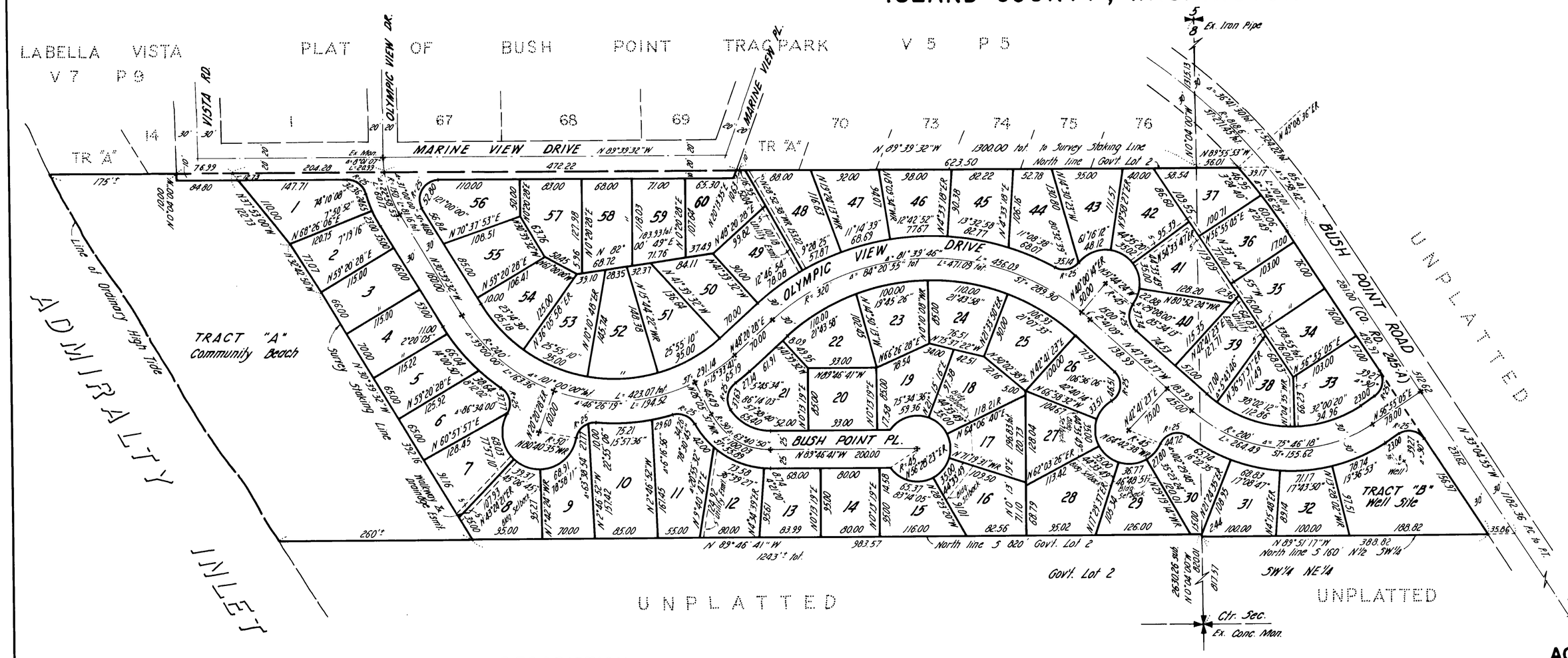
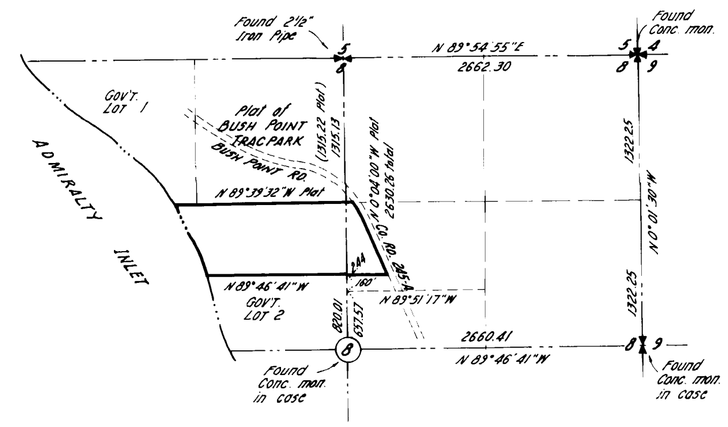
BUSH POINT TERRACE

-DIVISION NO. 1-

SECTION 8, TWP. 29 N, R2E, W.M.

ISLAND COUNTY, WASHINGTON





"Subdivision Detail" SCALE: 1"=1000'

n

SCALE: 1"=100'

✠ = conc. monument

DESCRIPTION

This plat of BUSH POINT TERRACE embraces a portion of Government Lot 2 and a portion of the SW¼ of the NE¼ of Section 8, Township 29 North, Range 2 East of W.M. on Whidbey Island in Island County, Washington, and is more particularly described as follows:

Commencing at the north quarter corner of said section; thence S 0°04'00"E along the north-and-south centerline of said section 1315.13 feet to the northeast corner of said Government Lot 2 and the Point Of Beginning; thence S 89°55'53"E along the north line of the SW¼ of the NE¼ of said section 56.01 feet to intersect the southwesterly margin of Bush Point Road presently 60.00 feet in width, at a point on a curve from which the center lies S 49°08'36"W and 788.60 feet distant; thence southeasterly along said road margin and along said curve to the right through a central angle of 7°46'29" an arc distance of 107.01 feet to a point of tangency; thence S 33°04'55"E along said road margin 492.37 feet to the north line of the south 160.00 feet in width of the N½ of the SW¼ of the NE¼ of said section; thence N 89°51'17"W along said north line 388.82 feet to the west line of the SW¼ of the NE¼ of said section; thence N 0°04'00"W along said west line 244 feet to the north line of the south 820.00 feet in width of said Government Lot 2; thence N 89°46'41"W along said north line 983.57 feet to the beginning of a survey staking line which lies upland of and approximately parallels the line of ordinary high tide of Admiralty Inlet; thence in a general northwesterly direction along said survey staking line by the following courses and distances: N 30°39'32"W 392.16 feet; N 32°42'50"W 77.07 feet and N 37°53'00"W 122.73 feet to the terminus of said survey staking line at its intersection with the north line of said Government Lot 2; thence S 89°39'32"E along said lot line 1300.00 feet to the Point Of Beginning; TOGETHER with that portion of said Government Lot lying below said survey staking line and extending westerly to the line of ordinary high tide of Admiralty Inlet and which lies northerly of the north line of the south 820.00 feet in width of said lot.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that William P. Dobson and Ruth M. Dobson his wife owners and GOLDEN WEST INVESTMENT CORP. contract purchasers of the land hereby platted, hereby declare this plat to be know as "Bush Point Terrace" and dedicate to the use of the Bush Point Terrace Community Club Inc. the Community Beach shown on the plat as Tract "A" and the well site, Tract "B" all streets, alleys, easements and walkways shown hereon, and the use thereof for all public purposes not inconsistent with the use thereof for public highway purposes are hereby dedicated to the use of the public forever. Also the right to make all necessary slopes for cuts and fills upon the lots, blocks, tracts, etc. shown on this plat in the reasonable original grading of all the streets, avenues places, 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. All lots, tracts, or parcels of land embraced in this plat are subject to and shall be sold only under the following reservations:

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, 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 lot shall be less than 12000 sq. ft. or less than 80 ft. in width at its narrowest part. Construction on any lot shall require a building permit and sewage disposal permit prior to commencement of work.

William P. Dobson — Ruth M. Dobson

GOLDEN WEST INVESTMENT CORP. Cecil Ferrill, President — Rudolf Podany, Sec-Treasurer

ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.
COUNTY OF SNOHOMISH }

This is to certify that on the 6TH day of JULY 1967, before me the undersigned a Notary Public, personally appeared William P. Dobson and Ruth P. Dobson his wife, to me know to be the individuals 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 purposes therein mentioned.
WITNESS my hand and official seal the day and year first above written.

James H. Melton
Notary Public in and for the State of Washington
Residing at EDMONDS

ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.
COUNTY OF SNOHOMISH }

This is to certify that on the 6TH day of JULY 1967, before me the undersigned, a Notary Public personally appeared Cecil FERRILL and Rudolf PODANY, President and Sec-Treasurer respectively of GOLDEN WEST INVESTMENT CORP. a Washington corporation to me know to be the individuals who executed the within dedication and acknowledged to me that the signed and sealed the same as their voluntary act and deed for the uses and purposes 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 corporation.
WITNESS my hand and official seal the day and year first above written.

James H. Melton
Notary Public in and for the State of Washington
Residing at EDMONDS

LAND SURVEYORS CERTIFICATE

I hereby certify that the plat of BUSH POINT TERRACE is based upon an actual survey and subdivision of Section 8, Twp 29 N., R 2 E. W.M., that the distances, courses and angles are shown thereon correctly and that monuments and lot corners will be set on the ground as construction is completed.

R. Ruskin Fisher
R. Ruskin FISHER Reg. Land Surveyor
Certificate No. 2077

APPROVALS

Examined and approved this 17 day of July 1967.

County Engineer

Examined and approved this 17TH day of July 1967.

County Planning Director

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

Harry A. Lang, Treasurer, Island County — Ruth E. Sutherland, Deputy Treasurer, Island County

Approved by the Board of County Commissioners this 17TH day of JULY 1967.

E. E. Christer — John R. Vandergraft — F. A. Gnaedinger

ATTEST: J. W. Libby, COUNTY AUDITOR

CERTIFICATE OF TITLE

Recorded JULY 17, 1967, File No. 199072 Volume 163, Page 336, Island County, Washington.

#199073

RECORDING CERTIFICATE

Filed for record at the request of KENNETH GRAYSON on JULY 17TH 1967, at 17 minutes past 11:00 AM and recorded in Volume 9 of Plats, Page 43, Records of Island County, Washington.

J. W. Libby, County Auditor — Deputy County Auditor

BUSH POINT TERRACE, DIV. I
WHIDBEY ISLAND
In Sec. 8, Twp 29N., R. 2 E., W.M.
Vol. 9, P. 43

EX. 67505

DRAWING NUMBER
Bush Point Terrace #1

PLAN HOLD