DRAWING NUMBER
Broad View Add #2

PLAT OF BROAD VIEW ADDITION

DIVISION NO. 2

OAK HARBOR, WASHINGTON

DESCRIPTION

A portion of the Ulrich Freund Donation Land Claim No. 10, Island County, Washington, described as follows; Commencing at the Northwest corner of the Plat of Broad View Addition, Division No. 1, Oak Harbor, Washington, according to the plat thereof, recorded in volume 6 of Plats at page 17, records of Island County, Washington, the true point of beginning; thence N 89°34'25"W along the westerly production of said Plat of Broad View Addition, Division No. 1, for 942.02 feet; thence S 36°11'35"W for 51.51 feet; thence S 35°06'42"E for 136.51 feet; thence angle right 90°00' to become tangent to a curve; thence on a curve to left, having a radius of 176.46 feet and consuming an angle of 18°41'43", for 57.58 feet; thence S 53°48'25"E for 161.85 feet, thence S 32°44'31"W for 228.97 feet; thence S 11°58'33"W for 41.01 feet; thence S 0°28'44"E for 84.90 feet; thence S 8°38'41"E for 46.90 feet; thence N 70°20'25"E for 131.35 feet; thence angle to the right 90°00' to become tangent to a curve; thence on a curve to the left having a radius of 179.63 feet, and consuming an angle of 16°31'50" for 51.83 feet; thence N 53°48'35"E for 60.0 feet; thence angle the left 90°00' to become tangent to a curve; thence on a curve to the right having a radius of 119.63 feet and consuming an angle of 0°40' for 1.39 feet; thence S 89°34'25"E for 858.23 feet; thence S 0°28'20"W for 18.75 feet; thence S 89°34'25"E for 140.0 feet; thence N 0°28'20"E for 335.0 feet to the South line of said Broad View Addition, Division No. 1; thence N 89°34'25"W along the South line of Broad View Addition, Division No. 1 for 290.0 feet to the Southwest corner of said Broad View Addition, Division No. 1; thence along the westerly boundary of said plat, N 0°28'20"E for 120.0 feet; thence S 89°34'25"E for 200 feet; thence N 0°28'20"E for 180.0 feet to the true point of beginning, and containing 14.781 Acres.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that Ralph U. Freund and Winifred L. Freund, husband and wife, owners in fee simple, and MODERN HOME BUILDERS, INC., contract purchaser, a corporation existing under the laws of the State of Washington, do hereby declare the Plat of BROAD VIEW ADDITION, DIVISION NO. 2 and dedicate to the public for the use of the public forever all streets, roads and alleys shown thereon for any and all public purposes not inconsistent with the use thereof for public highway purposes: and also reserve the right to make all necessary slopes for cuts and fills upon the lots in the original reasonable grading of the roads, streets and alleys.

OWNERS IN FEE SIMPLE

Ralph U. Freund — RALPH U. FREUND
Winifred L. Freund — WINIFRED L. FREUND

MODERN HOME BUILDERS, INC. (CONT PUR.)

G. O. Medack — PRESIDENT
R. W. Bishop Jr. — SECRETARY

ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.
COUNTY OF ISLAND }

This is to certify that on this 17th day of May, 1958, personally appeared before me Ralph U. Freund and Winifred L. Freund, husband and wife, to me known to be the persons who executed the above Dedication, and who acknowledged the same to be their free and voluntary act and deed for the uses and purposes therein mentioned.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

John W. Wold
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING IN OAK HARBOR

ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.
COUNTY OF KING }

This is to certify that on this 13 day of May 1958, personally appeared before me G. O. Medack and R. W. Bishop, Jr. to me known to be the President and Secretary respectively of Modern Home Builders, Inc. the corporation that executed the within and foregoing instrument and who acknowledged to me that they signed and sealed the same as a free and voluntary act and deed of said corporation for the uses and purposes therein mentioned and on oath stated they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Donald St. Sheely
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING IN SEATTLE

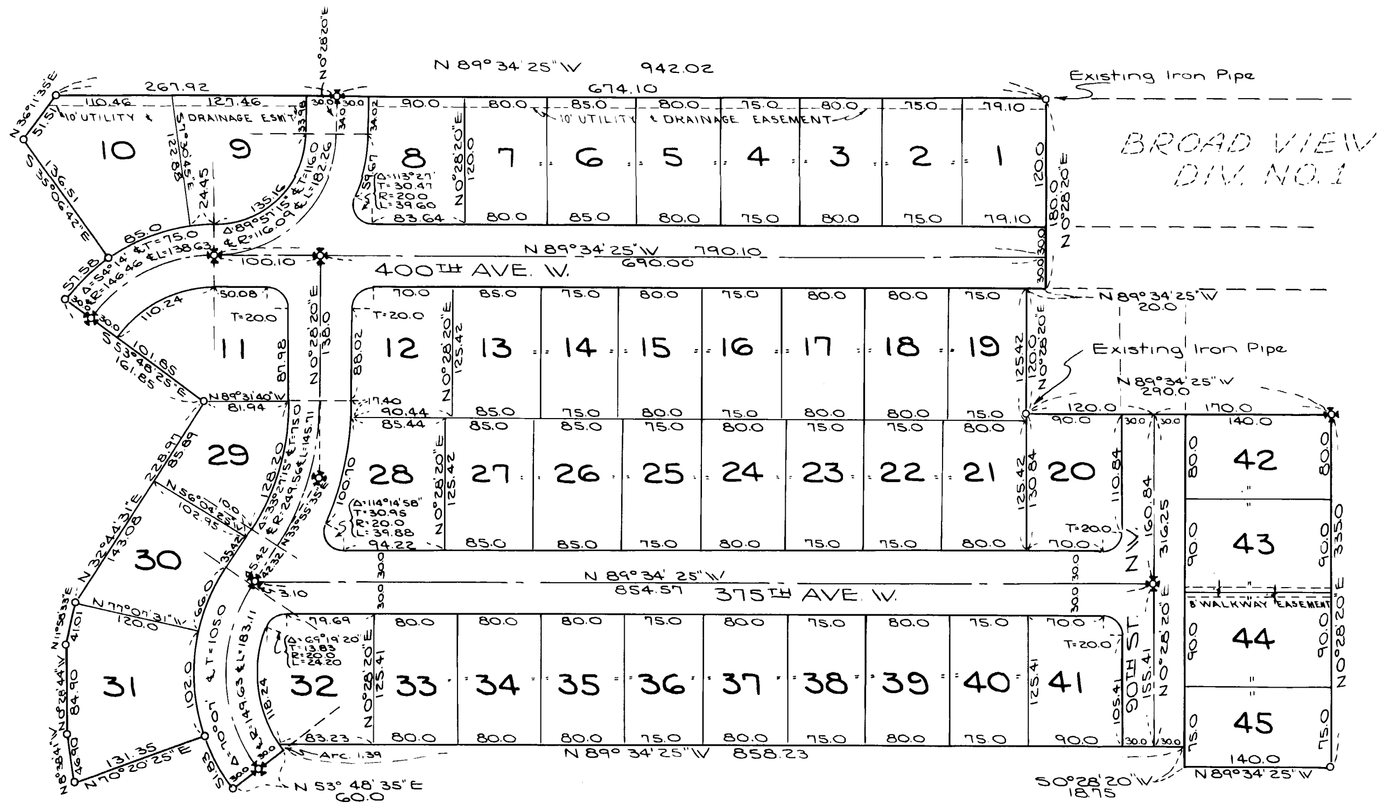
SURVEYORS CERTIFICATE

I, hereby certify that the annexed Plat of Broad View Addition, Division No. 2 is based on an actual survey and subdivision of a portion of the Ulrich Freund Donation Land Claim No. 10; that courses and distances are correct, that monuments have been set and lot corners staked on the ground according to the statutes and ordinances.

Walter E. Lane
PROF. LAND SURVEYOR - LIC NO. 4633

RESTRICTIONS

Restrictive and Protective covenants covenants covering all lots in this Plat are in accordance with Declaration of Protective Covenants, as filed for record in Vol.___ of Misc. at Page___, records of Island County, Wash.



✠ Indicates Concrete Monument
o Indicates Iron Pipe Monument

Scale: 1" = 100'

TREASURERS CERTIFICATE

I, hereby certify that all taxes heretofor levied and which have become a lien upon the lands described above, have been fully paid and discharged, according to records of my office, up to and including the year 1959.

Harry A. Lange — ISLAND COUNTY TREASURER — by: Ruth E. Zylstra — DEPUTY COUNTY TREASURER

APPROVALS

Examined and approved by the Planning Commission of the City of Oak Harbor this 27 day of MAY 1958.

C. M. Shepherd — CHAIRMAN

Examined and approved by the Engineer of the City of Oak Harbor this 27 day of May 1958.

Jesse A. Buskirk — ENGINEER

Examined and approved by the Council of the City of Oak Harbor this 3 day of June 1958.

ATTEST: Clarissa Walrath — CITY CLERK
Ray Swayze — MAYOR

115129

RECORDING

Filed for record at the request of Modern Home Builders, Inc. on this 6th day of June 1958 at 45 minutes past 11 o'clock A.M. and recorded in Vol. 6 of Plats at page 25 records of Island County, Wash.

J. W. Nibbey — AUDITOR - ISLAND COUNTY, WASH. — By: Marion T. Cook, Deputy

CERTIFICATE OF TITLE
CERTIFICATE OF TITLE RECORDED IN VOLUME 27 OF MISCELLANEOUS RECORDS, PAGES 695-696, AT 11:58 A.M. ON JUNE 6, 1958 UNDER AUDITOR'S FILE No. 115121, ISLAND COUNTY, WASHINGTON.

PLAN HOLD