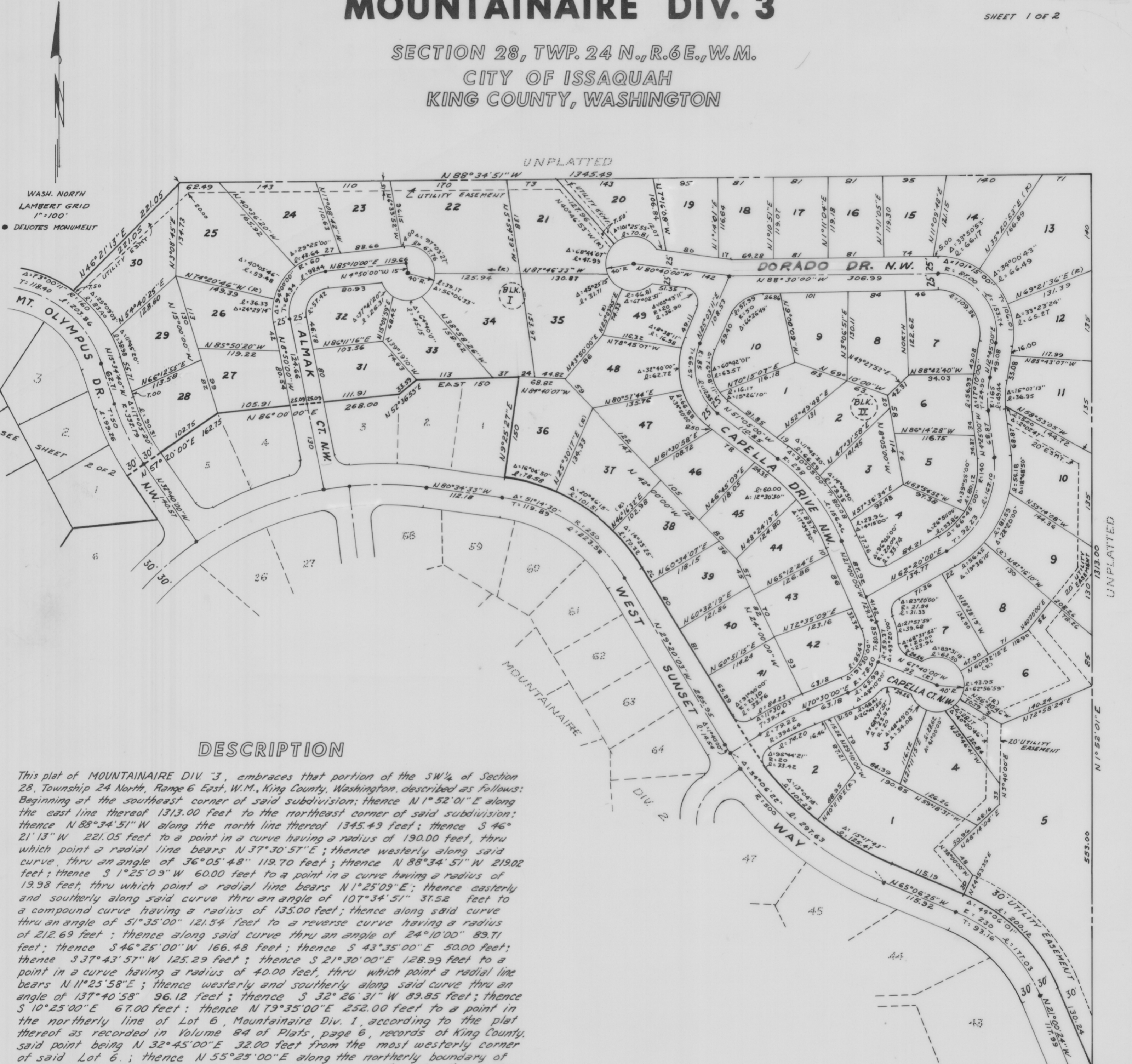


# MOUNTAINAIRE DIV. 3

SECTION 28, TWP. 24 N., R. 6 E., W.M.  
CITY OF ISSAQUAH  
KING COUNTY, WASHINGTON



### DESCRIPTION

This plat of MOUNTAINAIRE DIV. 3, embraces that portion of the SW 1/4 of Section 28, Township 24 North, Range 6 East, W.M., King County, Washington, described as follows: Beginning at the southeast corner of said subdivision; thence N1°52'01"E along the east line thereof 1313.00 feet to the northeast corner of said subdivision; thence N88°34'51"W along the north line thereof 1345.49 feet; thence S46°21'13"W 221.05 feet to a point in a curve having a radius of 190.00 feet, thru which point a radial line bears N37°30'57"E; thence westerly along said curve, thru an angle of 36°05'48" 119.70 feet; thence N88°34'51"W 219.02 feet; thence S1°25'09"W 60.00 feet to a point in a curve having a radius of 19.98 feet, thru which point a radial line bears N1°25'09"E; thence easterly and southerly along said curve thru an angle of 107°34'51" 37.52 feet to a compound curve having a radius of 135.00 feet; thence along said curve thru an angle of 51°35'00" 121.54 feet to a reverse curve having a radius of 212.69 feet; thence along said curve thru an angle of 24°10'00" 89.71 feet; thence S46°25'00"W 166.48 feet; thence S43°35'00"E 50.00 feet; thence S37°43'57"W 125.29 feet; thence S21°30'00"E 128.99 feet to a point in a curve having a radius of 40.00 feet, thru which point a radial line bears N11°25'58"E; thence westerly and southerly along said curve thru an angle of 137°40'58" 96.12 feet; thence S32°26'31"W 89.85 feet; thence S10°25'00"E 67.00 feet; thence N79°35'00"E 252.00 feet to a point in the northerly line of Lot 6, Mountainaire Div. 1, according to the plat thereof as recorded in Volume 84 of Plats, page 6, records of King County, said point being N32°45'00"E 32.00 feet from the most westerly corner of said Lot 6; thence N55°25'00"E along the northerly boundary of said Div. 1, 373.00 feet to the most northerly corner thereof; thence along the northerly boundary of Mountainaire Div. 2 according to the plat thereof as recorded in Volume 85 of Plats, pages 1 and 2, records of King County, N34°09'00"E 171.00 feet; thence N86°14'57"E 124.85 feet; thence N32°40'00"W 77.00 feet; thence N57°20'00"E 162.75 feet; thence N86°00'00"E 268.00 feet; thence N52°36'55"E 33.59 feet; thence East 150.00 feet; thence S9°25'27"W 150.00 feet to the northeasterly margin of West Sunset Way; thence southeasterly along said margin to the point of beginning.

### RESTRICTIONS

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.

A drainage and utility easement is hereby reserved under and upon the exterior five (5) feet of each lot.

### ENGINEER'S CERTIFICATE

I hereby certify that this plat of MOUNTAINAIRE DIV. 3, is based on actual survey and subdivision of Section 28, Township 24 North, Range 6 East, 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 statutes of the platting regulations



*Orland L. Anderson*  
Orland L. Anderson, Professional Engineer  
Certificate No. 7746

SOUTH 1/4 COR.  
SECTION 28,  
T24N, R6E, W.M.

# MOUNTAINAIRE DIV. 3

91-54

SHEET 2 OF 2

SECTION 28, TWP. 24 N., R. 6 E., W. M.  
CITY OF ISSAQUAH  
KING COUNTY, WASHINGTON

## TREASURER'S 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 use are paid in full. This 30 day of October, 1969.

M.J. R. Williams  
King County Treasurer

Charles B. Wright  
Deputy King County Treasurer

I hereby certify that there are no delinquent special assessments and no assessments against any of the property contained, dedicated as streets, alleys, or other public use.

Grace Schorber  
Treasurer, City of Issaquah

## APPROVALS

I hereby certify that this plat of Mountainaire Div. 3 is duly approved by the City of Issaquah Planning Commission this 6 day of October, 1969.

William B. Lawrence  
Chairman, Planning Commission

Telma Chevalier  
Secretary

Examined and approved this 6 day of October, 1969.

J. H. J. J. J.  
Mayor, City of Issaquah

Loris Beach  
Clerk, City of Issaquah

Examined and approved this 25 day of September, 1969.

Angel Hammond  
City Engineer

Examined and approved this 16 day of Oct., 1969.

ALLEN B. MORGAN  
King County Assessor

John G. G.  
Deputy King County Assessor

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we the undersigned, owners in fee simple of the land hereby platted, hereby declare this plat and dedicate to the use of the public forever, all streets and avenues shown hereon, and the use thereof for public purposes not inconsistent with the use thereof for public highway purposes: also the right to make all necessary slopes for cuts and fills upon the lots shown on this plat, in the original reasonable grading of the streets and avenues shown hereon.

IN WITNESS WHEREOF we have hereunto set our hands and seals.

C. E. Robertson Jr.  
Horizons Unlimited

W. R. Cozgrove Kenneth R. Williams  
Coast Mortgage and Investment Co.



## ACKNOWLEDGMENTS

STATE OF WASHINGTON }  
COUNTY OF KING } s.s.  
This is to certify that on the 17 day of September, 1969, before me the undersigned, a Notary Public, personally appeared C. E. Robertson Jr. of Horizons Unlimited; and W. R. Cozgrove and Kenneth R. Williams of Coast Mortgage and Investment Co., the Corporations that executed the within dedication and who acknowledged to me the said instrument to be the free and voluntary act and deed of said corporations for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute said dedication, and that the seals affixed are the seals of said corporations.

WITNESS my hand and official seal, the day and year first above written.  
Clair S. Sybert  
Notary Public, in and for the State of Washington, residing at Kirkland

## RECORDING CERTIFICATE

Filed for record at the request of the City of Issaquah this 30th day of OCTOBER, 1969, at 49 minutes past 12:00 p.m. and recorded in Volume 91 of Plats, page 53,54, records of King County, Washington.

EDWARD J. LOGAN  
Director

Glenn R. Shepherd  
Deputy Director