

THE BAVARIAN

A CONDOMINIUM
NW 1/4, SW 1/4, SEC. 27, TWN. 24N, RGE. 6E, W.M.
ISSAQUAH, WA.

SHT 1 OF 4

94/77
JMS

90/05/15
RECORD F 25.00
RECFEE 2.00
REWS 26.00
CASHSL ***53.00
55

LEGAL DESCRIPTION

Lot 2, of Short Plat No. 79-09, of the City of Issaquah, State of Washington, recorded under King County Auditor's File No. 7910290433;
EXCEPT that portion thereof lying Northerly of the South line of Lot 1, of said Short Plat No. 79-09, and the extension of said South line of Lot 1 Westerly to a point on the West line of said Lot 2.

Lot 3, of Short Plat No. 79-09, of the City of Issaquah, State of Washington, recorded under King County Auditor's File No. 7910290433;
TOGETHER WITH that portion of the Northwest quarter of the Southwest quarter of Section 27, Township 24 North, Range 6 East, W.M., in King County, Washington, described as follows:

Beginning at the Southeast corner of said subdivision;
thence N00°33'53"E along the East line of said subdivision, 361.73 feet;
thence N89°45'00"W 212.00 feet;
thence S00°36'00"W 240.00 feet;
thence N89°45'00"W 160.00 feet, more or less, to a point 947.45 feet S89°45'00"E of the West line of said subdivision and the TRUE POINT OF BEGINNING, said TRUE POINT OF BEGINNING being the Southeast corner of said Lot 3 of said Short Plat No. 79-09;
thence N00°36'00"E along the East line of said Lot 3 a distance of 73.28 feet;
thence S86°56'40"E 107.57 feet;
thence S03°06'16"W 68.10 feet to a point that bears S89°45'00"E a distance of 104.49 feet from the TRUE POINT OF BEGINNING;
thence N89°45'00"W 104.49 feet to the TRUE POINT OF BEGINNING.

RECORDING CERTIFICATE # 9005150727

FILED FOR RECORD AT THE REQUEST OF SHULMAN PROPERTIES II, ETAL
THIS 15th DAY OF MAY, 1990. AT 12 MINUTES
PAST 11 A.M. O'CLOCK AND RECORDED IN VOLUME 94 OF
CONDOMINIUMS, PAGES 77 TO 80 RECORDS OF KING, COUNTY, WASHINGTON.

JANE HAGUE MANAGER

Carolyn Alterman SUPV./RECORDS

APPROVAL

EXAMINED AND APPROVED THIS 14th DAY OF May, 1990.

Rutha Ridder
KING COUNTY ASSESSOR

F. Van de Puette
DEPUTY KING COUNTY ASSESSOR

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNER IN FEE SIMPLE OF THE REAL PROPERTY DESCRIBED HEREIN, RESPECTIVELY, 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 APARTMENT OWNERS, AS PART OF THE COMMON AREA, TO THE EXTENT AND IN THE MANNER SET FORTH IN THE DECLARATION. THE SURVEY MAP AND THESE PLANS OR ANY PORTION THEREOF SHALL BE RESTRICTED BY THE TERMS OF THE DECLARATION FILED THE 15th DAY OF MAY, 1990, RECORDS OF KING COUNTY, WASHINGTON, UNDER RECORDING NO. 9005150727. IN WITNESS THEREOF WE HAVE SET OUR HAND AND SEAL.

OWNER: SHULMAN PROPERTIES II, a
Washington Limited Partnership

By SHULMAN PARTNERS LIMITED PARTNERSHIP

BY: [Signature] BY: [Signature]

ACKNOWLEDGEMENT

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

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT BARRY L. SHULMAN SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE GENERAL PARTNER OF SHULMAN PARTNERS LIMITED PARTNERSHIP, A WASHINGTON LIMITED PARTNERSHIP TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

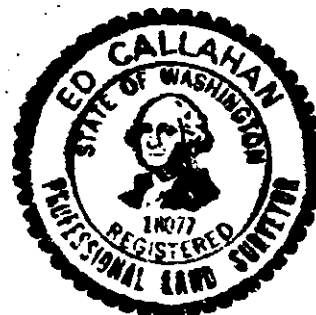
DATED: May 9th, 1990.



NOTARY PUBLIC IN AND FOR THE
STATE OF WASHINGTON, RESIDING AT
3136 Portage Bay Pl. E. Seattle Wt, King Co
MY APPOINTMENT EXPIRES 3/15/92

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THESE PLANS FOR THE BAVARIAN A CONDOMINIUM, 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 APARTMENTS AS CONSTRUCTED.



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

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 9th DAY OF May, 1990.

Elaine M. Perry
NOTARY PUBLIC IN AND FOR THE STATE OF
WASHINGTON
MY APPOINTMENT EXPIRES Aug 25, 1991

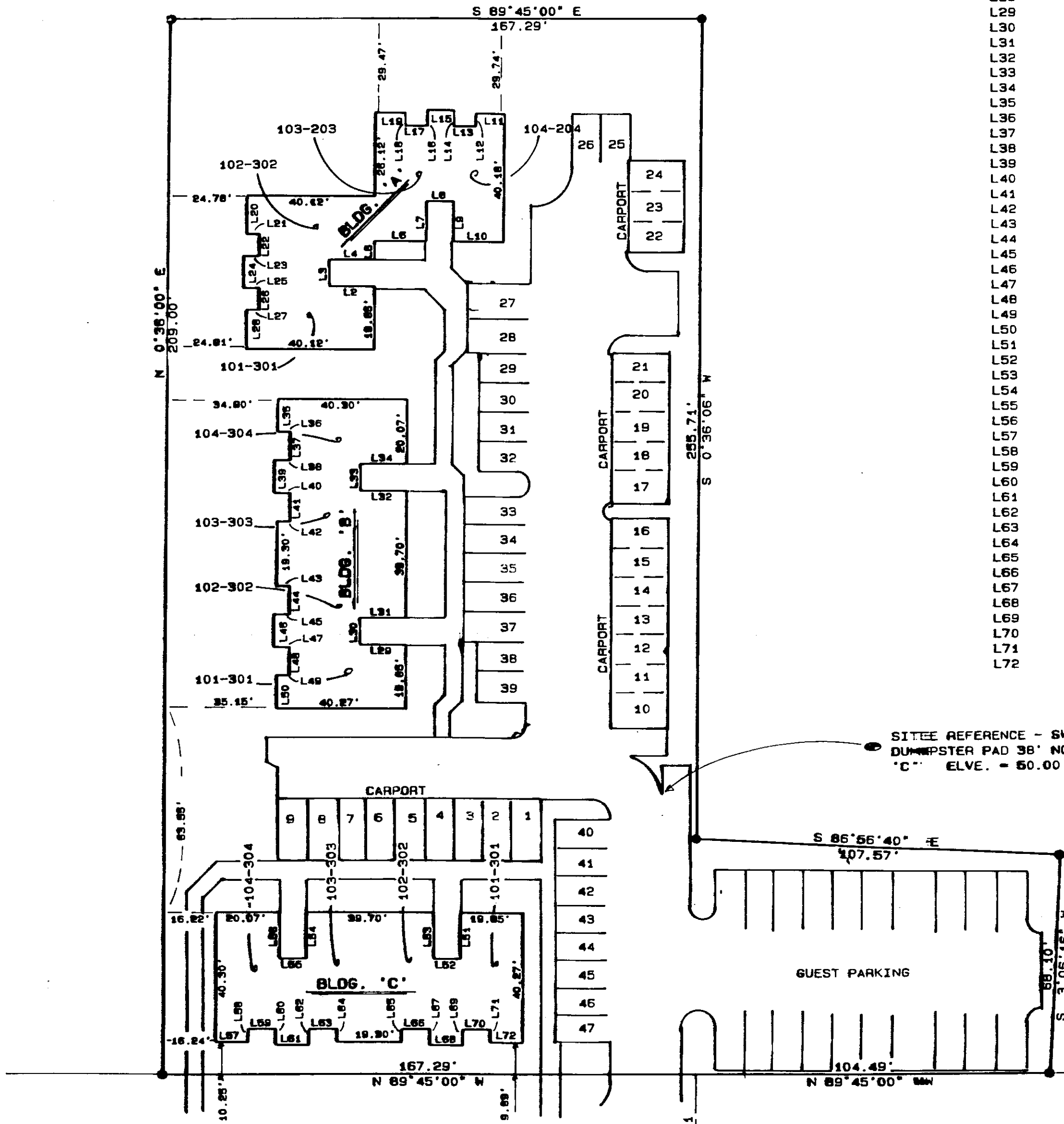
THE BAVARIAN

A CONDOMINIUM
NW 1/4, SW 1/4, SEC. 27, TWN. 24N, RGE. 6E, W.M.
ISSAQUAH, WA.

SHT 2 OF 4

04/78
COND

LINE	BEARING	DISTANCE
L1	N 0°15'00" E	30.00
L2	N 89°32'59" W	14.40
L3	N 0°27'01" E	8.30
L4	S 89°32'59" E	14.40
L5	N 0°27'01" E	5.79
L6	S 89°21'49" E	15.89
L7	N 0°38'11" E	12.70
L8	S 89°21'49" E	8.40
L9	S 0°38'11" W	12.70
L10	S 89°21'49" E	15.80
L11	N 89°21'49" W	9.15
L12	S 0°38'11" W	4.00
L13	N 89°21'49" W	6.85
L14	N 0°38'11" E	4.95
L15	N 89°21'49" W	8.20
L16	S 0°38'11" W	4.95
L17	N 89°21'49" W	6.85
L18	N 0°38'11" E	4.00
L19	N 89°21'49" W	9.10
L20	S 0°27'01" W	12.15
L21	S 89°32'59" E	4.00
L22	S 0°27'01" W	6.85
L23	N 89°32'59" W	4.95
L24	S 0°27'01" W	10.00
L25	S 89°32'59" E	4.95
L26	S 0°27'01" W	6.85
L27	N 89°32'59" W	4.00
L28	S 0°27'01" W	12.15
L29	N 89°31'54" W	14.40
L30	N 0°28'06" E	8.30
L31	S 89°31'54" E	14.40
L32	N 89°31'54" W	14.40
L33	N 0°28'06" E	8.30
L34	S 89°31'54" E	14.40
L35	S 0°27'09" W	10.25
L36	S 89°32'51" E	4.05
L37	S 0°27'09" W	8.75
L38	N 89°32'51" W	5.00
L39	S 0°27'09" W	10.25
L40	S 89°32'51" E	5.00
L41	S 0°27'09" W	8.75
L42	N 89°32'51" W	4.05
L43	S 89°32'51" E	4.05
L44	S 0°27'09" W	8.75
L45	N 89°32'51" W	5.00
L46	S 0°27'09" W	10.25
L47	S 89°32'51" E	5.00
L48	S 0°27'09" W	8.75
L49	N 89°32'51" W	4.05
L50	S 0°27'09" W	10.25
L51	S 0°28'04" W	14.40
L52	N 89°31'56" W	8.30
L53	N 0°28'04" E	14.40
L54	S 0°28'04" W	14.40
L55	N 89°31'56" W	8.30
L56	N 0°28'04" E	14.40
L57	S 89°32'53" E	10.25
L58	N 0°27'07" E	4.05
L59	S 89°32'53" E	8.75
L60	S 0°27'07" W	5.00
L61	S 89°32'53" E	10.25
L62	N 0°27'07" E	5.00
L63	S 89°32'53" E	8.75
L64	S 0°27'07" W	4.05
L65	N 0°27'07" E	4.05
L66	S 89°32'53" E	8.75
L67	S 0°27'07" W	5.00
L68	S 89°32'53" E	10.25
L69	N 0°27'07" E	5.00
L70	S 89°32'53" E	8.75
L71	S 0°27'07" W	4.05
L72	S 89°32'53" E	10.25



SITE REFERENCE - SW CORNER OF CONCRETE
DUMPSTER PAD 38' NORTH & 42' EAST OF BLDG.
'C' ELVE. = 50.00 ASSUMED

MERIDIAN - RECORDED SURVEY V-45.
PG-56
(SEE SURVEY FOR ADD. INFORMATION)

1" = 30'

NE DOGWOOD ST.

04/78
COND

THE BAVARIAN

A CONDOMINIUM
NW 1/4, SW 1/4, SEC. 27, TWN. 24N, RGE. 6E, W.M.
ISSAQUAH, WA.

SHT 3 OF 4

9-4-79

COND.

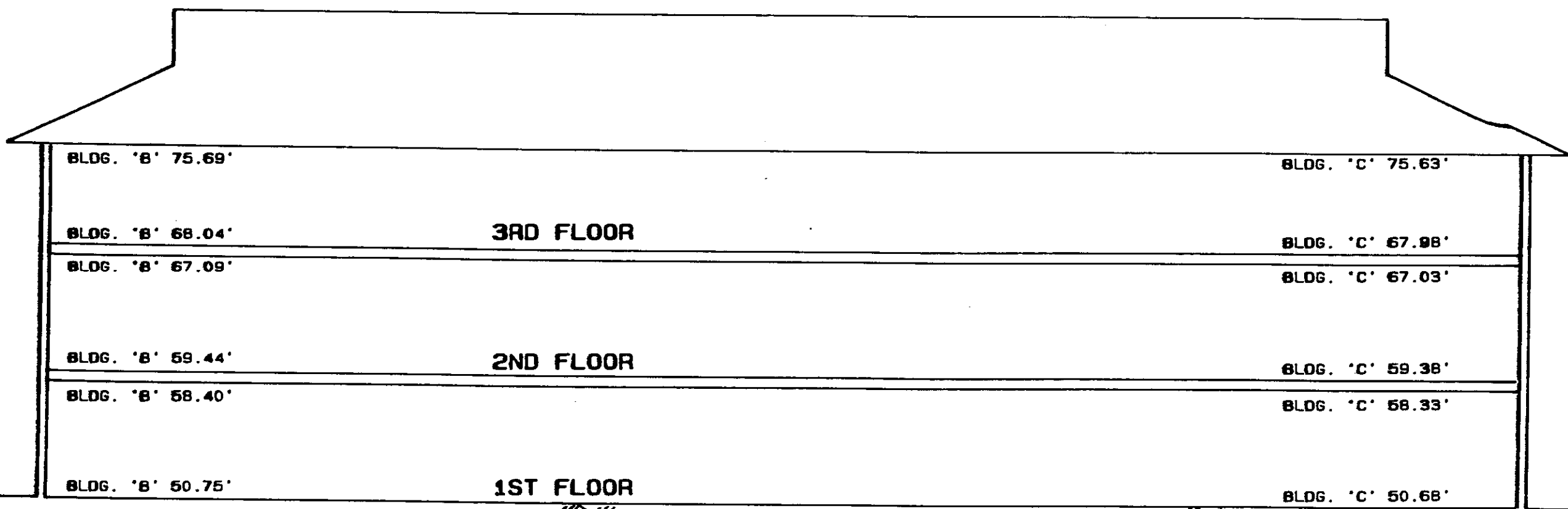
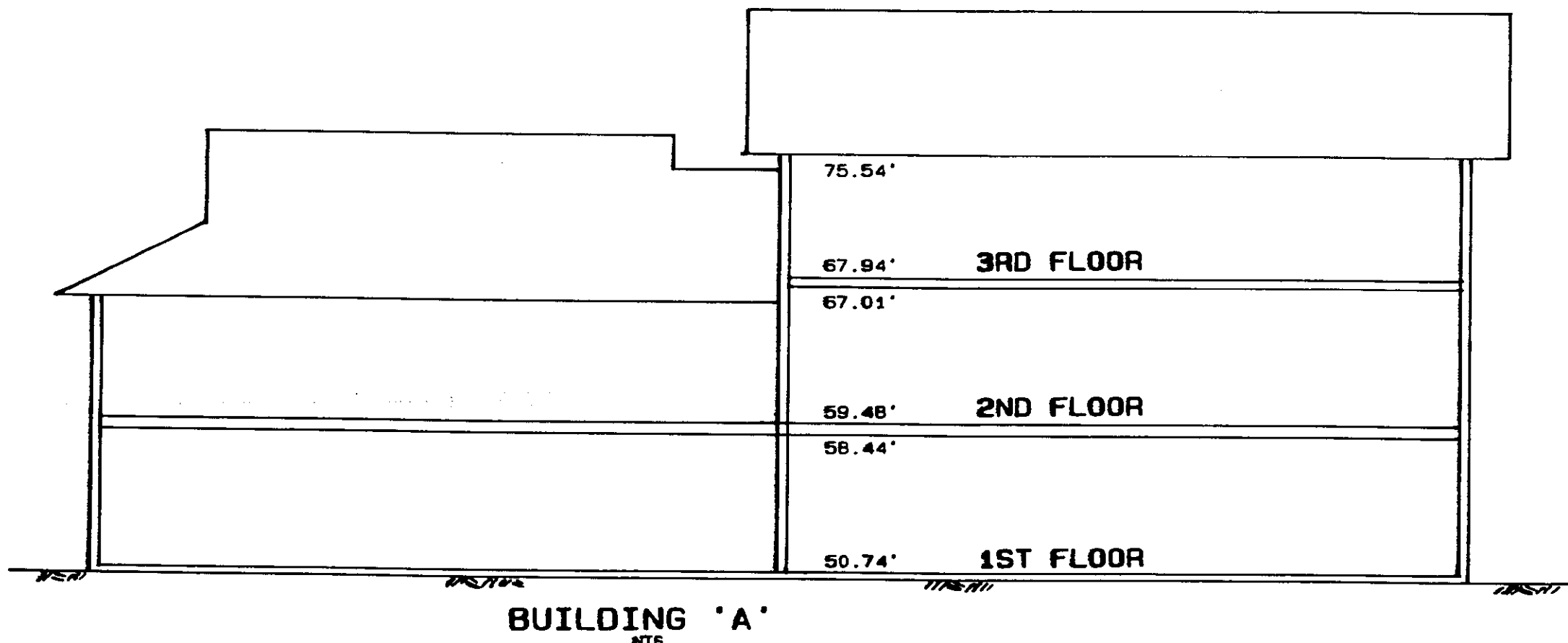
UNIT	FLOOR	VALUES	PERCENTAGE	SQ. FT.	VIEW DIRECTION
A101	1	83,950	2.88	783.3	NO VIEW
A102	1	79,950	2.74	783.3	"
A103	1	74,950	2.56	644.9	"
A104	1	74,950	2.56	644.9	"
A201	2	87,950	3.02	783.3	"
A202	2	83,950	2.88	733.3	"
A203	2	78,950	2.70	644.9	"
A204	2	82,950	2.84	644.9	"
A301	3	91,950	3.16	783.3	"
A302	3	91,950	3.16	783.3	"
B101	1	82,950	2.88	783.3	"
B102	1	79,950	2.74	783.3	"
B103	1	79,950	2.74	783.3	"
B104	1	83,950	2.88	783.3	"
B201	2	87,950	3.02	783.3	"
B202	2	83,950	2.88	783.3	"
B203	2	83,950	2.88	783.3	"
B204	2	87,950	3.02	783.3	"
B301	3	91,950	3.16	783.3	"
B302	3	91,950	3.16	783.3	"
B303	3	91,950	3.16	783.3	"
B304	3	91,950	3.16	783.3	"
C101	1	83,950	2.88	783.3	"
C102	1	79,950	2.74	783.3	"
C103	1	79,950	2.74	783.3	"
C104	1	83,950	2.88	783.3	"
C201	2	87,950	3.02	783.3	"
C202	2	83,950	2.88	783.3	"
C203	2	87,950	3.02	783.3	"
C204	2	87,950	3.02	783.3	"
C301	3	91,950	3.16	783.3	"
C302	3	91,950	3.16	783.3	"
C303	3	91,950	3.16	783.3	"
C304	3	91,950	3.16	783.3	"
TOTAL		2,914,300	100.00		

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.

VIEW DIRECTIONS WERE DETERMINED BY THE OWNER.

NOTES:

1. ALL APARTMENT DIMENSIONS ARE TO THE INTERIOR SURFACES OF THE WALL BOARD & ARE SHOWN TO THE NEAREST 0.01 FEET.
2. ALL FLOOR ELEVATIONS ARE ON THE TOP SURFACES OF FLOOR & ALL CEILING ELEVATIONS ARE TO THE UNDER SIDE OF THE CEILING SURFACE. ALL ELEVATIONS ARE SHOWN WITHIN 0.01 FEET.
3. DECKS, PATIOS, AND FLUES ARE LIMITED COMMON AREAS (L.C.A.).
4. APARTMENT NUMBERS ARE SHOWN THUS: UNIT A101
5. TOTAL UNIT AREA IS IN SQ. FEET INCLUDING SEPARATION WALLS AND REPRESENTS LIVING SURFACES. DECKS AND STORAGE SPACE AREA IS NOT INCLUDED.
6. BATH CONTAINS: WATER CLOSET, LAVATORY, & TUB OR SHOWER.

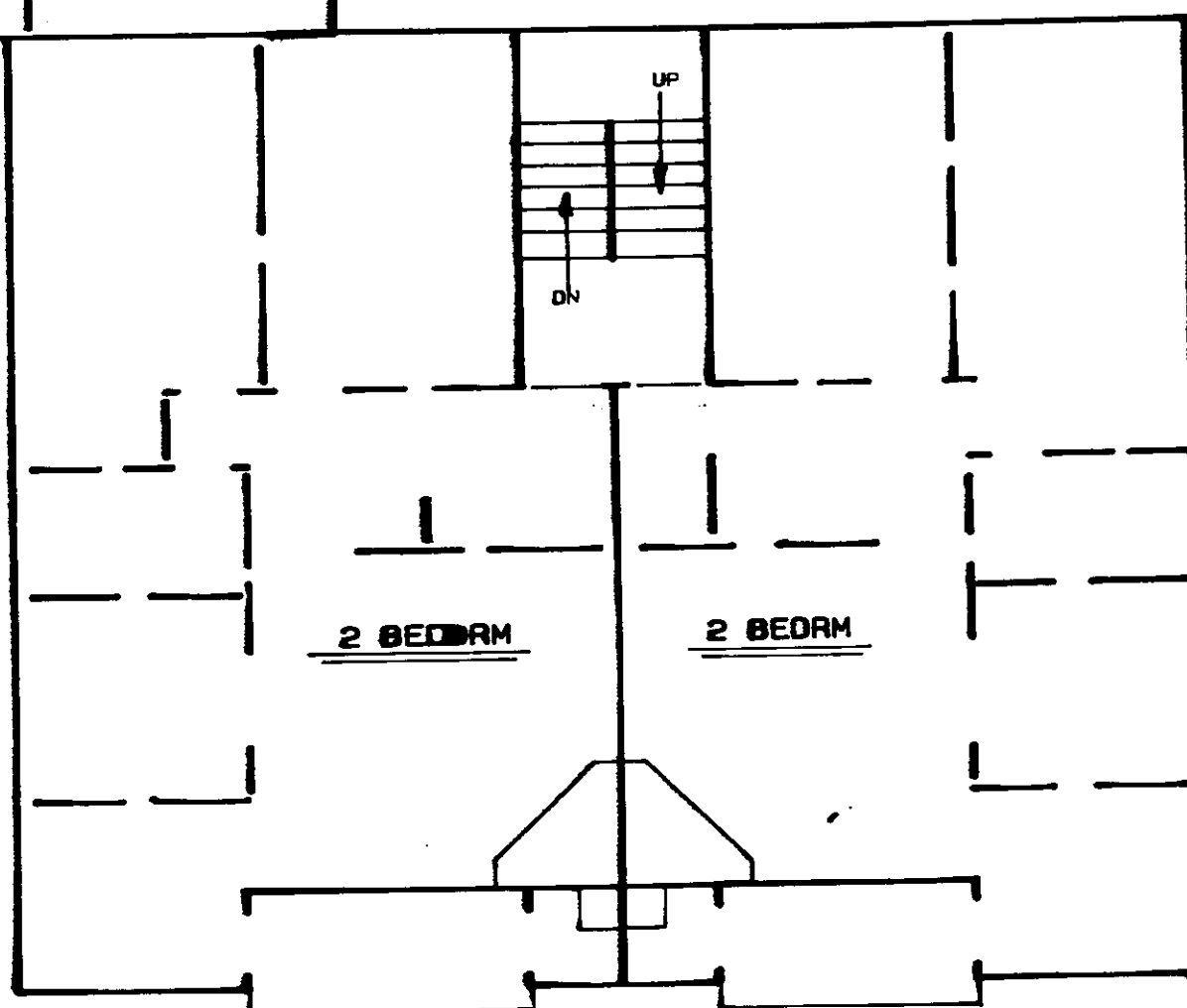
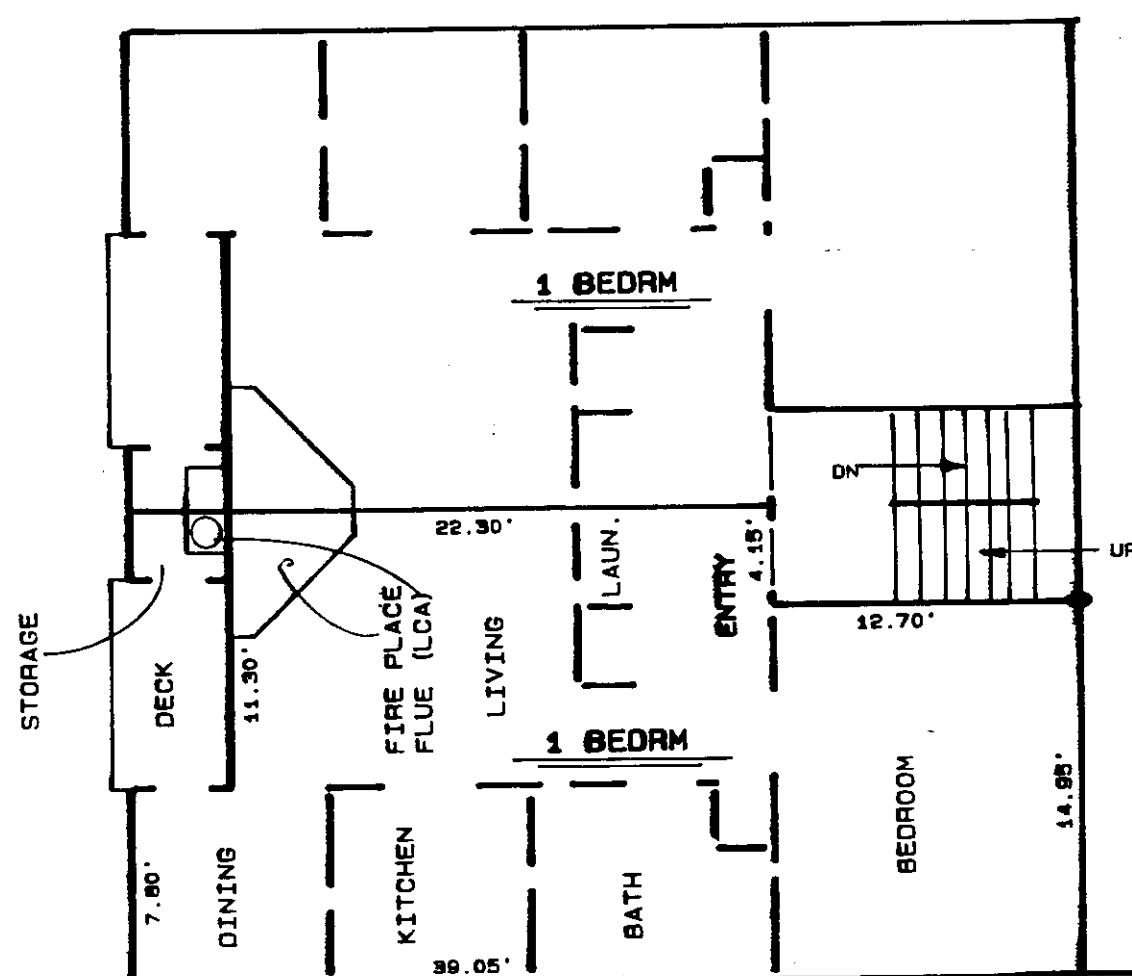


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THE BAVARIAN

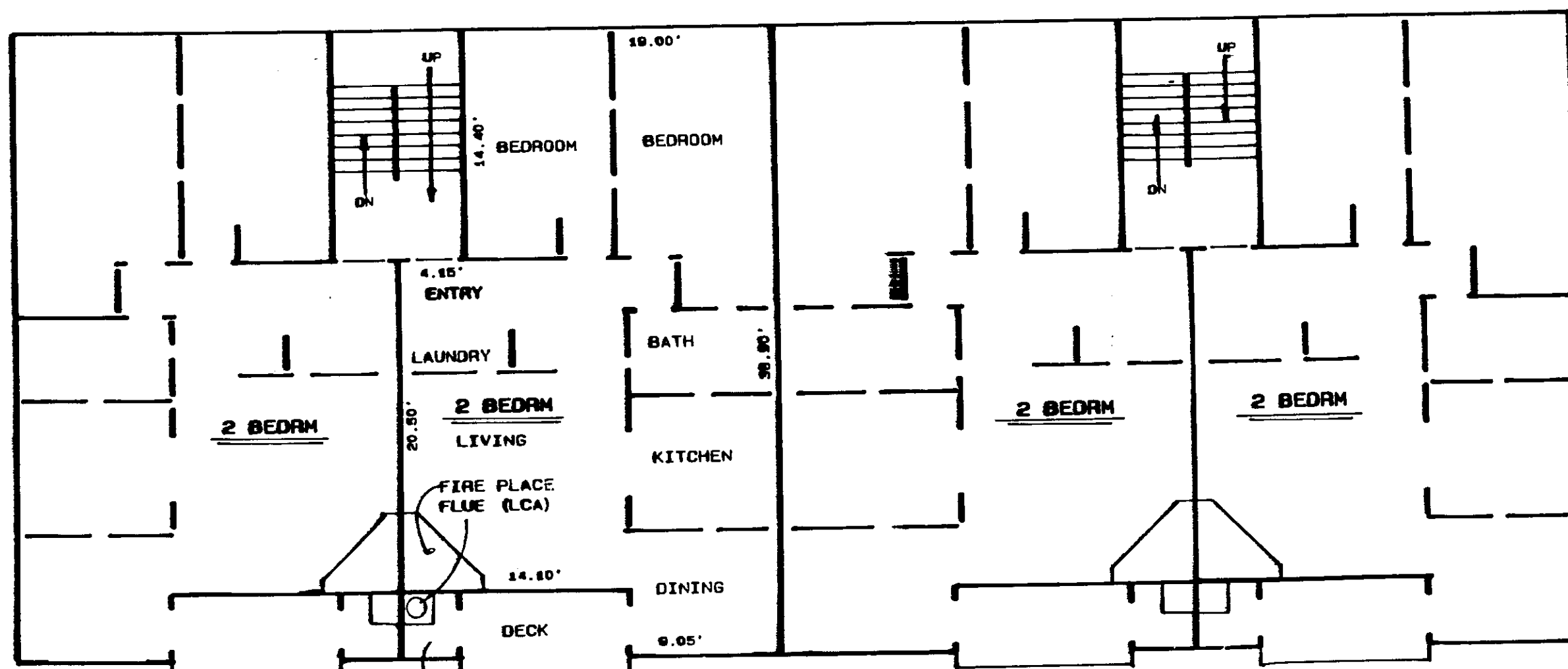
A CONDOMINIUM
NW 1/4, SW 1/4, SEC. 27, TWN. 24N. RGE. 6E, W.M.
ISSAQUAH, WA.

94/80
ORD.



BUILDING 'A'

WTS



94/80
ORD.