

# HIGHLAND TERRACES

NE1/4, NE1/4, SEC. 21, TWP. 24 N., R. 6 E., W.M.  
PLN 00-00002  
CITY OF ISSAQUAH, 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 OF 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 CITY OF ISSAQUAH, 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 CITY OF ISSAQUAH.

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.

IN WITNESS WHEREOF WE HAVE SET OUR HANDS AND SEALS.

JOHN DAY HOMES, INC.  
A WASHINGTON CORPORATION

BY: [Signature] TITLE: President  
DATE: 12.13.05

KEYBANK NATIONAL ASSOCIATION

BY: [Signature] TITLE: VICE PRESIDENT  
DATE: 12/14/05

**ACKNOWLEDGEMENTS**

STATE OF Washington  
COUNTY OF King

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JOHN DAY IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (HE/SHE/THEY) SIGNED THIS INSTRUMENT, ON OATH STATED THAT (HE/SHE/THEY) WAS/WERE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE OF President of John Day Homes Inc. TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: 12.13.2005

SIGNATURE: [Signature]

(PRINT NAME) Michelle Stewart  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
RESIDING AT King County  
MY APPOINTMENT EXPIRES 1-19-2006

STATE OF Washington  
COUNTY OF King

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT TOURAN Edsall IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (HE/SHE/THEY) SIGNED THIS INSTRUMENT, ON OATH STATED THAT (HE/SHE/THEY) WAS/WERE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE OF Vice president TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: December 14, 2005

SIGNATURE: [Signature]

(PRINT NAME) Robin Parsons  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
RESIDING AT Lawrence, WA  
MY APPOINTMENT EXPIRES April 26, 2006

**LEGAL DESCRIPTION**

THE EAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 24 NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON;

EXCEPT THE SOUTH QUARTER THEREOF; AND

EXCEPT THAT PORTION CONVEYED TO KING COUNTY UNDER DEED RECORDED UNDER RECORDING NUMBER 901140868 FOR ROAD.

**FINANCE DIVISION CERTIFICATE**

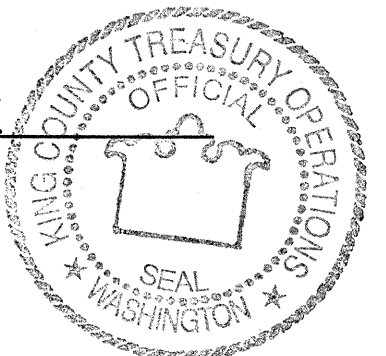
I HEREBY CERTIFY THAT ALL PROPERTY TAXES ARE PAID, THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION, AND THAT ALL SPECIAL ASSESSMENTS CERTIFIED FOR COLLECTION ON ANY OF THE PROPERTY HEREIN CONTAINED DEDICATED AS STREETS, EASEMENTS, TRACTS OR FOR OTHER PUBLIC USES,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

DATED THIS 12th DAY OF January, 2006.

KING COUNTY OFFICE OF FINANCE

Interim Phil Sanders  
MANAGER

[Signature]  
DEPUTY

**TREASURER'S CERTIFICATE**

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

DATED THIS 12th DAY OF JANUARY, 2006.

SCOTT NOBLE  
KING COUNTY ASSESSOR

[Signature]  
DEPUTY KING COUNTY ASSESSOR

212406-9104

**APPROVALS**

EXAMINED AND APPROVED THIS 5th DAY OF JANUARY, 2006.

[Signature]  
MARK HINTHORNE, PLANNING DIRECTOR, CITY OF ISSAQUAH

EXAMINED AND APPROVED THIS 5th DAY OF JANUARY, 2006.

[Signature]  
BOB BROCK, PUBLIC WORKS DIRECTOR, CITY OF ISSAQUAH

EXAMINED AND APPROVED THIS 11th DAY OF JANUARY, 2006.

[Signature]  
AVA FRISINGER, MAYOR, CITY OF ISSAQUAH

EXAMINED AND APPROVED THIS 10th DAY OF JANUARY, 2006.

[Signature]  
FINANCE DIRECTOR, CITY OF ISSAQUAH

RECEIVED

DEC 14 2005

CITY OF ISSAQUAH

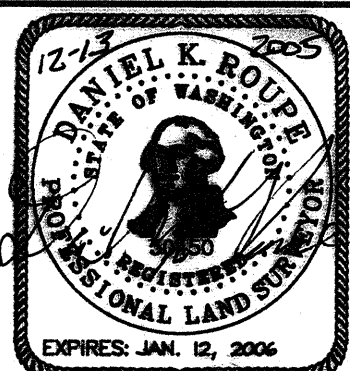
**RECORDING CERTIFICATE**

CONFORMED COPY

20060112003426

JOHN DAY HOMES PLAT 98.00  
PAGE 001 OF 004  
01/12/2006 15:12  
KING COUNTY, WA

SUPERINTENDENT OF RECORDS

**LAND SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THIS PLAT OF HIGHLAND TERRACES

IS BASED UPON ACTUAL SURVEY AND SUBDIVISION OF SECTION 21, TWP. 24 N., RGE. 6 E., W.M., THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON; THAT THE MONUMENTS WILL BE SET AND THE LOT AND BLOCK CORNERS STAKED CORRECTLY ON THE GROUND AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE PLATTING REGULATIONS.

[Signature] 30450 12/13/2005  
DANIEL K. ROUPE, P.L.S. CERT. NO. DATE

Indexing Data: NE 1/4, NE 1/4 SEC. 21, TWP. 24N, RGE. 6E

**GROUP FOUR, Inc.**  
SURVEYING • ENGINEERING • PLANNING • MANAGEMENT  
16030 JUANITA WOODINVILLE WAY NE  
BOTHELL, WASHINGTON 98011  
(425) 775-4581 • (206) 362-4244 • FAX (206) 362-3819

Date: 12/08/05 Job No: 03-8044 Sheet No: 1 OF 4