

**SPYGLASS HILL,
A CONDOMINIUM
PHASE I**
Sec. 20, Twp. 24 N., Rge. 6 E., W.M.
King County, Washington

**LEGAL DESCRIPTION
PHASE 1**

Lot 1-A, lot line adjustment 93-01, recorded under Recording No. 9308242055, described as follows:

That portion of the Northwest quarter and the Northeast quarter of the Southwest Quarter of Section 20, Township 24 North, Range 6 East, W.M., in King County, Washington, lying Southerly of State Highway No. 2-D (Southeast Newport Road), more particularly described as follows:

Commencing at the Southeast corner of the Northwest quarter of said Section 20; thence South 89° 36' 31" East along the South line of said subdivision a distance of 469.12 feet to a point on the Southwesterly margin of State Highway 2-D, said point on a curve to the left having a radius of 925.51 feet; a radial line through said point bears North 52° 25' 37" East; thence along the arc of said curve passing through a central angle of 12° 59' 30" an arc distance of 209.86 feet; thence continuing along said margin North 50° 33' 53" West 147.00 feet to the TRUE POINT OF BEGINNING; thence continuing along said margin North 50° 33' 53" West 477.14 feet; thence South 39° 26' 07" West 117.36 feet; thence South 07° 24' 19" West 141.48 feet; thence South 49° 29' 00" East 249.89 feet; thence South 89° 36' 31" East 214.17 feet; thence North 31° 56' 31" East 108.03 feet to the TRUE POINT OF BEGINNING.

EXCEPT that portion deeded to the City of Issaquah for additional right-of-way for SE Newport Road as recorded under King County Recording No. 9402091377.

DEDICATION

Know all men by these presents that the undersigned, owner in fee simple of the real property described herein, hereby declares this survey map and plans and dedicate the same for a condominium solely to meet the requirements of the Washington State Condominium Act, RCW 64.34 et seq., and not for public purposes.

We further certify that all structural components and mechanical systems of all buildings containing or comprising any units hereby created are substantially completed, and that all information required pursuant to RCW 64.34.232 is set forth herein.

This survey map and plans shall be restricted, governed, and subject to the terms and conditions of the declaration recorded simultaneously herewith on the 2 day of March, 1994, under King County Recording Number 9403022068 in Volume 117 at pages 83-89, Records of King County, Washington.

IN WITNESS WHEREOF, we have set our hand and seal this 25 day of FEBRUARY, 1994.

DECLARANT:

HAMPTON GREEN ASSOCIATES LIMITED
PARTNERSHIP, a Washington Limited Partnership

BY: POLYGON NORTHWEST COMPANY, a
Washington general partnership,
Its: General Partner

By: BRENTVIEW, INC., a Washington
corporation, General Partner of
Polygon Northwest Company

By: Gary A. Young
Its: Vice President

ACKNOWLEDGMENT

State of Washington }
County of King } ss.

On this day personally appeared before me Gary A. Young, to me known to be the Vice-President of BRENTVIEW, INC., the General Partner of POLYGON NORTHWEST COMPANY, the General Partner of HAMPTON GREEN ASSOCIATES LIMITED PARTNERSHIP, the limited partnership described in and which executed the within and foregoing instrument, and acknowledged the said instrument as the free and voluntary act and deed of said limited partnership, for the uses and purposes therein mentioned, and on oath state that he was authorized to sign on behalf of said limited partnership.

Dated: 2/25/94

[SEAL]

Christine Felix
[Print name] Christine Felix
NOTARY PUBLIC in and for the State of Washington,
residing at Kent

My appointment expires: 2/7/98

LAND SURVEYOR'S VERIFICATION

Jackie H. Siebert, being first on oath duly sworn, states that he is the Professional Land Surveyor signing the Surveyor's Certificate, that he has examined these plans and survey map, and believes the certificate to be a true statement.

Jackie H. Siebert
Jackie H. Siebert, P.L.S.

Subscribed and sworn before me this 25 day of FEBRUARY, 1994.

Donald G. Olney
Notary Public in and for the State of Washington,
residing at WOODINVILLE

My commission expires 4.10.96



LAND SURVEYOR'S CERTIFICATE

I hereby certify that this survey map and plans for SPYGLASS HILL PHASE I Condominiums are based upon an actual survey of the property herein described; that the bearings and distances are correctly shown; that all information required by RCW 64.34.232 is supplied herein; and that all horizontal and vertical boundaries of the units are substantially completed in accordance with said plans.

Jackie H. Siebert
Jackie H. Siebert, P.L.S.
Certificate No. 14490



STATE OF WASHINGTON }
COUNTY OF KING }

JACKIE H. SIEBERT, being first duly sworn upon oath, deposes and says:
I am the above named Land Surveyor. I have read the foregoing Land Surveyor's Certificate, know the contents thereof, and believe the same to be true.

Jackie H. Siebert
Subscribed and sworn to before me this 25 day of FEBRUARY, 1994.

Donald G. Olney
(Signature of Notary Public)

Title:
My appointment expires: 4.10.96

ASSESSOR'S CERTIFICATE

Examined and approved this 2nd day of MARCH, 1994.

SCOTT NOBLE
King County Assessor

A. Martin
Deputy King County Assessor

RECORDING CERTIFICATE

9403022068
Filed for record at the request of Hampton Green Assoc Ltd.
this 2 day of March, 1994, at 50 minutes past 2:00
P.M. and recorded in Volume 117 of Condominiums, pages 83-89, records of King County, Washington.

DEPARTMENT OF RECORDS AND ELECTIONS

Jane Hogue
Manager

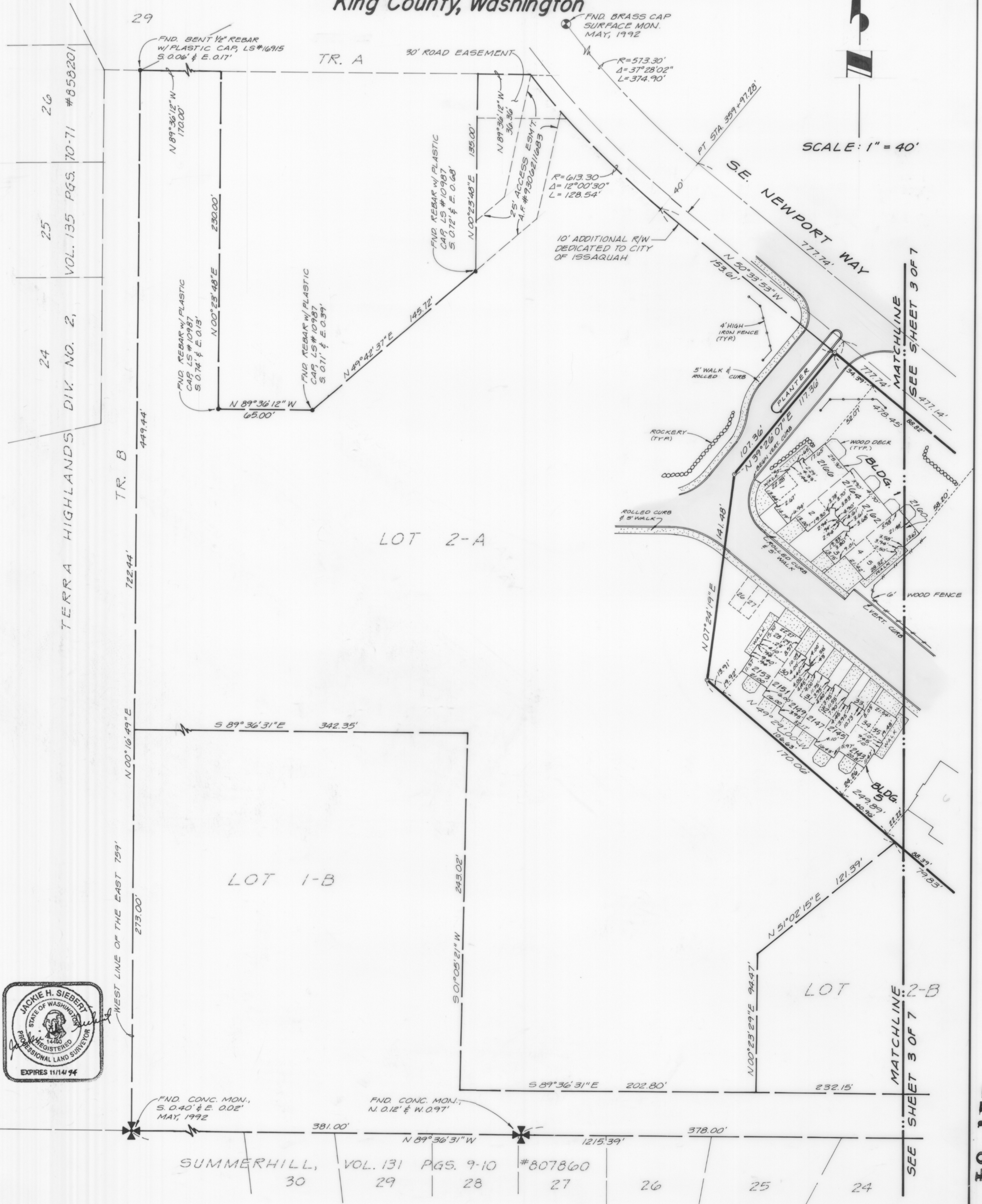
Carolyn Ableman
Superintendent of Records

Property is subject to the following:

- Easement to Puget Sound Power and Light Co. for underground distribution system as constructed or to be constructed.
AF# 9307081911
- Easement to Washington Natural Gas Company for gas pipelines as constructed or to be constructed.
AF# 9307080993
- Lot line adjustment conditional approval.
AF# 9308242055
- Agreement and terms and conditions regarding concomitant zoning agreement.
AF# 9112311216
- Right to make necessary slopes for cuts and fills.
AF#s 2674922 2674923 2674924
2674925 2674926

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King County, Washington

SCALE: 1" = 40'

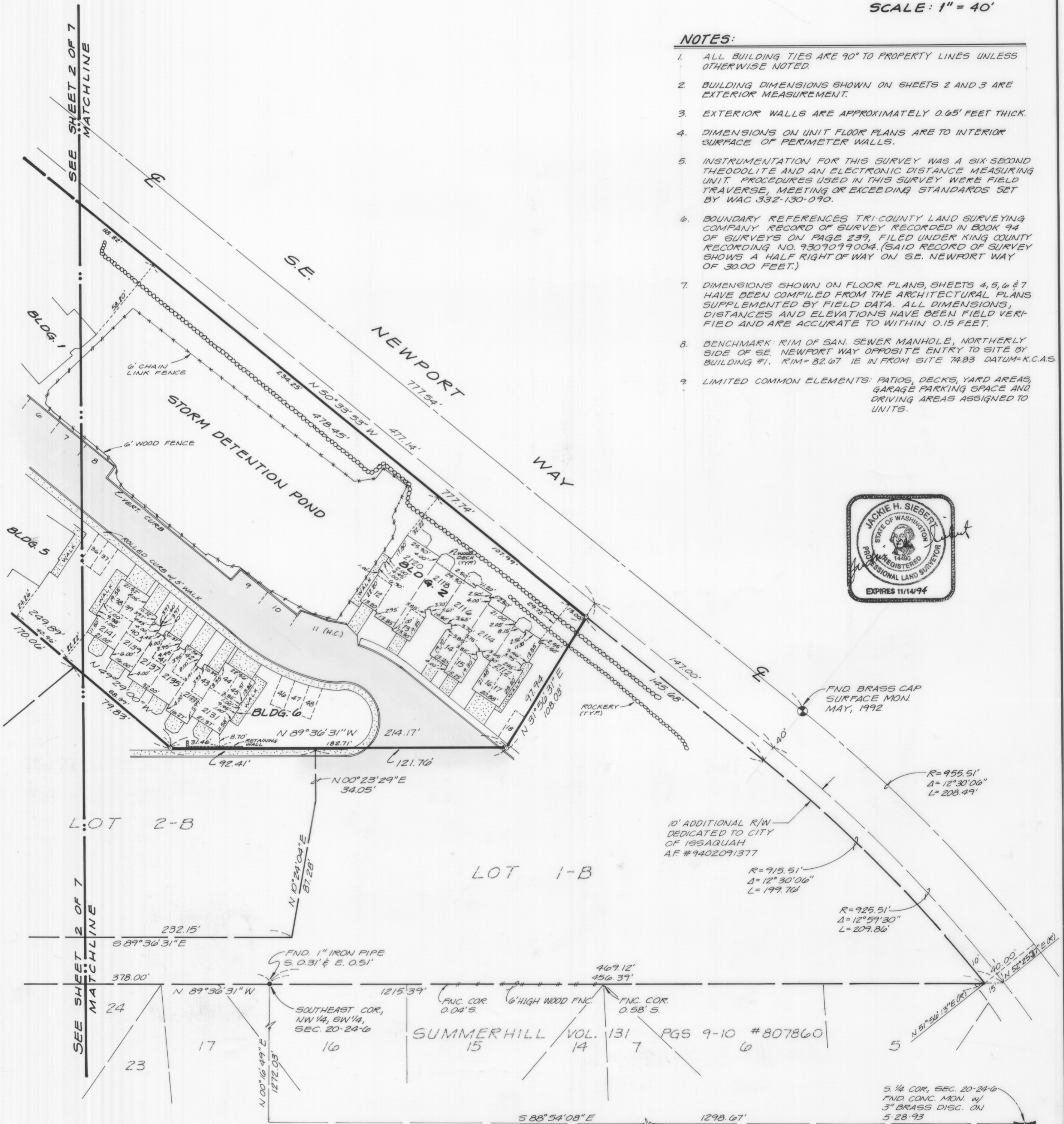


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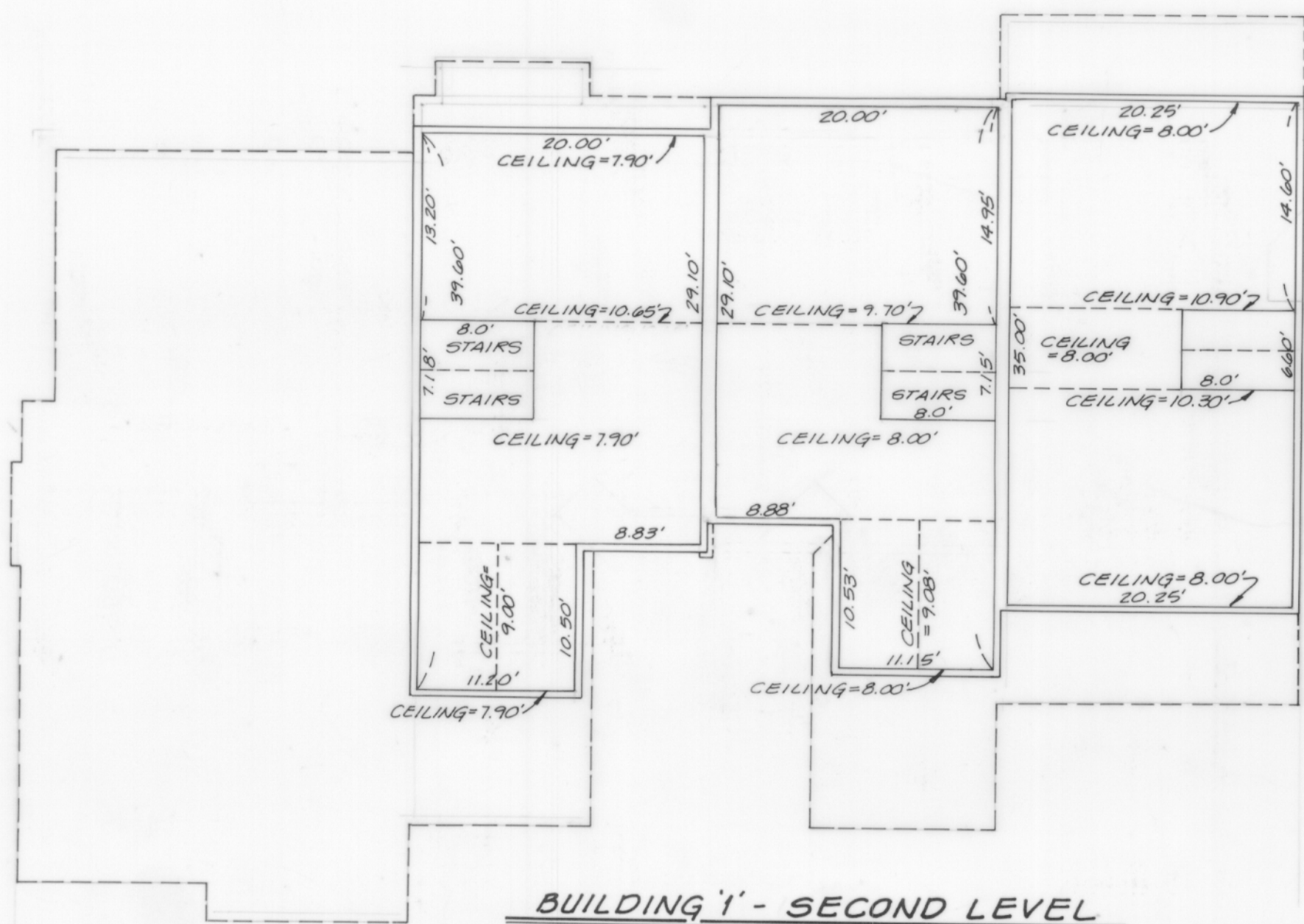
SCALE: 1" = 40'

NOTES:

1. ALL BUILDING TIES ARE 90° TO PROPERTY LINES UNLESS OTHERWISE NOTED.
2. BUILDING DIMENSIONS SHOWN ON SHEETS 2 AND 3 ARE EXTERIOR MEASUREMENT.
3. EXTERIOR WALLS ARE APPROXIMATELY 0.65' FEET THICK.
4. DIMENSIONS ON UNIT FLOOR PLANS ARE TO INTERIOR SURFACE OF PERIMETER WALLS.
5. INSTRUMENTATION FOR THIS SURVEY WAS A SIX SECOND THEODOLITE AND AN ELECTRONIC DISTANCE MEASURING UNIT. PROCEDURES USED IN THIS SURVEY WERE FIELD TRAVERSE, MEETING OR EXCEEDING STANDARDS SET BY WAC 332-130-090.
6. BOUNDARY REFERENCES TRI-COUNTY LAND SURVEYING COMPANY RECORD OF SURVEY RECORDED IN BOOK 94 OF SURVEYS ON PAGE 239, FILED UNDER KING COUNTY RECORDING NO. 9307099004. (SAID RECORD OF SURVEY SHOWS A HALF RIGHT OF WAY ON SE. NEWPORT WAY OF 30.00 FEET.)
7. DIMENSIONS SHOWN ON FLOOR PLANS, SHEETS 4, 5, 6 & 7 HAVE BEEN COMPILED FROM THE ARCHITECTURAL PLANS SUPPLEMENTED BY FIELD DATA. ALL DIMENSIONS, DISTANCES AND ELEVATIONS HAVE BEEN FIELD VERIFIED AND ARE ACCURATE TO WITHIN 0.15 FEET.
8. BENCHMARK: RIM OF SAN. SEWER MANHOLE, NORTHERLY SIDE OF SE. NEWPORT WAY OPPOSITE ENTRY TO SITE BY BUILDING #1. RIM= 82.67 IE IN FROM SITE 7483 DATUM=K.C.A.S.
9. LIMITED COMMON ELEMENTS: PATIOS, DECKS, YARD AREAS, GARAGE PARKING SPACE AND DRIVING AREAS ASSIGNED TO UNITS.



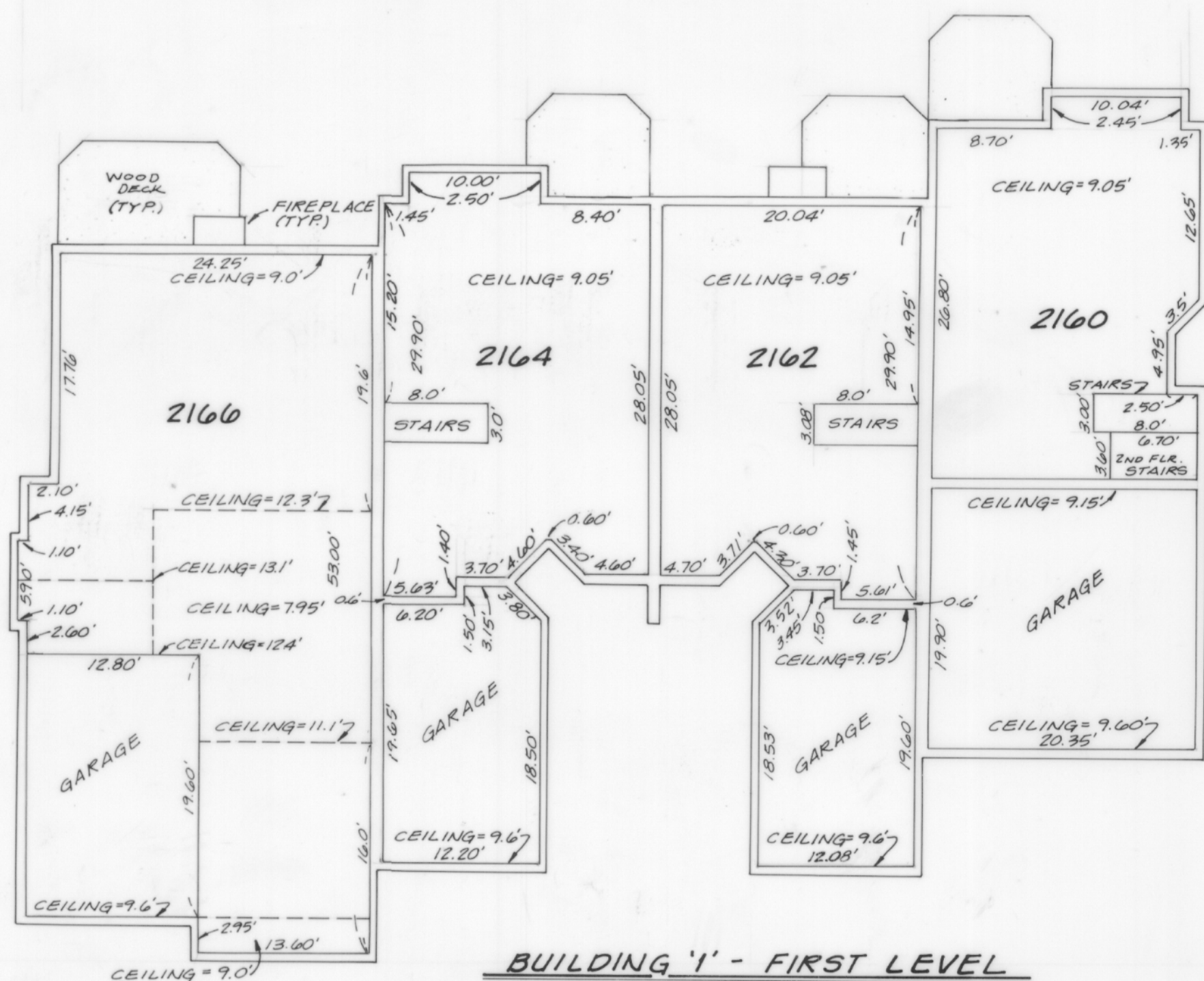
SPYGLASS HILL, A CONDOMINIUM PHASE I Sec.20, Twp.24N.,Rge.6E.,W.M. King County, Washington



BUILDING 'I' - SECOND LEVEL

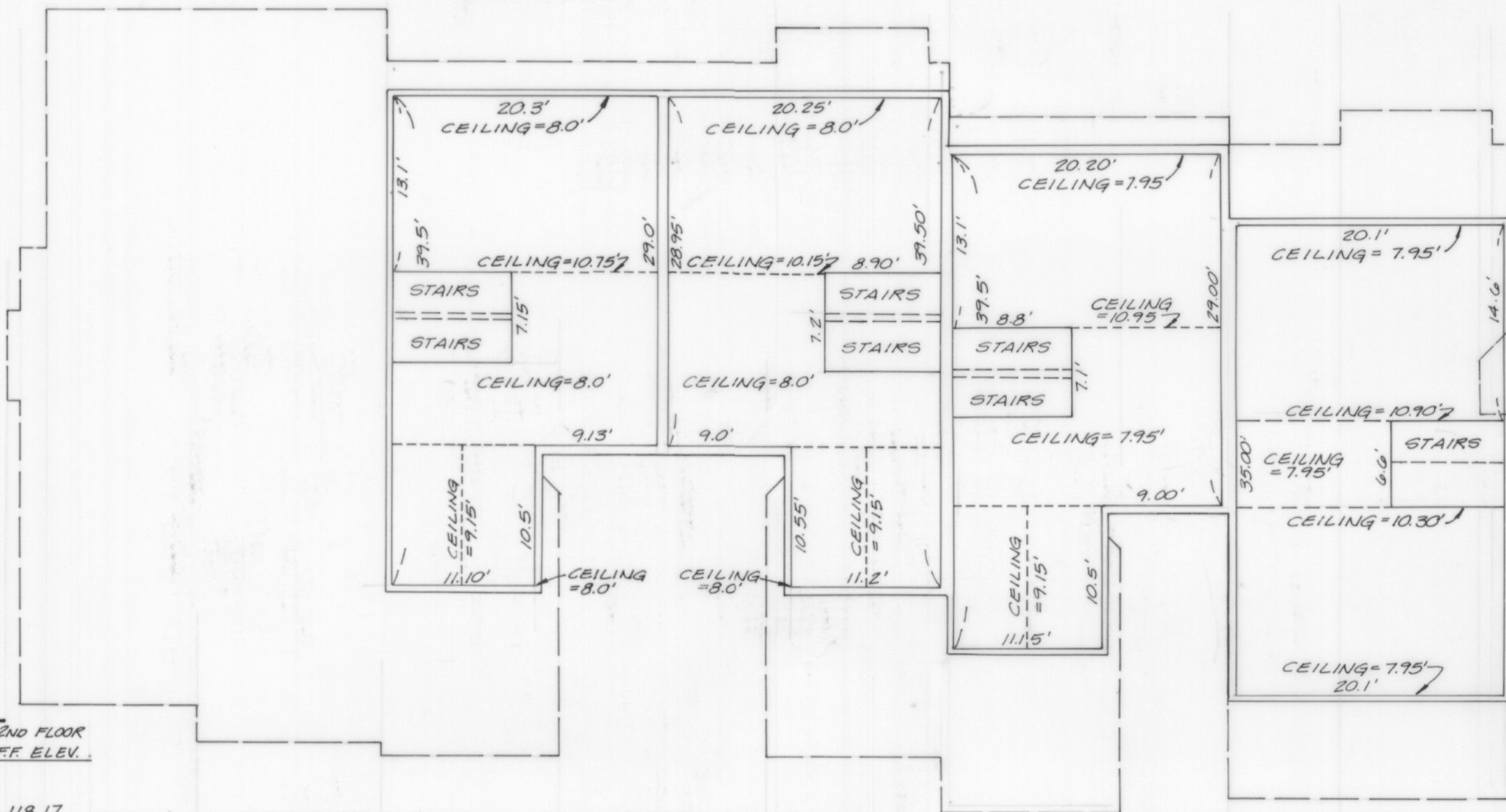
FINISH FLOOR ELEVATIONS

UNIT	1ST FLOOR R.F. ELEV.	FRONT OF GARAGE	REAR OF GARAGE	2ND FLOOR R.F. ELEV.
2160	102.10	101.66	102.12	112.24
2162	100.14	99.65	100.14	110.14
2164	100.15	99.64	100.15	110.26
2166	97.87	97.40	97.87	



BUILDING 'I' - FIRST LEVEL

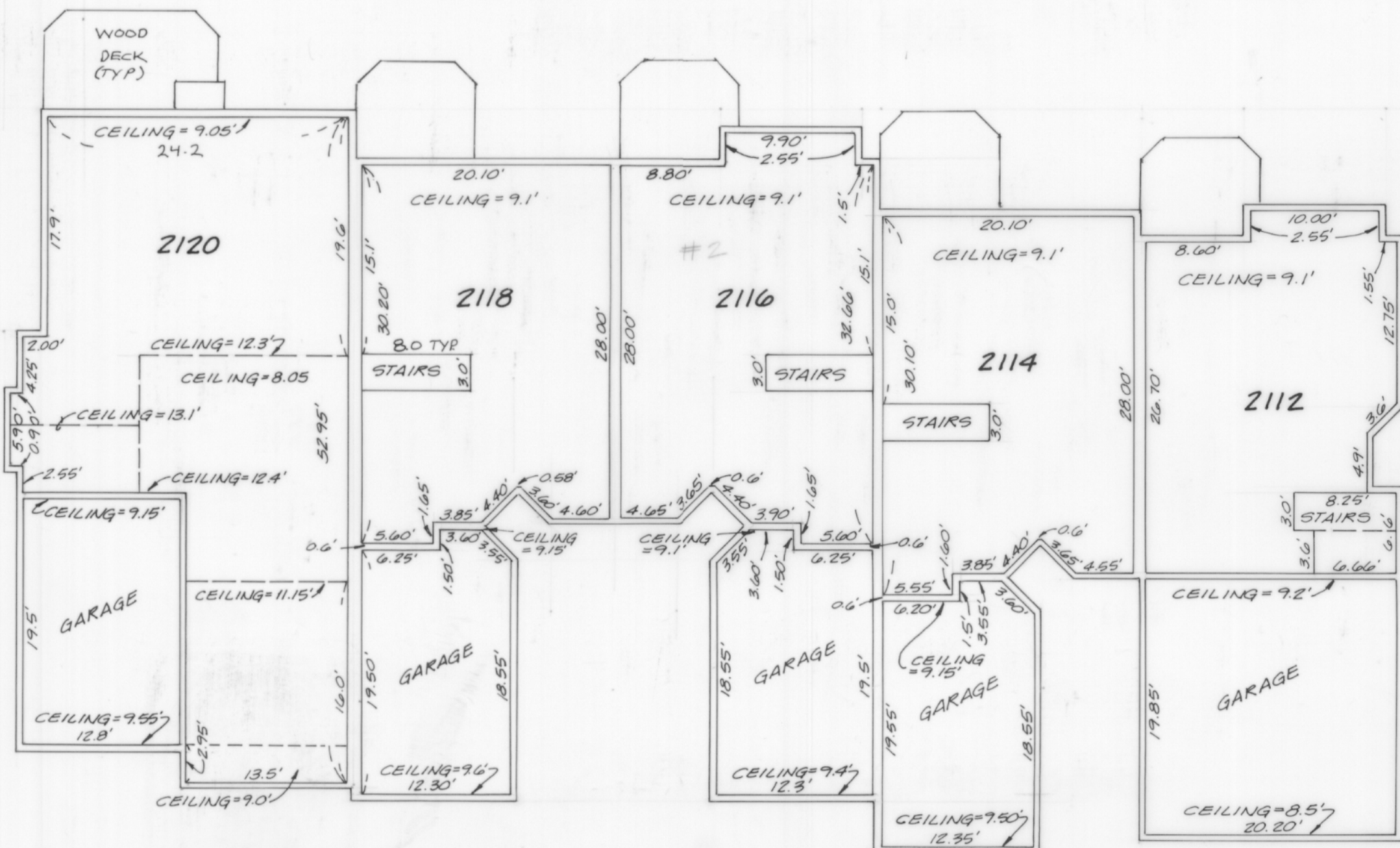
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F.F. ELEVATIONS

UNIT	1st FLOOR FRONT OF	REAR OF	2ND FLOOR
	F.F. ELEV. GARAGE	GARAGE F.F. ELEV.	F.F. ELEV.
2112	108.04	107.52	108.04
2114	108.02	107.64	108.02
2116	108.05	107.51	108.05
2118	108.05	107.51	108.05
2120	108.00	107.52	108.00

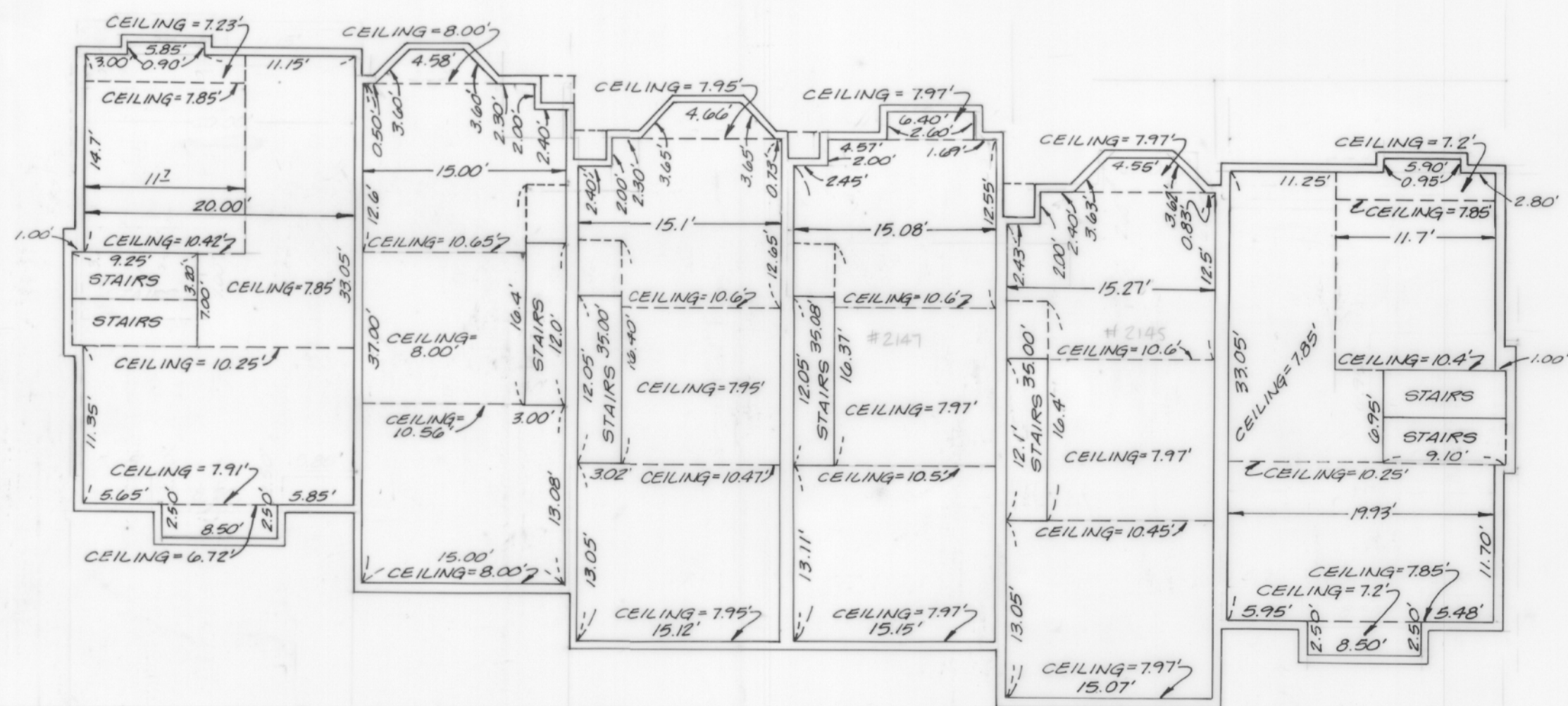
BUILDING '2' - SECOND LEVEL



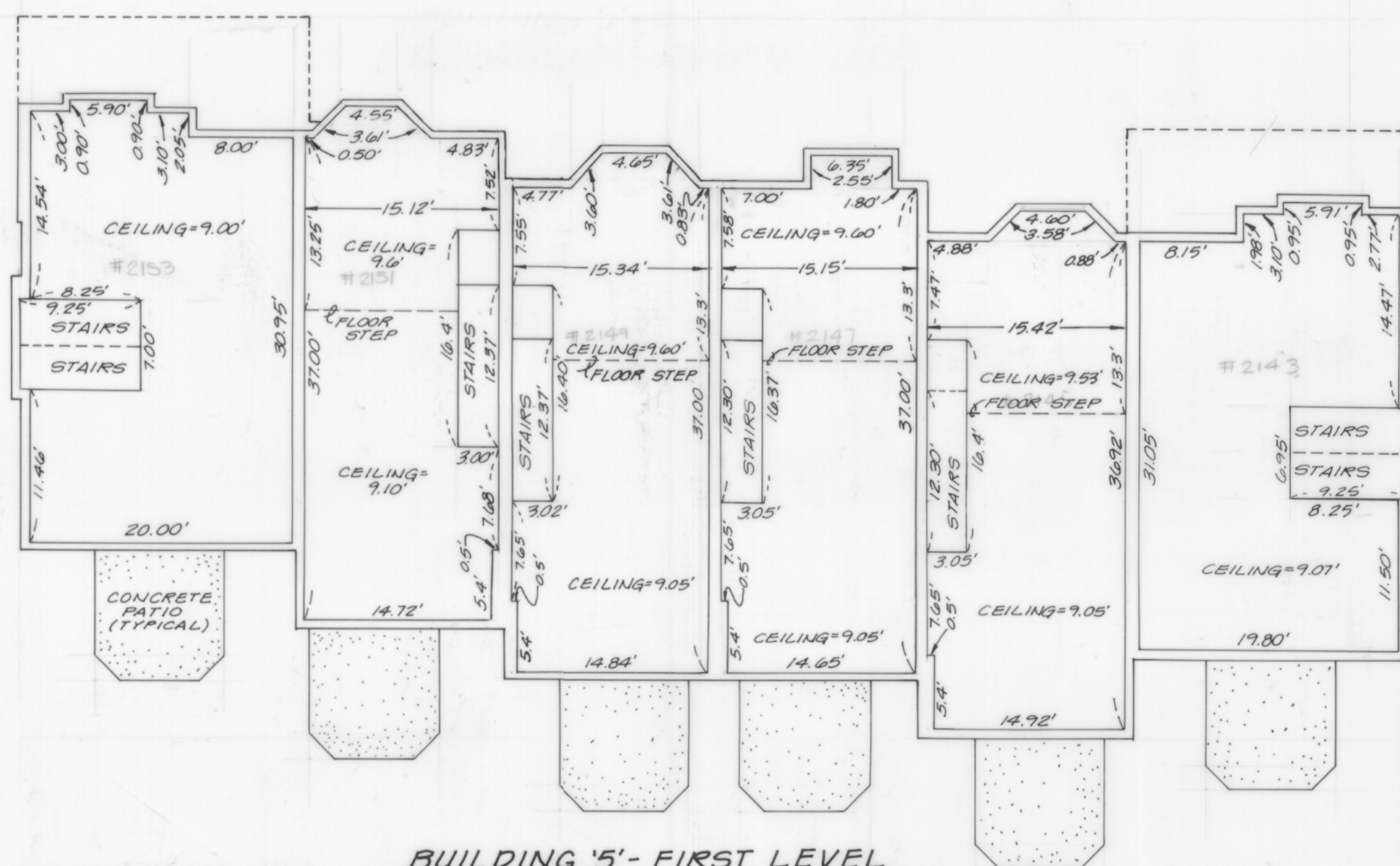
BUILDING '2' - FIRST LEVEL



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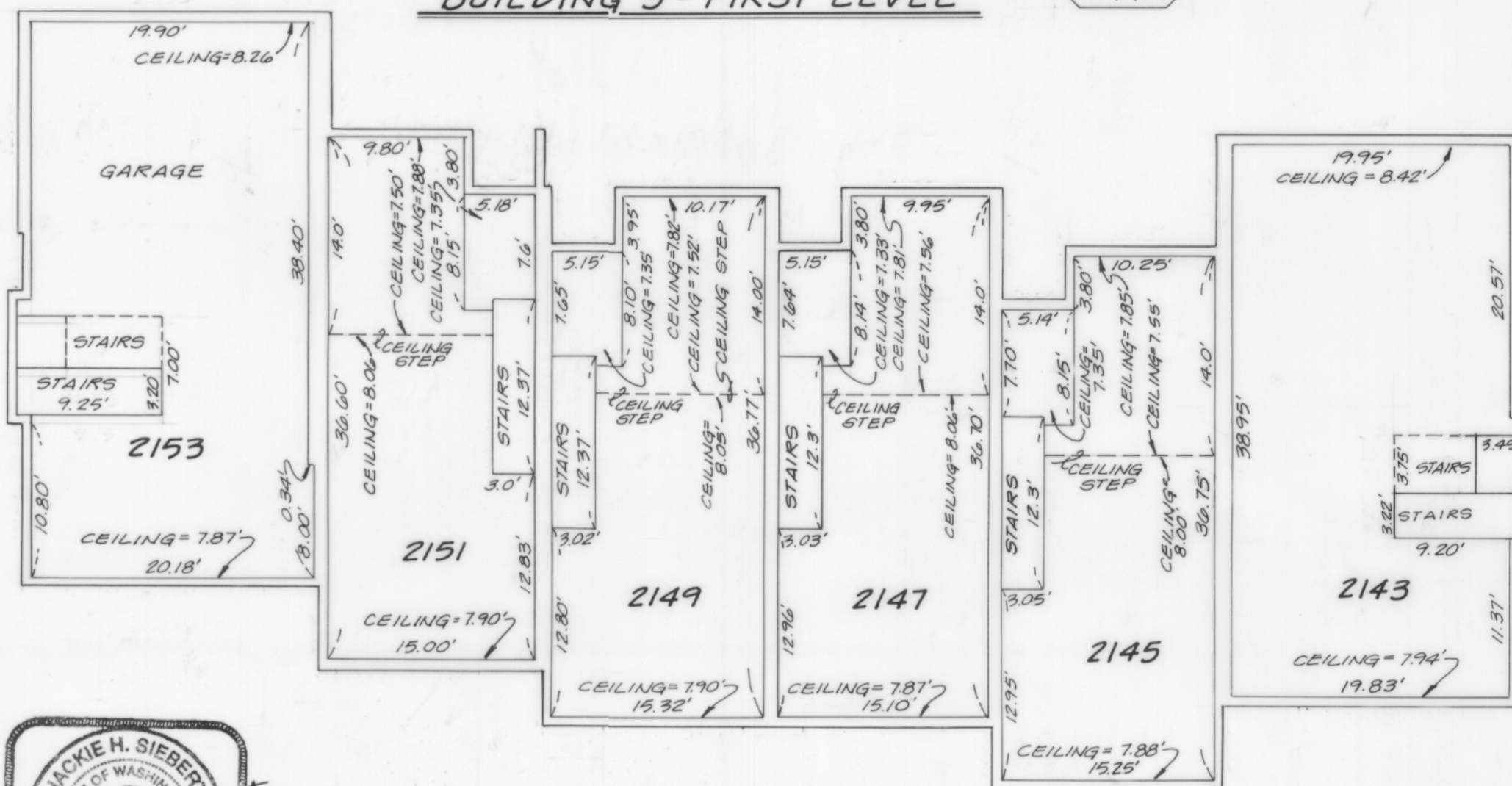
BUILDING '5'- SECOND LEVEL



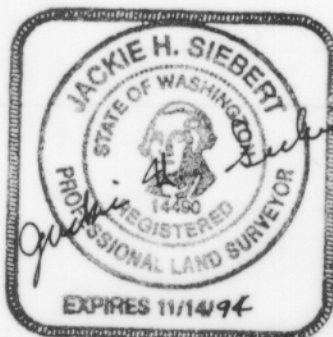
BUILDING '5' - FIRST LEVEL

FINISH FLOOR ELEVATIONS

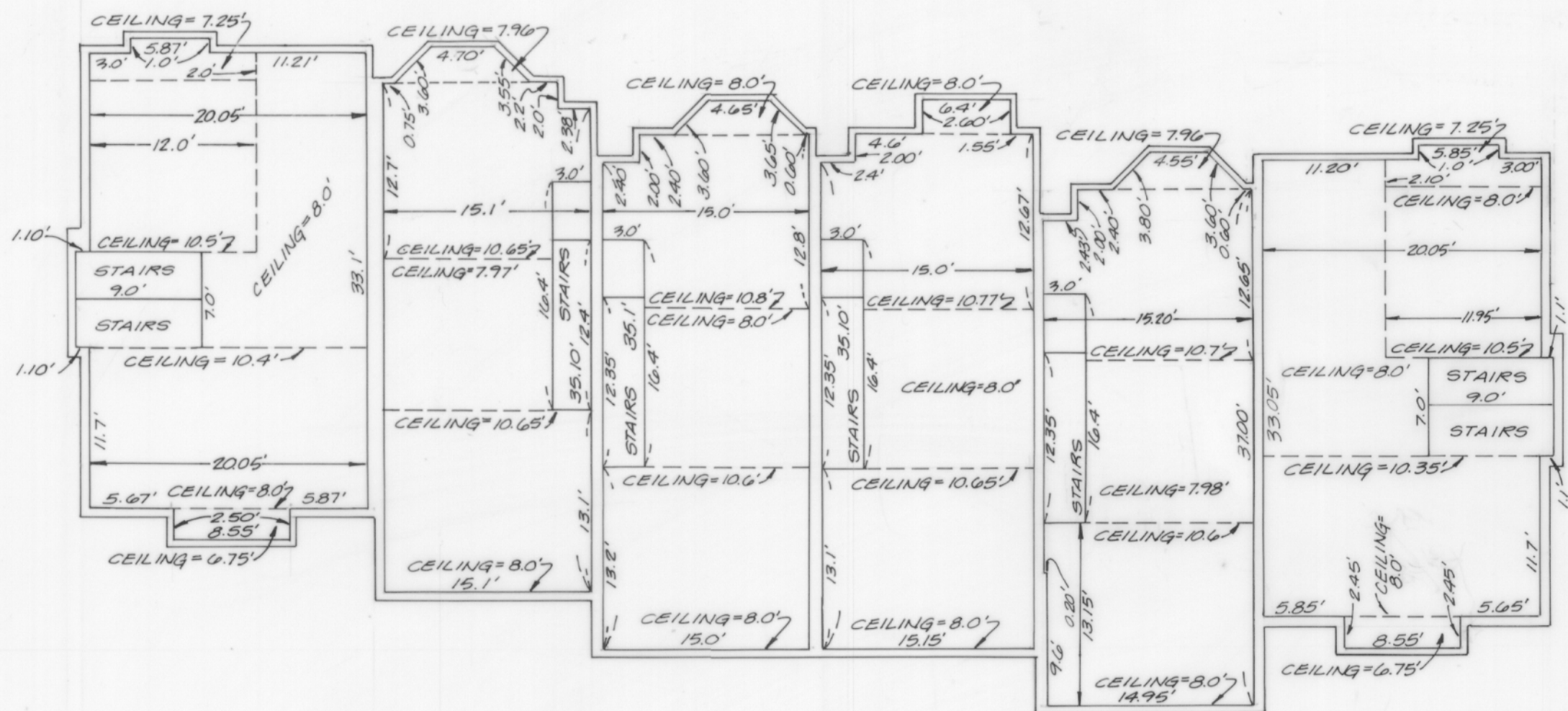
UNIT	LANDING		FIRST LEVEL FF	SECOND LEVEL FF
	FRONT OF GARAGE	REAR OF GARAGE		
2143	107.29	107.74	116.84	127.04
2145	107.30	107.77	LOW FLOOR 116.22	126.87
2147	105.32	105.81	LOW FLOOR 114.21	124.91
2149	105.30	105.77	LOW FLOOR 114.15	124.88
2151	103.27	103.79	LOW FLOOR 112.36	123.03
2153	103.28	103.85	112.79	122.98



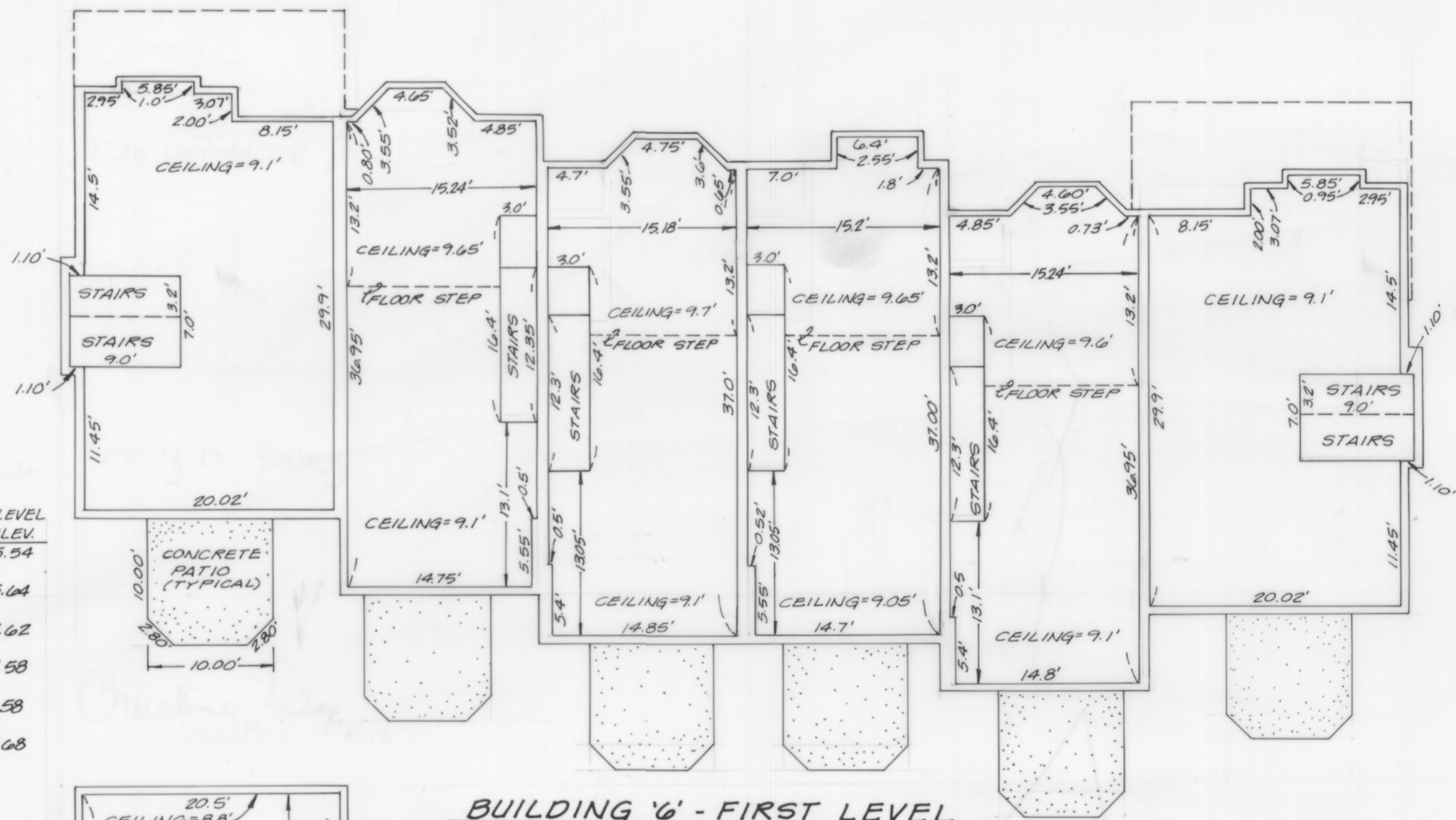
BUILDING '5' - GARAGE LEVEL



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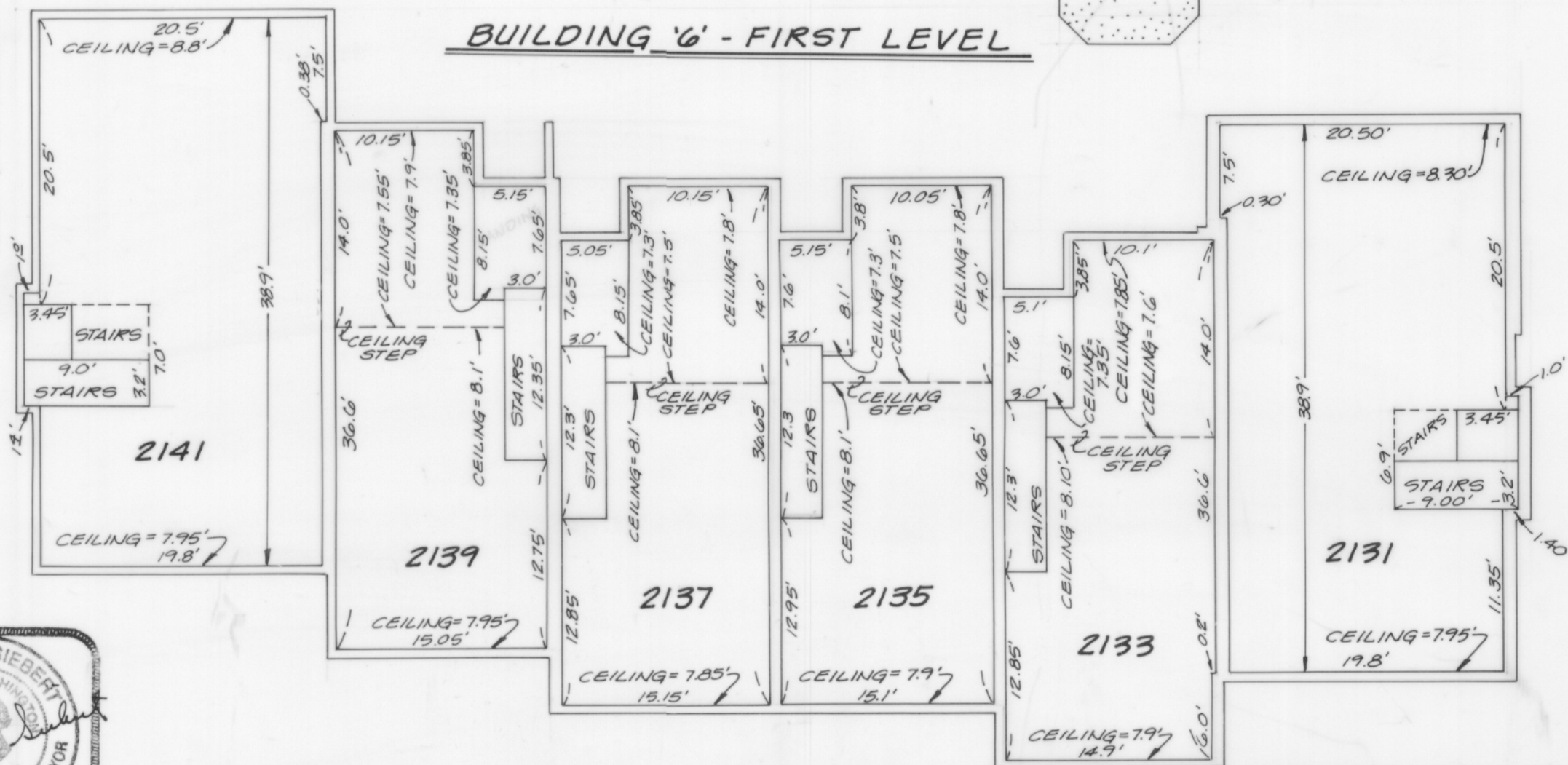


BUILDING 'G' - SECOND LEVEL



BUILDING 'G' - FIRST LEVEL

UNIT	FRONT OF GARAGE	LANDING	REAR OF GARAGE	1st LEVEL F.F. ELEV.	2nd LEVEL F.F. ELEV.
2131	106.13	106.44	115.44	125.54	
2133	105.94	106.52	114.94	125.64	
2135	107.98	108.54	116.92	127.62	
2137	107.97	108.52	116.88	127.58	
2139	109.96	110.53	118.88	129.58	
2141	110.00	110.53	119.53	129.68	



BUILDING 'G' - GARAGE LEVEL

