

FRANKLIN COUNTY APPROVALS

THE ANNEXED PLAT IS HEREBY APPROVED BY AND FOR THE COUNTY OF FRANKLIN, STATE OF WASHINGTON.

CHAIRMAN, BOARD OF FRANKLIN COUNTY COMMISSIONERS DATE

CHAIRMAN, FRANKLIN COUNTY PLANNING COMMISSIONERS DATE

FRANKLIN COUNTY ENGINEER DATE

ATTEST: FRANKLIN COUNTY ASSESSOR DATE

FRANKLIN COUNTY TREASURER APPROVAL

I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ON THE LAND DESCRIBED HEREON HAVE BEEN PAID TO AND INCLUDING THE YEAR 20__A.D., TAX PARCEL No. 126150132

FRANKLIN COUNTY TREASURER DATE

FRANKLIN PUBLIC UTILITY DISTRICT APPROVAL

THE UTILITY EASEMENTS ARE HEREBY APPROVED BY FRANKLIN PUBLIC UTILITY DISTRICT NO. 1

FRANKLIN PUBLIC UTILITY DISTRICT NO. 1 DATE

BIG BEND ELECTRIC APPROVAL

THE UTILITY EASEMENTS ARE HEREBY APPROVED BY BIG BEND ELECTRIC

BIG BEND ELECTRIC DATE

BENTON-FRANKLIN HEALTH DISTRICT APPROVAL

THIS PLAT IS HEREBY APPROVED BY THE BENTON-FRANKLIN HEALTH DISTRICT FOR THE COUNTY OF FRANKLIN, STATE OF WASHINGTON.

BENTON-FRANKLIN HEALTH DISTRICT DATE

SOUTH COLUMBIA IRRIGATION DISTRICT APPROVAL

BUREAU OF RECLAMATION'S CONCURRENCE IS LIMITED TO THE EXTENT OF THE PLAT'S COMPLIANCE WITH THE REQUIREMENTS OF RCW 58.17.310

DRAIN CONSTRUCTION: RISING GROUND WATER TABLES ARE COMMON IN IRRIGATION PROJECTS. FEDERAL DRAIN CONSTRUCTION FUNDS ARE NOT AVAILABLE FOR DRAINAGE OF SUBDIVISIONS AND OTHER AREAS NOT IN A COMMERCIAL AGRICULTURAL LAND USE UNLESS SUCH DRAINAGE IS INCIDENTAL TO THE REQUIRED DRAINAGE OF ADJACENT AGRICULTURAL LANDS AND MEETS FEDERAL TECHNICAL AND ECONOMICAL FEASIBILITY REQUIREMENTS.

THIS LAND IS INCLUDED WITHIN THE SOUTH COLUMBIA IRRIGATION DISTRICT AND IS SUBJECT TO THE LAWS OF THE UNITED STATES AND THE STATE OF WASHINGTON RELATIVE TO THE COLUMBIA BASIN PROJECT AND IS LIABLE FOR FURTHER ASSESSMENTS, IF ANY, LEVIED BY SAID DISTRICT. IT IS ALSO UNDERSTOOD AND AGREED THAT WHEN SAID PLAT IS SERVED BY COUNTY ROADS THAT ALL IRRIGABLE LANDS WITHIN THE ROAD RIGHT OF WAY OR ISOLATED BY SAID DEDICATION WILL NOT BECOME A CHARGE ASSESSABLE TO FRANKLIN COUNTY AND PAYABLE TO THE SOUTH COLUMBIA BASIN IRRIGATION DISTRICT FOR CONSTRUCTION OPERATION AND MAINTENANCE OF THE PROJECT.

DISTRICT SECRETARY-MANAGER DATE

BUREAU OF RECLAMATION DATE

WATER SUPPLY: CONCURRENCE BY THE BUREAU OF RECLAMATION FOR THIS PLAT DOES NOT ASSURE THE AVAILABILITY OF A WATER SUPPLY, NOR DOES IT BIND THE UNITED STATES TO ISSUE A PERMANENT RIGHT FOR A FEDERAL WATER SUPPLY. A SUPPLY OF FEDERAL PROJECT WATER TO THIS LAND IS ASSURED ONLY UPON FULL COMPLIANCE WITH COROLLARY FEDERAL AND STATE LEGISLATION.

BUREAU OF RECLAMATION DATE

DEDICATION

I, _____, AUTHORIZED REPRESENTATIVE FOR EAGLE CREST DEVELOPMENT, LLC., A WASHINGTON LIMITED LIABILITY COMPANY, HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE TRACT OF LAND DESCRIBED HEREON; AND I, _____, AUTHORIZED REPRESENTATIVE FOR ROTSCHY INC., DEED OF TRUST BENEFICIARY, HEREBY CERTIFY THAT WE HAVE AN INTEREST IN THE TRACT OF LAND DESCRIBED HEREON; HAVE WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR DESIRES CAUSED THE SAID TO BE SURVEYED AND PLATTED AS SHOWN HEREON; DO HEREBY DEDICATE THOSE STREETS AND/OR ROAD RIGHTS-OF-WAY SHOWN HEREON TO THE USE OF THE PUBLIC; AND DO HEREBY DEDICATE THE EASEMENTS AS SHOWN HEREON FOR THE USES INDICATED.

FOR EAGLE CREST DEVELOPMENT, LLC. TITLE DATE

FOR ROTSCHY INC. TITLE DATE

ACKNOWLEDGMENT

STATE OF _____

COUNTY OF _____

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT _____ HAS SIGNED THIS PLAT, ON OATH STATED THAT _____ IS AUTHORIZED TO EXECUTE THIS PLAT ON BEHALF OF EAGLE CREST DEVELOPMENT, LLC. AND ACKNOWLEDGED IT AS THEIR FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED ON THIS PLAT.

NOTARY PUBLIC DATE

MY APPOINTMENT EXPIRES _____ RESIDING _____

ACKNOWLEDGMENT

STATE OF _____

COUNTY OF _____

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT _____ HAS SIGNED THIS PLAT, ON OATH STATED THAT _____ IS AUTHORIZED TO EXECUTE THIS PLAT ON BEHALF OF ROTSCHY INC. AND ACKNOWLEDGED IT AS THEIR FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED ON THIS PLAT.

NOTARY PUBLIC DATE

MY APPOINTMENT EXPIRES _____ RESIDING _____

NARRATIVE:

THIS PROJECT WAS PERFORMED AT THE REQUEST OF EAGLE CREST DEVELOPMENT, LLC., TO SUBDIVIDE THOSE LANDS KNOWN AS ADJUSTED TRACT 3 PER SURVEY RECORDED JULY 16, 2015 IN VOLUME 3 OF SURVEYS AT PAGE 631 AS FRANKLIN COUNTY WASHINGTON AFN 1832018. THIS SURVEY WAS PERFORMED AS A REAL TIME KINEMATIC SURVEY USING DUAL FREQUENCY TRIMBLE R8 GPS RECEIVERS HAVING AN ACCURACY OF ONE CENTIMETER +/- 1 PPM. THE MONUMENTS SHOWN HEREUPON WERE ALL VISITED IN SEPTEMBER 28 & 29, 2015.

PLAT CERTIFICATE REFERENCE:

ALL TITLE INFORMATION SHOWN ON THIS MAP HAS BEEN EXTRACTED FROM INFORMATION CONTAINED IN BENTON-FRANKLIN TITLE COMPANY PLAT CERTIFICATE, ORDER NO. 112613, DATED AUGUST 27, 2015. IN PREPARING THIS PLAT, HDJ DESIGN GROUP PLLC HAS CONDUCTED NO INDEPENDENT TITLE SEARCH, NOR IS HDJ DESIGN GROUP PLLC AWARE OF ANY TITLE ISSUES AFFECTING THE PROPERTY OTHER THAN THOSE SHOWN ON THE PLAT AND DISCLOSED BY THE REFERENCED BENTON-FRANKLIN TITLE COMPANY PLAT CERTIFICATE. HDJ DESIGN GROUP PLLC HAS RELIED WHOLLY ON BENTON-FRANKLIN TITLE COMPANY'S REPRESENTATION OF THE TITLE'S CONDITION TO PREPARE THIS MAP AND THEREFORE HDJ DESIGN GROUP PLLC QUALIFIES THE MAP'S ACCURACY AND COMPLETENESS TO THAT EXTENT.

LEGAL DESCRIPTION:

A PARCEL OF LAND LOCATED IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 9 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN, FRANKLIN COUNTY, WASHINGTON BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE BRASS CAP CASED MONUMENT MARKING THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 9 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN, FRANKLIN COUNTY, WASHINGTON AND RUNNING THENCE N01°56'56"E, ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 1, A DISTANCE OF 50.02 FEET; THENCE N89°47'20"W, PARALLEL WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 30.01 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF THE COUNTY ROAD KNOWN AS DENT ROAD, WHICH LINE IS 30 FEET WESTERLY WHEN MEASURED AT RIGHT ANGLE FROM THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 1 AND THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE N01°56'56"E, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 1176.72 FEET, THENCE, DEPARTING SAID RIGH-OF-WAY LINE, S87°55'21"W A DISTANCE OF 260.94 FEET, THENCE S78°16'20"W A DISTANCE OF 60.00 FEET; THENCE WITH A CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 25.03 FEET, WITH A RADIUS OF 320.00 FEET, WITH A CHORD BEARING OF S09°29'14"E, WITH A CHORD LENGTH OF 25.02 FEET; THENCE S81°05'33"W A DISTANCE OF 554.89 FEET; THENCE S13°13'19"E A DISTANCE OF 106.34 FEET, THENCE S21°14'35"E A DISTANCE OF 230.00 FEET; THENCE S02°57'09"W A DISTANCE OF 277.26 FEET; THENCE S20°44'29"E A DISTANCE OF 157.42 FEET; THENCE S15°18'11"W A DISTANCE OF 309.95 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID DENT ROAD, WHICH LINE IS 60.00 FEET NORTHERLY WHEN MEASURED AT RIGHT ANGLE FROM THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 1; THENCE S89°47'20"E, ALONG SAID NORTHERLY RIGHT-OF-WAY AND PARALLEL WITH THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 1, A DISTANCE OF 756.08 FEET; TO THE POINT OF BEGINNING.

FRANKLIN COUNTY REQUIRED NOTES:

- 1.) ON STREET PARKING IS NOT PERMITTED WITHIN THIS SUBDIVISION UNLESS ALL ROADS ARE CONSTRUCTED TO MINIMUM PAVED WIDTH OF 36 FEET.
- 2.) NO LOT WITHIN THIS SUBDIVISION SHALL HAVE DIRECT ACCESS TO DENT ROAD OR BURNS ROAD.
- 3.) PRIOR TO THE ISSUANCE OF A BUILDING PERMIT FOR ANY LOT WITHIN THIS SUBDIVISION ALL ROAD IMPROVEMENTS MUST BE COMPLETED TO COUNTY STANDARDS.
- 4.) ALL NEW APPROACHES TO COUNTY ROADS WILL REQUIRE AN APPROACH PERMIT AT THE TIME OF BUILDING PERMIT APPLICATION.
- 5.) DURING CONSTRUCTION ON EACH PROPERTY, ALL CONSTRUCTION DEBRIS SHALL BE MAINTAINED ON-SITE AND PROPERLY DISPOSED OF. DUST CONTROL MEASURES INCLUDING AN ADEQUATE WATER SUPPLY SHALL BE PROVIDED.
- 6.) ALL LOT OWNERS SHALL PROVIDE LANDSCAPING WITHIN THE UNIMPROVED PORTION OF THE RIGHT-OF-WAY BETWEEN THE PROPERTY LINE AND THE EDGE OF PAVEMENT AND/OR CURB. THIS SHALL CONSIST OF GRASS/LAWN, RIVER ROCK, BASALT ROCK, GRAVEL OR OTHER TRADITIONAL RESIDENTIAL LANDSCAPING MATERIAL. MAINTENANCE OF THE LANDSCAPING IS THE REQUIREMENT OF EACH INDIVIDUAL LOT OWNER.
- 7.) PARK DEDICATION FEES APPLY TO ALL LOTS IN THE DEVELOPMENT AND SHALL BE PAID PRIOR TO BUILDING PERMIT ISSUANCE FOR A NEW HOME ON EACH APPLICABLE LOT.
- 8.) FOR CORNER LOTS INCLUDING LOTS 9, 13, 18 & 23, THE SETBACK FOR A 6' HIGH FENCE MAY BE REDUCED TO 15' (RATHER THAN 25') ALONG THE FLANKING STREET PROVIDED THE APPROACH AND ACCESS IS NOT FROM THE FLANKING STREET.

BENTON-FRANKLIN HEALTH DISTRICT REQUIRED STATEMENT

THIS PLAT APPEARS TO HAVE SUITABLE CONDITIONS FOR THE USE OF ON-SITE SEWAGE DISPOSAL SYSTEMS. HOWEVER, BECAUSE OF THE NATURE OF THE TESTING METHODS USED, WE HAVE NO WAY OF DETERMINING WHETHER EACH LOT CAN COMPLY WITH BENTON-FRANKLIN DISTRICT BOARD OF HEALTH RULES AND REGULATIONS AT THE TIME OF PERMIT ISSUANCE.

FURTHER BE ADVISED THIS DEPARTMENT'S APPROVAL OF ANY LOT WITHIN THIS PLAT FOR THE USE OF ON-SITE SEWAGE DISPOSAL SYSTEMS MAY BE CONTINGENT UPON THAT LOT PASSING ADDITIONAL SOIL INSPECTIONS/PERCOLATION TESTS, AND/OR OTHER REQUIREMENTS AT A LATER DATE.

ON-SITE SEWAGE DISPOSAL SYSTEMS INSTALLED WITHIN THIS PLAT MAY REQUIRE SYSTEMS THAT UTILIZE SAND LINED TRENCHES AND PRESSURE DISTRIBUTION IN ACCORDANCE WITH BENTON FRANKLIN DISTRICT BOARD OF HEALTH RULES AND REGULATIONS NO. 2. CONTACT BFHD FOR MORE INFORMATION.

DEED REFERENCE:

GRANTOR: TED S TSCHIRKY & MERI R TSCHIRKY
GRANTEE: EAGLE CREST DEVELOPMENT, L.L.C.
AFN: 1832281, DATE RECORDED: 07/21/2015

AUDITOR'S CERTIFICATE

FILED FOR RECORD WITH THE FRANKLIN COUNTY AUDITORS OFFICE THIS _____ DAY OF _____ 2015 AT _____ M. IN VOLUME _____ OF PLATS AT PAGE _____, AT THE REQUEST OF HDJ DESIGN GROUP, PLLC.

FRANKLIN COUNTY AUDITOR BY DEPUTY FRANKLIN COUNTY AUDITOR

INDEX NO. _____



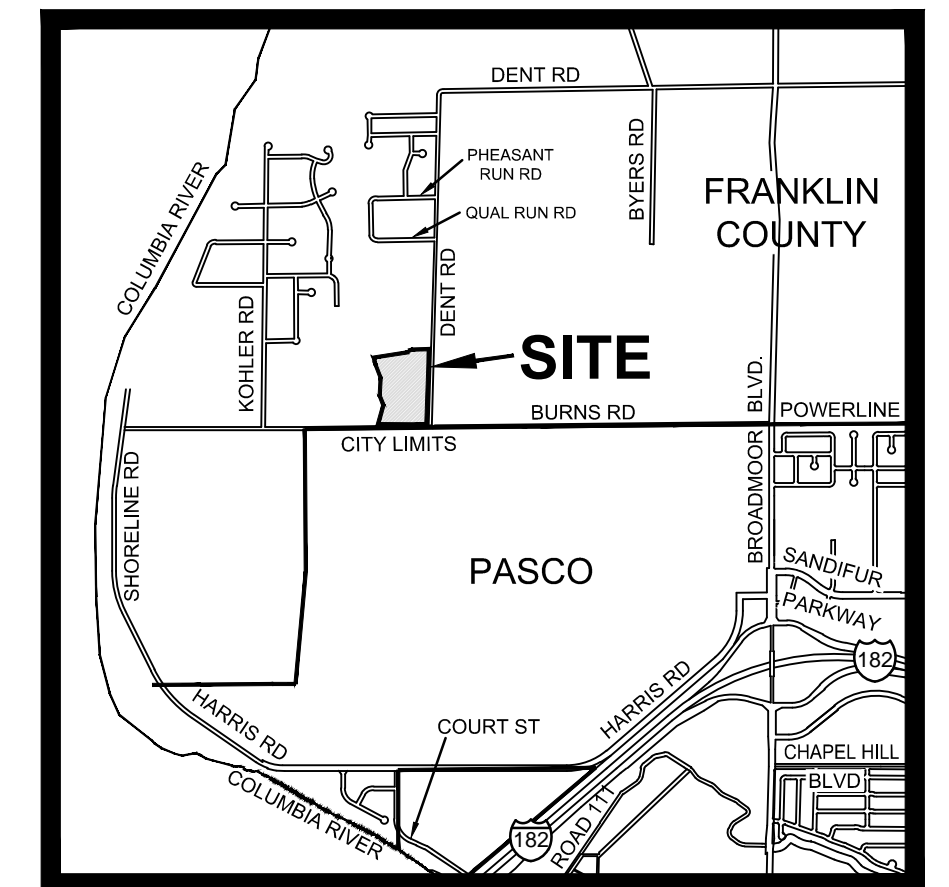
SURVEYOR'S CERTIFICATE

I GREG E. FLOWERS, REGISTERED AS A PROFESSIONAL LAND SURVEYOR BY THE STATE OF WASHINGTON HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS ACTUALLY SURVEYED AND DESCRIBED HEREIN AND LOCATED IN A PORTION OF SECTION 1, T9N, R28E, W.M.

GREG E. FLOWERS, P.L.S. REGISTRATION No. 19619 DATE 10/06/2015

**EAGLE CREST - PHASE 1
FINAL PLAT**

LOCATED IN A PORTION OF THE SE 1/4 OF THE SE 1/4 OF SECTION 1,
TOWNSHIP 9 NORTH, RANGE 28 EAST, WILLAMETTE MERIDIAN,
FRANKLIN COUNTY, WASHINGTON.
PARCEL #126150132



**VICINITY MAP
NOT TO SCALE**

BASIS OF BEARINGS

N01°56'56"E ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 9 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN, FRANKLIN COUNTY, WASHINGTON AS SHOWN ON THE SURVEY RECORDED IN VOLUME 3 OF SURVEYS AT PAGE 483 AS AUDITOR'S FILE NUMBER 1798745

STATE PLANE COORDINATE REPORT

TO PROVIDE FRANKLIN COUNTY WITH STATE PLANE COORDINATES FOR CONTROL MONUMENTS WITHIN THIS SURVEY, A FULLY CONSTRAINED NETWORK WAS ESTABLISHED BY HOLDING PUBLISHED NGS STATIONS FOR PID DL3304 AND PID DL3305.

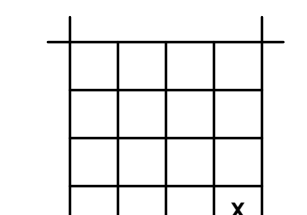
METADATA VALUES ARE PROVIDED IN U.S. FEET, WASHINGTON STATE PLANE, SOUTH ZONE NAD 83(2011).

SOUTH 1/4 COR. SEC. 1, T9N, R28E, W.M.
N = 349774.12
E = 1955732.59

SOUTHEAST COR. SEC. 1, T9N, R28E, W.M.
N = 349806.74
E = 1958379.44

EAST 1/4 COR. SEC. 1, T9N, R28E, W.M.
N = 352459.67
E = 1958427.22

SECTION DIAGRAM



**SECTION 1
T 9 N, R 28 E**

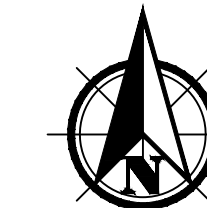
6115 Burden Blvd, Suite E Pasco, WA 99301-8930 509/547-5119 306/695-3488 509/547-5129 fax Internet: www.hdjdesigngroup.com

HDJ DESIGN GROUP
engineers | landscape architects | planners | surveyors

CLIENT: EAGLE CREST DEVELOPMENT, LLC.,	PROJECT NO.: 3857	
SURVEYOR: GREG E. FLOWERS,	DATE: 10/06/2015	
CALC BY: GEF	DRAWN BY: ROP	SCALE: N/A
SECTION: 1	TOWNSHIP: 9 NORTH	RANGE: 28 EAST
CITY: N/A	COUNTY: FRANKLIN	SHEET 1 OF 2

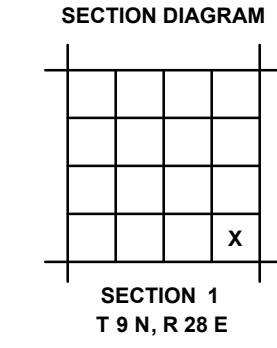
EAGLE CREST - PHASE 1 FINAL PLAT

LOCATED IN A PORTION OF THE SE 1/4 OF THE SE 1/4 OF SECTION 1,
TOWNSHIP 9 NORTH, RANGE 28 EAST, WILLAMETTE MERIDIAN,
FRANKLIN COUNTY, WASHINGTON.
PARCEL #126150132



Scale 1" = 60'
0 30 60 120

BASIS OF BEARINGS
N01°56'56"E ALONG THE EAST LINE OF THE
SOUTHEAST QUARTER OF SECTION 1,
TOWNSHIP 9 NORTH, RANGE 28 EAST OF
THE WILLAMETTE MERIDIAN, FRANKLIN
COUNTY, WASHINGTON AS SHOWN ON THE
SURVEY RECORDED IN VOLUME 3 OF SURVEYS AT
PAGE 483 AS AUDITOR'S FILE
NUMBER 1798745



LINE TABLE

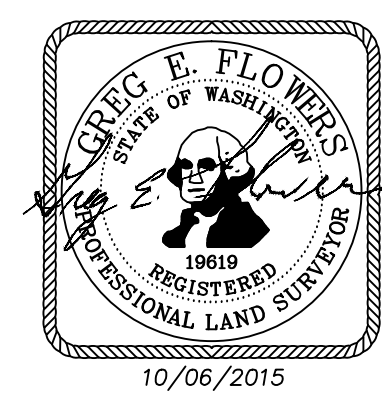
LINE BEARING	DISTANCE
L1 S 45°00'00" W	30.00'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	320.00'	25.03'	25.02'	S 09°29'14" E	4°28'51"
C2	265.00'	555.02'	458.89'	S 29°47'20" E	120°00'00"
C3	265.00'	207.15'	201.92'	N 67°23'40" W	44°47'20"
C4	265.00'	347.86'	323.42'	S 07°23'40" E	75°12'41"
C5	200.00'	89.42'	88.68'	S 45°56'48" E	28°37'02"
C6	350.00'	256.19'	250.51'	S 09°14'30" W	41°56'20"
C7	55.00'	84.73'	76.59'	S 46°04'48" W	88°15'44"
C8	25.00'	40.03'	35.89'	N 43°55'12" W	91°44'16"
C9	295.00'	90.96'	90.50'	N 80°57'56" W	17°38'47"
C10	295.00'	66.60'	66.46'	S 65°40'31" E	12°56'05"
C11	25.00'	28.29'	26.80'	N 88°22'37" E	64°49'51"
C12	55.00'	44.57'	43.36'	S 79°10'27" W	48°23'32"
C13	55.00'	50.00'	48.30'	S 51°34'10" E	52°05'13"
C14	55.00'	57.18'	54.64'	S 04°15'23" W	59°33'52"
C15	25.00'	28.29'	26.80'	S 01°57'53" W	64°49'51"
C16	295.00'	46.49'	46.44'	N 26°16'49" W	60°14'47"
C17	295.00'	120.00'	119.17'	S 10°08'33" E	23°18'24"
C18	295.00'	90.00'	89.65'	N 10°17'03" E	17°28'48"
C19	295.00'	57.60'	57.51'	S 24°37'04" W	11°11'13"
C20	25.00'	34.68'	31.97'	N 09°31'55" W	79°29'11"
C21	230.00'	60.63'	60.45'	S 41°43'24" E	15°08'13"
C22	14.00'	12.31'	11.92'	N 59°21'43" W	50°22'51"
C23	55.00'	39.33'	36.50'	N 64°03'54" W	40°58'28"
C24	55.00'	54.28'	52.10'	S 15°18'23" E	56°32'33"
C25	55.00'	50.00'	48.30'	S 39°00'30" W	52°05'13"
C26	55.00'	50.00'	48.30'	N 86°54'16" W	52°03'13"
C27	55.00'	75.90'	70.02'	N 23°19'33" W	79°04'14"
C28	14.00'	12.31'	11.92'	N 08°58'52" W	50°22'51"
C29	170.00'	20.47'	20.46'	N 37°37'17" W	65°40'00"
C30	25.00'	47.44'	40.63'	S 84°34'11" W	108°43'02"
C31	320.00'	209.21'	205.50'	S 11°28'56" W	37°27'29"
C32	380.00'	90.00'	89.79'	S 04°56'34" E	13°34'12"
C33	380.00'	120.00'	119.50'	N 10°53'01" E	18°05'36"
C34	380.00'	68.15'	68.06'	S 29°04'25" W	10°14'27"
C35	25.00'	39.27'	35.36'	N 14°47'19" W	90°00'00"
C36	14.00'	12.31'	11.92'	S 84°58'45" E	50°22'51"
C37	55.00'	84.69'	76.57'	N 66°03'21" W	88°13'38"
C38	55.00'	52.28'	50.34'	N 05°17'25" E	54°27'54"
C39	55.00'	47.05'	45.63'	N 57°01'52" E	49°01'00"
C40	55.00'	85.48'	77.14'	S 53°56'03" E	89°03'09"
C41	14.00'	12.31'	11.92'	S 34°35'54" E	50°22'51"
C42	25.00'	39.27'	35.36'	N 75°12'41" E	90°00'00"
C43	235.00'	174.90'	170.89'	N 08°53'23" E	42°38'35"
C44	235.00'	247.87'	236.54'	N 42°38'54" W	60°35'59"
C45	235.00'	88.41'	88.16'	N 81°19'37" W	16°55'26"
C46	25.00'	38.51'	34.82'	S 46°04'48" W	88°15'44"
C47	54.00'	275.68'	60.00'	N 78°16'20" E	292°30'07"

- LEGEND:**
- SET 3" BRASS CAP IN MON. CASE STAMPED: "HDJ LS 19619"
 - SET 5/8" x 30" IRON REBAR W/ YELLOW PLASTIC CAP STAMPED: "HDJ LS 19619"
 - ⊙ FOUND (FD.) 5/8" IRON REBAR AS SHOWN ON THE SURVEY RECORDED IN VOLUME 3 OF SURVEYS AT PAGE 483 AS AUDITOR'S FILE NO. 1798745
 - 5/8"x30" IRON REBAR WITH A PLASTIC CAP MARKED HDJ PER THE SURVEY RECORDED IN VOLUME 3 OF SURVEYS AT PAGE 631 AS AUDITOR'S FILE NO. 1832018
 - FOUND (FD.) SURVEY MONUMENT AS NOTED
 - CALCULATED POSITION ONLY, NO SET OR FOUND
 - [] STREET ADDRESS
 - P.U.E. PUBLIC UTILITY EASEMENT
 - SITE BOUNDARY
 - RIGHT-OF-WAY DEDICATED WITH THIS PLAT
 - RIGHT-OF-WAY CENTERLINE
 - EASEMENT DEDICATED WITH THIS PLAT
 - NEW LOT LINE
 - SECTION OR SECTION SUBDIVISION LINE
 - EXISTING PROPERTY LINE

WITNESS CORNER NOTE
DUE TO THE BUILT LOCATION OF THE MASONRY ESTATE FENCE FOR THIS SUBDIVISION THAT ABUTS DENT ROAD & BURNS ROAD, WITNESS CORNERS WERE SET AS NOTED FOR LOTS 1-3, 15-17, 19-21 & 26.



AUDITOR'S CERTIFICATE
FILED FOR RECORD WITH THE FRANKLIN COUNTY AUDITORS OFFICE THIS _____ DAY OF _____
2015 AT _____ M. IN VOLUME _____ OF PLATS AT PAGE _____, AT THE REQUEST OF HDJ
DESIGN GROUP, PLLC.

FRANKLIN COUNTY AUDITOR _____ BY DEPUTY FRANKLIN COUNTY AUDITOR _____

INDEX NO. _____

	6115 Burden Blvd, Suite E Pasco, WA 99301-8930 509/547-5119 509/695-3488 509/547-5129 fax	CLIENT: EAGLE CREST DEVELOPMENT, LLC.	PROJECT NO.: 3857
	Internet: www.hdjdesigngroup.com	SURVEYOR: GREG E. FLOWERS	DATE: 10/06/2015
CALC BY: GEF	DRAWN BY: ROP	SCALE: 1" = 60'	
SECTION: 1	TOWNSHIP: 9 NORTH	RANGE: 28 EAST	
CITY: N/A	COUNTY: FRANKLIN	SHEET 2 OF 2	

