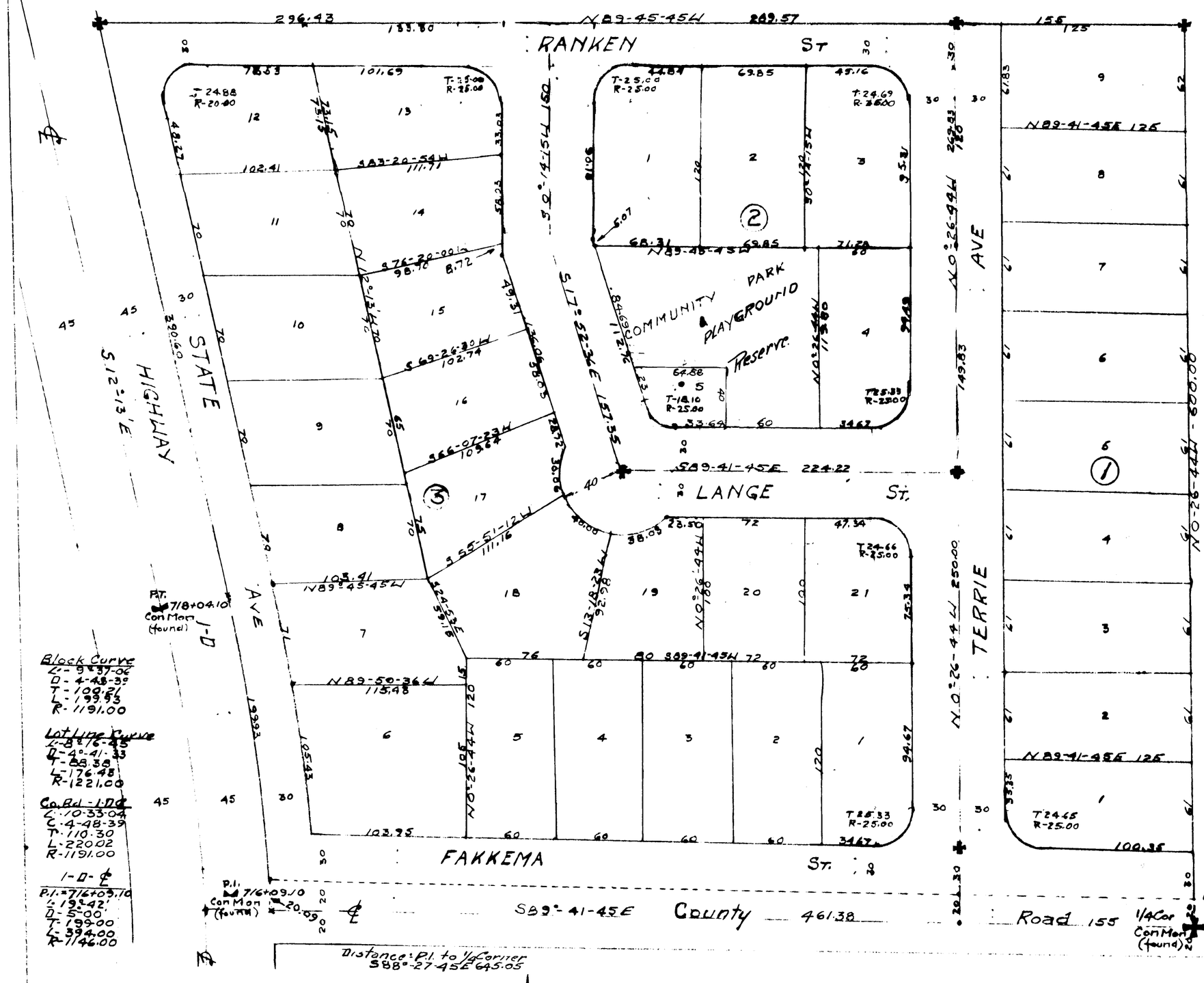
EASTGATE



DESCRIPTION

Beginning at the Southeast corner of the Southwest quarter of Section 24 thence N 0-26-44W on the East line of said Southeast quarter of the Southeast quarter 600 feet, thence N89°45-45"W 721.60 feet to the boundary of Highway 1-D thence Southerly on said boundary to the center line of the County Road thence S89°41-45E to the point of beginning. in Twp. 33 N. Rge. 1 E.W.M.

ACKNOWLEDGMENT

State of Washington } ss
County of Island

On this day personally appeared before me Jack T. Ranken and Ruth Ranken, his wife to me known to be the individuals who executed the within and foregoing DEDICATION and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.
Given under my hand and seal this 7th day of April A.D. 1960

Frank B. Schrader
Notary Public in and for the State of Washington
Residing at Seattle, Wash.

PLAT OF EASTGATE

SUB-DIVISION

ISLAND COUNTY WN.

SCALE - 1" = 50'

DEDICATION

Know all men by these presents:- That we the undersigned owners in fee simple of the with in described lands do hereby declare this plat to be known as EASTGATE and do hereby dedicate to the public all Streets and Roads shown on the plat here-on

Right being reserved to construct and maintain Public Utilities on said Streets and Roads either above or below ground and to make all necessary slopes for cuts or fills upon the lots shown in the original grading of said Streets or Roads also the right to drain the Streets or Roads over or across any lot or lots where water may take a natural course.

No building shall be placed or maintained on any lot except a private dwelling garage or suitable outbuilding for the sole use of the owner or occupant except as hereafter stated. Exterior work on any building shall be completed within one year of start of construction. No limitations of any material shall be used for exterior finish. Exterior finish shall of wood stone brick, glass, steel, concrete or a like material. Roofing can be of any standard material.

Sewage disposal shall be by septic tank or by a method approved by the County Board of Health.

No building shall be erected within 20 feet of any Street line nor within 5 feet and side property line except a garage which may be within 1 foot of either lot line.

A corporation will be organized to own, manage and maintain the water system and one membership will be given to the owner or owners of each lot and each lot shall have the right to be connected to the system and served water as be provided by the rules and regulations of the corporation.

Ownership of the areas marked "Reserve" is hereby conveyed to the owners of the lots in this plat for Park & Playground purposes.

Ownership by voluntary conveyance or contract is restricted to one individual or marital community except lots as noted here after as business lots.

Lots 1 to 12 inclusive in Block 3 and Lot 1 in Block 1 are here with designated as business property.

Construction on any lot shall require a County building permit prior to commencement of work.

An easement is reserved across the rear 5 feet of the lots in Block 3 to construct maintain operate and repair a water line for the community water system. Also on the South boundary of lot 17 and the North boundary of lot 18

J. T. Ranken
Ruth M. Ranken
J. J. McMillan
E. Gertrude McMillan
Alice K. Lange
Bertha M. Lange

Certificate of Title
Recorded June 13 A.D. 1960
File No. 129716 Volume 29 of
Miscellanous Records
Page 223 Island Co. Wn

ENGINEERS CERTIFICATE

I hereby certify that the plat of EASTGATE is based on an actual survey of the S.E. ¼ of the S.W. ¼ of Sec. 24, Twp. 33 N. Rge. 1 E.W.M. and that all monuments, lot and block corner stakes were set as indicated.

A. J. McMillan
Registered Land Surveyor

COUNTY ENGINEER

Examined and Approved by me on this 13 day of June A.D. 1960

Leo H. Morris
County Engineer

TREASURERS CERTIFICATE

I, the treasurer of Island Co. Wn do here by certify that all taxes have been paid on the within described lands up to and including the year A.D. 1961.
In witness whereof I have here unto set my hand and affixed my official seal on this 28th day of April A.D. 1960

Harry A. Lange, By Ruth E. Zylstra
Treasurer of Island Co. Wn
Deputy

COUNTY COMMISSIONERS

Presented to the Board of County Commissioners and Approved on this 13 day of June A.D. 1960

Attest
J. W. Libbey
Clerk

Board of County Commissioners

129717

AUDITORS CERTIFICATE

Filed for record at the request of A.J. McMillan on this 13th day of June A.D. 1960 at 21 minutes past 11 o'clock A.M. and recorded in Volume 6 of Plats Page 62 record of Plats of Island Co. Wn.

J. W. Libbey Island County Auditor
M. Cook Deputy Auditor
Auditor of Island Co. Wn.

ACKNOWLEDGMENT

State of Washington } ss
County of Island

On this day personally appeared before me A.J. McMillan and E. Gertrude McMillan his wife to me known to be the individuals who executed the foregoing DEDICATION and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.
Given under my hand and seal this 23rd day of April A.D. 1960

Lowell V. Washington
Notary Public in and for the State of Washington
Residing at OAK HARBOR

State of Washington } ss
County of Island

On this day personally appeared before me Jack T. Lange and Bertha M. Lange his wife, to me known to be the individuals who executed the within and foregoing DEDICATION and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.
Given under my hand and official seal this 25th day of April A.D. 1960

W. Rampmeyer
Notary Public in and for the State of Washington
Residing at COUPEVILLE

PLAT OF EASTGATE

PLAN HOLD