DRAWING NUMBER
Beachwood #2

BEACHWOOD DIV. 2

IN THE SE 1/4 SEC. 2 T. 29 N, R 3 E, W.M.
ISLAND COUNTY WASHINGTON

DESCRIPTION

All that portion of the NE 1/4, of the SE 1/4, of Section 2, T. 29 N, R. 3 E., W.M., described as follows:

Beginning at the N.E. corner of the Plat of Beachwood Division No. 1, recorded in Volume 8 – page 63, records of Island County, Washington; thence S 86°21'32"E., along the North line of said NE/4, SE/4, 977.20 ft. to the E/4 corner of said Section 2; thence S 0°54'09"W., along the East line of said NE/4, SE/4, 269.54 ft. to a point on the Northerly Margin of Beachwood Drive; thence N 57°22'00"W., 189.69 ft. to a point on a curve, the tangent of which bears S 32°38'00"W.; thence Southwesterly along the arc of a curve to the right, having a central angle of 96°52'51", and a radius of 45.0 ft., a distance of 76.09 ft., to a point on said curve the tang. of which bears N 30°29'09"W, thence S 39°30'51"W., 168.01 ft.; thence S 28°19'29"W., 170.00 ft.; thence S 41°45'17"W., 249.25 ft.; thence S 50°38'08"E., 212.06 ft. to a point of curve; the tangent of which bears S 39°01'52"W, on the Easterly margin of said Beachwood Drive; thence Southerly along the said Easterly margin, along a curve to the left, having a central angle of 16°31'30" and a radius of 314.32 ft. a distance of 90.63 ft. to a point of tangent; thence S 22°30'22"W., 181.96 ft. to a point of curve; thence along a curve to the right having a central angle of 33°32'15" and a radius of 329.38 ft., a distance of 307.77 ft. to a point of tangent; thence S 76°02'37"W., 43.39 ft. to a point of curve; thence along a curve to the left having a central angle of 6°32'26" and a radius of 845.06 ft., a distance of 96.47 ft. to a point of reverse curve; thence along a curve to the right having a central angle of 22° 54' 25" and a radius of 276.79 ft., a distance of 110.66 ft. to a point on the South line of said NE/4, SE/4, being the S.E. Corner of said Plat of Beachwood Div. No. 1; thence N 0°02'53"W., 1299.35 ft. to the Point of Beginning. And together with all private Roads as shown in the said Plat of Beachwood Div. #1, as recorded in Vol. 8 pg. 63, records of Island Co. Washington.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we the undersigned owners in fee simple of the land hereby platted, hereby declare this plat and dedicate to the use of the public forever all of the existing county roads as shown for highway purposes, also the right to make all necessary slopes for cuts and fill upon the lots shown hereon in the reasonable original grading. Also the right to drain all streets over and across any lot or lots where water might take a natural course after the streets are graded.

All lots, tracts, or parcels of land embraced in this Plat are subject to and shall be sold only under the following restrictions: No permanent structure or building shall be constructed on any lot, tract, or parcel of this plat closer than 20 ft. to the margin of any street or road. No lot 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 7500 square feet or less than 60 feet in width at its narrowest part.

Construction on any lot shall require a building permit and sewage disposal permit prior to commencement of work.

IN WITNESS WHEREOF we have here unto set our hands and seal this 29 day of OCTOBER, 1967 AD

UNITED DEVELOPERS INC.

SEAL

Albert J. Lilygren, Treas. — Alton Gordon Durham, ALTON GORDON DURHAM, PRES.

SHERMAN R. WILLIAMS — BEVERLY WILLIAMS

THOR RONNING — ALBERT L. LILYGREN

JANE ANN RONNING — HELEN H. LILYGREN

PERCY R. COUSENS

ACKNOWLEDGMENT

STATE OF WASHINGTON } SS
COUNTY OF SNOHOMISH

This is to certify that on this 29 day of October 1967 AD before me, the undersigned, a Notary Public, personally appeared, Albert J. Lilygren, Treas. and Alton Gordon Durham, Pres., officials of United Developers Inc. and Albert J. Lilygren and Helen H. Lilygren his wife and Thor Ronning and Jane A. Ronning his wife and Percy R. Cousens, a widower, and Sherman R. Williams & Beverly Williams his wife to me known to be the individuals and corporation who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purpose therein mentioned; and on oath stated that they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corp.

WITNESS my hand and official seal the day year first above written.

M B Meyring
NOTARY PUBLIC in and for the state of Washington Residing AT Lynnwood

APPROVALS

Examined and approved this 18th day of December 1967 AD
ISLAND COUNTY ENGINEER

COUNTY ROAD ENGINEER

Examined and approved this 18 day of DECEMBER 1967 AD

PLANNING COMMISSION

Examined and approved this 18th. day of DECEMBER 1967 AD

E. E. Christe
CHMN. BOARD OF COUNTY COMMISSION
John R. Vandenych
F. A. Guest

ATTEST:
G. W. Libbey
COUNTY AUDITOR

TREASURER'S CERTIFICATE

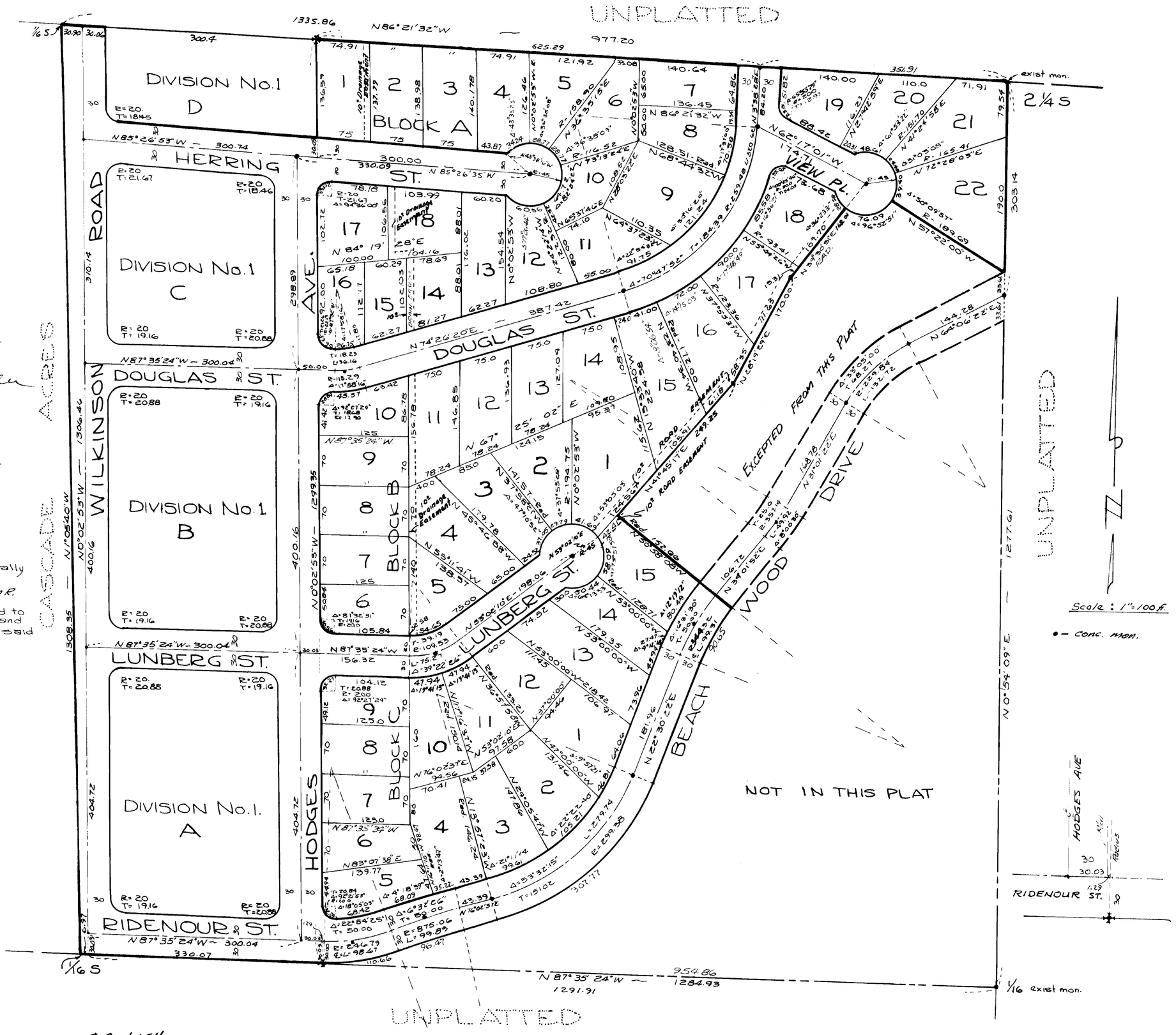
I, Harry A. Lang Treasurer of Island County, Washington, hereby certify that all taxes on the above property are fully paid to and including the year 1968 AD.

Harry A. Lang
ISLAND COUNTY TREASURER

Ruth E. Zylstra
DEPUTY TREASURER

CERTIFICATE OF TITLE

RECORDED IN VOLUME 171 OF ISLAND COUNTY, PAGE 483, UNDER AUDITOR'S FILE # 204753 DATED DECEMBER 22, 1967 AT 4:11 P.M.



#204754

RECORDING

Filed for record at the request of UNITED DEVELOPERS on DECEMBER 22 1967 AD at 12 minutes past 4 P.M. o'clock and recorded in Volume 7 of Plats, page 14, Records of Island County, Washington.

G. W. Libbey
COUNTY AUDITOR

By: _____
DEPUTY AUDITOR

SURVEYOR'S CERTIFICATE

I Albert W. Chenoweth, hereby certify that this plat of BEACHWOOD DIV "2 is based on an actual survey and subdivision of Section 2, Township 29 N, Range 3, E., W.M. that the distances and courses and angles are shown hereon correctly that proper monuments have been set and lot corners staked on the ground.

ALBERT W. CHENOWETH
STATE OF WASHINGTON
No. 12203
REGISTERED
LAND SURVEYOR

MEYRING SURVEYORS, INC.
LYNNWOOD, WASH.
Albert W. Chenoweth
Albert W. Chenoweth
Registered Land Surveyor

PLAN HOLD