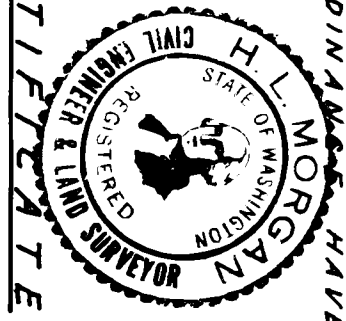


394 1996

SURVEYOR'S CERTIFICATE
I, H. L. MORGAN, HEREBY CERTIFY THAT THE PLAT OF DUGALLA BAY HEIGHTS, DIVISION NUMBER TWO, IS BASED UPON AN ACTUAL SURVEY, THAT THE DISTANCES AND COURSES HAVE BEEN SET AND ALL LOT CORNERS HAVE MONUMENTS HAVE BEEN SET AND ALL LOT CORNERS HAVE BEEN STAKED ON THE GROUND AS SHOWN AND THAT THE PROVISIONS OF STATUTE AND ORDINANCES HAVE BEEN OBSERVED.

H. L. Morgan
Registered Civil Engineer & Land Surveyor



TREASURER'S CERTIFICATE
I, HARRY A. LANG, TREASURER OF ISLAND COUNTY, WASHINGTON, HEREBY CERTIFY THAT ALL TAXES ON THE ABOVE PROPERTY ARE FULLY PAID TO AND INCLUDING THE YEAR 1962.

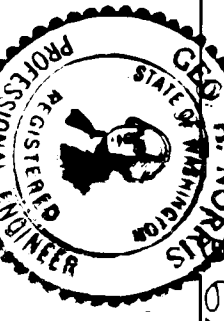
CERTIFICATE OF TITLE
RECORDED APRIL 4, 1962 FILE NO. 143529
VOLUME 29 PAGE 425 ISLAND COUNTY WASHINGTON

143530 RECORDING CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF SIDNEY M. DUCKEN ON APRIL 4, 1962, AT 3:35 MINUTES PAST 3 P.M. AND RECORDED IN VOLUME 7 OF PLATS, PAGE 382, RECORDS OF ISLAND COUNTY, WASHINGTON.

BY _____
County Auditor

ENGINEER'S APPROVAL
APPROVED THIS 5TH DAY OF Feb. 1962
Geo. W. Moore
County Engineer



COMMISSIONER'S APPROVAL

APPROVED BY THE BOARD OF COUNTY COMMISSIONERS THIS 5TH DAY OF Feb. 1962, A.D. 1962

County Auditor

DESCRIPTION

THE ADJOINING PLAT OF DUGALLA BAY HEIGHTS, DIVISION NO. TWO, EMBRACES THE FOLLOWING DESCRIBED TRACT OF LAND IN SECTION 17, TOWNSHIP 33 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN:
BEGINNING AT THE NORTHEAST CORNER OF LOT 11, BLOCK 5, DUGALLA BAY HEIGHTS, DIVISION NO. ONE, AS PER PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 63, RECORDS OF ISLAND COUNTY, WASHINGTON, THENCE ALONG THE BOUNDARY LINE OF SAID DIVISION NO. ONE AS FOLLOWS: SOUTH 81°36'40" EAST 37.29 FEET; THENCE NORTH 30°42'30" EAST 64.8 FEET; THENCE SOUTH 81°36'40" EAST 136.16 FEET; THENCE NORTH 8°23'20" EAST 105.47 FEET; THENCE SOUTH 81°43'00" EAST 356.75 FEET; THENCE SOUTH 72°36'50" EAST 175.16 FEET; THENCE SOUTH 62°41'25" EAST 388.40 FEET; THENCE NORTH 86°50'00" EAST 251.67 FEET TO THE SOUTHEAST CORNER OF LOT 9, BLOCK 3, SAID DIVISION NO. ONE; THENCE SOUTH 0°10'30" EAST 298.03 FEET ALONG THE EAST LINE OF GOVERNMENT LOT 2 IN SAID SECTION 17; THENCE NORTH 62°06'40" WEST 158.88 FEET;

THENCE SOUTH 3°10'00" EAST 115.87 FEET; THENCE SOUTH 86°50'00" WEST 213.50 FEET; THENCE SOUTH 72°40'20" WEST 338.47 FEET; THENCE NORTH 17°19'40" WEST 345.89 FEET; THENCE NORTH 81°36'40" WEST 595.44 FEET; THENCE NORTH 8°23'20" EAST 170.00 FEET TO THE POINT OF BEGINNING.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:
THAT WE, SIDNEY M. DUCKEN AND KARL U. DUCKEN HEREBY DECLARE THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND ALLEYS, SEWER EASEMENTS OR WHATEVER PUBLIC PROPERTY THERE IS SHOWN ON THE PLAT AND THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY, ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE BLOCKS, TRACTS ETC. SHOWN ON THIS PLAT IN THE ORIGINAL GRADING OF ALL THE STREETS, ALLEYS ETC. SHOWN HEREON. ALSO THE RIGHT TO DRAIN ALL STREETS OVER AND ACROSS ANY LOT OR LOTS WHERE WATER MIGHT TAKE A NATURAL COURSE AFTER THE STREET OR STREETS ARE GRADED. THE RIGHT IS RESERVED TO CONSTRUCT PUBLIC UTILITIES ABOVE AND/OR BELOW GROUND ON ALL ROADS SHOWN HEREON.

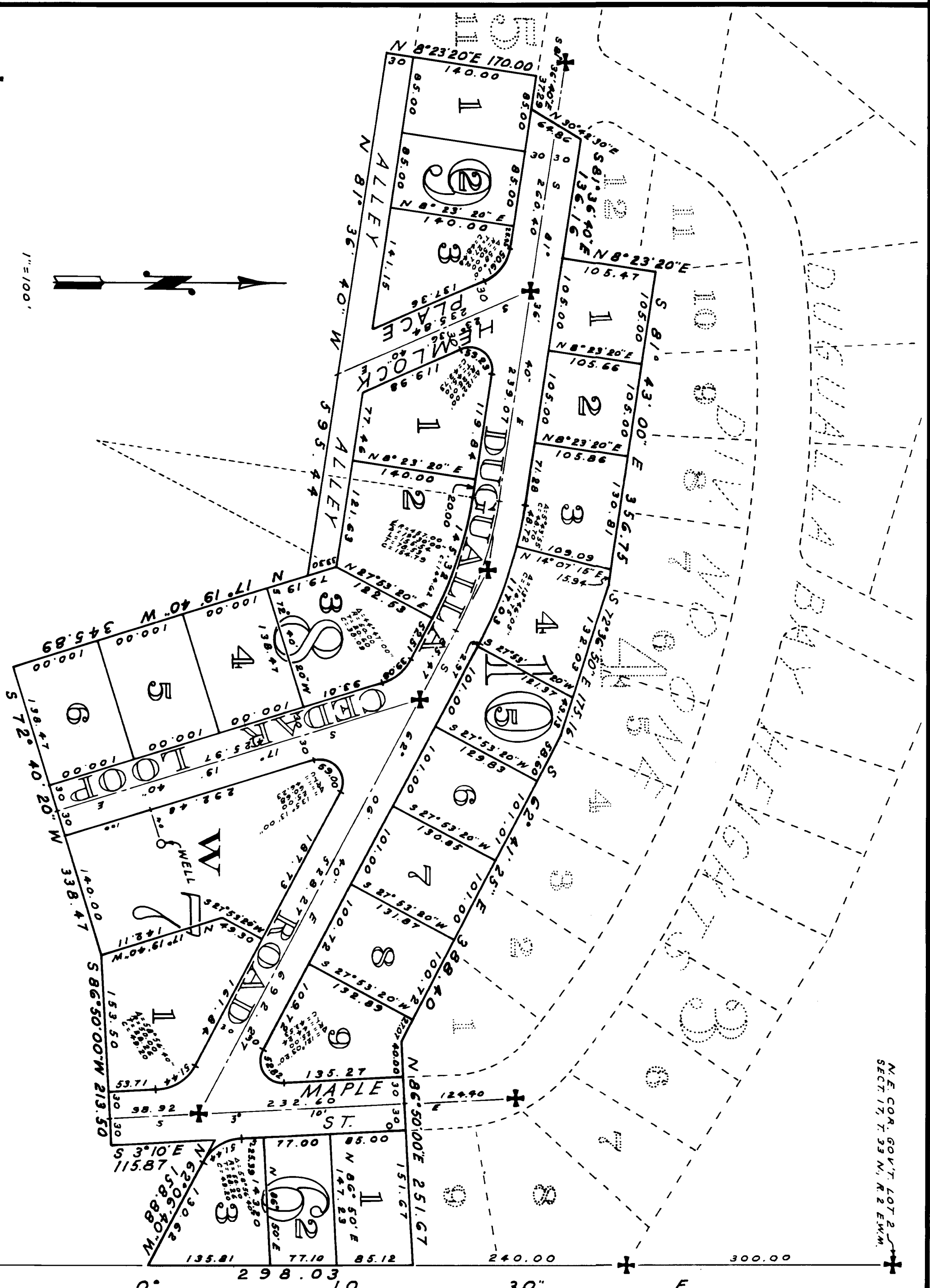
RESTRICTIONS:
ALL LOTS, TRACTS OR PARCELS OF LAND EMBRACED IN THIS PLAT ARE SUBJECT TO AND SHALL BE SOLD ONLY UNDER THE FOLLOWING RESTRICTIONS:
NO LOT, TRACT OR PORTION OF A LOT OR TRACT OF THIS PLAT SHALL BE DIVIDED AND SOLD, OR RESOLD OR OWNERSHIP CHANGED OR TRANSFERRED WHEREBY THE OWNERSHIP OF ANY PORTION OF THIS PLAT SHALL BE LESS THAN 7200 SQUARE FEET OR LESS THAN 60 FEET IN WIDTH AT ITS NARROWEST PART.
NO PERMANENT STRUCTURE OR BUILDING SHALL BE CONSTRUCTED ON ANY LOT, TRACT OR PARCEL OF THIS PLAT CLOSER THAN 20 FEET TO THE MARGIN OF ANY STREET OR ROAD.
CONSTRUCTION ON ANY LOT SHALL REQUIRE A BUILDING PERMIT AND SEWAGE DISPOSAL PERMIT PRIOR TO COMMENCEMENT OF WORK.
IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS AND SEALS THIS 17TH DAY OF OCTOBER, 1961.

Sidney M. Ducken
Karl U. Ducken

ACKNOWLEDGMENT

STATE OF WASHINGTON }
COUNTY OF ISLAND } ss.
THIS IS TO CERTIFY THAT ON THE 17 DAY October, A.D. 1961, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED SIDNEY M. DUCKEN AND KARL U. DUCKEN TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY SIGNED AND SEALED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES MENTIONED HEREIN.
IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Notary Public in and for the State of Washington, Residing at _____
Bob Warner



PLAT OF DUGALLA BAY HEIGHTS OF DIVISION NUMBER TWO SECTION 17, T. 33 N., R. 2 E. W. M.

ALL LOT CORNERS AND POINTS OF CURVATURE ARE MARKED BY IRON PIPES DRIVEN FLUSH WITH THE GROUND. LOT NUMBERS ARE PAINTED ON WOOD STAKES DRIVEN BESIDE THE PIPES.

SEE COR. GOV'T LOT 2, SEC. 17, T. 33 N., R. 2 E. W. M.