

SURVEY DESCRIPTION

TRACTS 7 AND 2, PLAT OF MOODSIDE ROAD DIVISIONS 6 & 7, RECORDED ON JANUARY 28, 2019 UNDER KING COUNTY AUDITOR'S FILE NO. 20190280042, RECORDS OF KING COUNTY, WASHINGTON.

SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

STATE IN THE CITY OF MOUNT VERNON, COUNTY OF KING, STATE OF WASHINGTON.

TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN UPON THE LANDS HEREIN DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE, UP TO AND INCLUDING THE YEAR OF 2019.

THIS 14th DAY OF October, 2019
Julie Purnan DEPUTY
KING COUNTY TREASURER

CITY FINANCE DIRECTOR'S CERTIFICATE

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

THIS 31st DAY OF October, 2019.
Ang Hickey
FINANCE DIRECTOR

APPROVALS
EXAMINED AND APPROVED THIS 29th DAY OF OCTOBER, 2019
Ang Hickey
PUBLIC WORKS DIRECTOR

APPROVED BY THE COUNCIL OF THE CITY OF MOUNT VERNON, WASHINGTON, THIS 31st DAY OF OCTOBER, 2019.

Ang Hickey
MAYOR
ATTEST: Ang Hickey
FRANCE DIRECTOR

EXAMINED AND FOUND TO BE IN CONFORMITY WITH APPLICABLE ZONING AND OTHER LAND USE CONTROLS AND APPROVED THIS 31st DAY OF OCTOBER, 2019.

Ang Hickey
DEVELOPMENT SERVICES DIRECTOR

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLAT OF MOODSIDE ROAD DIVISIONS 6 AND 9 IS BASED UPON AN ACTUAL SURVEY AND GRID VISION OF SECTION 22, TOWNSHIP 34 NORTH, RANGE 4 EAST, 11M, AND THAT THE COUSERS AND DISTANCES ARE SHOWN CORRECTLY ON THE GROUND AND THAT I HAVE COMPLIED WITH THE PROVISIONS OF THE STATUTES AND PLANNING REGULATIONS OF THE CITY OF MOUNT VERNON.

Ang Hickey
BRUCE G. LUBER, PLS. CERTIFICATE NO. 22960 DATE 02.02.2019
LUBER & ASSOCIATES, PLLC
1000 1ST AVENUE, SUITE 100
MOUNT VERNON, WA 98273
PHONE: (360) 419-1442
FAX: (360) 419-0581
E-MAIL: BRUCE@LUBER.COM



OWNERS CONSENT AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT MOODSIDE 6 AND 9, LLC, A WASHINGTON LIMITED LIABILITY COMPANY AND COLUMBIA STATE BANK, OWNERS IN THE FEE SIMPLE OF CONTRACT PURCHASERS AND MORTGAGE HOLDERS OR LIEN HOLDERS OF THE LAND HEREIN DESCRIBED, HAVE HEREBY AGREED TO THE DEDICATION OF THE LAND HEREIN DESCRIBED TO THE PUBLIC FOR THE USE THEREOF FOR ALL PUBLIC PURPOSES CONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY AND PEDESTRIAN ACCESS PURPOSES TOGETHER WITH THE RIGHT TO MAKE ALL NECESSARY EASEMENTS FOR CARS AND FILLS UPON THE LOTS AND BLOCKS SHOWN HEREIN IN THE ORIGINAL REASONABLE GRADINGS OF ALL SUCH STREETS AND AVENUES SHOWN HEREIN.

IN WITNESS WHEREOF, THE OWNERS AND SAID CORPORATION HAVE CAUSED THEIR SIGNATURES AND CORPORATE NAME TO BE HEREIN TO SUBSCRIBED AND ITS CORPORATE SEAL TO BE HEREIN AFFIXED THIS 14th DAY OF October, 2019.

MOODSIDE 6 AND 9, LLC
A WASHINGTON LIMITED LIABILITY COMPANY

BY: Ang Hickey
TITLE: MANAGER
COLUMBIA STATE BANK

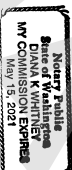
BY: Ang Hickey
TITLE: MANAGER

ACKNOWLEDGMENTS

STATE OF WASHINGTON
COUNTY OF KING

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Ang Hickey SIGNED THIS INSTRUMENT ON OATH STATED THAT HE/HIS/HER WAS/WAS ARE AUTHORIZED TO EXECUTE THE INSTRUMENT AND THAT HE/HIS/HER WAS/WAS ARE THE MANAGER OF MOODSIDE 6 AND 9, LLC, A WASHINGTON LIMITED LIABILITY COMPANY, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED October 14th, 2019



SIGNATURE Diana K. Whitten
NOTARY PUBLIC
MY APPOINTMENT EXPIRES MAY 15, 2021
RESIDING AT DOUGLAS
STATE OF WASHINGTON
COUNTY OF KING

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Ang Hickey SIGNED THIS INSTRUMENT ON OATH STATED THAT HE/HIS/HER WAS/WAS ARE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGE IT AS THE MANAGER OF COLUMBIA STATE BANK, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

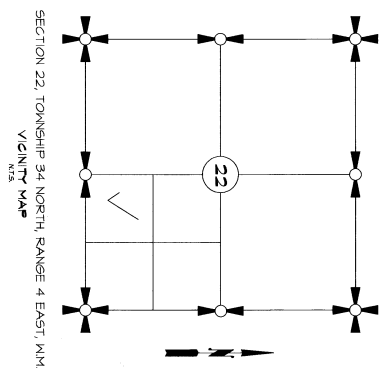
DATED Oct 21st, 2019



SIGNATURE Diana K. Whitten
NOTARY PUBLIC
MY APPOINTMENT EXPIRES MAY 15, 2021
RESIDING AT DOUGLAS
STATE OF WASHINGTON

AUDITOR'S CERTIFICATE
FILED FOR RECORD AT THE REQUEST OF LUBER & ASSOCIATES, PLLC.

Ang Hickey
COUNTY AUDITOR
Ang Hickey
DEPUTY



| | | |
|---------------------------------------|-------------------------------|----------------|
| SHEET 1 OF 8 | | DATE: 02/23/19 |
| PLAT OF MOODSIDE ROAD DIVISIONS 6 & 9 | | |
| SURVEY IN A PORTION OF THE | | |
| SECTION 22, T. 34 N., R. 4 E., 11M. | | |
| MOUNT VERNON, WASHINGTON | | |
| FOR: MOODSIDE 6 & 9, LLC | | |
| FB: | LUBER & ASSOCIATES, PLLC | SCALE |
| FS: | SURVEY & LANDSCAPE CONSULTING | |
| MERIDIAN ASSIGNED | | 360-419-1442 |

AN EXEMPT FOR THE PURPOSE OF CONVERTING ON-SITE STORMWATER RUNOFF IS HEREBY GRANTED IN FAVOR OF PRIVATE DEVELOPERS OF RESIDENTIAL DEVELOPMENTS. THE REGULAR MAINTENANCE OF PRIVATE DRAINAGE FACILITIES ESTABLISHED AND GRANTED HEREIN SHALL BE THE RESPONSIBILITY OF THE COSTS THEREOF SHALL BE BORNE EQUALLY BY THE PRESENT AND FUTURE OWNERS OF THE LOTS CORRESPONDING TO THE MAINTENANCE OF THE FACILITIES. THE REGULAR MAINTENANCE SHALL INCLUDE, AT A MINIMUM, ANNUAL INSPECTION OF THE STORMWATER DRAINAGE SYSTEM, AND MAINTENANCE FREQUENCIES AND THRESHOLD PER THE ATTACHED FACILITY MAINTENANCE STANDARDS AS SPECIFIED.

THE CITY OF MOUNT VERNON IS HEREBY GRANTING THE PERPETUAL RIGHT OF ENTRY ACROSS DRAINAGE EASEMENTS AND ADJACENT LANDS OF THE CITY OF MOUNT VERNON TO THE CITY OF MOUNT VERNON, IN CONNECTION WITH THE CITY OF MOUNT VERNON'S MAINTENANCE OF STORMWATER DRAINAGE FACILITIES AND EMERGENCY MAINTENANCE PERSONNEL AT ITS OWN DISCRETION. THE GRANTOR, OWNERS AND ANY PERSON HAVING AN INTEREST OR EASEMENT IN THE PROPERTY, HEREBY AGREES TO HOLD THE CITY, ITS OFFICERS, EMPLOYEES AND AGENTS HARMLESS IN ALL RESPECTS FOR ANY AND ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES INCURRED BY THE CITY OF MOUNT VERNON IN CONNECTION WITH THE CITY OF MOUNT VERNON'S MAINTENANCE OF STORMWATER DRAINAGE FACILITIES AND EMERGENCY MAINTENANCE PERSONNEL AT ITS OWN DISCRETION. THE GRANTOR, OWNERS AND ANY PERSON HAVING AN INTEREST OR EASEMENT IN THE PROPERTY, HEREBY AGREES TO HOLD THE CITY, ITS OFFICERS, EMPLOYEES AND AGENTS HARMLESS IN ALL RESPECTS FOR ANY AND ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES INCURRED BY THE CITY OF MOUNT VERNON IN CONNECTION WITH THE CITY OF MOUNT VERNON'S MAINTENANCE OF STORMWATER DRAINAGE FACILITIES AND EMERGENCY MAINTENANCE PERSONNEL AT ITS OWN DISCRETION. THE GRANTOR, OWNERS AND ANY PERSON HAVING AN INTEREST OR EASEMENT IN THE PROPERTY, HEREBY AGREES TO HOLD THE CITY, ITS OFFICERS, EMPLOYEES AND AGENTS HARMLESS IN ALL RESPECTS FOR ANY AND ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES INCURRED BY THE CITY OF MOUNT VERNON IN CONNECTION WITH THE CITY OF MOUNT VERNON'S MAINTENANCE OF STORMWATER DRAINAGE FACILITIES AND EMERGENCY MAINTENANCE PERSONNEL AT ITS OWN DISCRETION.

EASEMENT FOR THE PURPOSE OF CONVEYING LOCAL SANITARY SERVICE IS HEREBY GRANTED IN FAVOR OF ALL ADJOINING PRIVATE LOT OWNERS IN THE NEIGHBORHOOD OF PRIVATE EASEMENTS ESTABLISHED AND GRANTED HEREON SHALL BE THE RESPONSIBILITY OF AND THE COSTS THEREOF SHALL BE BORNE EQUALLY BY THE PRESENT AND FUTURE OWNERS OF THE ADJOINING PRIVATE LOT OWNERS, AND THEIR HEIRS, OWNERS, PERSONAL REPRESENTATIVES AND ASSIGNS.

THE EASEMENT HEREBY GRANTED OVER THE FRONT 12 FEET ALONG THE NORTH SIDE OF SOUTH 44TH ST. AND THE FRONT 11 FEET ALONG THE NORTH SIDE OF CHIEF LANE ADJOINING INTERIOR STREETS, OR OTHER DIMENSIONS AS NOTED, TO ENTER, TRAVEL, ESCAPE AND EXIT, GRANTOR SHALL NOT INTERFERE IN ANY MANNER WITH THE EASEMENT RIGHTS GRANTED TO THE PUBLIC. GRANTOR SHALL NOT DISTURB THE LATERAL AND SUBGRADE SUPPORT OF THE SIDEWALKS OR UNDERLIE ANY FORM OF CONSTRUCTION OR OTHER ACTIVITIES THAT MAY DISTURB OR DESTROY THE DEEP ROOT PATTERNS THAT MAY CAUSE DAMAGE TO OR INTERFERE WITH THE USE OF SIDEWALKS. THE EASEMENT AND COVENANTS HEREIN SHALL RUN WITH THE LAND AND SHALL BE BINDING UPON THE GRANTOR, HIS HEIRS, SUCCESSORS, AND/OR ASSIGNS.

TRACT 903 WAS CREATED AS A FORESTED BUFFER FOR LANDSCAPE SCREENING. TREES AND SHRUBS WITHIN THIS TRACT CAN BE TRIMMED AND MAINTAINED, BUT CAN ONLY BE REMOVED WITH PERMISSION OF THE CITY OF SECOND VERSION. THE CITY WILL AUTHORIZE THE PROFESSIONAL ARBORIST (OR OTHER QUALIFIED AND LICENSED PROFESSIONAL) DEMONSTRATES TO THE CITY THAT THE TREES/SHRUBS POSES A DANGER AND/OR ARE DEAD OR DYING, IF THE CITY AUTHORES THE REMOVAL OF TREES OR SHRUBS WITHIN THIS TRACT, NEW TREES/SHRUBS SHALL BE REPLANTED WITHIN A THREEFAE AND DENSITY ESTABLISHED BY THE CITY. REPLANTED DECIDUOUS TREES SHALL BE A MINIMUM OF 2 INCH CALIPER EVERGREEN TREES SHALL BE A MINIMUM OF FEET IN HEIGHT AND SHALL BE FULL AND BLOOMING TREES WITHIN THE TRACT AND THE HOA SHALL NOT DISRUPT THE TREES/SHRUBS WITHIN THIS TRACT UNLESS IT IS FOR MAINTENANCE SUCH AS MINOR NEED REMOVAL. THE CITY OF MOUNT VERNON IS HEREBY GRANTED THE RIGHT TO ENTER SAID TRACT AT ITS OWN DISCRETION TO MONITOR THE CONDITION OF THE BUFFER AREA. HOWEVER, THE CITY IS NOT RESPONSIBLE FOR MAINTENANCE OF THIS TRACT.

SANITARY SHED AND DRAINAGE EASEMENTS ARE HEREBY GRANTED INTO THE CITY OF MOUNT VERNON IN THE AREAS DESIGNATED AS PUBLIC STREET EASEMENT OR PUBLIC DRAINAGE EASEMENT, WITH THE RIGHT TO ENTER, TO CUT AND REMOVE ANY OBSTACLES, OR TO CUT OR REMOVE ANY OBSTACLES TO CONSTRUCT MAINTAIN, REPLACE, RECONSTRUCT, AND REMOVE SANITARY SHED AND STORM DRAINAGE FACILITIES, WITH ALL APPURTENANCES INCIDENT THERETO OR NECESSARY THEREWITH, AND ACROSS THE SAID PREMISES, AND TO CUT AND REMOVE FROM SAID EASEMENT ANY TREES OR OBSTRUCTIONS WHICH MAY ENDOANGER THE SAFETY OR INTERESTS OF THE CITY OF MOUNT VERNON, AND TO EXERCISE THE EASEMENT AND THE RIGHT OF INTEREST, AND TO ENTER AND TO CROSS SAID PREMISES AT ANY AND ALL TIMES FOR THE PURPOSES OF DOING ANYTHING NECESSARY OR USEFUL OR CONVENIENT FOR THE ENJOYMENT OF THE EASEMENT HEREBY GRANTED, AND THE RIGHT OF CONVEYANCE OF SAID EASEMENT AND PRIVATELY.

THESE ARE RESERVED TO THE GRANTOR, THEIR HEIRS AND ASSIGNS, THE RIGHT AND PRIVILEGE TO USE THE ABOVE DESCRIBED LAND OF THE GRANTOR, AT ANY TIME, IN ANY MANNER AND FOR ANY PURPOSE NOT INCONSISTENT WITH THE FULL USE AND ENJOYMENT BY THE GRANTEE ITS SUCCESSORS AND ASSIGNS, OF THE RIGHTS AND PRIVILEGES HEREIN GRANTED. THE GRANTEE IS RESPONSIBLE FOR OPERATING AND MAINTAINING THE ABOVE-DESCRIBED WORKS OF IMPROVEMENT.

THE GRANOR SHALL REFRAIN FROM CONSTRUCTING OR PLACING ANY BUILDINGS OR IMPROVEMENTS UPON THE ABOVE-DESCRIBED PREMISES. THE CITY SHALL RESTORE THE EASEMENT SITE IF SAID IMPROVEMENTS ARE IN ANY WAY DISTURBED DURING THE EXERCISE OF THE ABOVE DESCRIBED EASEMENT PRIVILEGES.

NATIVE GRASSLAND PROTECTION AREA (NAPA) TRACTS 349C, 349D, AND 349E, ARE CREATED FOR THE PURPOSE OF PRESERVING CRITICAL AREAS, PREVENTING HARM TO PROSPERITY AND THE ENVIRONMENT, INCLUDING BUT NOT LIMITED TO, CONTROLLING SURFACE WATER RUNOFF AND EROSION, AND MAINTAINING SLOPE STABILITY. THE NAPA ESTABLISHES, ON ALL PRESENT AND FUTURE OWNERS, AND INTERESTS, A DUTY TO MAINTAIN AND PROTECT THE AREAS AND VEGETATION AND OTHER VEGETATION WITHIN THIS AREA, EXCEPT FOR THE REMOVAL OF DISEASED OR DYING VEGETATION THAT PRESENTS A HAZARD OR THE IMPLEMENTATION OF AN ENHANCEMENT PLAN REQUIRED OR APPROVED BY THE CITY. ANY WORK IN THE AREA, INCLUDING REMOVAL OF DISEASED OR DYING VEGETATION, SHALL BE SUBMITTED TO THE CITY PRIOR TO ANY REMOVAL. THE CITY SHALL REVIEW THE CITY AND REPANTING OF ANY VEGETATION SHALL BE BORNE BY THE PROPERTY OWNER.

THE CITY OF MOUNT VERNON IS HEREBY GRANTED AN EASEMENT OVER, ALONG AND ACROSS THE AREA DESIGNATED AS A NEPA, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS TO AND FROM THE NEPA FOR THE PURPOSE OF MONITORING AND ENSURING PROPER OPERATION AND MAINTENANCE OF THE NEPA SHOWN HEREON. THE CITY OF MOUNT VERNON SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO ENFORCE THE REQUIREMENTS, TERMS AND CONDITIONS OF THIS RESTRICTION BY ANY METHOD AVAILABLE UNDER LAW. THE OBLIGATION TO ENSURE ALL TERMS OF THE NEPA ARE MET IS THE RESPONSIBILITY OF THE PROPERTY OWNER.

THE HOMES OUTLINED WITHIN THIS DEVELOPMENT ARE SUBJECT TO THE CITY OF MOUNT VERNON'S DESIGN REVIEW STANDARDS WHICH ARE CODIFIED WITHIN MOUNT VERNON MUNICIPAL CODE CHAPTER 17.00. THESE DESIGN REVIEW STANDARDS REQUIRE A NUMBER OF APPLICANTS TO BE INCLUDED AS WELL AS OTHERS WHOSE INTERESTS MAY BE AFFECTED BY THE DEVELOPMENT. IF THE DEVELOPMENT IS CONSTRUCTED AS ONE STORY, APPLICANTS THAT WOULD OTHERWISE BE REQUIRED ARE NOT NECESSARY. APPLICANTS INCLUDED IN THE FINAL RECORDSHEET MUST CONSTITUTE AN INNOVATIVE RESIDENTIAL DEVELOPMENT AND MUST BE CONSTRUCTED SUBSTANTIALLY THE SAME AS SHOWN ON THE DOCUMENTS INCLUDED IN THE APPROVED FINAL PUD REFERENCED UNDER PLAT NO. 21 SHEET 2. MODIFICATION TO THE ARCHITECTURAL DESIGN SHALL ONLY BE REFLECTED ON THE ARCHITECTURAL DRAWINGS. CHANGES IN FLOOR PLANS AND/OR SILLAR OR GROUNDSTANCES, DISTANCES SHALL NOT ALTER THE ARCHITECTURAL CHARACTER OR DETAILS OF THE DESIGN AS APPROVED IN THE FINAL PUD. SALES AGREEMENTS AND TITLES FOR LAND AND RESOURCES SOLD IN INNOVATIVE DEVELOPMENTS SHALL NOT VIOLATE THIS RESTRICTION. WHILE THE CITY'S DESIGN REVIEW STANDARDS REQUIRE ADDITIONAL APPLICANTS, THEY ALSO ALLOW REDUCED SETBACKS AS FOLLOWS:

FRONT YARD. NOT LESS THAN 10 FEET FROM THE PROPERTY LINE, ACCESS EASEMENTS OR BACK OF SIDEWALK. THE FRONT OF PRIVATE GARAGES SHALL MAINTAIN AT LEAST 20 FEET FROM THE BACK OF SIDEWALK, PROPERTY LINE OR ACCESS EASEMENT. COVERED PORCHES AND STAIRS MAY NOT PROJECT INTO THE FRONT YARD SETBACK AREA.

REAR YARD: NOT LESS THAN 10 FEET. DRAINAGE EASEMENT NOT NO ADDITIONAL IMPROVEMENTS OTHER THAN LANDSCAPING MAY BE BUILT WITHIN THE DRAINAGE EASEMENT AREA, INCLUDING, BUT NOT LIMITED TO, SHEDS, STRUCTURES, PATIOS, PAVERS, ETC.

SIDE YARD: THE SIDE YARD SETBACK SHALL BE A MINIMUM OF 5 FEET.

ALLOWING HOWEVER THAT THE EAVES OF A DWELLING OR ACCESSORY STRUCTURE MAY PROJECT 18 INCHES FROM THE LINE OF THE SETBACK TOWARD A PROPERTY LINE.

SEE MOOSEBIDE PLD 17-07-0044 RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 201607210024 FOR APPROVED BUILDING ELEVATION INFORMATION.

| | | |
|---|-----------------------------|--------------------|
| SHEET 3 OF 6 | | DATE: 9/23/19 |
| FLAT OF MOODSIDE PLD DIVISIONS 2 & 4 | | PLAN 16-014 |
| <p>SURVEY IN A PORTION OF THE SOUTHEAST 1/4 OF SECTION 22, T. 34 N., R. 4 E., N.M. MOUNT VERNON WASHINGTON FOR: MOODSIDE 2 & 4, LLC</p> | | |
| FB. | FS6 | SCALE. |
| PERIODICAL ASSIGNED | USFSER & AS50C/ALTS, PLLC | 1"=500' |
| | SURVEYING & LAND-USE DESIGN | 360-448-1434 |
| | MOUNT VERNON, WA 98273 | 04-0-032.6 0.14 PP |

LOT ADDRESS AND AREA INFORMATION

| | | | |
|-----|------------------------|-------------|---------|
| 149 | 1048 SOUTH 44TH STREET | 1.371 SQ FT | 0.17 AC |
| 150 | 1042 SOUTH 44TH STREET | 5.282 SQ FT | 0.12 AC |
| 151 | 1033 SOUTH 44TH STREET | 5.945 SQ FT | 0.14 AC |
| 152 | 1021 SOUTH 44TH STREET | 4.872 SQ FT | 0.11 AC |
| 153 | 1015 SOUTH 44TH STREET | 5.047 SQ FT | 0.12 AC |
| 154 | 1004 SOUTH 44TH STREET | 5.105 SQ FT | 0.11 AC |
| 155 | 994 SOUTH 44TH STREET | 5.130 SQ FT | 0.11 AC |
| 156 | 981 SOUTH 44TH STREET | 4.321 SQ FT | 0.10 AC |
| 157 | 971 SOUTH 44TH STREET | 4.161 SQ FT | 0.10 AC |
| 158 | 965 SOUTH 44TH STREET | 4.231 SQ FT | 0.10 AC |
| 159 | 954 SOUTH 44TH STREET | 4.560 SQ FT | 0.10 AC |
| 160 | 944 SOUTH 44TH STREET | 4.560 SQ FT | 0.10 AC |
| 161 | 934 SOUTH 44TH STREET | 5.191 SQ FT | 0.14 AC |
| 162 | 925 SOUTH 44TH STREET | 5.423 SQ FT | 0.12 AC |
| 163 | 4750 CHIEF LANE | 4.161 SQ FT | 0.09 AC |
| 164 | 4756 CHIEF LANE | 4.651 SQ FT | 0.22 AC |
| 165 | 4762 CHIEF LANE | 4.651 SQ FT | 0.11 AC |
| 166 | 480 SOUTH 44TH STREET | 5.234 SQ FT | 0.12 AC |
| 167 | 486 SOUTH 44TH STREET | | |

OPEN SPACE TRACTS

| | | | |
|------------|------------------------|--------------|---------|
| TRACT 801 | 1039 SOUTH 44TH STREET | 1.178 SQ FT | 0.04 AC |
| TRACT 802 | 1028 SOUTH 44TH STREET | 15.122 SQ FT | 0.34 AC |
| TRACT 803 | 1018 SOUTH 44TH STREET | 14.507 SQ FT | 0.33 AC |
| TRACT 902 | 4774 CHIEF LANE | 4.944 SQ FT | 0.11 AC |
| TRACT 903 | 4774 CHIEF LANE | 4.902 SQ FT | 0.11 AC |
| TRACT 904 | 4774 CHIEF LANE | 2.462 SQ FT | 0.07 AC |
| TRACT 905 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 906 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 907 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 908 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 909 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 910 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 911 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 912 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 913 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
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| TRACT 920 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 921 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 922 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 923 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
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| TRACT 977 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 978 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 979 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 980 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 981 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 982 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 983 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 984 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 985 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 986 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 987 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 988 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 989 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 990 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 991 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 992 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 993 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 994 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 995 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 996 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 997 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 998 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 999 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |
| TRACT 1000 | 4774 CHIEF LANE | 1.106 SQ FT | 0.03 AC |

TRACT INFORMATION

TRACT 801 SHALL BE UTILIZED AS A COMMON LANDSCAPING AREA AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 802 SHALL BE UTILIZED AS A COMMON PARK AREA AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 901 SHALL BE UTILIZED AS A COMMON LANDSCAPING BUFFER AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 902 SHALL BE UTILIZED AS A COMMON PARK AREA AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 903 SHALL BE UTILIZED AS A FOREST BUFFER AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 904 SHALL BE UTILIZED AS A PRIVATE ROAD AND UTILITY CORRIDOR AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 905 SHALL BE UTILIZED AS A COMMON PARK AREA AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 906 SHALL BE UTILIZED AS A COMMON PARK AREA AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACT 907 SHALL BE UTILIZED AS A UTILITY ACCESS TRACT AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

TRACTS 908-C AND 909-D ARE CRITICAL AREA AND BUFFER TRACTS AND WILL BE CONVERTED TO THE WOODSIDE HOMEOWNERS ASSOCIATION.

LINE TABLE

| NM | BEARING | DISTANCE |
|------|-------------|----------|
| L15 | N65°56'53"E | 21.15 |
| L16 | N60°46'00"E | 11.86 |
| L17 | S37°20'34"W | 4.51 |
| L18 | S37°20'34"W | 20.12 |
| L19 | S37°20'34"W | 13.23 |
| L20 | S64°28'10"W | 17.24 |
| L21 | S64°28'10"W | 17.24 |
| L22 | S14°54'35"E | 21.11 |
| L23 | S14°54'35"E | 21.25 |
| L24 | N52°42'24"E | 12.35 |
| L25 | S44°26'31"E | 11.35 |
| L26 | S44°26'31"E | 24.46 |
| L27 | S44°26'31"E | 21.27 |
| L28 | S51°56'06"E | 21.33 |
| L29 | S51°56'06"E | 21.33 |
| L30 | S51°56'06"E | 21.33 |
| L31 | S51°56'06"E | 21.33 |
| L32 | S51°56'06"E | 21.33 |
| L33 | S51°56'06"E | 21.33 |
| L34 | S51°56'06"E | 21.33 |
| L35 | S51°56'06"E | 21.33 |
| L36 | S51°56'06"E | 21.33 |
| L37 | S51°56'06"E | 21.33 |
| L38 | S51°56'06"E | 21.33 |
| L39 | S51°56'06"E | 21.33 |
| L40 | S51°56'06"E | 21.33 |
| L41 | S51°56'06"E | 21.33 |
| L42 | S51°56'06"E | 21.33 |
| L43 | S51°56'06"E | 21.33 |
| L44 | S51°56'06"E | 21.33 |
| L45 | S51°56'06"E | 21.33 |
| L46 | S51°56'06"E | 21.33 |
| L47 | S51°56'06"E | 21.33 |
| L48 | S51°56'06"E | 21.33 |
| L49 | S51°56'06"E | 21.33 |
| L50 | S51°56'06"E | 21.33 |
| L51 | S51°56'06"E | 21.33 |
| L52 | S51°56'06"E | 21.33 |
| L53 | S51°56'06"E | 21.33 |
| L54 | S51°56'06"E | 21.33 |
| L55 | S51°56'06"E | 21.33 |
| L56 | S51°56'06"E | 21.33 |
| L57 | S51°56'06"E | 21.33 |
| L58 | S51°56'06"E | 21.33 |
| L59 | S51°56'06"E | 21.33 |
| L60 | S51°56'06"E | 21.33 |
| L61 | S51°56'06"E | 21.33 |
| L62 | S51°56'06"E | 21.33 |
| L63 | S51°56'06"E | 21.33 |
| L64 | S51°56'06"E | 21.33 |
| L65 | S51°56'06"E | 21.33 |
| L66 | S51°56'06"E | 21.33 |
| L67 | S51°56'06"E | 21.33 |
| L68 | S51°56'06"E | 21.33 |
| L69 | S51°56'06"E | 21.33 |
| L70 | S51°56'06"E | 21.33 |
| L71 | S51°56'06"E | 21.33 |
| L72 | S51°56'06"E | 21.33 |
| L73 | S51°56'06"E | 21.33 |
| L74 | S51°56'06"E | 21.33 |
| L75 | S51°56'06"E | 21.33 |
| L76 | S51°56'06"E | 21.33 |
| L77 | S51°56'06"E | 21.33 |
| L78 | S51°56'06"E | 21.33 |
| L79 | S51°56'06"E | 21.33 |
| L80 | S51°56'06"E | 21.33 |
| L81 | S51°56'06"E | 21.33 |
| L82 | S51°56'06"E | 21.33 |
| L83 | S51°56'06"E | 21.33 |
| L84 | S51°56'06"E | 21.33 |
| L85 | S51°56'06"E | 21.33 |
| L86 | S51°56'06"E | 21.33 |
| L87 | S51°56'06"E | 21.33 |
| L88 | S51°56'06"E | 21.33 |
| L89 | S51°56'06"E | 21.33 |
| L90 | S51°56'06"E | 21.33 |
| L91 | S51°56'06"E | 21.33 |
| L92 | S51°56'06"E | 21.33 |
| L93 | S51°56'06"E | 21.33 |
| L94 | S51°56'06"E | 21.33 |
| L95 | S51°56'06"E | 21.33 |
| L96 | S51°56'06"E | 21.33 |
| L97 | S51°56'06"E | 21.33 |
| L98 | S51°56'06"E | 21.33 |
| L99 | S51°56'06"E | 21.33 |
| L100 | S51°56'06"E | 21.33 |

CURVE TABLE

| NM | DELTA | ARC | RADIUS |
|------|-----------|-------|--------|
| C94 | 58°55'46" | 25.57 | 25.00 |
| C95 | 16°13'44" | 50.12 | 25.00 |
| C96 | 67°13'44" | 24.33 | 25.00 |
| C97 | 67°13'44" | 16.35 | 25.00 |
| C98 | 67°13'44" | 16.35 | 25.00 |
| C99 | 67°13'44" | 16.35 | 25.00 |
| C100 | 67°13'44" | 16.35 | 25.00 |
| C101 | 67°13'44" | 16.35 | 25.00 |
| C102 | 67°13'44" | 16.35 | 25.00 |
| C103 | 67°13'44" | 16.35 | 25.00 |
| C104 | 67°13'44" | 16.35 | 25.00 |
| C105 | 67°13'44" | 16.35 | 25.00 |
| C106 | 67°13'44" | 16.35 | 25.00 |
| C107 | 67°13'44" | 16.35 | 25.00 |
| C108 | 67°13'44" | 16.35 | 25.00 |
| C109 | 67°13'44" | 16.35 | 25.00 |
| C110 | 67°13'44" | 16.35 | 25.00 |
| C111 | 67°13'44" | 16.35 | 25.00 |
| C112 | 67°13'44" | 16.35 | 25.00 |
| C113 | 67°13'44" | 16.35 | 25.00 |
| C114 | 67°13'44" | 16.35 | 25.00 |
| C115 | 67°13'44" | 16.35 | 25.00 |
| C116 | 67°13'44" | 16.35 | 25.00 |
| C117 | 67°13'44" | 16.35 | 25.00 |
| C118 | 67°13'44" | 16.35 | 25.00 |
| C119 | 67°13'44" | 16.35 | 25.00 |
| C120 | 67°13'44" | 16.35 | 25.00 |
| C121 | 67°13'44" | 16.35 | 25.00 |
| C122 | 67°13'44" | 16.35 | 25.00 |
| C123 | 67°13'44" | 16.35 | 25.00 |
| C124 | 67°13'44" | 16.35 | 25.00 |
| C125 | 67°13'44" | 16.35 | 25.00 |
| C126 | 67°13'44" | 16.35 | 25.00 |
| C127 | 67°13'44" | 16.35 | 25.00 |
| C128 | 67°13'44" | 16.35 | 25.00 |
| C129 | 67°13'44" | 16.35 | 25.00 |
| C130 | 67°13'44" | 16.35 | 25.00 |
| C131 | 67°13'44" | 16.35 | 25.00 |
| C132 | 67°13'44" | 16.35 | 25.00 |
| C133 | 67°13'44" | 16.35 | 25.00 |
| C134 | 67°13'44" | 16.35 | 25.00 |
| C135 | 67°13'44" | 16.35 | 25.00 |



SHEET 4 OF 6
PLAN 18-0114
DATE: 10/22/19

PLAT OF WOODSIDE PUD DIVISIONS 8 & 9
SURVEY IN A PORTION OF THE
SECTION 22, T. 34 N., R. 4 E., NW,
MOUNT WASHINGTON
FOR WOODSIDE 8 & 9, LLC

DESIGNER & ASSOCIATES, PLLC
1000 1ST AVENUE, SUITE 1000
SEATTLE, WA 98101
360-418-7442
DC-0321.6 B.9 BP

FB: VERDIAN ASSURED
PG: 10-219



| | |
|---|-----------------|
| MERIDIAN: ASSUMED MOUNT VERNON, WA 98273 360-419-7442 | 04-032LG 8,9 PP |
|---|-----------------|

