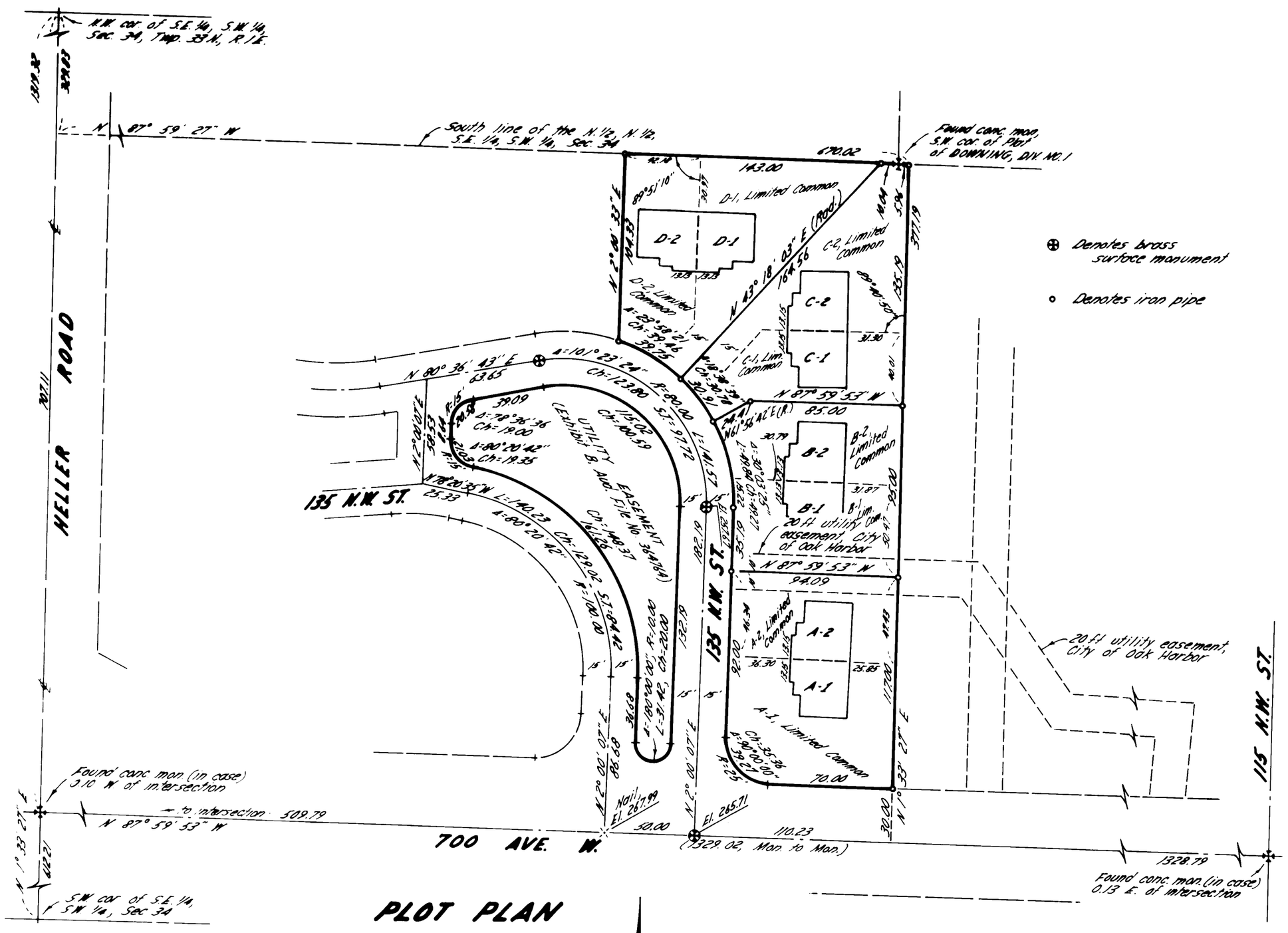
3999898 -01

DATE	REVISION	BY



PLOT PLAN

Bearing system shown is based on the Washington Coordinate System, North Zone

Elevations shown are based on City of Oak Harbor Datum (USC & G.S. Mean Sea Level plus 100 feet)

Share of ownership of common elements in percent of total:

Apartment A-1 :	12.5 %
Apartment A-2 :	12.5 %
Apartment B-1 :	12.5 %
Apartment B-2 :	12.5 %
Apartment C-1 :	12.5 %
Apartment C-2 :	12.5 %
Apartment D-1 :	12.5 %
Apartment D-2 :	12.5 %

50 0 50 100
SCALE IN FEET

APPROVAL
Approved by me this 9TH day of SEPT, 1980

Jack E. Wilson
Jack E. Wilson, P.E.
Building Official
City of Oak Harbor

DECLARATION
Recorded September 11, 1980, in Volume 490, Page 490, under Auditor's File No. 373410, records of Island County, Washington

SEC. 34, T.33 N., R.1E., W.M.

DESCRIPTION

That portion of the Southeast 1/4 of the Southwest 1/4 of Section 34, Township 33 North, Range 1 East, W.M., Island County, Washington, described as follows:

Commencing at the Northwest corner of said Southeast 1/4 of the Southwest 1/4 of Section 34; thence

South 01° 33' 27" West along the West line of said Southeast 1/4 of the Southwest 1/4, being the centerline of Heller Road, a distance of 707.11 feet to the intersection of Heller Road and 700 Avenue West; thence

South 87° 59' 53" East along the centerline of said 700 Avenue West, a distance of 670.02 feet to the East line of the West 670.00 feet of aforesaid Southeast 1/4 of the Southwest 1/4 of Section 34; thence

North 01° 33' 27" East along said East line, a distance of 30.00 feet to the North right-of-way margin of 700 Avenue West and the True Point of Beginning; thence

North 87° 59' 53" West along said right-of-way margin, a distance of 70.00 feet to the beginning of a curve to the right from which a radial line bears

North 02° 00' 07" East to the radius point; thence northwesterly along said curve to the right, being along the East right-of-way margin of 135 Northwest Street, having a radius of 25.00 feet, through a central angle of 90° 00' 00", an arc distance of 39.27 feet; thence continuing along said East right-of-way margin,

North 02° 00' 07" East 127.19 feet to the beginning of a curve to the left from which a radial line bears

North 87° 59' 53" West to the radius point; thence northwesterly along said curve left, continuing along said East right-of-way margin, having a radius of 95.00 feet, through a central angle of 72° 40' 25", an arc distance of 120.50 feet; thence

North 02° 00' 33" East 104.33 feet to the South line of the North 1/2 of the North 1/2 of the Southeast 1/4 of the Southwest 1/4 of Section 34; thence

South 87° 59' 27" East along said South line, a distance of 159.00 feet to the East line of the West 670.00 feet of the Southeast 1/4 of the Southwest 1/4 of Section 34; thence

South 01° 33' 27" West along said East line, a distance of 347.19 feet to the True Point of Beginning.

ALSO, commencing at aforesaid intersection of Heller Road and 700 Ave. West; thence

South 87° 59' 53" East along the centerline of said 700 Avenue West, a distance of 509.79 feet; thence

North 02° 00' 07" East 50.00 feet; thence

South 87° 59' 53" East 15.00 feet to the True Point of Beginning; thence

North 02° 00' 07" East 36.68 feet to the beginning of a curve to the left from which a radial line bears

North 87° 59' 53" West to the radius point; thence northwesterly along said curve to the left, having a radius of 115.00 feet, through a central angle of 80° 20' 42", an arc distance of 161.26 feet to the beginning of a curve to the right from which a radial line bears

North 11° 39' 25" East to the radius point; thence northwesterly along said curve to the right, having a radius of 15.00 feet, through a central angle of 80° 20' 42", an arc distance of 21.03 feet; thence

North 02° 00' 07" East 8.64 feet to the beginning of a curve to the right from which a radial line bears

South 87° 59' 53" East to the radius point; thence northerly along said curve to the right, having a radius of 15.00 feet, through a central angle of 78° 36' 36", an arc distance of 20.58 feet; thence

North 80° 36' 43" East 39.09 feet to the beginning of a curve to the right from which a radial line bears

South 09° 23' 17" East to the radius point; thence southerly along said curve to the right, having a radius of 65.00 feet, through a central angle of 101° 23' 24", an arc distance of 115.02 feet; thence

South 02° 00' 07" West 132.19 feet to the beginning of a curve to the right from which a radial line bears

North 87° 59' 53" West to the radius point; thence southwesterly and northwesterly along said curve to the right, having a radius of 10.00 feet; throught a central angle of 180° 00' 00", an arc distance of 31.42 feet to the True Point of Beginning.

SURVEYOR'S CERTIFICATE:

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of Bestway Construction

DANIEL E. BEARDSLEE — STATE OF WASHINGTON — REGISTERED PROFESSIONAL LAND SURVEYOR

Certificate No. 15640

AUDITOR'S CERTIFICATE:

Filed for record this 11th day of September 1980 at 11:34 A.M. in Book ____ of ~~Surveys~~ Maps at Page ____ at the request of Fakkema & Kingma, Inc. under Auditor's File No. 373411

E. Duane Kemp, Auditor
by Sherry Simms, Deputy
County Auditor

MAP OF
ALDERBROOKE CONDOMINIUM, PHASE 1
SEC. 34, TWP. 33 N., R. 1 E. OAK HARBOR, WASHINGTON

SURVEYED:	DATE: 8-80	FLD. BK.: 1-38	FAKKEMA & KINGMA, INC. CONSULTING ENGINEERS & SURVEYORS 4086 400th Ave. West Oak Harbor, Wa. 98277 675-5973
DRAWN BY: ERF	DATE: 8-28-80	CKD. BY:	

SCALE: 1"=50' PROJECT NO.: 1670-P1
VOLUME OF SURVEYS, PAGE

SHEET 1 OF 3

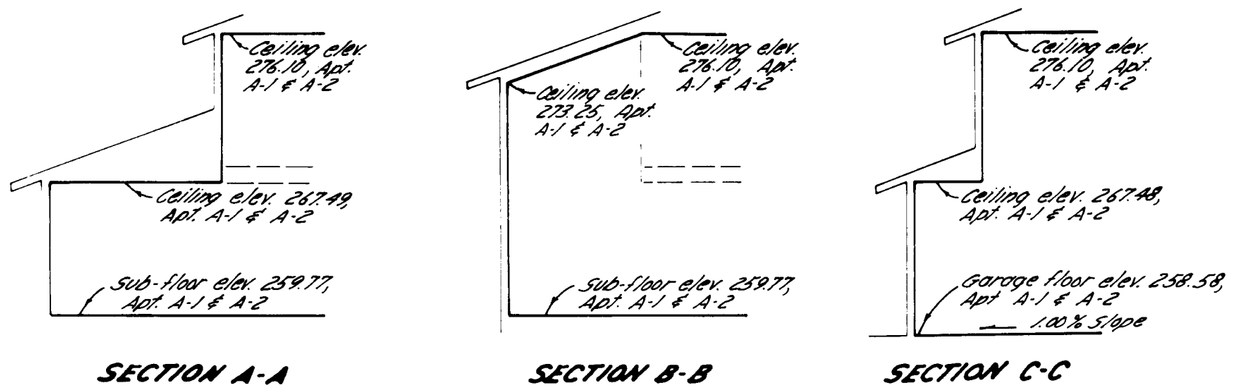
SHEET 1 OF 3
ALDERBROOKE
373411

3999898 - 02

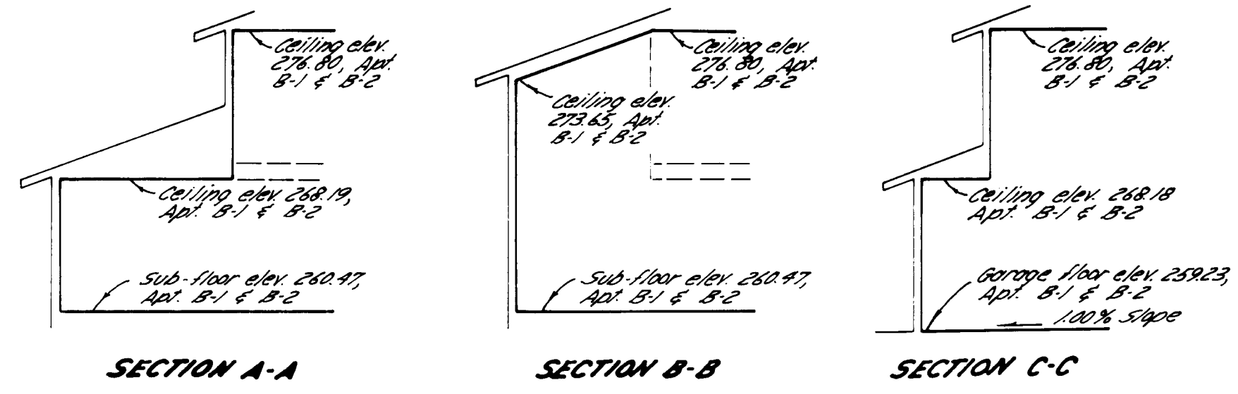
SHEET 2 OF 3

ALDERBROOKE

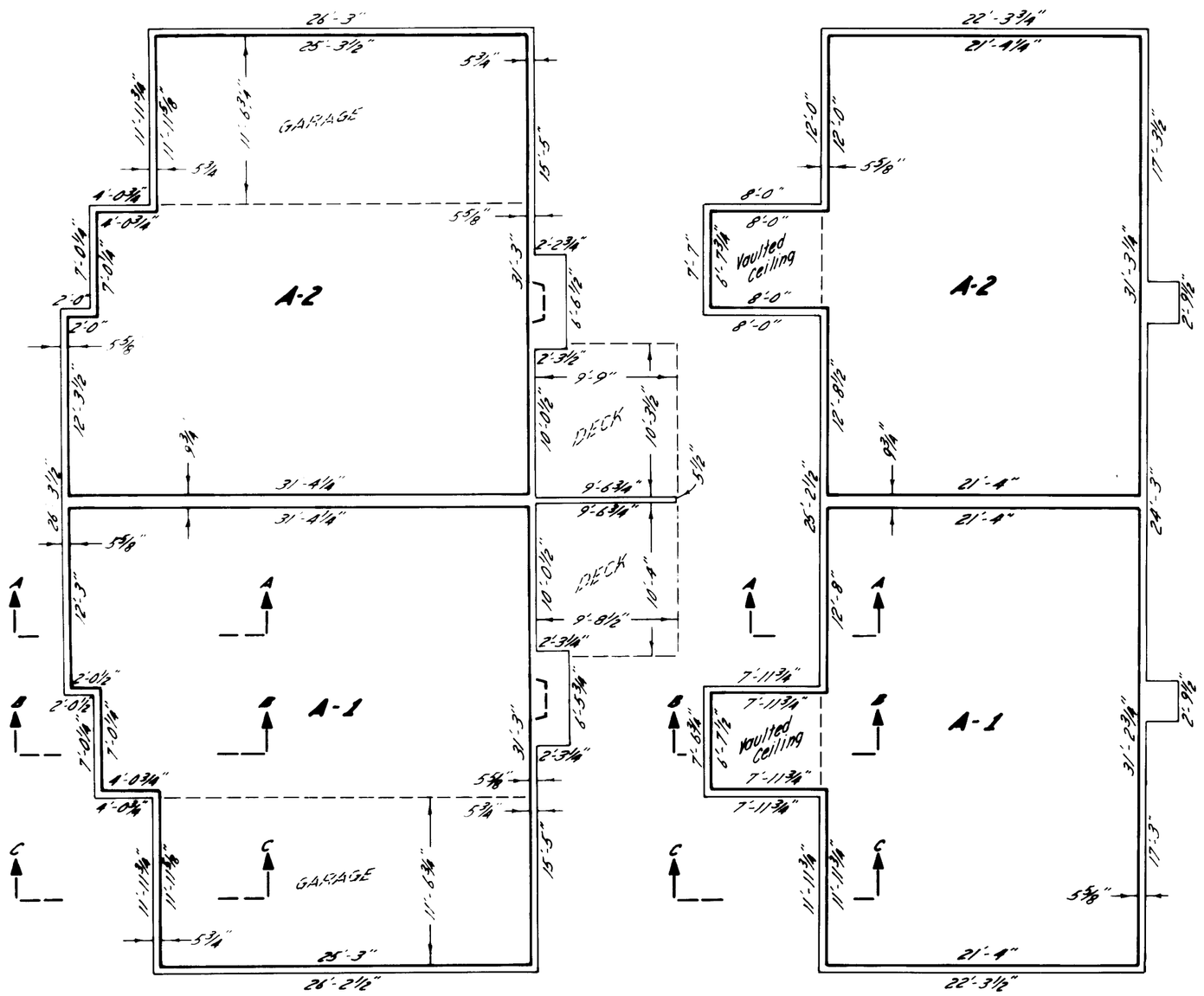
3734111



SECTION A-A SECTION B-B SECTION C-C



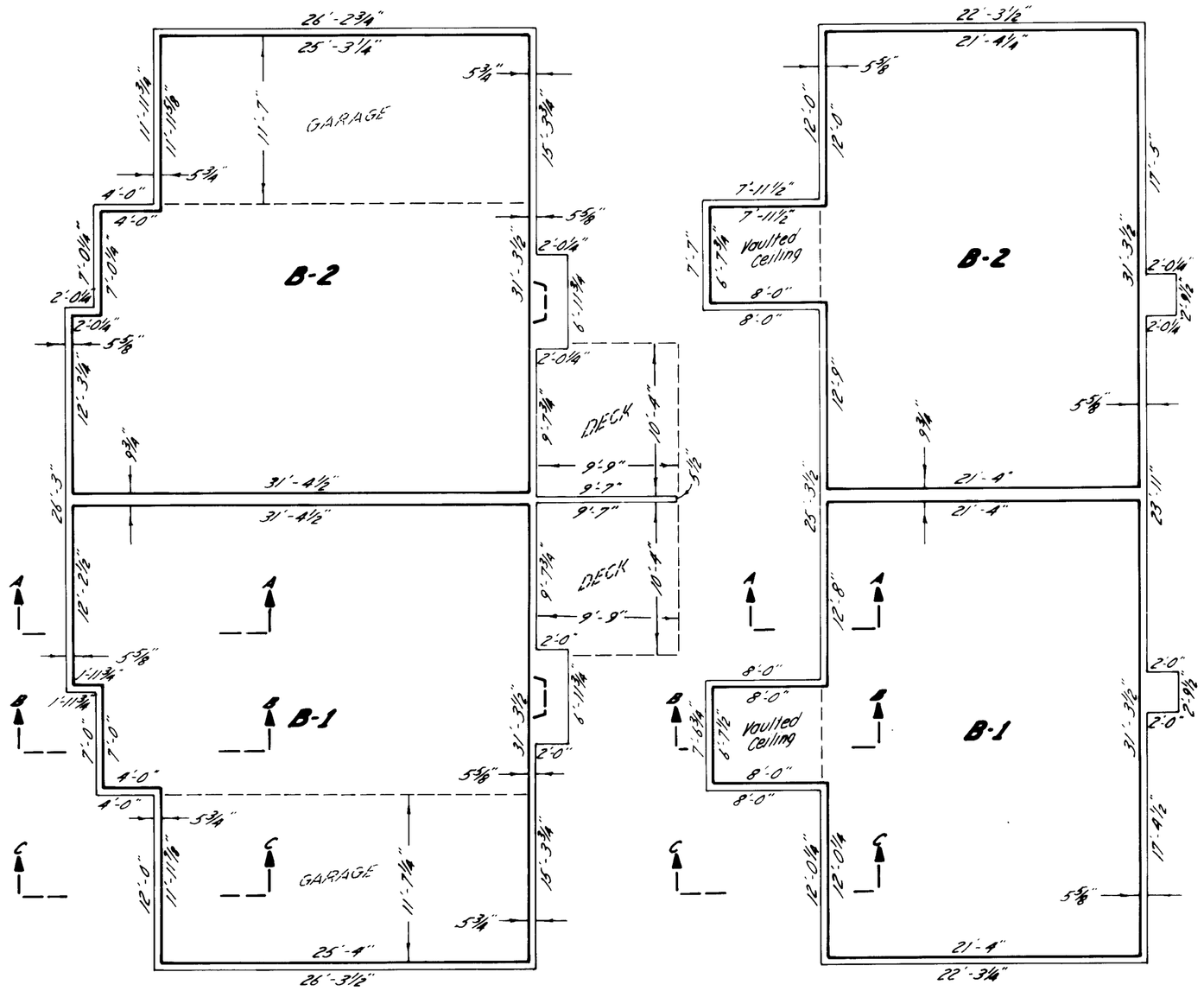
SECTION A-A SECTION B-B SECTION C-C



LOWER FLOOR UPPER FLOOR

BUILDING A

SCALE: 1/8"=1'



LOWER FLOOR UPPER FLOOR

BUILDING B

SCALE: 1/8"=1'

Elevations shown are based on City of Oak Harbor Datum (U.S.C. & G.S. Mean Sea Level [redacted] 100 ft)

REVISIONS

BUILDING PLANS OF

ALDERBROOKE CONDOMINIUM, PHASE 1

SEC. 34, TWP. 33 N., R. I E. OAK HARBOR, WASHINGTON

DRAWN BY: EAF	FAKKEMA & KINGMA, INC. CONSULTING ENGINEERS & SURVEYORS 4086 400 Ave. W., Oak Harbor, Wash. 98277 675-5973	SCALE 1/8"=1'	DWG. NO. 1670-P1
APPROVED BY:		DATE Aug 28, 80	SHEET NO.

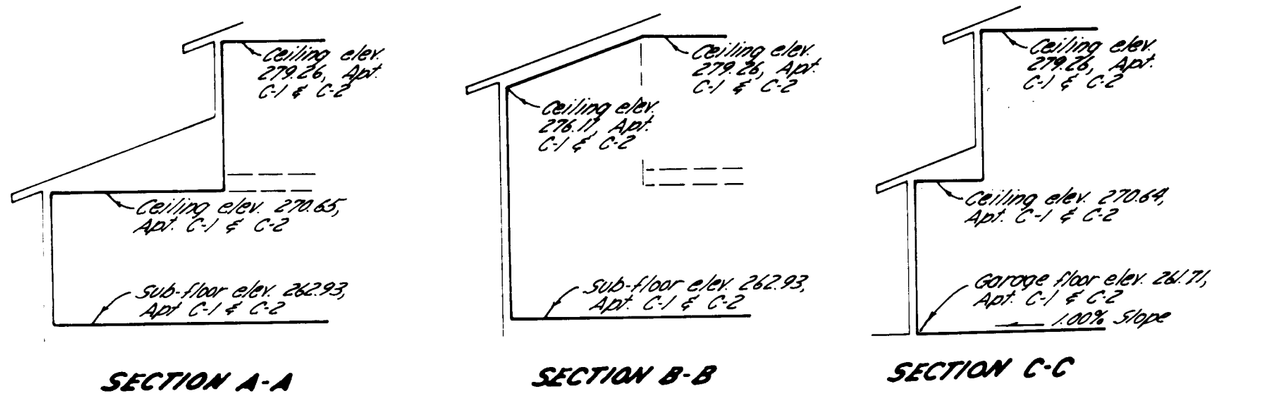
SHEET 2 OF 3

3999898 -03

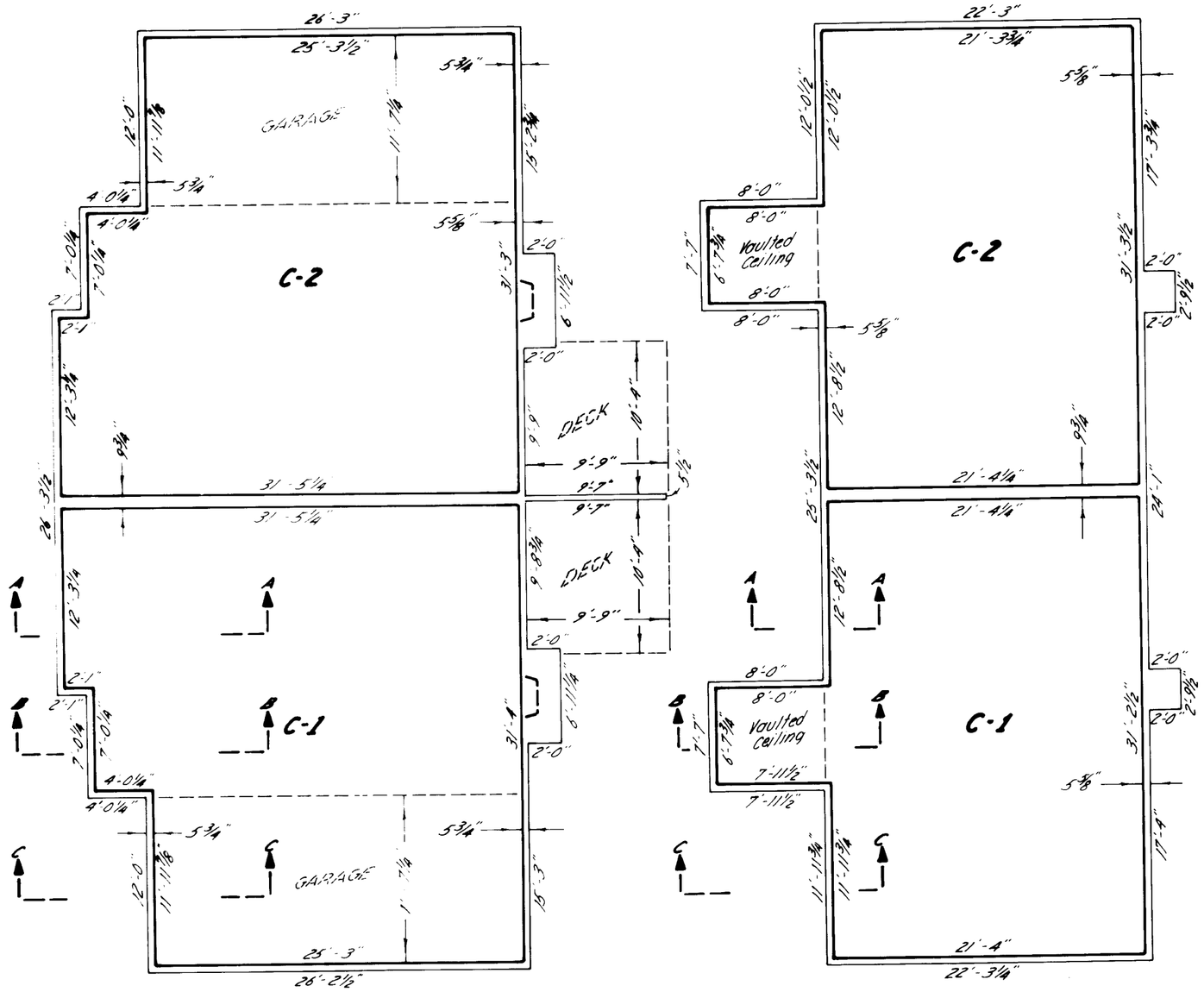
SHEET 3 OF 3

ALDERBROOKE

373411



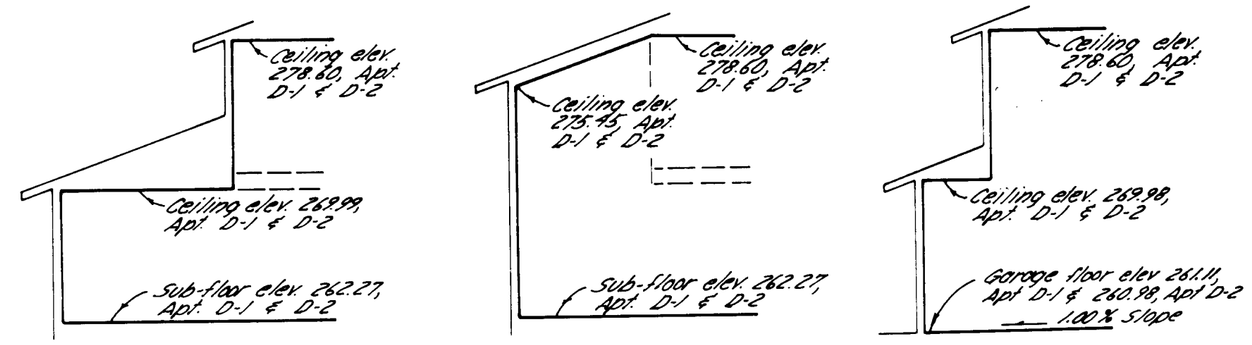
SECTION A-A SECTION B-B SECTION C-C



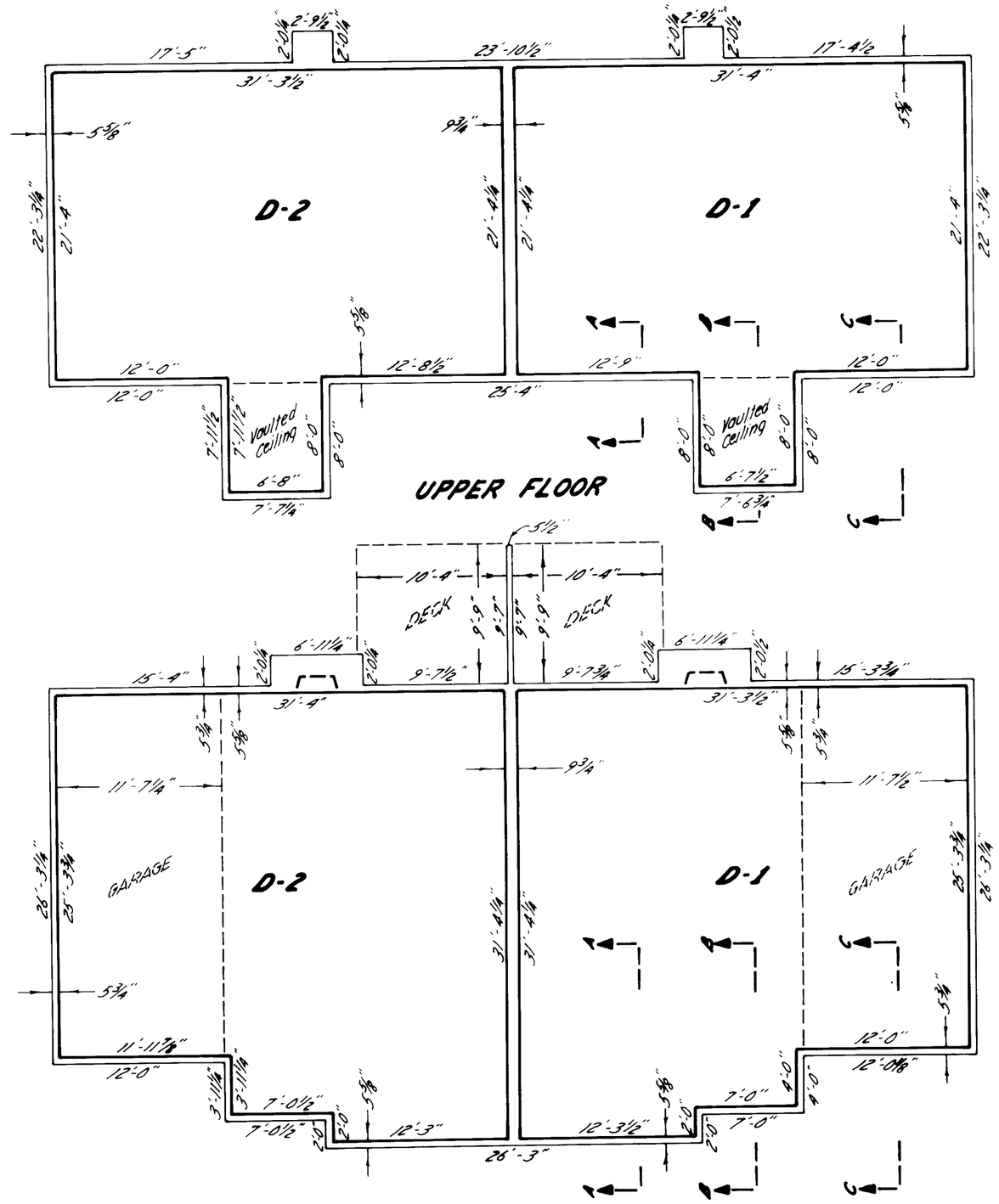
LOWER FLOOR UPPER FLOOR

BUILDING C

SCALE: 1/8" = 1'



SECTION A-A SECTION B-B SECTION C-C



UPPER FLOOR

LOWER FLOOR

BUILDING D

SCALE: 1/8" = 1'

Elevations shown are based on City of Oak Harbor Datum (U.S.C. & G.S. Mean Sea Level plus 100 ft).

LAND SURVEYOR'S CERTIFICATE

I, Daniel E. Beardslee, hereby certify that the condominium plans of ALDERBROOKE CONDOMINIUM, PHASE I, on sheets 1 thru 3 are based on an actual survey, and that they fully and accurately depict the apartment numbers, dimensions, and locations of the apartments as built.

Daniel E. Beardslee
Registered Land Surveyor
Certificate No. 15640

DANIEL E. BEARDSLEE STATE OF WASHINGTON REGISTERED PROFESSIONAL LAND SURVEYOR

VERIFICATION

Daniel E. Beardslee, being on oath duly sworn, deposes and says that he is a Registered Land Surveyor, knows the contents of the Land Surveyor's certification, survey map, and plans herein, and believes the same to be true.

Daniel E. Beardslee

Subscribed and sworn before me this 2nd day of Sept., 1980.

Joan M. Leon
Notary Public in and for the State of Washington, residing at Oak Harbor

REVISIONS	

BUILDING PLANS OF

ALDERBROOKE CONDOMINIUM, PHASE 1

SEC. 34, TWP. 33 N., R. 1 E. OAK HARBOR, WASHINGTON

DRAWN BY: ERF	FAKKEMA & KINGMA, INC. CONSULTING ENGINEERS & SURVEYORS 4086 400 Ave. W., Oak Harbor, Wash. 98277 675-5973	SCALE: 1/8" = 1'	DWG. NO. 1670-P1
APPROVED BY:		DATE: Aug. 28, 80	SHEET NO.

SHEET 3 OF 3