

THE GLADE AT THOMAS CREEK LONG CARD

LONG CARD IN A PORTION OF SW 1/4 OF SECTION 2, T.35 N., R.4 E. WM

DEDICATION KNOW ALL MEN BY THESE PRESENTS THAT ALAN AND BRENDA THOMAS, HUSBAND AND WIFE AND ABBOTT GORDON THOMAS REVOCABLE TRUST, OWNERS IN FEE SIMPLE OR CONTRACT PURCHASERS AND MORTGAGE OR LIEN HOLDERS OF THE LAND HEREBY PLATED, DECLARE THIS LONG CARD AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL ROADS, EXCEPT PRIVATE AND CORPORATE ROADS, SHOWN HEREON WITH THE RIGHT TO MAKE ALL NECESSARY GRADINGS OF ALL SUCH STREETS AND AVENUE SHOWN HEREON WITH THE RIGHT TO CONTINUE TO DRAIN SAID ROADS AND WAYS OVER AND ACROSS ANY LOTS OR LOTS WHERE WATER MIGHT TAKE A NATURAL COURSE...

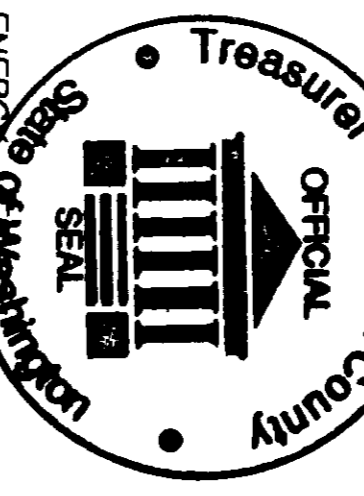
IN WITNESS WHEREOF, THE OWNERS HAVE CAUSED THEIR SIGNATURES TO BE HEREUNTO SUBSCRIBED AND AFFIXED THIS 1 DAY OF JUNE 2006

Alan Thomas, Brenda Thomas, Abbott Gordon Thomas (Signatures)

SKAGIT COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN UPON THE LANDS HEREBY DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE OFFICE OF MY OFFICE UP TO AND INCLUDING THE YEAR OF 2004

THIS DAY OF July 2004 (Signature) DEPUTY



UTILITY EASEMENT

AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO PUGET SOUND ENERGY NORTHWEST CASCADE NATURAL GAS CORPORATION, AND AT A BROAD BAND AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS UNDER AND UPON THE EXTERIOR 10 FEET OF ALL LOTS AND TRACTS ADJOINING ALL PUBLIC AND PRIVATE ROADS AS WELL AS ALL PRIVATE ROADS, AND RIGHTS OF WAY AS SHOWN HEREON IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE, MAINTAIN AND REMOVE UTILITY SYSTEMS, LINES, FITTINGS AND APPURTENANCES ATTACHED THERETO...

APPROVALS

THE WITHIN AND FOREGOING PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY PLATTING REGULATIONS. THIS IS DAY OF August 2004 (Signatures) Chairman of the Board of County Commissioners, County Engineer, Planning and Development Services, County Health Officer

LEGAL DESCRIPTION

PARCEL 7A THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 4 EAST, WM EXCEPT MINERAL RIGHTS AS RESERVED BY DEED RECORDED JUNE 17, 1952, UNDER AUDITORS FILE NO. 478723, RECORDS OF SKAGIT COUNTY WASHINGTON.

ACKNOWLEDGMENT

LEGAL DESCRIPTION IS BASED ON TITLE REPORT FROM 1ST AMERICAN TITLE, ORDER NO. 819446, DATED JULY 7, 2004, AMENDED NOVEMBER 10, 2004.

STATE OF Washington) SS) I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT ABBOTT GORDON THOMAS IS THE PERSON WHO APPEARED BEFORE ME AND SAID PERSON ACKNOWLEDGED THAT (HE/SHE) SIGNED AND ACKNOWLEDGED IT AS THE TRUSTEE OF THE REVOCABLE TRUST, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT

DATED: June 5 2006 (Signatures) Notary Public in and for the State of Washington

(SEAL)

KATHRYN R. EHLERS, Notary Public - Minnesota, My Commission Expires Jan. 31, 2010

SURVEYORS CERTIFICATE

HEREBY CERTIFY THAT THIS LONG CARD IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF THE SECTION, THE COURSES AND DISTANCES ARE SHOWN CORRECTLY, HEREON AND THE LOT CORNERS HAVE BEEN STAKED ON THE GROUND AND THAT I HAVE COMPLIED WITH THE PROVISIONS OF THE STATUTES AND REGULATIONS OF SKAGIT COUNTY.

DENNIS J. ALBRICHT, PLS. DATE 7-17-06

ACKNOWLEDGMENT

STATE OF WASHINGTON) SS) I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT ALAN AND BRENDA THOMAS, HUSBAND AND WIFE, ARE THE PERSONS WHO APPEARED BEFORE ME, AND SAID PERSONS ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: June 1 2006 (Signatures) Notary Public in and for the State of Washington



RESIDING AT: Bellingham, WA MY APPOINTMENT EXPIRES 3-1-2010

NOTICE TO FUTURE PROPERTY OWNERS

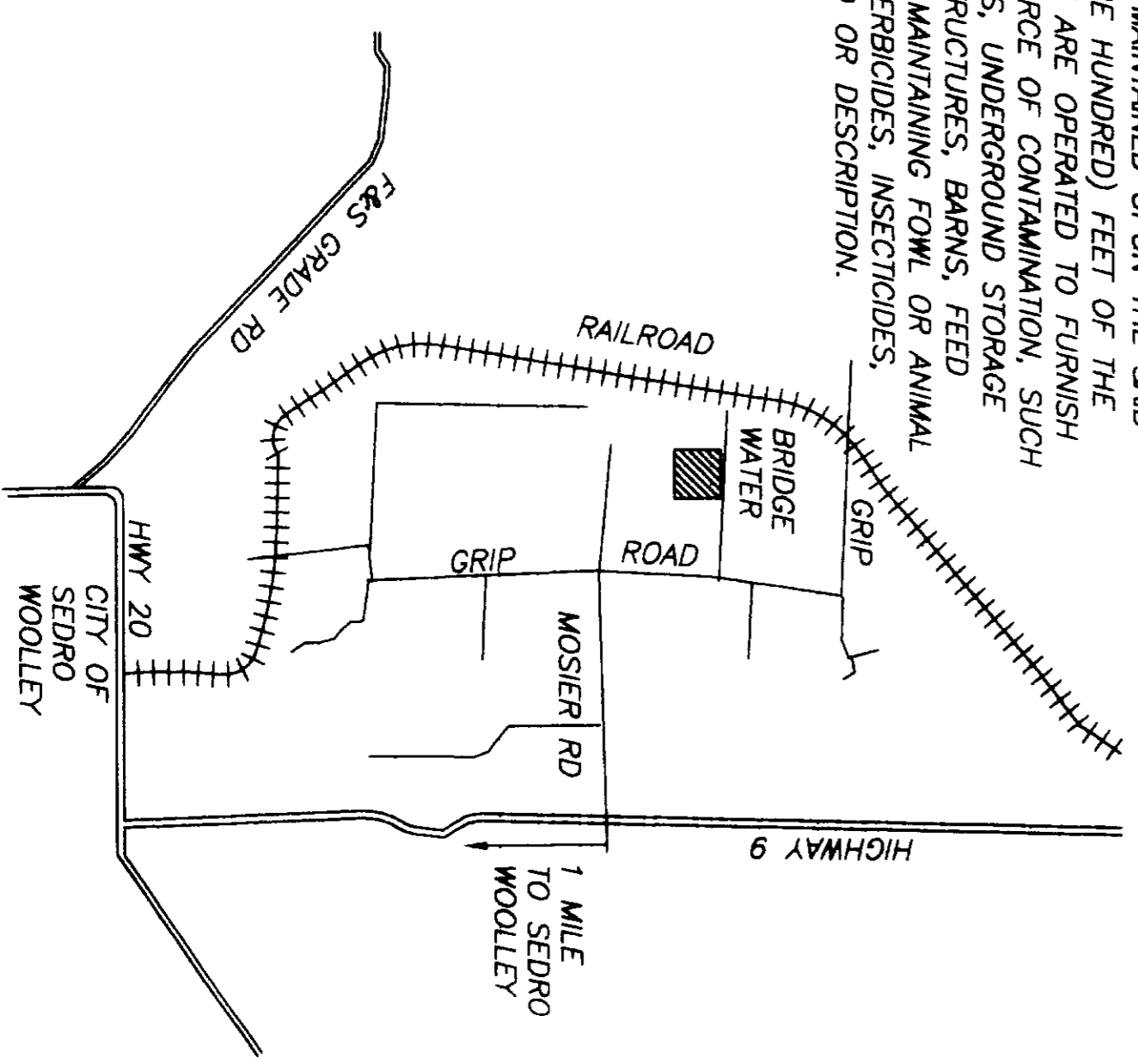
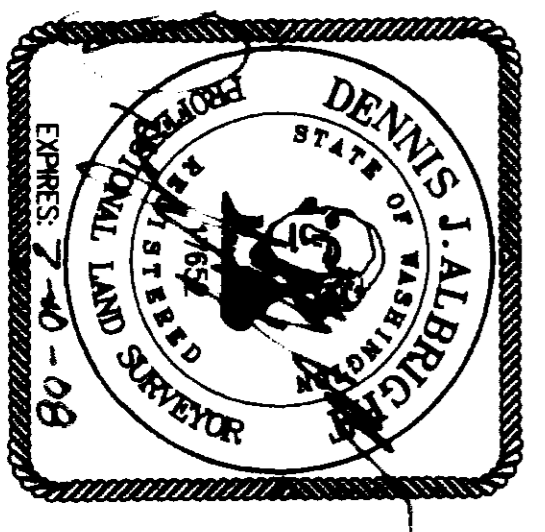
THIS PROPERTY IS SERVED BY A PUBLIC WATER SYSTEM WHICH IS SUBJECT TO THE PROVISIONS OF CHAPTER 246-291 WAC. THIS SYSTEM MAY ALSO BE SUBJECT TO OTHER STATE AND LOCAL REGULATIONS. THE STATE DEPARTMENT OF HEALTH AND LOCAL HEALTH DEPARTMENTS SHARE ADMINISTRATION OF THE DRINKING WATER REGULATIONS. THEREFORE WHEN THE TERM "DEPARTMENT" IS USED, IT REFERS TO WHATEVER AGENCY REGULATES THIS PARTICULAR SYSTEM. YOU CAN CONTACT THE LOCAL HEALTH DEPARTMENT TO FIND OUT WHICH AGENCY IS APPLICABLE. ADDITIONAL PLANNING AND DESIGN APPROVALS MUST BE OBTAINED FROM THE DEPARTMENT TO EXPAND BEYOND THE NUMBER OF SERVICES. PLEASE NOTE THAT THE SPACE ONLY DESIGN ASSUMES THAT ALL RESIDENCES WILL BE EQUIPPED WITH ULTRA LOW FLOW TOILETS AND SHOWERHEADS. IF SYSTEM WIRE WATER USE EXCEEDS 5000 GALLONS PER DAY OR IF THE TOTAL PROPERTY BEING SERVED BY THE SYSTEM EXCEEDS 1/2 ACRE, A WATER RIGHT PERMIT MUST BE OBTAINED FROM THE DEPARTMENT OF ECOLOGY. PUBLIC WATER SYSTEMS ARE SUBJECT TO ONGOING REQUIREMENTS, THESE INCLUDE PERIODIC WATER QUALITY MONITORING, SYSTEM MAINTENANCE, AND VARIOUS RECORD KEEPING. PURCHASING THIS PROPERTY IT IS RECOMMENDED THAT YOU CONTACT THE DEPARTMENT TO DETERMINE WHETHER THIS SYSTEM IS IN COMPLIANCE WITH APPLICABLE REGULATIONS. FEES MAY BE CHARGED BY THE DEPARTMENT FOR PROVIDING VARIOUS SERVICES. INFORMATION ON THIS SYSTEM TO EXPEDITE RETRIEVAL OF INFORMATION FOR YOUR USE OR FOR LENDING INSTITUTIONS WHICH REQUIRE INFORMATION ON THE SYSTEM AS PART OF THEIR LOAN APPROVAL PROCESS. EACH TIME INFORMATION CHANGES, SUCH AS A CHANGE IN THE NUMBER OF HOMES CONNECTED TO THE SYSTEM, A CHANGE IN OWNER/OPERATOR NAME, ADDRESS OR PHONE NUMBER, ETC., THE OWNER OF THE SYSTEM MUST SUBMIT AN UPDATED WATER FACILITIES REPORT FORM TO THE DEPARTMENT. GROUP "B" PUBLIC WATER SYSTEMS ARE NOT REQUIRED TO HAVE BACK-UP FACILITIES TO COVER POWER OUTAGES OR OTHER SYSTEM FAILURES. CONTACT THE SYSTEM OWNER FOR INFORMATION REGARDING THE RELIABILITY OF THIS SYSTEM. THIS SYSTEM HAS BEEN GRANTED A WAIVER FROM SPECIFIC PROVISIONS OF THE REGULATIONS. THE SYSTEM HAS BEEN APPROVED FOR 625 GALLONS PER DAY PER SITE BASED ON ENGINEERING JUSTIFICATION OF THE DEMAND CRITERIA FOR ANALOGOUS SYSTEMS. AT THE TIME THIS SYSTEM IS FULLY DEVELOPED, THE FINANCIAL PLAN INDICATE AN AVERAGE COST OF \$300.00 A YEAR PER HOME TO PROPERLY OPERATE AND MAINTAIN THE SYSTEM IN COMPLIANCE WITH STATE AND LOCAL DRINKING WATER REGULATIONS. CURRENT INFORMATION ON COSTS IS AVAILABLE FROM THE SYSTEM OWNER. THE DEPARTMENT RECOMMENDS AND MAY REQUIRE OWNERSHIP AND/OR OPERATION BY A STATE APPROVED SATELLITE MANAGEMENT AGENCY.

DECLARATION OF COVENANT (WELL AG0299, THE EXISTING WELL ON LOT 2 AND THE PROPOSED WELL ON LOT 1)

THE GRANTOR(S) AGREE(S) AND COVENANT(S) THAT SAID GRANTOR(S), HIS (HER) (THEIR) HEIRS, SUCCESSORS AND ASSIGNS WILL NOT CONSTRUCT, MAINTAIN, OR SUFFER TO BE CONSTRUCTED OR MAINTAINED THE SAID LAND OF THE GRANTOR(S) AND WITHIN 100 (ONE HUNDRED) FEET OF THE WELLS HEREON SHOWN, SO LONG AS THE SAME ARE OPERATED TO FURNISH FOR PUBLIC CONSUMPTION, ANY POTENTIAL SOURCE OF CONTAMINATION, SUCH AS SEPTIC TANKS AND DRAINFIELDS, SEWERLINES, UNDERGROUND STORAGE TANKS, RAILROAD TRACKS, VEHICLES, STRUCTURES, BARN, FEED STATIONS, GRAZING ANIMALS, ENCLOSURES FOR MAINTAINING FOWL, OR ANIMAL MANURE, LIQUID OR DRY CHEMICAL STORAGE, HERBICIDES, INSECTICIDES, HAZARDOUS WASTE, OR GARBAGE OF ANY KIND OR DESCRIPTION.

OWNER

ALAN AND BRENDA THOMAS 22408 BRIDGEWATER ROAD SEDRO WOOLLEY, WA. 98284 TAX PARCEL: P35643



VICINITY MAP 1" = 1 MILE

NOTES

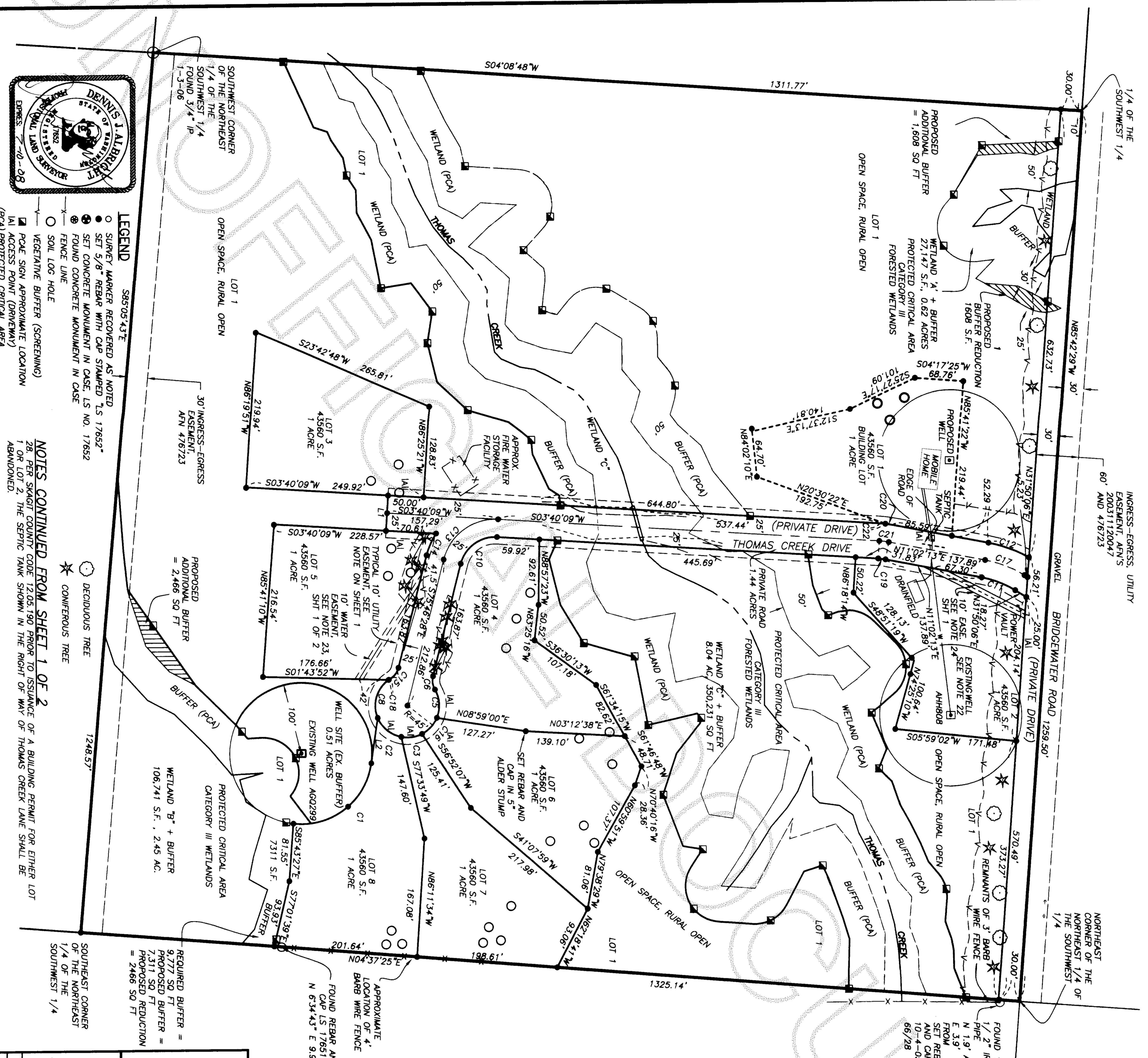
- 1. ZONING R/R, RURAL RESERVE
2. PLAT NAME, PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
3. SEWAGE, ON-SITE SEPTIC TANK AND DRAINFIELD.
4. NO BUILDING PERMITS SHALL BE ISSUED FOR ANY RESIDENTIAL STRUCTURES WHICH ARE NOT, AT THE TIME OF APPLICATION, DETERMINED TO BE WITHIN AN OFFICIAL DESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT.
5. CHANGE IN LOCATION OF ACCESS MAY NECESSITATE A CHANGE OF ADDRESS. CONTACT THE SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES.
6. SEE AFR 0206020101 FOR PROTECTED CRITICAL AREA EASEMENT AGREEMENT.
7. WATER, PRIVATE WATER SYSTEM, THOMAS CREEK WATER ASSOCIATION (AG0299), SERVING LOTS #3-8 INCLUSIVE. REFERENCE IS HEREBY MADE TO AFR0206020101 FOR THE WATER SYSTEM AGREEMENT.
8. MAINTENANCE OF THE PRIVATE ACCESS ROADS SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION WITH THE LOT OWNERS AS MEMBERS. SEE DOCUMENT RECORDED UNDER AUDITORS FILE NO. 0206020101 FOR SPECIFIC CONDITIONS REGARDING THE SAME.
9. THIS SURETY HAS DEPICTED EXISTING FENCE LINES AND OTHER OCCUPATIONAL INDICATORS IN ACCORDANCE WITH WAC, CH. 352.130. THESE OCCUPATIONAL INDICATORS MAY INDICATE A POTENTIAL UNWRITTEN TITLE CLAIMS HAS NOT BEEN RESOLVED BY THIS BOUNDARY SURVEY.
10. SUBJECT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AS RECORDED UNDER AFR0206020101, WHICH ESTABLISHES OWNERSHIP AND MAINTENANCE RESPONSIBILITIES FOR THE BIOPFILTRATION SWALE AND PRIVATE DAMAGE FACILITIES.
11. PARK IMPACT FEES IN THE AMOUNT OF ONE HUNDRED DOLLARS SHALL BE PAID AT THE TIME OF BUILDING PERMIT ISSUANCE.
12. WELLS AND DELINEATION WAS DONE BY SKAGIT WETLANDS IN DECEMBER, 2004.
13. LOTS 1 AND 2 ARE HEREBY SUBJECT TO A RESTRICTIONS COVENANT AROUND THE EXISTING WELL LOCATED THEREON, AND ASSIGNS WILL NOT CONSTRUCT, MAINTAIN, OR SUFFER TO BE CONSTRUCTED OR MAINTAINED UPON THE SAID LAND WITHIN 100 FEET OF THE WELL SHOWN HEREON, SO LONG AS THE SAME IS OPERATED TO FURNISH FOR PUBLIC CONSUMPTION, ANY POTENTIAL SOURCE OF CONTAMINATION, SUCH AS SEPTIC TANKS AND DRAINFIELDS, SEWERLINES, UNDERGROUND STORAGE TANKS, RAILROAD TRACKS, VEHICLES, STRUCTURES, BARN, FEED STATIONS, GRAZING ANIMALS, ENCLOSURES FOR MAINTAINING FOWL, OR ANIMAL MANURE, LIQUID OR DRY CHEMICAL STORAGE, HERBICIDES, INSECTICIDES, HAZARDOUS WASTE, OR GARBAGE OF ANY KIND OR DESCRIPTION.
14. IN NO CASE SHALL THE COUNTY ACCEPT A DEDICATION OR ANY OBLIGATION TO ANY SUCH ROAD, STREET, AND/OR ALLEY UNTIL THE SAME AND ALL ROADS, STREETS AND/OR ALLEYS CONNECTING THE SAME TO THE FULL, CURRENT COUNTY ROAD SYSTEM HAVE BEEN BROUGHT TO FULL COUNTY ROAD STANDARDS AND A RIGHT-OF-WAY DEED HAS BEEN TRANSFERRED TO AND ACCEPTED BY THE COUNTY.
15. ALL RUNOFF FROM IMPERVIOUS SURFACES, ROOF DRAWS SHALL BE DIRECTED SO AS NOT TO ADVERSELY AFFECT ADJACENT PROPERTIES.
16. SETBACKS:
A. FROM A PUBLIC ROAD, A MINIMUM OF 20 FEET, FOR LOTS DESIGNATED AG-NR, IF-NR, AND SR-NR, LOTS SHALL BE CONFIGURED SO THAT HOUSES ARE NO MORE THAN 200 FEET FROM ADJACENT PUBLIC ROADS.
B. A 200 FOOT SETBACK SHALL BE OBSERVED FROM ADJACENT NRI DESIGNATED PARCELS.
C. NO OTHER SETBACKS SHALL BE REQUIRED, EXCEPT THAT FIRE SEPARATION MAY BE REQUIRED BASED ON THE URS. INTERNAL SETBACKS MAY BE ESTABLISHED BY PRIVATE COVENANT.
17. A SKAGIT COUNTY ADDRESS RANGE HAS BEEN APPLIED TO THE ROAD SYSTEM IN THIS SUBDIVISION. AT THE TIME OF APPLICATION FOR BUILDING AND / OR ACCESS, SKAGIT COUNTY GIS WILL ASSIGN INDIVIDUAL ADDRESSES IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE 15.24.
18. LOT 1 SHALL BE THE OWNER OF THE OPEN SPACE AND WETLANDS AND THE MAINTENANCE OF THE SAME SHALL BE BORNE BY THE PRESENT OR FUTURE OWNERS OF LOT 1, THE USES AND RESTRICTIONS SHALL BE AS OUTLINED UNDER SCC 14.18.310.
19. EACH PARCEL WITHIN THIS PROJECT HAS BEEN ALLOCATED 625 GALLONS OF WATER PER DAY THEREFORE, WATER USE SHALL BE MONITORED MONTHLY TO INSURE THAT THIS ALLOCATION IS NOT EXCEEDED. ACCESSORY DWELLING UNITS (ADU'S) WILL NOT BE ALLOWED UNLESS IT CAN BE DEMONSTRATED TO SKAGIT COUNTY DEPARTMENT THAT (WITH CONSERVATION) THE TOTAL WATER USE FOR THE LOT WILL REMAIN UNDER 625 GALLONS PER DAY.
20. A LOT OF RECORD CERTIFICATION HAS BEEN ISSUED FOR ALL LOTS INCLUDED IN THIS LAND DIVISION. BY VIRTUE OF RECORDING THIS LAND DIVISION AND ISSUANCE OF THE LOT CERTIFICATION, ALL LOTS THEREIN SHALL BE CONSIDERED LOTS OF RECORD FOR CONVEYANCE AND DEVELOPMENT PURPOSES UNLESS OTHERWISE RESTRICTED SEE AFR0206020101.
21. LOT 1 IS CURRENTLY BEING USED FOR LOT 2. LOT 1 SHALL CAUSE TO BE INSTALLED ITS OWN DRAINFIELD AND WELL ON LOT 1 OR IN A LOCATION AS APPROVED BY SKAGIT COUNTY AND PERMANENTLY ABANDON ANY USE OR CONNECTION TO THE EXISTING DRAINFIELD AND WELL THAT IS SHOWN ON LOT 2 HEREON.
22. LOT 2 HEREBY CONVEYS AN EASEMENT TO LOT 1, OVER UNDER AND ACROSS, FOR THE USE OF THE EXISTING DRAINFIELD, WATERLINE AND WELL. SAID EASEMENT SHALL BE PERMANENTLY ABANDONED.
23. LOT 5 HEREBY CONVEYS A 10 FOOT EASEMENT FOR THE INSTALLATION, REPAIR AND MAINTENANCE OF A WATER LINE TO THOMAS CREEK WATER SYSTEM" OR ITS ASSIGNS OR SUCCESSORS AS SHOWN HEREON.
24. LOT 2 IS SUBJECT TO TOGETHER WITH AND HEREBY CONVEYS A 1000 FOOT UTILITY EASEMENT TO THE PRESENT AND FUTURE OWNERS OF THE LAND HEREBY PLATED AND TO ALL UTILITIES AS SPECIFIED UNDER "UTILITY EASEMENTS" AS OUTLINED ON THIS SHEET.
25. AREASING LEVEL IN THE DEMONSTRATION WELL APPROX 40 PPM, BELOW THE CURRENT MCL (MAXIMUM CONTAMINANT LEVEL) OF 50 PPM. EPA RECOMMENDS THE NEW LEVEL OF 10 PPM BE ADOPTED. FUTURE MONITORING AND TESTING IS RECOMMENDED.
26. LOT 1 AND LOT 2 ARE SUPPLIED BY INDIVIDUAL WELLS CONTACT HEALTH DEPARTMENT TO DETERMINE IF ADDITIONAL WATER QUALITY OR QUANTITY TESTING WILL BE REQUIRED FOR BUILDING PERMIT APPROVALS.
27. LOT 1 HEREBY GRANTS TO LOT 2 AN EASEMENT FOR A WELL PROTECTION ZONE HAVING A 100 FOOT RADIUS, ANY ACTIVITY WITHIN THIS 100 FOOT RADIUS AS CONTROLLED BY THE CONDITIONS OF THE DECLARATION OF WELL AS SHOWN ON THIS SHEET AND AS REQUIRED BY SCC 12.48.240(5). (SEE SHEET 2 OF 2 FOR NOTE CONT.)

Sound Development Group ENGINEERING, SURVEYING & LAND DEVELOPMENT SERVICES 1111 CLEVELAND AVE., SUITE 202 MOUNT VERNON WA. 98273 Tel: 360-404-2010 Fax: 360-404-2013

LONG CARD P105-0093 SHEET 1 OF 2 IN A PORTION OF THE NE 1/4 OF THE SW 1/4 SECTION 2, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M. SKAGIT COUNTY, STATE OF WASHINGTON THE GLADE AT THOMAS CREEK LONG CARD DATE: 6-1-06 BY: DJA SCALE: PROJECT NO.: 237-SOG-04 237-SHORT-PLATDNG F.B.

THE GLADE AT THOMAS CREEK LONG CARD

LONG CARD IN A PORTION OF
 SW 1/4 OF SECTION 2, T.35 N., R.4 E. WM

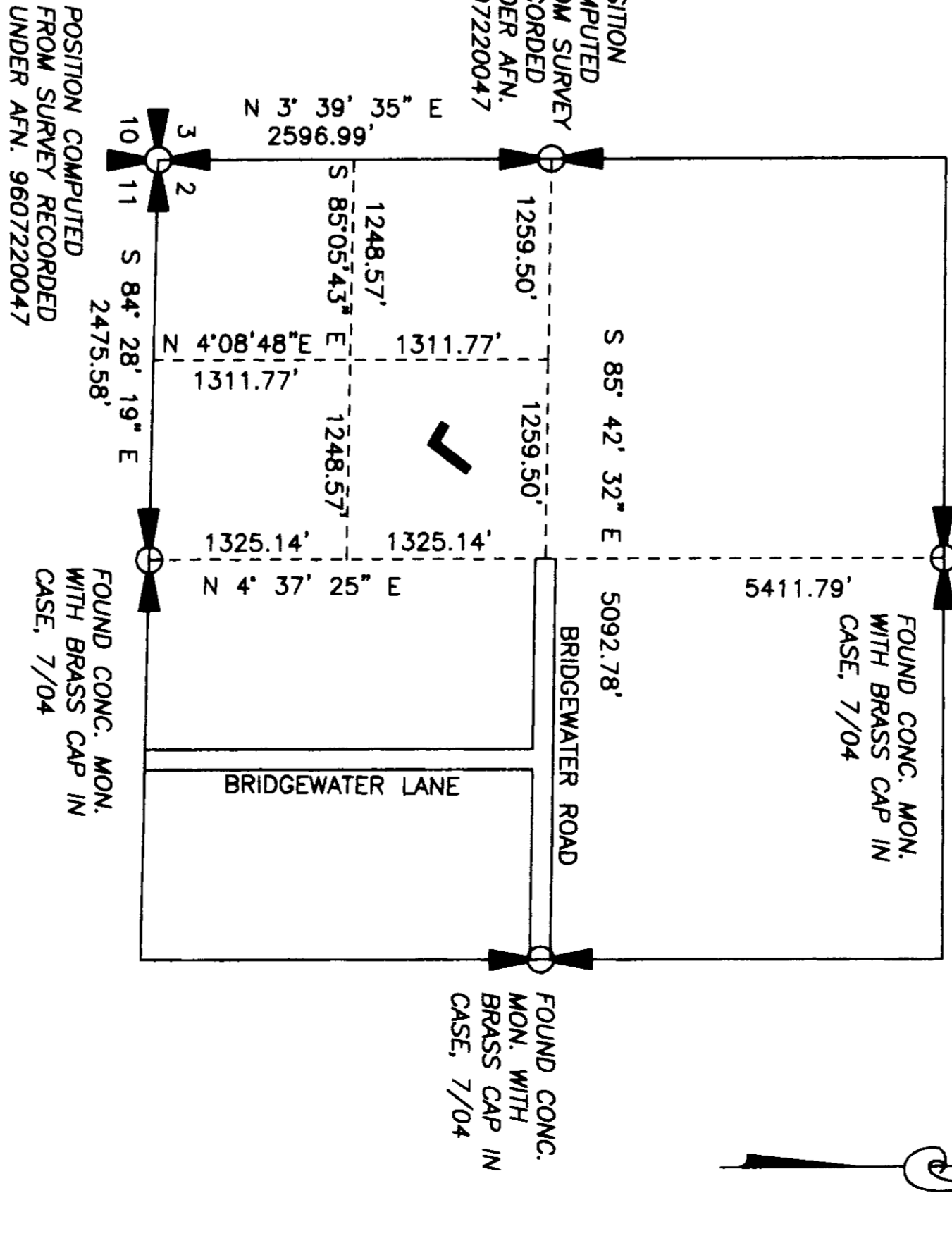


CURVE TABLE

CURVE LENGTH	RADIUS	DELTA
C1	154.39	100.00
C2	44.28	45.00
C3	30.00	45.00
C4	31.56	45.00
C5	19.38	25.00
C6	19.38	25.00
C7	19.38	25.00
C8	60.40	45.00
C9	34.01	100.00
C10	69.33	50.00
C11	50.82	140.00
C12	61.24	190.00
C13	103.99	75.00
C14	33.94	100.00
C15	19.38	25.00
C16	31.56	45.00
C17	59.89	165.00
C18	3.13	45.00
C19	10.29	80.00
C20	9.61	130.00
C21	13.50	105.00
C22	7.11	130.00

LINE TABLE

LINE	LENGTH	BEARING
L1	50.00	S85°30'01"E
L2	64.83	S81°35'56"E



LEGEND

- SURVEY MARKER RECOVERED AS NOTED
- SET 5/8" REBAR WITH CAP STAMPED "S 17652"
- ⊙ FOUND CONCRETE MONUMENT IN CASE, LS NO. 17652
- ⊙ FOUND CONCRETE MONUMENT IN CASE
- FENCE LINE
- SOIL LOG HOLE
- VEGETATIVE BUFFER (SCREENING)
- POLE SIGN APPROXIMATE LOCATION
- (PCA) ACCESS POINT (DRIVERWAY)
- (PCA) PROTECTED CRITICAL AREA

NOTES CONTINUED FROM SHEET 1 OF 2

28. PER SKAGIT COUNTY CODE 12.05.190 PRIOR TO ISSUANCE OF A BUILDING PERMIT FOR EITHER LOT 1 OR LOT 2, THE SEPTIC TANK SHOWN IN THE RIGHT OF WAY OF THOMAS CREEK LANE SHALL BE ABANDONED.

Sound Development Group

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LONG CARD P105-0093

IN A PORTION OF THE NE 1/4 OF THE SW 1/4
 SECTION 2, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.
 SKAGIT COUNTY, STATE OF WASHINGTON

THE GLADE AT THOMAS CREEK LONG CARD

SHEET 2 OF 2

DATE: 6-1-06
 PROJECT NO: 237-SIG-04 237-SHORT-PLANNING

