THE MEADOWS OF ISSAQUAH

A PORTION OF THE S.E. 1/4 SEC. 20, T. 24 N., R. 6 E., W.M. AND
A PORTION OF THE S.W. 1/4 SEC. 21, T. 24 N., R. 6 E., W.M.
ISSAQUAH, WASHINGTON

Legal Description

THAT PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M., IN KING COUNTY, WASHINGTON;
AND THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M., LYING NORTHERLY OF SOUTHEAST 64TH STREET (N.W. GILMAN BLVD.), EASTERLY OF SR 900 AND SOUTHERLY OF PRIMARY STATE HIGHWAY NO. 2 "I-90", AS CONDEMNED IN KING COUNTY SUPERIOR COURT CAUSE NO. 704592.

Land Surveyor's Certificate

I HEREBY CERTIFY THAT THIS PLAT OF THE MEADOWS OF ISSAQUAH IS BASED UPON AN ACTUAL FIELD SURVEY OF PORTIONS OF SECTIONS 20 AND 21, ALL IN TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M.; THAT CERTAIN RECORD OF SURVEY RECORDED UNDER RECORDING NUMBER 750905-0554, RECORDS OF KING COUNTY, WASHINGTON, AND W.S.D.O.T. DATA FOR S.R. 90 (P.S.H. NO. 2) LAKE SAMMAMISH TO EAST ISSAQUAH INTERCHANGE; 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 COMPLIED WITH THE PROVISIONS OF THE PLATTING REGULATIONS.

Randall C. Haydon
RANDALL C. HAYDON, L.S. #16769

RANDALL C. HAYDON — STATE OF WASHINGTON — REGISTERED PROFESSIONAL LAND SURVEYOR

Dedication

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED PROPERTY, HEREBY DEDICATE THIS PLAT TO BE KNOWN AS "THE MEADOWS OF ISSAQUAH." WE DEDICATE THESE LOTS TO THE OWNERS THEIR SUCCESSORS AND ASSIGNS THEREOF. WE DEDICATE THE EASEMENTS AS SHOWN HEREIN TO THE USE OF THE PUBLIC AS PROVIDED IN THE UTILITY EASEMENT AGREEMENT DATED JULY 12, 1983 AND RECORDED UNDER AUDITOR'S FILE NO. _____.

IN WITNESS WHEREOF WE HAVE SET OUR HANDS & SEALS

MEADOWS ASSOCIATES

SLOAN & STROUM, A PARTNERSHIP

Acknowledgement

STATE OF WASHINGTON)
COUNTY OF KING) SS

THIS IS TO CERTIFY THAT ON THIS 12TH DAY OF JULY, 1983, BEFORE ME THE UNDERSIGNED A NOTARY PUBLIC, PERSONALLY APPEARED STEVE WILLARD TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING DEDICATION, AND WHO ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Chris C. Leady
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON,
RESIDING AT Bellevue

Acknowledgement

STATE OF WASHINGTON)
COUNTY OF KING) SS

THIS IS TO CERTIFY THAT ON THIS 12TH DAY OF JULY, 1983, BEFORE ME THE UNDERSIGNED A NOTARY PUBLIC, PERSONALLY APPEARED STUART M. SLOAN TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING DEDICATION, AND WHO ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Chris C. Leady
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON,
RESIDING AT Bellevue

Approvals

I HEREBY CERTIFY THAT THIS PLAT OF "THE MEADOWS" OF ISSAQUAH IS DULY APPROVED BY THE CITY OF ISSAQUAH DEVELOPMENT COMMISSION THIS 19TH DAY OF July, 1983, A.D.

CHAIRMAN, DEVELOPMENT COMMISSION — SECRETARY

EXAMINED AND APPROVED THIS 19TH DAY OF July, 1983, A.D.

MAYOR, CITY OF ISSAQUAH — CLERK, CITY OF ISSAQUAH

EXAMINED AND APPROVED THIS 19 DAY OF July, 1983 A.D.

CITY ENGINEER — PLANNING DIRECTOR

EXAMINED AND APPROVED THIS 15TH DAY OF AUGUST, 1983, A.D.
DEPARTMENT OF ASSESSMENTS

HARLEY H. HOADE
KING COUNTY ASSESSOR — DEPUTY KING COUNTY ASSESSOR

Treasurer's Certificate

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS AND NO ASSESSMENTS AGAINST ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS, ROADS, OR ALLEYS OR FOR OTHER PUBLIC USE.

TREASURER, CITY OF ISSAQUAH

COMPTROLLER KING COUNTY — OFFICIAL SEAL — WASHINGTON

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 ON ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS, ALLEYS, OR FOR OTHER PUBLIC USE, ARE PAID IN FULL THIS 15TH DAY OF AUGUST, 1983, A.D
OFFICE OF THE COMPTROLLER

KING COUNTY COMPTROLLER — DEPUTY KING COUNTY COMPTROLLER

Recording Certificate 8308150698

FILED FOR RECORD AT THE REQUEST OF THE CITY OF ISSAQUAH THIS 15 DAY OF AUGUST, 1983, A.D. AT 36 MINUTES PAST 1 P.M., AND RECORDED IN VOLUME 124 OF PLATS, PAGES 77-80 RECORDS OF KING COUNTY, WASHINGTON.
DIVISION OF RECORDS AND ELECTIONS

ELLEN HANSEN
MANAGER

JAMES S. WEEKS
SUPERINTENDENT OF RECORDS

Restrictions

1. NO LOTS SHALL BE FURTHER SUBDIVIDED IF THE CREATION OF ADDITIONAL PLATTED LOTS IN A SUBSEQUENT SUBDIVISION WHEN TAKEN AS A WHOLE WITH THE PLAT DESCRIBED HEREIN WOULD BE IN SUBSTANTIAL NON-COMPLIANCE WITH PUD 79-04.
2. NO DIRECT VEHICULAR ACCESS TO GILMAN BOULEVARD N.W. SHALL BE ALLOWED EXCEPT FROM ROADWAY EASEMENT TRACTS B AND F, EXCEPT LOT 12 WHICH SHALL BE ALLOWED ONE DIRECT ACCESS TO GILMAN BOULEVARD AS APPROVED BY PUD 79-04. NOTHING CONTAINED IN THIS NOTATION SHALL PRECLUDE MINOR RELOCATIONS OF THE ROADWAY EASEMENT TRACTS BY LOT LINE REVISIONS OR MAJOR RELOCATIONS SUBJECT TO THE PRIOR APPROVAL OF THE CITY OF ISSAQUAH.
3. ACCESS TO PLATTED LOTS SHALL BE BY EASEMENT AS PROVIDED BY AN INSTRUMENT RECORDED HEREWITH.
4. UNLESS OTHERWISE PROVIDED BY ANY FUTURE RECORDED INSTRUMENT OF BARGAIN, CONVEYANCE, GRANT, TRANSFER, SALE, OR LEASE TRACTS A, B, C, D AND E WILL ATTACH TO LOT #1 AND TRACT F WILL ATTACH TO LOT #9. THE CITY OF ISSAQUAH SHALL RECEIVE SUBSEQUENT TO ANY RECORDING DESCRIBED HEREIN NOTICE OF SUCH FUTURE MODIFICATION.
5. BUILDING PERMITS APPLIED FOR UPON PLATTED LOTS SHALL BE IN SUBSTANTIAL CONFORMANCE TO PUD 79-04 AS APPROVED OR AS MAY FROM TIME TO TIME BE AMENDED IN THE FUTURE.

124/77

$40.00

31370.03

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ISSAQUAH, WASHINGTON

PREPARED BY:

STEPAN & ASSOCIATES, INC.
930 SO. 336 ST., SUITE A
FEDERAL WAY, WASH. 98003

SCALE 1"=100'

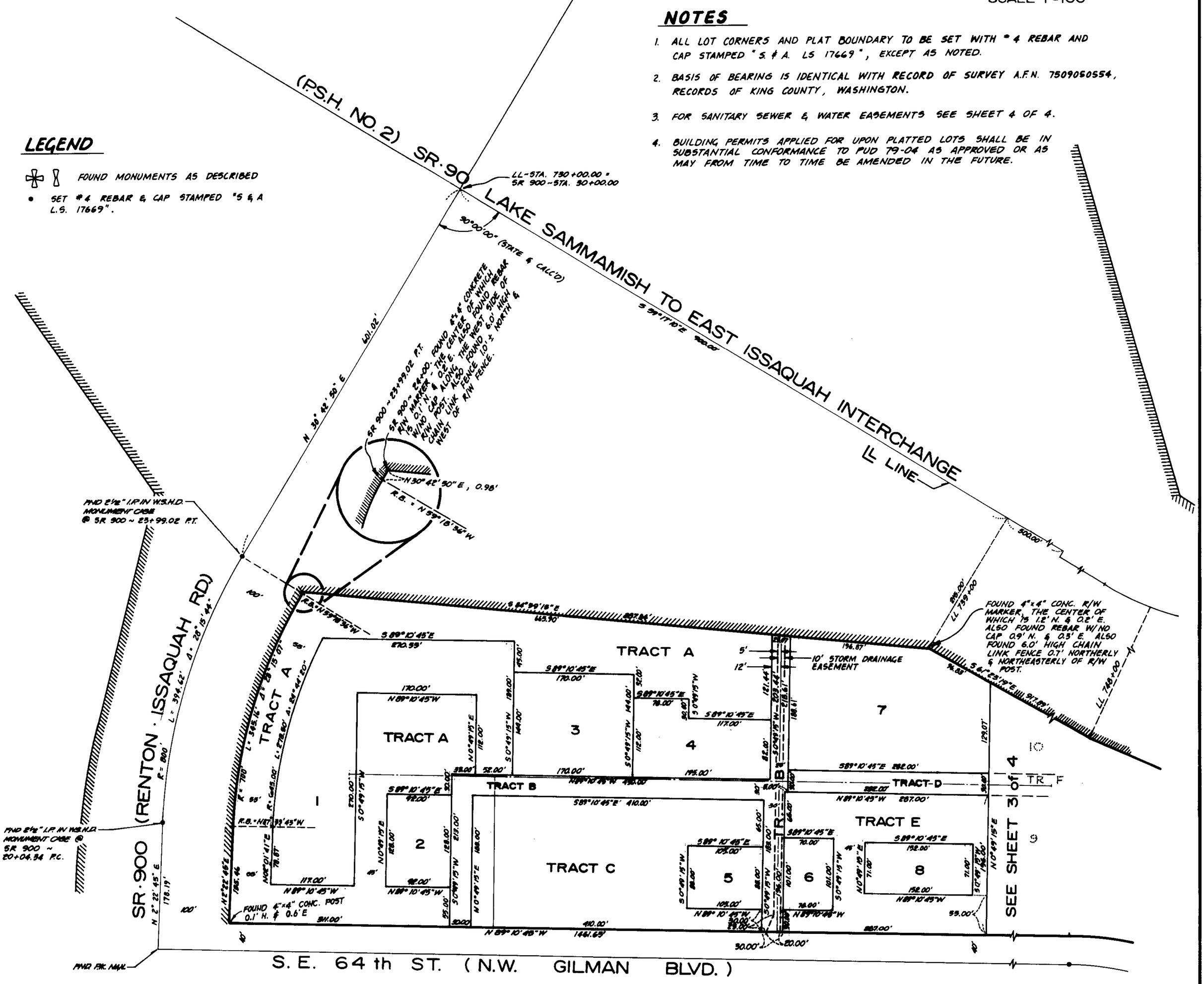
NOTES

1. ALL LOT CORNERS AND PLAT BOUNDARY TO BE SET WITH #4 REBAR AND CAP STAMPED "S. & A. LS 17669", EXCEPT AS NOTED.
2. BASIS OF BEARING IS IDENTICAL WITH RECORD OF SURVEY A.F.N. 7509050554, RECORDS OF KING COUNTY, WASHINGTON.
3. FOR SANITARY SEWER & WATER EASEMENTS SEE SHEET 4 OF 4.
4. BUILDING PERMITS APPLIED FOR UPON PLATTED LOTS SHALL BE IN SUBSTANTIAL CONFORMANCE TO PUD 79-04 AS APPROVED OR AS MAY FROM TIME TO TIME BE AMENDED IN THE FUTURE.

LEGEND

FOUND MONUMENTS AS DESCRIBED

• SET #4 REBAR & CAP STAMPED "S & A L.S. 17669".



UNPLATTED

124/78

#31370.03

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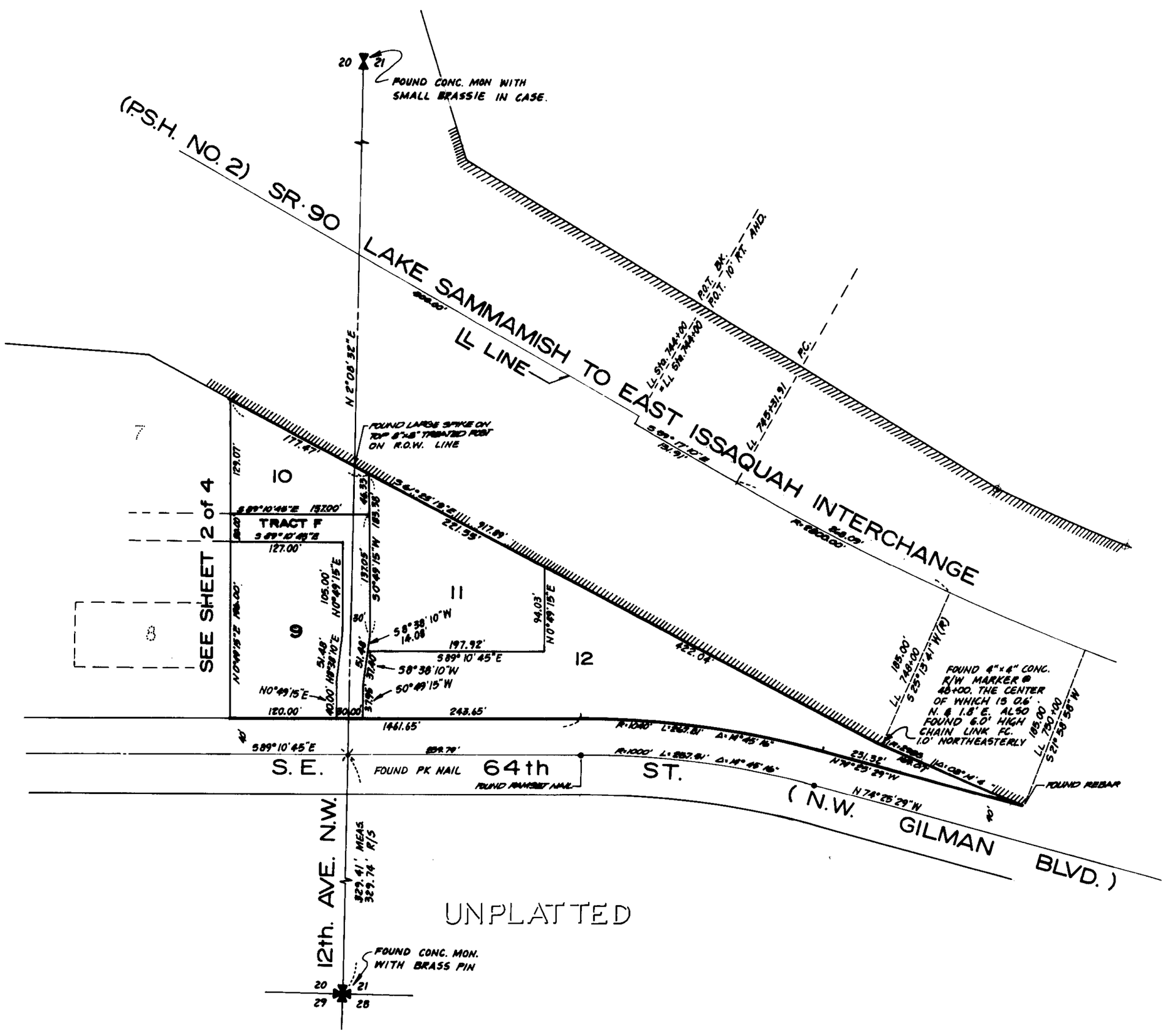
ISSAQUAH, WASHINGTON

SCALE 1"=100



124/79

SHEET 3 of 4

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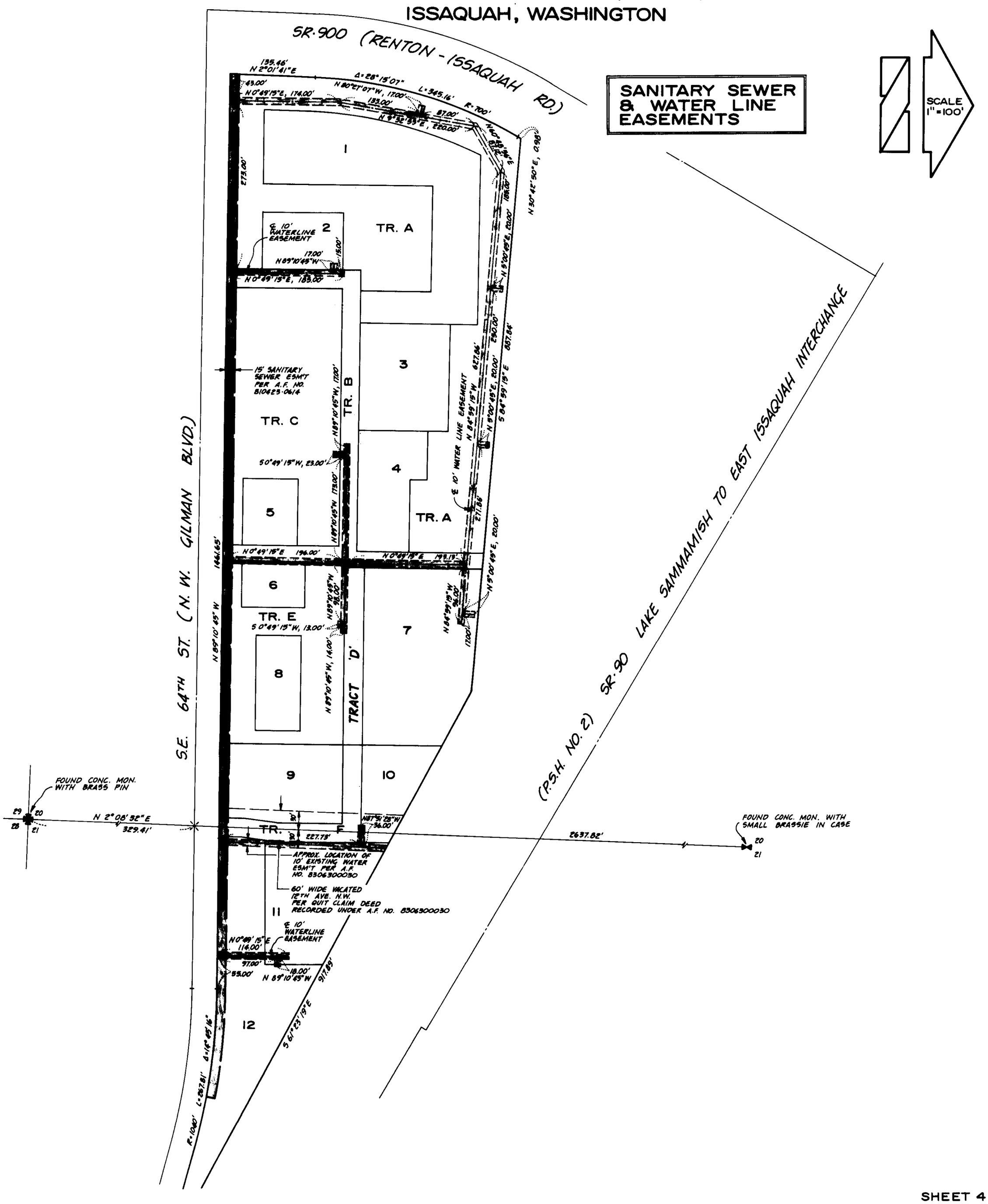

124/80

SHEET 4 of 4

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