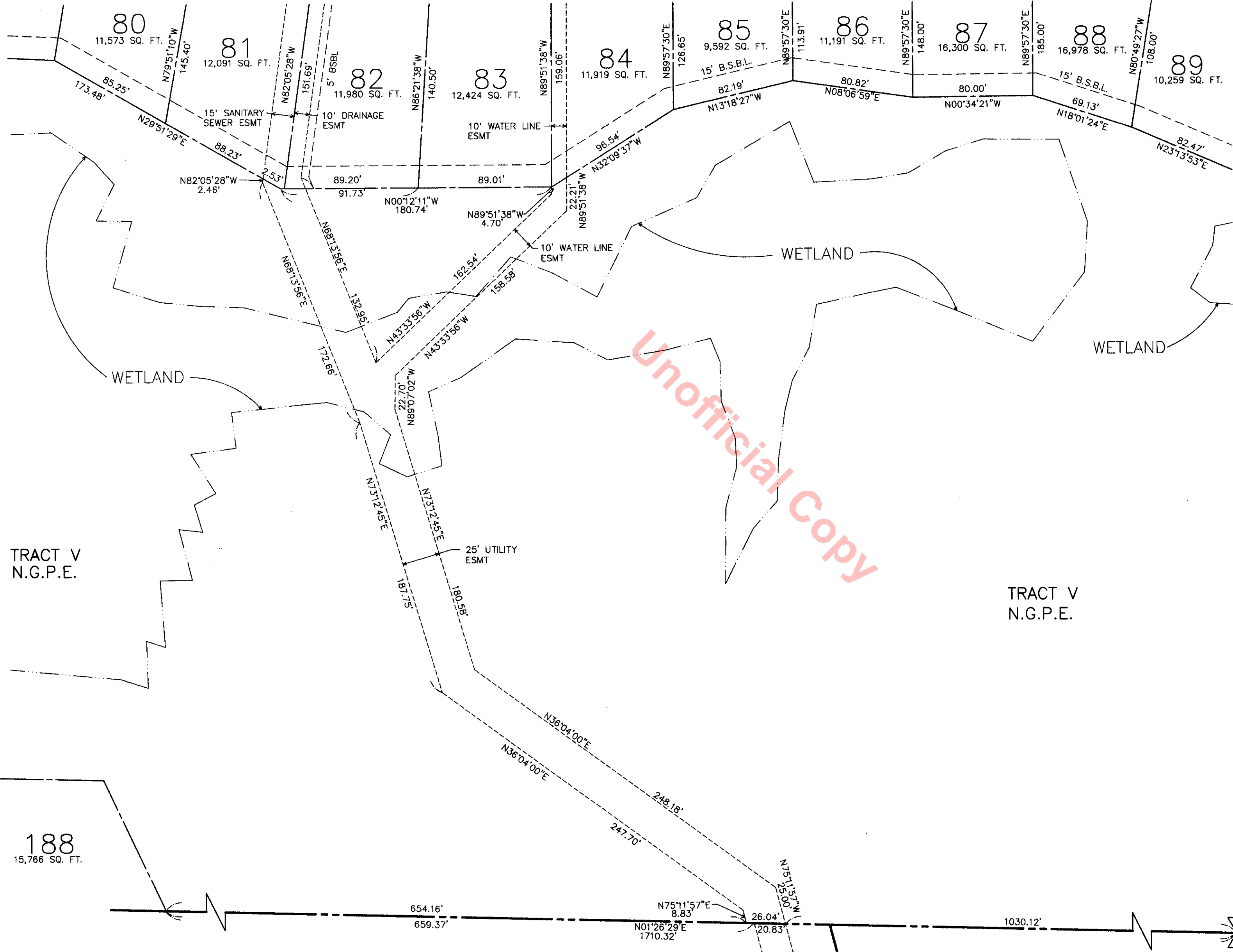
PORTIONS OF THE W 1/2, E 1/2 OF SEC 20, TWP 25N, RGE 6E, W.M.
SEE SHEET 8 KING COUNTY, WASHINGTON SEE SHEET 9



SCALE: 1' = 50'

BASIS OF BEARINGS: KCAS PER THE PLAT OF SAHALEE 1, VOL. 92, PG. 40-43 THE NORTH-SOUTH CENTER OF SECTION LINE OF SEC 20, TWP 25N, RGE 6E, W.M.

VOL./PG.



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TRACT V
N.G.P.E.

TRACT V
N.G.P.E.

SEE SHEET 10

SEE SHEET 3, 6-12 FOR TRACT 'V' BOUNDARY

S 1/4, SEC 20, T 25N, R 6E

LEGEND:

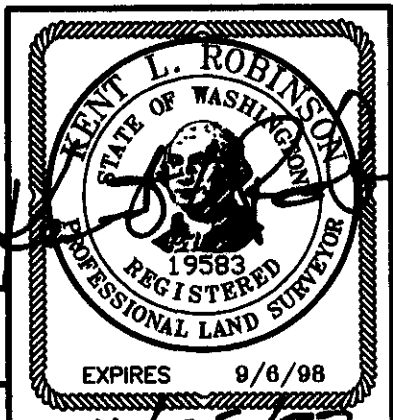
- SET KING COUNTY STANDARD CONC. MON & CASE

SURVEY PROCEDURES:
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SHEET 13 OF 13



189 84

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