

THE MEADOWS AT LAKE SAMMAMISH 4

SECTION 18, TWP. 24 N., R. 6 E., W.M.

KING COUNTY, WASHINGTON

107-72

DESCRIPTION

This plat of THE MEADOWS AT LAKE SAMMAMISH 4 embraces that portion of the Northwest 1/4 of the Southeast 1/4 of Section 18, Township 24 North, Range 6 East, W.M., King County, Washington, more particularly described as follows:

Commencing at the South 1/4 corner of said Section 18; thence N 0°11'37" E, 2248.64 feet; thence due East 126.96 feet to the centerline of 188th Ave. S.E.; thence S 88°24'07" E 30.02 feet to the Southwest corner of Lot 1; in the plat of THE MEADOWS AT LAKE SAMMAMISH as recorded in Volume 101 of Plats, pages 5 and 6, records of said county; and the Point of Beginning; thence S 88°24'07" E along the boundary of said plat, a distance of 340.54 feet to the Northwest corner of Lot 55; in the plat of THE MEADOWS AT LAKE SAMMAMISH 2 as recorded in Volume 704 of Plats, pages 45 & 46, records of said county; thence along the boundary of said plat by the following courses and distances; S 5°00'00" E 103.42 feet; S 12°54'51" E 50.48 feet; S 5°00'00" E 90.00 feet; S 54°00'00" W 62.00 feet; S 55°00'00" E 101.60 feet; S 14°57'45" E 55.88 feet; S 38°00'00" E 113.00 feet; N 49°00'00" E 41.00 feet; S 75°52'52" E 104.20 feet; S 86°00'00" E 162.00 feet; S 60°00'00" E 55.63 feet; N 70°00'00" E 82.10 feet; S 4°00'00" W 119.00 feet; S 86°00'00" E 27.00 feet to the beginning of a curve to the left having a radius of 75.00 feet; Easterly along said curve through a central angle of 25°12'36" an arc distance of 33.00 feet; S 34°00'00" E 140.75 feet; and S 4°00'00" W 51.23 feet; thence leaving said boundary N 86°00'00" W 1081.32 feet to the Easterly margin of said 188th Avenue S.E.; thence N 3°53'15" E along said margin, a distance of 708.38 feet to the Point of Beginning.

TOGETHER WITH that portion of said subdivision described as follows:

Beginning at the most Southerly corner of Lot 16 in said plat of THE MEADOWS AT LAKE SAMMAMISH; thence along the boundary of said plat by the following courses and distances: N 8°52'44" W 105.00 feet; N 23°24'21" W 173.00 feet; N 72°30'00" W 250.00 feet; S 82°00'00" W 75.00 feet; and S 71°30'00" W 136.09 feet to the most Northerly corner of Lot 54 in said plat of THE MEADOWS AT LAKE SAMMAMISH 2; thence along the boundary of said plat by the following courses and distances; S 7°36'25" E 209.00 feet; S 53°00'00" E 43.00 feet; S 84°00'00" E 187.00 feet; S 4°00'00" E 40.00 feet; S 69°03'06" E 107.73 feet; S 86°30'35" E 51.69 feet; S 74°08'09" E 105.11 feet; and N 16°00'00" E 82.00 feet to the Point of Beginning.

LAND SURVEYOR'S CERTIFICATE

I hereby certify that this plat of THE MEADOWS AT LAKE SAMMAMISH 4 is based upon an actual survey and subdivision of Section 18, Twp. 24 N., Range 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.

D.K. Roupe
D. K. Roupe, P.F.S. Land Surveyor
Certificate No. 9435



COMPTROLLER'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 of any of the property herein contained, dedicated as streets, alleys or for other public use, are paid in full. This 25th day of JULY 1978.

OFFICE OF THE COMPTROLLER

General A. Rosenquist
King County Comptroller

Paul M. Jackson
Deputy Comptroller

APPROVALS

Examined and approved this 20 day of July 1978.

DEPARTMENT OF PUBLIC WORKS

Examined and approved this 25th day of July 1978.

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT

Examined and approved this 24 day of July 1978.

DEPARTMENT OF ASSESSMENTS

Halley H. Hoppe
King County Assessor

Examined and approved this 31st day of July 1978.

KING COUNTY COUNCIL

Bernice Sloan
Chairman, King County Council

RECORDING CERTIFICATE

78080107 30

Filed for Record at the request of the King County Council this 1st day of AUG. 1978, at 22 minutes past 9:00 AM and recorded in Volume 107 of Plats, page 72, 73, records of King County, Washington.

DIVISION OF RECORDS AND ELECTIONS

Clint G. Elsom
Manager

James S. Weeks
Superintendent of Records

EASEMENT PROVISIONS

An easement is hereby reserved for and granted to PUGET SOUND POWER AND LIGHT COMPANY, PACIFIC NORTHWEST BELL TELEPHONE COMPANY, EASTGATE SEWER DISTRICT, CITY OF BELLEVUE (WATER), and their respective successors and assigns, under and upon the exterior 7 feet, parallel with and adjoining the street frontage of all lots in which to install, lay, construct, renew, operate and maintain underground conduits, cables, pipe and wires with necessary facilities and other equipment for the purposes of serving this subdivision and other property with electric, telephone, and utility service together with the right to enter upon the lots at all times for the purposes herein stated. Also, each lot shall be subject to an easement 2.5 feet in width, parallel with and adjacent to all interior lot lines for purposes of utilities and drainage.

No lines or wires for the transmission of electric current or for telephone use, CATV, fire or police signals, or for other purposes, shall be placed or permitted to be placed upon any lot outside the buildings thereon unless the same shall be underground or in conduit attached to the building.

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.

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 thereon and the use thereof for all 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 and blocks shown on this plat in the original reasonable grading of the streets and avenues shown hereon.

IN WITNESS WHEREOF we have set our hands and seals.

SEAFIRST MORTGAGE CORPORATION

Thomas R. Murphy
Vice President

Thomas R. Murphy
THOMAS R. MURPHY, Vice President

FINER HOMES, INC.

Frederick H. Burnstead
FREDERICK H. BURNSTEAD, President

UNIGARD MUTUAL INSURANCE COMPANY

Duane H. Thompson
DUANE H. THOMPSON, Vice Pres. and Treas.

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF King)

This is to certify that on this 13th day of October 1977, before me, the undersigned, a Notary Public personally appeared FREDERICK H. BURNSTEAD and _____ respectively, of FINER HOMES, INC., a Washington corporation, to me known to be the individual who executed the within dedication, and acknowledged to me that he signed and sealed the same as his voluntary act and deed for the uses and purposes therein mentioned and on oath stated that he is authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal the day and year first above written.

Mary Jane D. Steg
Notary Public in and for the State of Washington
Residing at *King County*

STATE OF WASHINGTON)
COUNTY OF King)

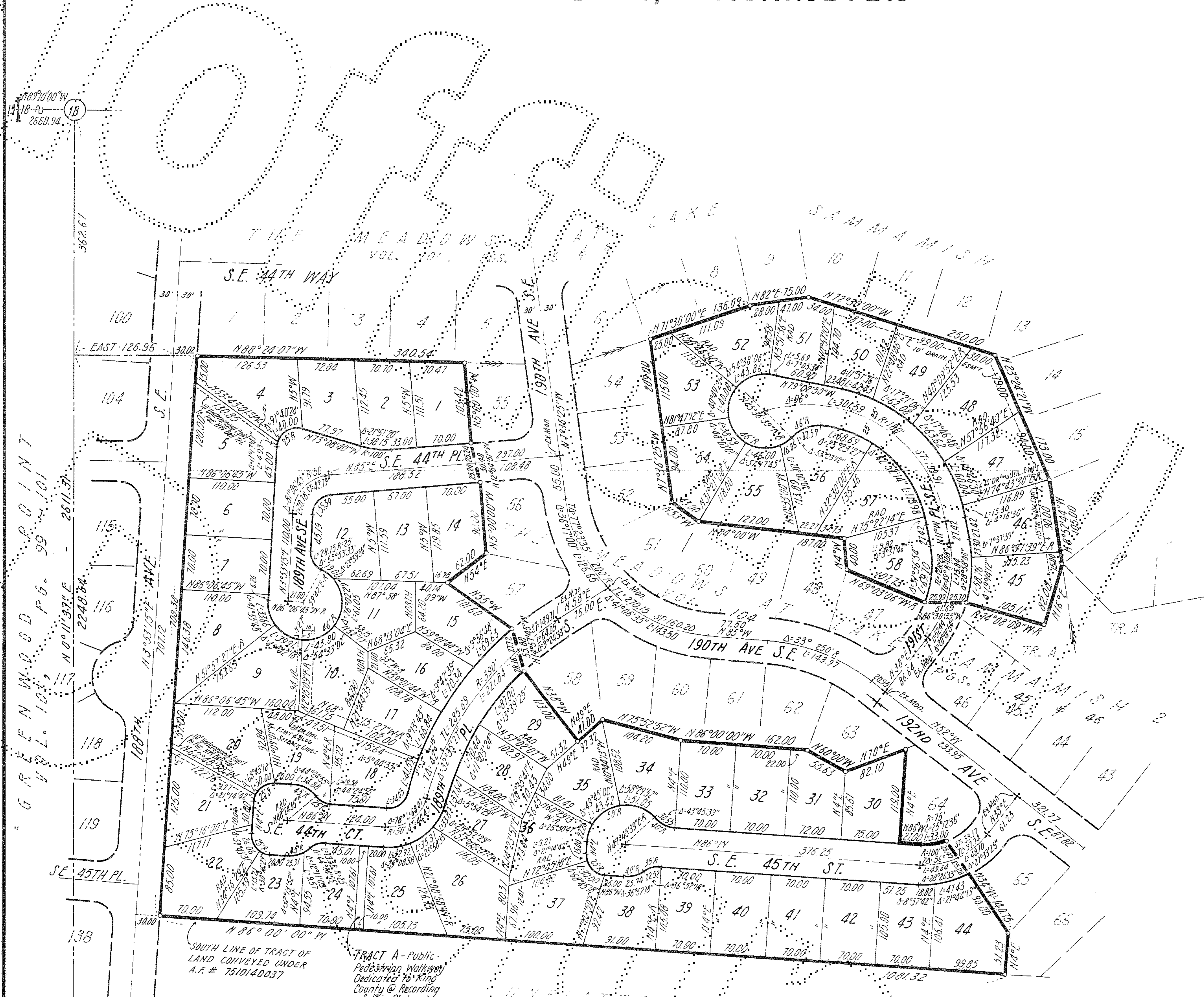
This is to certify that on this 11th day of November 1977, before me, the undersigned, a Notary Public personally appeared DUANE H. THOMPSON and _____ respectively, of UNIGARD MUTUAL INSURANCE COMPANY, a Washington corporation, to me known to be the individual who executed the within dedication, and acknowledged to me that he signed and sealed the same as his voluntary act and deed for the uses and purposes therein mentioned and on oath stated that he is authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal the day and year first above written.

Frederick H. Burnstead
Notary Public in and for the State of Washington
Residing at *Kirkland*

THE MEADOWS AT LAKE SAMMAMISH 4

SECTION 18, TWP. 24 N., R. 6 E., W.M. KING COUNTY, WASHINGTON



SOUTH LINE OF TRACT OF LAND CONVEYED UNDER A.E. # 7510140037

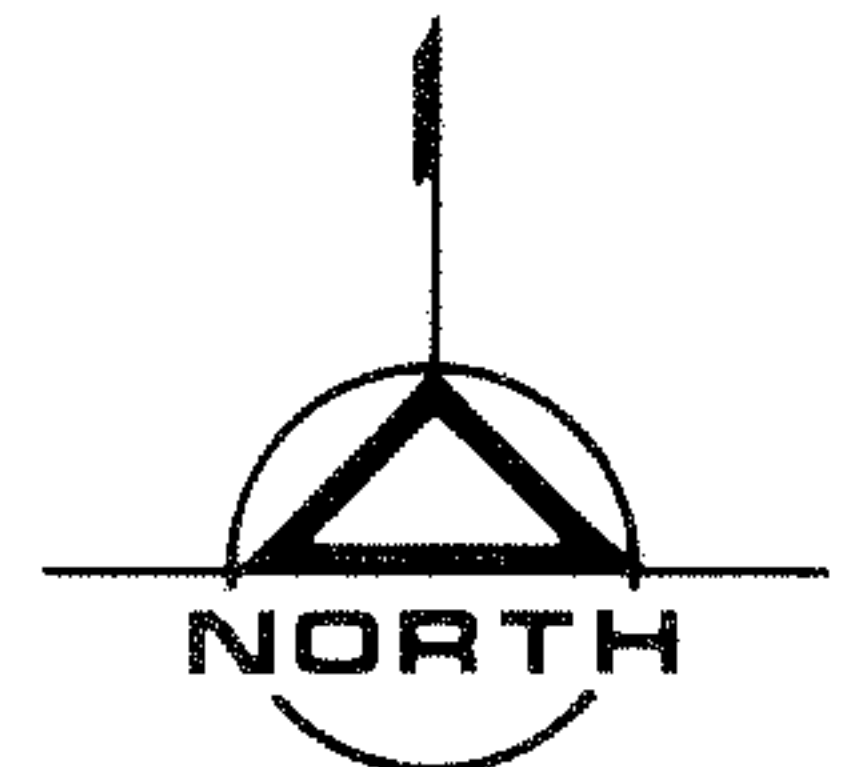
TRACT A - Public Pedestrian Walkway Dedicated to King County & Recording of this Plat.

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
 COUNTY OF KING) ss.
 This is to certify that on this 22nd day of April, 1978, before me, the undersigned, a Notary Public personally appeared John C. Brown and Thomas R. Murphy and SEAFIRST MORTGAGE CORPORATION a Washington corporation, to me known to be the individuals who executed the within dedication, and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned and on oath stated that they were authorized to execute said instrument, and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal the day and year first above-written.

Margaret S. M. Kuebler
 Notary Public in and for the State of Washington
 Residing at Redmond, WA



SCALE: 1" = 100'

- + KING COUNTY Sta. Monument
- o PLUGGED IRON PIPE

NOTE:
 No direct vehicular access to 188th Ave S.E. from or to those Lots which abut it. Lots 4th, 8 and 20th, 22.
 Landscaped Island Planters in cutge sacs are to be maintained by owners of Lots adjacent. Lots 8th, 11, 19th, 23, 34th, 38 and 52th, 55.



D. K. Roupe
 D. K. Roupe, Pro. Land Surveyor
 Certificate No. 9435