

PALOMINO FIELDS PLAT - DIVISION II

A PTN. OF THE E 1/2 OF THE NW 1/4 OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.
KITTITAS COUNTY, WASHINGTON

Receiving No.

LP - 19-00003

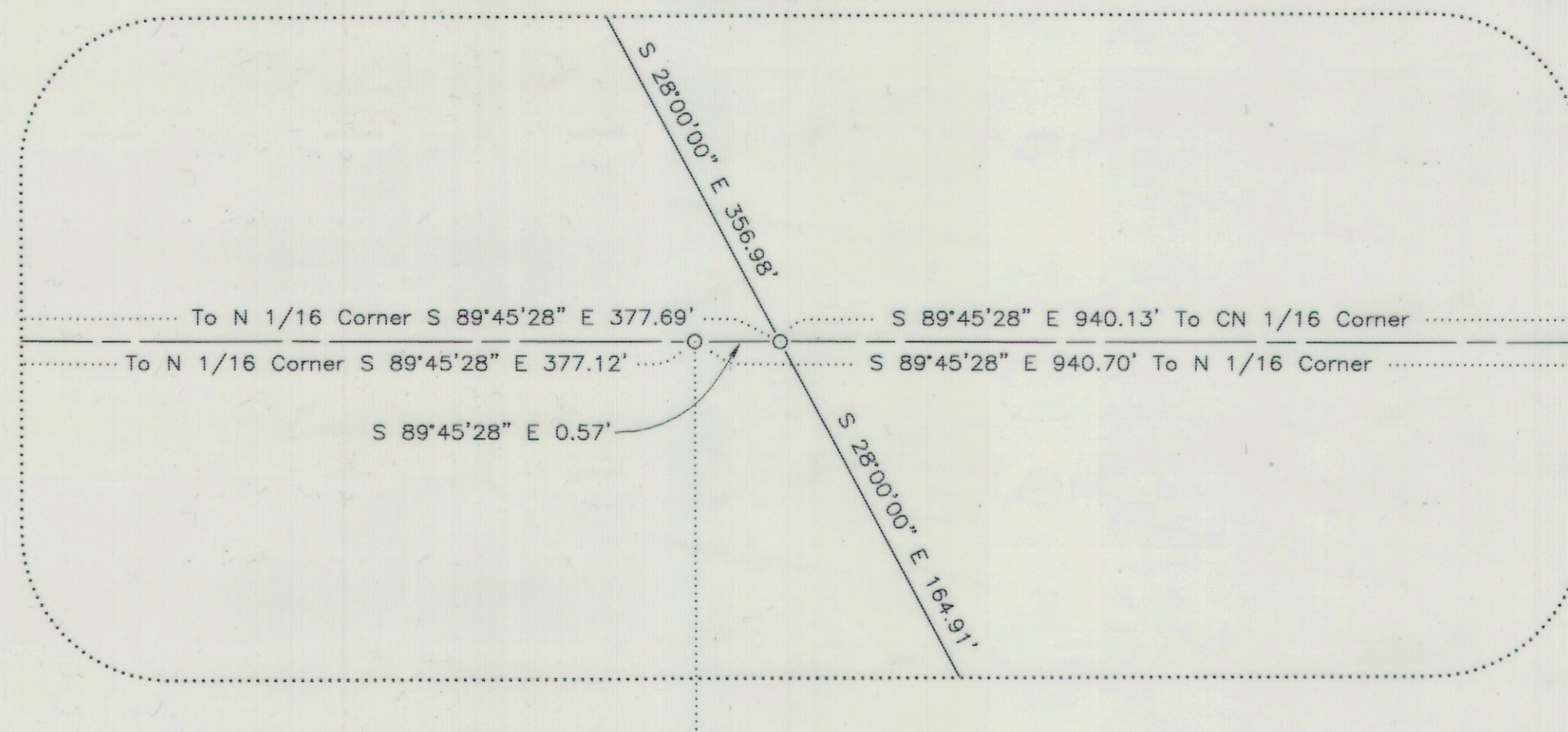
181827

PLAT NOTES

- Existing thirty-foot (30.00') Kittitas County Road Right-of-Way.
- The short plat name is shown on top of the short plat developed by Mr. Leroy J. Preston in November, 1977, to be "KITTITAS CO. SHORT PLAT NO. 77-12", but the County refers to this same short plat as "SHORT PLAT A-22". Said plat is filed under the Kittitas County Auditor's File Number as 418140.
- Tract 1 as described in the property description as listed as being a portion of Tract 1 of the Original Property Description as shown on Sheet 5 of 5.
- Tract 4 as described in the property description as listed as being a portion of Tract 4 of the Original Property Description as shown on Sheet 5 of 5.
- Tract 5 as described in the property description as listed as being a portion of Tract 5 of the Original Property Description as shown on Sheet 5 of 5.
- Found a 5/8-inch iron pin N 17°22'22" E a distance of 0.76' from the calculated position of the property line.
- Found a 5/8-inch iron pin without surveyor's cap south a distance of 0.3' from the calculated position of the property corner.
- Land Corner Record for Section Corner is filed with the Kittitas County Auditor's Office under the Auditor's File Number 536434.
- Land Corner Record for Section Corner is filed with the Kittitas County Auditor's Office under the Auditor's File Number 199912150012.
- Land Corner Record for Section Corner is filed with the Kittitas County Auditor's Office under the Auditor's File Number 199912150013.
- A thirty - foot (30.00') wide County Road Right-of-way dedicated via this plat.
- County road Right-of-Way as detailed on the Record of Survey drawing filed in Book 22 of Surveys, Page 174, Kittitas County Auditor's File No. 199702200014
- County Road Access Easement to be vacated if and when Roan Road is extended to connect to Reecer Creek Road with County approval.
- Area platted on the Palomino Fields Plat - Division I, as recorded in Volume 12 of Plats, Pages 201 through 205, under the Kittitas County Auditor's File Number 201708150016.
- Existing forty-foot (40.00') Kittitas County Road Right-of-Way (40.00' each side of centerline).
- Existing six-six - foot (66.00') Town Ditch Right-of-Way Easement (33.00' each side of centerline) as defined on the Record of Survey drawing found under Kittitas County's Auditor's File Number 199702200014.
- A thirty-three - foot (33.00') wide Town Ditch Irrigation Canal Easement (33.00' each side of centerline) dedicated via this plat.
- A variable wide Town Ditch Irrigation Canal Easement dedicated via this plat. Ditch right-of-way easement extends from the defined centerline as shown hereon to the property line that lies immediately east of said Town Ditch.

DETAIL A

Scale: 1" = 1'



WATER NOTES

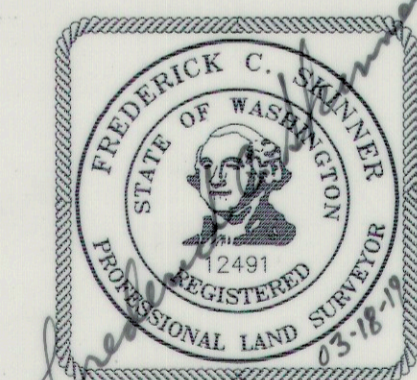
On February 8, 2017 Chicago Title and Ellensburg Water Company were contacted to find any information regarding the location and ownership of the "Town Ditch". At that time both entities were unable to provide any information to said ditch. The Ellensburg Water Company believes there is at least a prescriptive easement for said ditch but we do not have any documentation to prove this or even define said ditch other than the surveyed location shown on this survey.

NOTICE

This is a Major Plat and as such is not intended to show, nor does it purport to show, all easements and encumbrances.

CURVE TABLE

CURVE	RADIUS	DELTA	ARC	TANGENT	CHORD BEARING	CHORD
C1	2283.00'	10°26'41"	416.18'	208.67'	S 30°31'31" E	415.60'
	<2283.00'>		<416.18'>			
C2	20.00'	60°00'00"	20.94'	11.55'	S 58°00'00" E	20.00'
C3	80.00'	300°00'00"	418.88'		S 62°00'00" W	80.00'
C4	20.00'	60°00'00"	20.94'	11.55'	N 02°00'00" E	20.00'
C5	187.04'	90°29'39"	295.41'	188.66'	S 45°14'49" W	265.65'
C6	500.00'	28°00'00"	244.35'	124.66'	S 14°00'00" E	241.92'
C7	157.04'	35°28'59"	97.25'	50.24'	S 17°44'29" W	95.70'
C8	217.04'	45°50'24"	173.64'	91.77'	S 22°55'12" W	169.05'
C9	470.00'	28°00'00"	229.69'	117.18'	S 14°00'00" E	227.41'
C10	530.00'	28°00'00"	259.01'	132.14'	S 14°00'00" E	256.44'
C11	2283.00'	2°50'34"	113.27'	56.65'	S 26°43'27" E	113.26'
C12	2283.00'	3°18'54"	132.08'	66.06'	S 29°48'11" E	132.07'
C13	2283.00'	3°13'32"	128.52'	64.28'	S 33°04'23" E	128.50'
C14	2283.00'	1°03'42"	42.30'	21.15'	S 35°13'00" E	42.30'
C15	2250.00'	10°26'41"	410.16'	205.65'	S 30°31'30" E	409.60'
C16	2217.00'	10°06'53"	391.38'	196.20'	S 30°41'25" E	390.87'
	<2217.00'>	<10°06'53" >	<391.38' >			
C17	200.00'	29°57'16"	104.56'	53.50'	S 17°37'48" E	103.37'
C18	1000.00'	4°11'43"	73.22'	36.63'	S 30°30'34" E	73.21'
C19	545.52'	12°09'47"	115.80'	58.12'	S 22°19'49" E	115.59'
C20	500.00'	9°03'14"	79.01'	39.59'	S 20°46'33" E	78.93'
C21	233.00'	29°58'33"	121.90'	62.38'	S 17°37'09" E	120.51'
C22	967.00'	4°11'43"	70.81'	35.42'	S 30°30'34" E	70.79'
C23	512.52'	12°09'47"	108.80'	54.60'	N 22°19'49" W	108.59'
C24	533.00'	9°03'14"	84.22'	42.20'	S 20°46'33" E	84.14'



INSTRUMENT USED	INDEXING DATA
Trimble R10 GPS Receivers	
Traverse Closure Meets Standards Per WAC 332-130-090	S27 T18N R18E

WESTERN PACIFIC
ENGINEERING & SURVEY

A TERRA DEVELOPMENT SERVICES CORPORATION
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LCU, INC.

Surveyed by LMH Scale 1" = N/A
 Drawn by Tml/ FCS Sheet 5 of 7
 Checked by FCS Project No. 18146

File -- Project Desc.: S:\18146\18146 DIV 2\18146 MP2.pro (Plotted - Apr 18, 2019)