

BRIDGEWATER PLACE CONDOMINIUM
SW 1/4, NE 1/4, SEC. 28, TWN. 24N, RGE. 6E, W.M.
ISSAQUAH, WASHINGTON
PHASE 2

SHT 1 OF 5

LEGAL DESCRIPTION

LOTS 4, 5 AND 6, BLOCK 5, HERBERT S. UPPER'S SECOND ADDITION TO ISSAQUAH, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 21 OF PLATS, PAGE 4, IN KING COUNTY, WASHINGTON.

PHASE 2

COMMENCING AT THE SOUTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL, SAID POINT BEING ALSO THE INTERSECTION OF THE NORTH MARGIN OF NW HOLLY ST., AS NOW ESTABLISHED, WITH THE EAST MARGIN OF 7TH AVE. NW, AS NOW ESTABLISHED; THENCE NORTH 02°03'48" EAST, ALONG SAID EAST MARGIN AND ALONG THE WEST LINE THEREOF, A DISTANCE OF 350.01 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 02°03'48" EAST, ALONG SAID MARGIN AND LINE, A DISTANCE OF 139.96 FEET TO THE NORTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL; THENCE NORTH 85°53'39" EAST, ALONG THE NORTH LINE THEREOF, A DISTANCE OF 238.44 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH 02°03'26" WEST, ALONG THE EAST LINE THEREOF, A DISTANCE OF 250.98 FEET TO AN ANGLE POINT IN SAID LINE; THENCE NORTH 88°20'02" WEST, ALONG SAID LINE, A DISTANCE OF 118.54 FEET TO AN ANGLE POINT IN SAID LINE; THENCE NORTH 43°20'02" WEST, A DISTANCE OF 52.01 FEET; THENCE NORTH 02°01'23" EAST, A DISTANCE OF 49.75 FEET; THENCE NORTH 87°58'37" WEST, A DISTANCE OF 81.48 FEET TO A POINT ON SAID MARGIN AND WEST LINE AND THE TRUE POINT OF BEGINNING.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT I, THE UNDERSIGNED OWNER IN FEE SIMPLE OF THE REAL PROPERTY DESCRIBED HEREIN, HEREBY DEDICATE THE REAL PROPERTY DESCRIBED IN THIS SURVEY MAP AND THESE PLANS FOR CONDOMINIUM PURPOSES. THE DRIVES, WALKS, STREETS, GROUNDS AND OTHER AREAS DESCRIBED HEREIN ARE NOT DEDICATED TO THE PUBLIC, BUT ARE PRESERVED FOR THE EXCLUSIVE USE AND BENEFIT OF THE UNIT OWNERS, AS PART OF THE COMMON ELEMENTS, TO THE EXTENT AND IN THE MANNER SET FORTH IN THE DECLARATION. I, THE UNDERSIGNED, OWNER OF THE PROPERTY HEREBY CERTIFY THAT ALL STRUCTURAL COMPONENTS AND MECHANICAL SYSTEMS OF ALL BUILDINGS CONTAINING OR COMPRISING UNITS HEREBY CREATED ARE SUBSTANTIALLY COMPLETED. THE SURVEY MAP AND THESE PLANS OR ANY PORTION THEREOF SHALL BE RESTRICTED BY THE TERMS OF THE DECLARATION FILED THE 7TH DAY OF DECEMBER, 1998, RECORDS OF KING COUNTY, WASHINGTON, UNDER RECORDING NO. 9812072210, AND FILED THE 26th DAY OF Jan, 1999, RECORDS OF KING COUNTY, WASHINGTON, UNDER RECORDING NO. 9901262020. IN WITNESS THEREOF WE HAVE SET OUR HAND AND SEAL.

DECLARANT: FOUNDATION DEVELOPMENT CORPORATION
A WASHINGTON CORPORATION

BY: Barry F. Owen
BARRY F. OWEN
PRESIDENT

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF KING) S.S.

THIS IS TO CERTIFY THAT ON THIS 24th DAY OF January, 1999, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED BARRY F. OWEN, TO ME PERSONALLY KNOWN (OR PROVEN ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PRESIDENT OF FOUNDATION DEVELOPMENT CORPORATION, A WASHINGTON CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

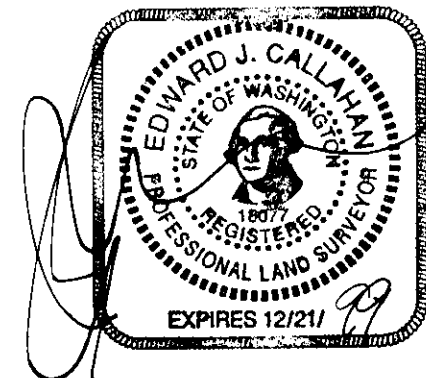


Gina A. Zapone
Gina A. Zapone
NOTARIES NAME:
NOTARY PUBLIC IN AND FOR THE
STATE OF WASHINGTON, RESIDING AT
9725 SE 26th #304
MY APPOINTMENT EXPIRES 1-19-03

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THESE PLANS FOR BRIDGEWATER PLACE CONDOMINIUM, PHASE 2, ARE BASED UPON AN ACTUAL SURVEY OF THE PROPERTY DESCRIBED HEREIN AND THAT THE COURSES AND DISTANCES ARE SHOWN ACCURATELY THEREON AND THAT THESE PLANS ACCURATELY DEPICT THE LOCATION AND DIMENSIONS OF THE UNITS AS SUBSTANTIALLY COMPLETE. THESE PLANS ARE PER THE BASIC REQUIREMENTS PURSUANT TO RCW 64.34.232.

Edward J. Callahan
EDWARD J. CALLAHAN
PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 18077



LAND SURVEYOR'S VERIFICATION

STATE OF WASHINGTON)
COUNTY OF KING) S.S.

EDWARD J. CALLAHAN BEING FIRST ON OATH, DULY SWORN STATES THAT HE IS THE REGISTERED PROFESSIONAL LAND SURVEYOR SIGNING THE ABOVE CERTIFICATE, THAT HE HAS EXAMINED THESE PLANS AND SURVEY MAP, AND BELIEVES THE CERTIFICATE TO BE A TRUE STATEMENT.

Edward J. Callahan
EDWARD J. CALLAHAN
REGISTERED PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 18077

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 19th DAY OF

January, 1999.



Tina Kahn
NOTARY'S NAME:
NOTARY PUBLIC IN AND FOR THE
STATE OF WASHINGTON, RESIDING AT
Meriden Island
MY APPOINTMENT EXPIRES 02/01/00

RECORDING CERTIFICATE 9901262019

FILED FOR RECORD AT THE REQUEST OF Foundation Development Corp.
THIS 24th DAY OF Jan, 1999. AT 24 MINUTES
PAST 2:00 O'CLOCK AND RECORDED IN VOLUME 153 OF
CONDOMINIUMS, PAGES 93 TO 97 RECORDS OF KING, COUNTY, WASHINGTON.

Uli Wond
Debra Clark

APPROVAL

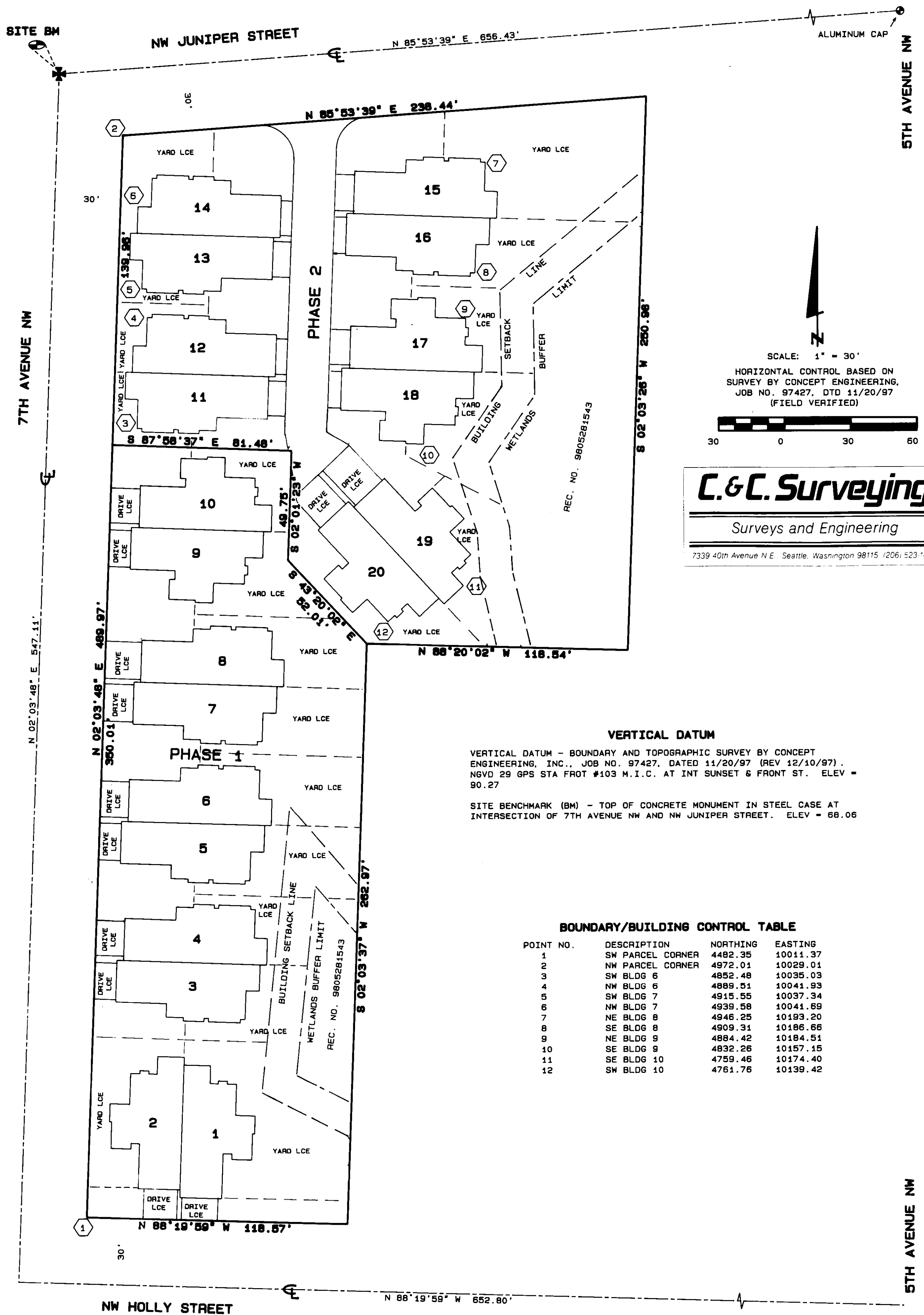
EXAMINED AND APPROVED THIS 26th DAY OF January, 1999.

Scott Noble
KING COUNTY ASSESSOR

Debra Clark
DEPUTY KING COUNTY ASSESSOR

BRIDGEWATER PLACE CONDOMINIUM
SW 1/4, NE 1/4, SEC. 28, TWN. 24N, RGE. 6E, W.M.
ISSAQUAH, WASHINGTON
PHASE 2

SHT 2 OF 5



C. & C. Surveying
 Surveys and Engineering
 7339 40th Avenue N.E. Seattle, Washington 98115 (206) 523-1654

BRIDGEWATER PLACE CONDOMINIUM
SW 1/4, NE 1/4, SEC. 28, TWN. 24N, RGE. 6E, W.M.
ISSAQUAH, WASHINGTON
PHASE 2

SHT 3 OF 5

UNIT	TYPE	LEVEL	AREA	FLOOR/CEILING
11	B	Main	964.16	70.78/*
685 NW JUNIPER ST.		Garage	415.63	69.89/79.99
		Upper	804.78	80.60/88.70
12	B	Main	964.16	70.78/*
685 NW JUNIPER ST.		Garage	415.63	69.89/79.99
		Upper	804.78	80.60/88.70
13	B	Main	964.16	70.42/*
685 NW JUNIPER ST.		Garage	415.63	69.49/79.39
		Upper	804.78	80.24/88.34
14	B	Main	964.16	70.42/*
685 NW JUNIPER ST.		Garage	415.63	69.49/79.39
		Upper	804.78	80.24/88.34
15	B	Main	964.16	70.38/*
685 NW JUNIPER ST.		Garage	415.63	69.46/79.36
		Upper	804.78	80.20/88.30
16	B	Main	964.16	70.38/*
685 NW JUNIPER ST.		Garage	415.63	69.46/79.36
		Upper	804.78	80.20/88.30
17	A	Main	916.48	70.64/*
685 NW JUNIPER ST.		Garage	428.78	69.73/79.63
		Upper	588.26	80.46/88.56
18	A	Main	916.48	70.64/*
685 NW JUNIPER ST.		Garage	428.78	69.73/79.63
		Upper	588.26	80.46/88.56
19	A	Main	916.48	70.82/*
685 NW JUNIPER ST.		Garage	428.78	70.00/79.96
		Upper	588.26	80.74/88.84
20	A	Main	916.48	70.92/*
685 NW JUNIPER ST.		Garage	428.78	70.00/79.96
		Upper	588.26	80.74/88.84

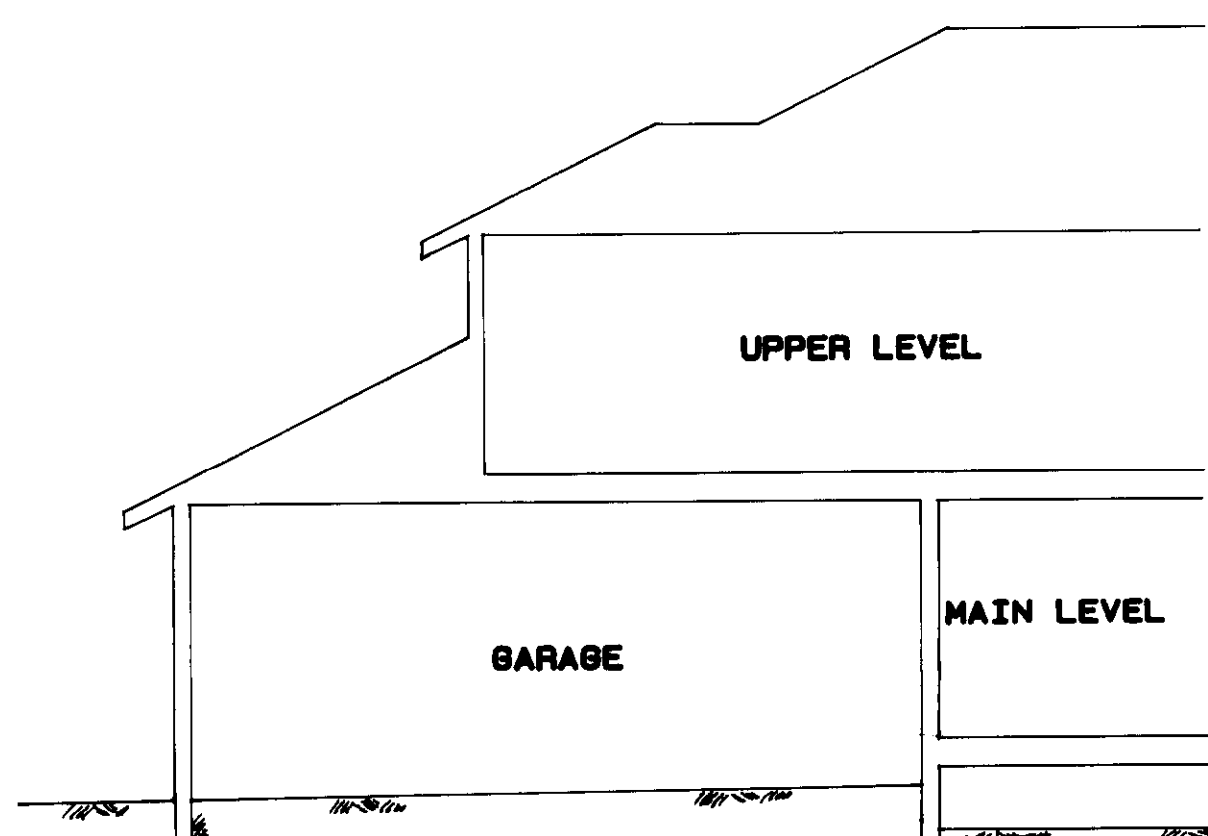
* FOR ELEVATIONS OF RIDGES AND VAULTS, SEE FLOOR PLANS
 (NUMBERS PRECEDED BY "+" INDICATES MEASURE UP FROM FLOOR TO
 UNDERSIDE OF CEILING)

NOTE: THE ABOVE DATA IS BASED ON INFORMATION AVAILABLE AS OF
 THE DATE OF DECLARANT'S EXECUTION HEREOF; IS SUBJECT TO
 CHANGE WITHOUT FURTHER NOTICE; AND DOES NOT CONSTITUTE
 COVENANTS, CONDITIONS, RESTRICTIONS, WARRANTIES OR GUARANTEES
 CONCERNING USE, DESIGN VALUE OR OTHERWISE.

ALL LAND DESCRIBED HEREIN IS SUBJECT TO DEVELOPMENT RIGHTS
 SET FORTH IN THE DECLARATION.

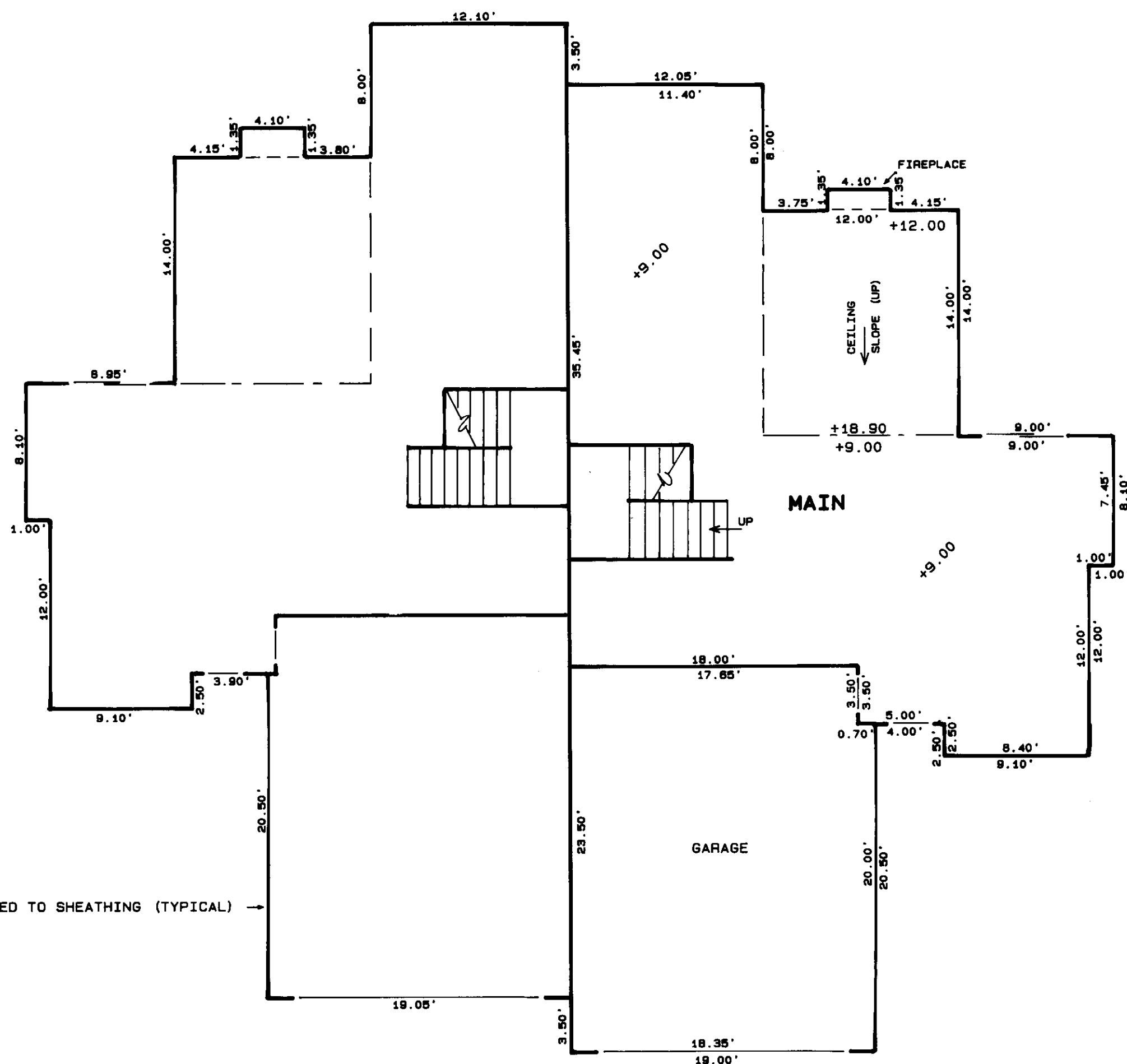
NOTES:

1. ALL UNIT DIMENSIONS ARE TO THE SURFACES OF THE WALL STUDS
 & ARE SHOWN TO THE NEAREST 0.05 FEET.
2. ALL FLOOR ELEVATIONS ARE ON THE TOP SURFACES OF FLOOR &
 ALL CEILING ELEVATIONS ARE TO THE UNDER SIDE OF THE CEILING
 JOISTS. ALL ELEVATIONS ARE SHOWN WITHIN 0.05 FEET.
3. UNIT NUMBERS ARE SHOWN THUS: 11
4. PATIOS, DECKS DRIVES AND PRIVATE YARDS (AS GENERALLY
 DEPICTED HEREIN) ARE LIMITED COMMON ELEMENT (L.C.E.) AREA IN
 FRONT OF GARAGE OR OTHER PARKING IS A LIMITED COMMON ELEMENT
 FOR UNIT TO WHICH GARAGE OR PARKING IS ALLOCATED. NO VEHICLE
 MAY BE PARKED OUTSIDE THE BOUNDARY OF THE LIMITED COMMON
 ELEMENT.
5. TOTAL UNIT AREA IS IN SQ. FEET INCLUDING SEPARATION WALLS
 AND REPRESENTS LIVING SURFACES.



TYPICAL ELEVATION
 (NO SCALE)

SHT 4 OF 5



BUILDING EXTERIOR DIMENSIONS FOR UNITS 17 / 18 & 19 / 20
FLOOR PLAN FOR UNIT TYPE 'A'
(N SCALE)

SHT 5 OF 5



1389875 MAP