

# CHOPAKA, - PHASE 1, A CONDOMINIUM

SECTION 28, TOWNSHIP 27 NORTH, RANGE 4 EAST, W.M.

CITY OF ISSAQUAH, KING COUNTY, WASHINGTON

99/11

## LEGAL DESCRIPTION - PHASE 1

Tract A of King County Short Plat No. 875074, recorded under recording No. 7701210617, described as follows:

That portion of the southwest quarter of the southeast quarter of Section 28, Township 24 North, Range 6 East, W.M., in King County, Washington, described as follows:

BEGINNING on the southerly line of said subdivision at a point 900 feet easterly of the southwest corner thereof, thence North 00 degrees 35'28" East 420 feet to the TRUE POINT OF BEGINNING; Thence North 00 degrees 35'28" East 203.65 feet; Thence North 89 degrees 17'18" West parallel with the southerly line of said subdivision 150 feet; Thence South 00 degrees 35'28" West 203.65 feet; Thence South 89 degrees 17'18" East to the POINT OF BEGINNING.

ALSO THAT portion of the southwest quarter of the southeast quarter of Section 28, Township 24 North, Range 6 East, W.M., in King County, Washington, described as follows:

BEGINNING on the southerly line of said subdivision at a point 900 feet easterly of the southwest corner thereof, thence North 00 degrees 35'28" East 420 feet to the TRUE POINT OF BEGINNING; Thence North 00 degrees 35'28" East 203.65 feet; Thence easterly parallel with the south section line to the westerly margin of the Renton-Issaquah County road; Thence southeasterly along the west margin of said County road to a point which bears South 89 degrees 17'18" East of the POINT OF BEGINNING; Thence North 89 degrees 17'18" West to the POINT OF BEGINNING. EXCEPT County roads.

ALSO EXCEPT the easterly 10.00 feet adjoining Newport Way conveyed to the City of Issaquah for road purposes.

TOGETHER WITH Tract B of King County Short Plat No. 875074, recorded under Recording No. 7701210617, described as follows:

That portion of the southwest quarter of the southeast quarter of Section 28, Township 24 North, Range 6 East, W.M., in King county, Washington, described as follows:

BEGINNING on the southerly line of said subdivision at a point 900 feet east of the southwest corner thereof, thence North 00 degrees 35'28" East 245 feet to the TRUE POINT OF BEGINNING; Thence North 89 degrees 17'18" West parallel with the southerly line of said subdivision 150 feet; Thence South 00 degrees 35'28" West 175 feet; Thence South 89 degrees 17'18" East to the POINT OF BEGINNING.

ALSO

That portion of the southwest quarter of the southeast quarter of Section 28, Township 24 North, Range 6 east, W.M., in King County, Washington, described as follows:

BEGINNING on the southerly line of said subdivision at a point 900 feet east of the southwest corner thereof; Thence North 00 degrees 35'28" East, 250 feet to the TRUE POINT OF BEGINNING; Thence North 00 degrees 35'28" East, 170 feet; Thence easterly on a line parallel with the southerly line of said subdivision to the west margin of the Renton-Issaquah County Road; Thence southeasterly along the west margin of said county road to a point which bears South 89 degrees 17'18" East of the TRUE POINT OF BEGINNING; Thence North 89 degrees 17'18" West to the point of beginning; EXCEPT county roads.

ALSO EXCEPT the easterly 10.00 feet adjoining Newport Way conveyed to the City of Issaquah for road purposes.

TOGETHER WITH the east 300 feet of the west 750 feet of the south 622.76 feet of the southeast quarter of Section 28, Township 24 North, Range 6 East, W.M., in King County Washington. EXCEPT the south 245 feet.

TOGETHER WITH the north 5 feet of the south 622.76 feet of that portion of the southwest quarter of the southeast quarter lying westerly of the County road in Section 28, Township 24 North, Range 6 East, W.M., in King County, Washington. EXCEPT the west 450 feet.

Subject to easements, restrictions and reservations of record, as identified in Stewart Title Company's Condominium Certificate No. 119599.

## DEDICATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS IN FEE SIMPLE OF THE PROPERTY HEREON PLATTED HEREBY DECLARE THIS PLAT AND DEDICATE THE SAME FOR CONDOMINIUM PURPOSES. THIS PLAT OR ANY PORTION THEREOF SHALL BE RESTRICTED BY THE TERMS OF THE DECLARATION FILED UNDER KING COUNTY RECORDING NO. 9006292577 9007020227

CHOPAKA ASSOCIATES LIMITED PARTNERSHIP  
BY  
PRIMARK CORPORATION  
GENERAL PARTNER

## ACKNOWLEDGEMENT

STATE OF WASHINGTON

COUNTY OF KING

90/07/02

25.00  
2.00  
26.00

\$0226

53.00

THIS IS TO CERTIFY THAT ON THIS 29 DAY OF JUNE, 1990,

BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, CAME \_\_\_\_\_ PERSONALLY KNOWN OR HAVING PRESENTED

SATISFACTORY EVIDENCE TO BE THE MANAGER OF CHOPAKA ASSOCIATES

LIMITED PARTNERSHIP, A WASHINGTON LIMITED PARTNERSHIP, AND ACKNOWLEDGED THE

SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID PARTY FOR

THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT HE IS

AUTHORIZED TO EXECUTE THE SAID INSTRUMENT ON BEHALF OF SAID PARTY.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR IN THIS CERTIFICATE

FIRST ABOVE WRITTEN.

\_\_\_\_\_  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON,

RESIDING AT \_\_\_\_\_ EXPIRATION DATE \_\_\_\_\_

## ASSESSOR'S CERTIFICATE 90

EXAMINED AND APPROVED THIS 29 DAY OF JUNE, 1990.

Ruth K. Rooder  
KING COUNTY ASSESSOR

D. Math  
DEPUTY KING COUNTY ASSESSOR

## RECORDER'S CERTIFICATE 9006292577 \* see notice

FILED FOR RECORD AT THE REQUEST OF THE Chopaka Associates

THIS 29 DAY OF June, 1990, AT 3:40 P.M.

AND RECORDED IN VOLUME 999 OF CONDOMINIUMS, PAGES 1-5, RECORDS OF KING COUNTY, WASHINGTON DIVISION OF RECORDS AND ELECTIONS.

Jane Hague  
MANAGER

CAROLYN ABLEMAN  
SUPERINTENDENT OF RECORDS

## SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SURVEY MAP AND PLANS OF CHOPAKA, - PHASE 1, A CONDOMINIUM, IS BASED UPON AN ACTUAL SURVEY OF THE PROPERTY DESCRIBED HEREON; THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY HEREON; THAT I HAVE COMPLIED WITH THE PROVISIONS OF THE APPLICABLE STATUTES; AND THAT THE SAID PLAN ACCURATELY DEPICTS THE LOCATION AND DIMENSIONS OF THE UNITS AS-BUILT.

Gordon S. Rector  
GORDON S. RECTOR  
PROFESSIONAL LAND SURVEYOR  
CERTIFICATE NO. 11691



## SURVEYOR'S VERIFICATION

STATE OF WASHINGTON

COUNTY OF KING

GORDON S. RECTOR, BEING FIRST ON OATH DULY SWORN, STATES THAT HE IS THE PROFESSIONAL LAND SURVEYOR SIGNING THE ABOVE CERTIFICATE, AND THAT HE BELIEVES THE ABOVE CERTIFICATE TO BE A TRUE STATEMENT.

Gordon S. Rector  
GORDON S. RECTOR  
PROFESSIONAL LAND SURVEYOR  
CERTIFICATE NO. 11691

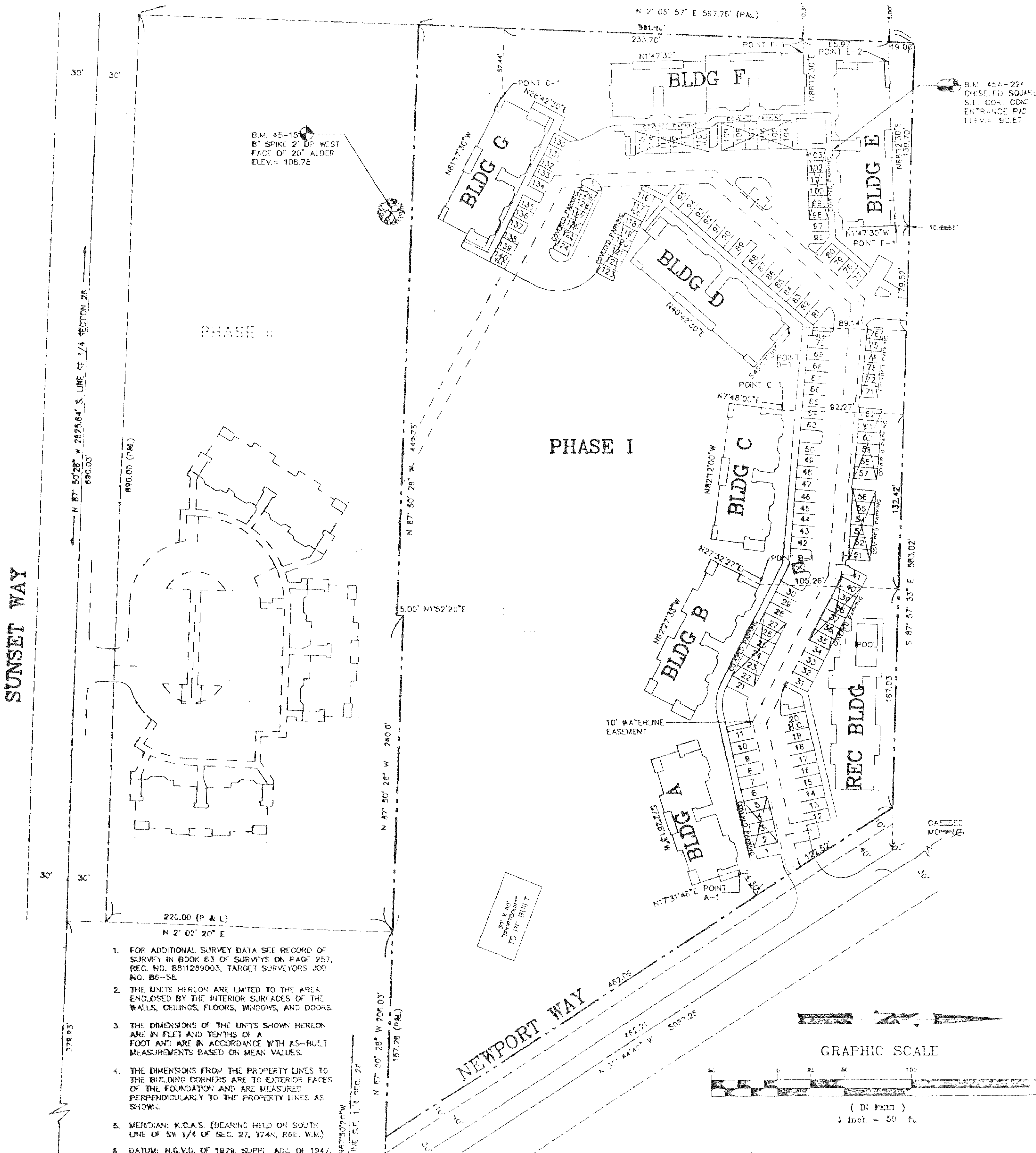
SUBSCRIBED AND SWORN TO BEFORE ME THIS 26<sup>th</sup> DAY OF June, 1990.

Malcolm A. Johnson  
NOTARY PUBLIC IN AND FOR THE STATE OF  
WASHINGTON, RESIDING AT Corvallis WA  
EXPIRATION DATE Apr 1992

# CHOPAKA, - PHASE 1, A CONDOMINIUM

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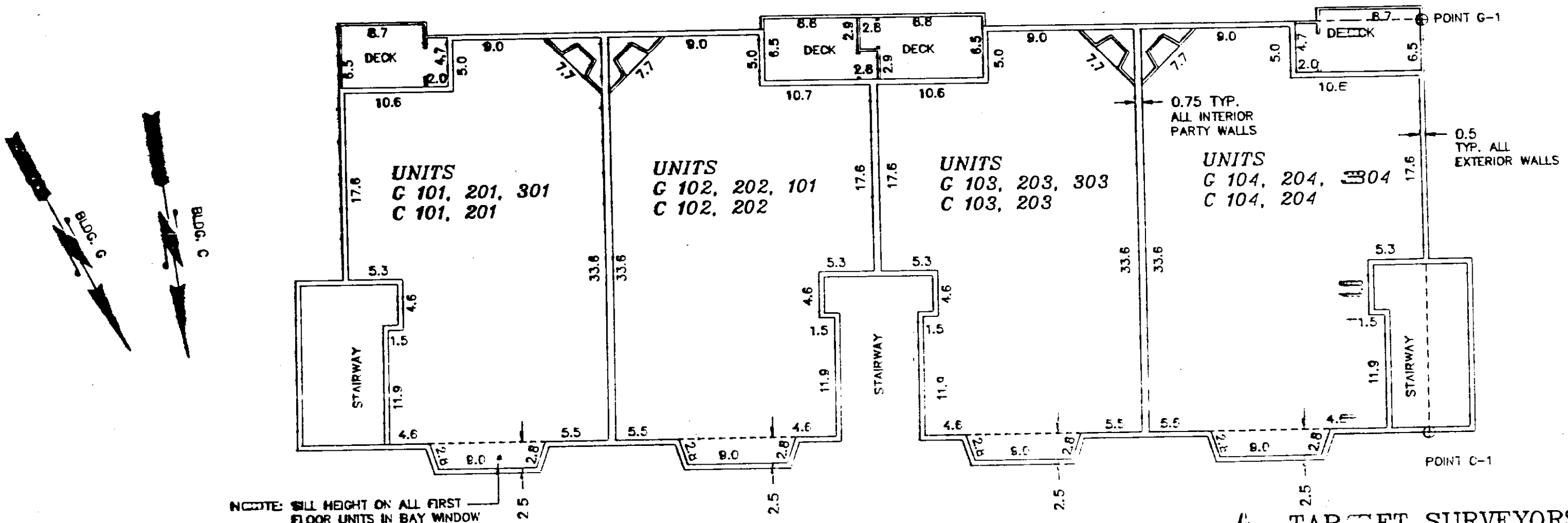
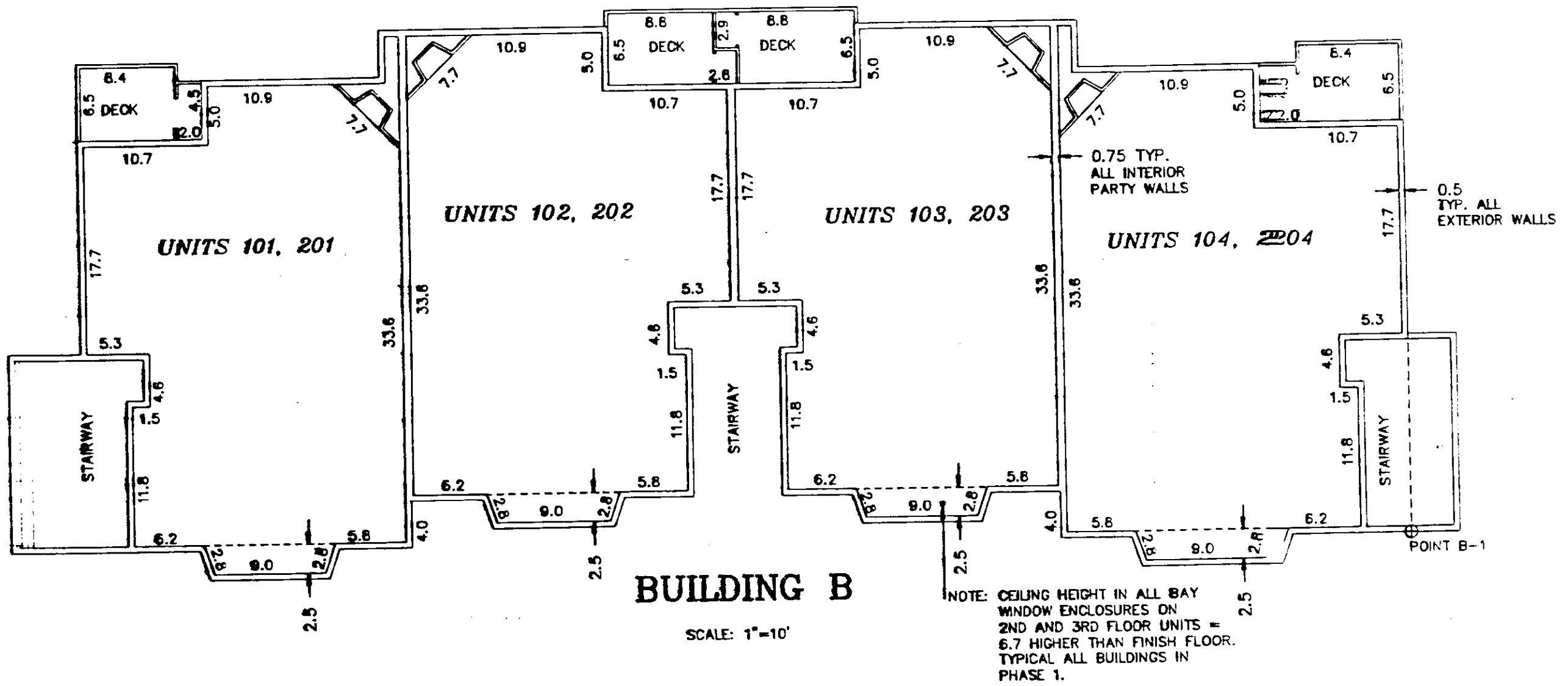
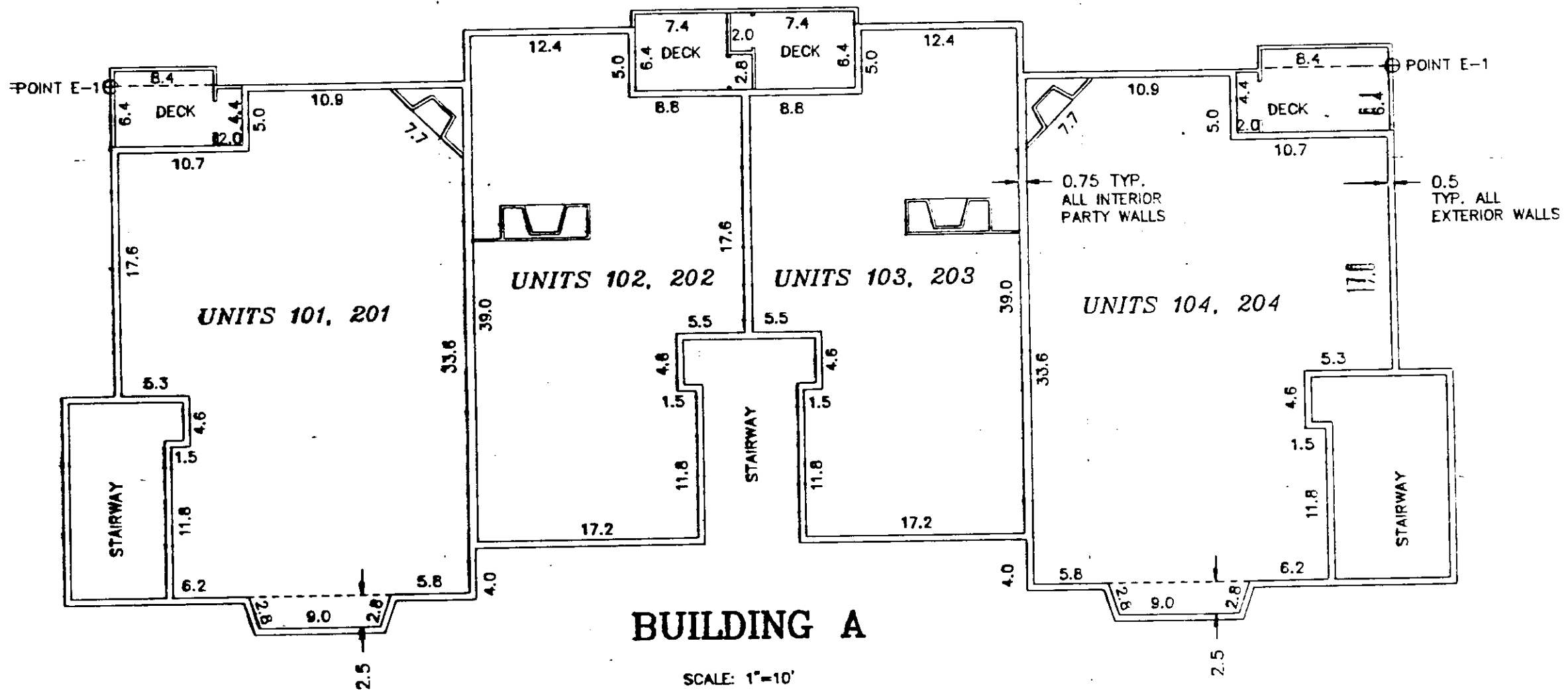
SECTION 28, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M.  
CITY OF ISSAQUAH, KING COUNTY, WASHINGTON



# CHOPAKA, - PHASE 1, A CONDOMINIUM

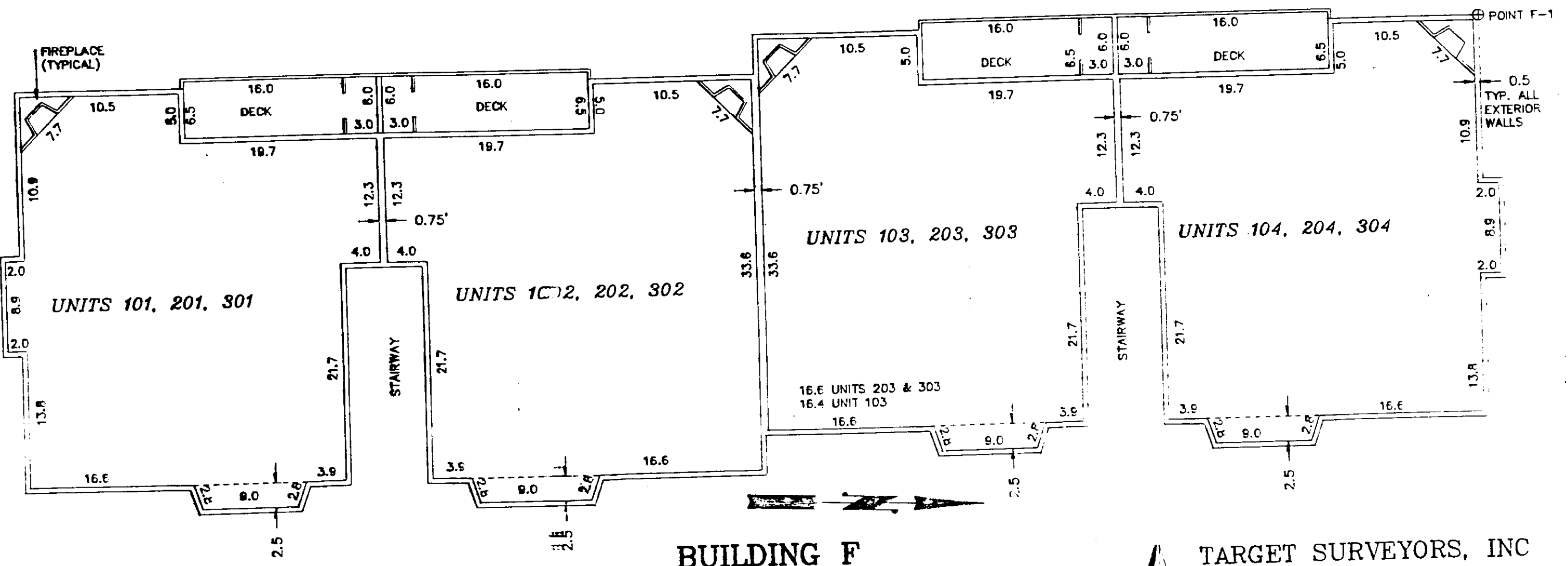
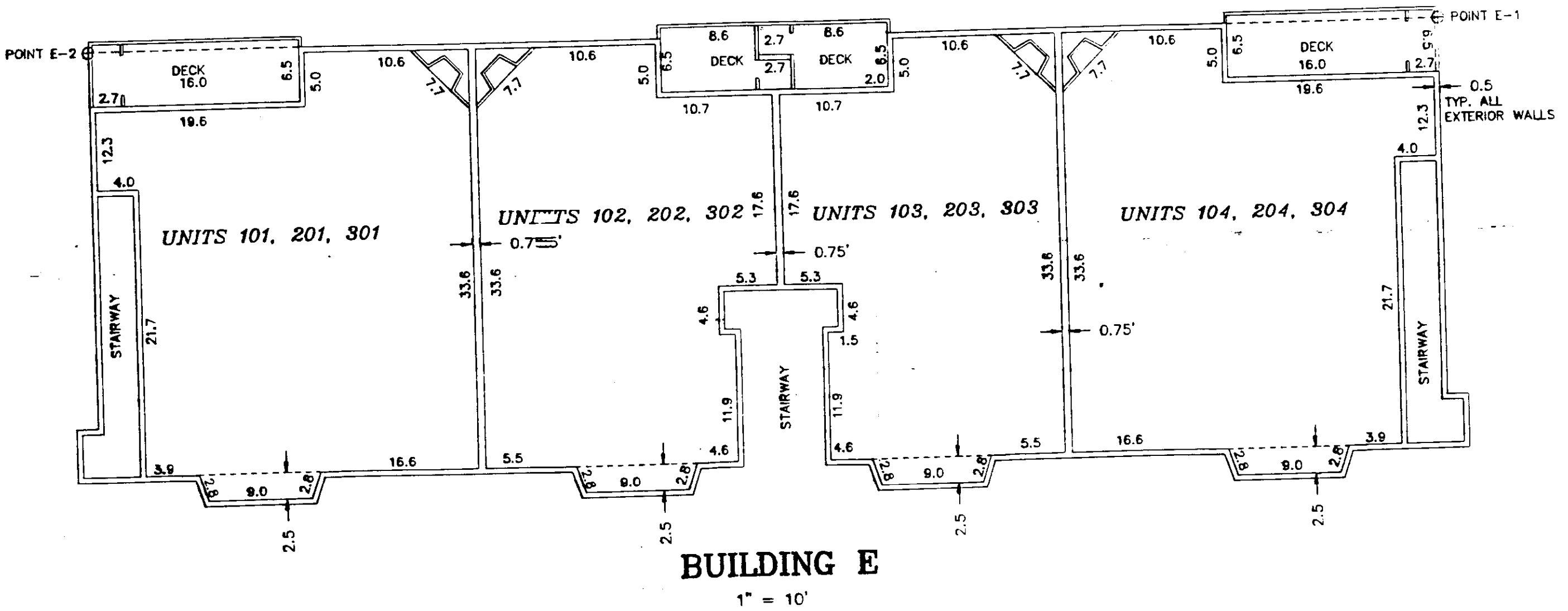
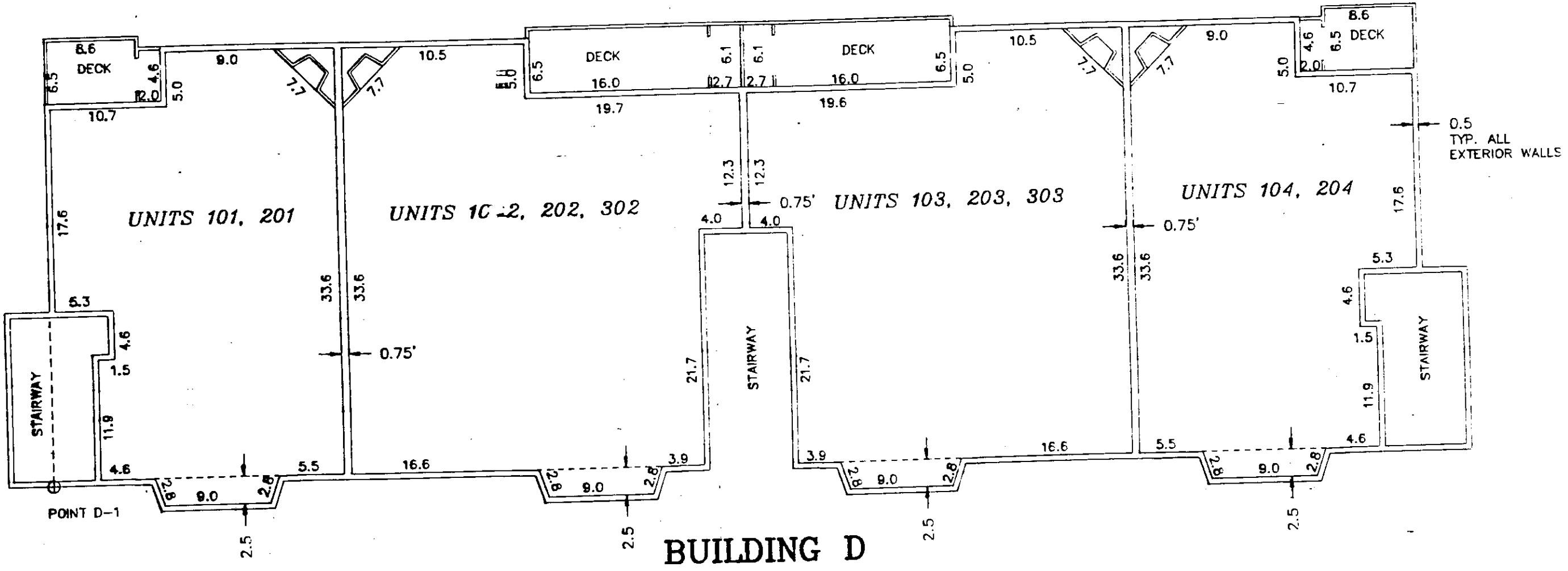
99/3

SECTION 28, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M.  
CITY OF ISSAQUAH, KING COUNTY, WASHINGTON



# CHOPAKA, - PHASE 1, A CONDOMINIUM

SECTION 28, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M.  
CITY OF ISSAQUAH, KING COUNTY, WASHINGTON



# CHOPAKA,- PHASE 1, A CONDOMINIUM

SECTION 28, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M.  
CITY OF ISSAQUAH, KING COUNTY, WASHINGTON

99/5

ADDRESS = 145 NEWPORT WAY N.W.

BLDG/ UNIT	FLOOR ELEV	CEILING ELEV	APPROX. SQ.FT.*	NO. BED	NO. BATH	FP	VIEW DIR	EST. MARKET VALUE
A101	90.1	97.8	948	2	2	1	N-E-S	112,000
A102	90.1	97.8	692	1	1	1	N-S	90,000
A103	90.1	97.8	692	1	1	1	N-S	90,000
A104	90.1	97.8	948	2	2	1	N-W-S	112,000
A201	98.8	106.5	948	2	2	1	N-E-S	121,000
A202	98.8	106.5	692	1	1	1	N-S	97,000
A203	98.8	106.5	692	1	1	1	N-S	97,000
A204	98.8	106.5	948	2	2	1	N-W-S	121,000
B101	92.0	99.7	948	2	2	1	N-E-S	112,000
B102	92.0	99.7	948	2	2	1	N-S	112,000
B103	92.0	99.7	948	2	2	1	N-S	112,000
B104	92.0	99.7	948	2	2	1	N-W-S	112,000
B201	100.6	108.3	948	2	2	1	N-E-S	121,000
B202	100.6	108.3	948	2	2	1	N-S	121,000
B203	100.6	108.3	948	2	2	1	N-S	121,000
B204	100.6	108.3	948	2	2	1	N-W-S	121,000
C101	93.1	100.8	872	2	1	1	N-E-S	100,000
C102	93.1	100.8	872	2	1	1	N-S	100,000
C103	93.1	100.8	872	2	1	1	N-S	100,000
C104	93.1	100.8	872	2	1	1	N-W-S	100,000
C201	101.8	109.5	872	2	1	1	N-E-S	108,000
C202	101.8	109.5	872	2	1	1	N-S	108,000
C203	101.8	109.5	872	2	1	1	N-S	108,000
C204	101.8	109.5	872	2	1	1	N-W-S	108,000
D101	93.7	101.4	872	2	1	1	NW-NE	100,000
D102	94.8	102.5	1217	3	2	1	NW-SE	130,000
D103	94.8	102.5	1217	3	2	1	NW-SE	130,000
D104	95.8	103.5	872	2	1	1	NW-SW	100,000
D201	102.4	110.1	872	2	1	1	NW-NE	105,000
D202	103.5	111.2	1217	3	2	1	NW-SE	137,000
D203	103.5	111.2	1217	3	2	1	NW-SE	137,000
D204	104.5	112.2	872	2	1	1	NW-SW	105,000
D302	112.2	119.9	1217	3	2	1	NW-SE	140,000
D303	112.2	119.9	1217	3	2	1	NW-SE	140,000
E101	91.1	98.8	1217	3	2	1	S-W-N	130,000
E102	91.1	98.8	872	2	1	1	S-N	100,000
E103	91.1	98.8	872	2	1	1	S-N	100,000
E104	91.1	98.8	1217	3	2	1	S-E-N	130,000
E201	99.9	107.6	1217	3	2	1	S-W-N	140,000
E202	99.9	107.6	872	2	1	1	S-N	108,000
E203	99.9	107.6	872	2	1	1	S-N	108,000
E204	99.8	107.5	1217	3	2	1	S-E-N	140,000
F101	96.4	104.1	1235	3	2	1	E-S-W	130,000
F102	96.4	104.1	1217	3	2	1	E-W	130,000
F103	93.4	101.1	1217	3	2	1	E-W	130,000
F104	93.4	101.1	1235	3	2	1	E-N-W	130,000
F201	105.2	112.9	1235	3	2	1	E-S-W	137,000
F202	105.2	112.9	1217	3	2	1	E-W	137,000
F203	102.1	109.8	1217	3	2	1	E-W	137,000
F204	102.1	109.8	1235	3	2	1	E-N-W	137,000
F301	113.9	121.6	1217	3	2	1	E-S-W	140,000
F302	113.9	121.6	1217	3	2	1	E-W	140,000
F303	110.8	118.5	1217	3	2	1	E-W	140,000
F304	110.8	118.5	1217	3	2	1	E-N-W	140,000
G101	102.2	109.9	872	2	2	1	N-E-S	112,000
G102	102.2	109.9	872	2	2	1	N-S	112,000
G103	102.2	109.9	872	2	2	1	N-S	112,000
G104	102.2	109.9	872	2	2	1	N-W-S	112,000
G201	111.0	118.7	872	2	2	1	N-E-S	118,000
G202	111.0	118.7	872	2	2	1	N-S	118,000
G203	111.0	118.7	872	2	2	1	N-S	118,000
G204	111.0	118.7	872	2	2	1	N-W-S	118,000
G301	119.7	127.4	872	2	2	1	N-E-S	121,000
G302	119.7	127.4	872	2	2	1	N-S	121,000
G303	119.7	127.4	872	2	2	1	N-S	121,000
G304	119.7	127.4	872	2	2	1	N-W-S	121,000

NOTES:-  
\* APPROXIMATE SQUARE FOOTAGE  
OF UNITS EXCLUDING DECKS, STORAGE  
CLOSETS & FIREPLACES (EXCEPT UNITS  
A 102, A 202, A 103, AND A 203 IN  
WHICH FIREPLACES WERE INCLUDED IN  
AREAS)