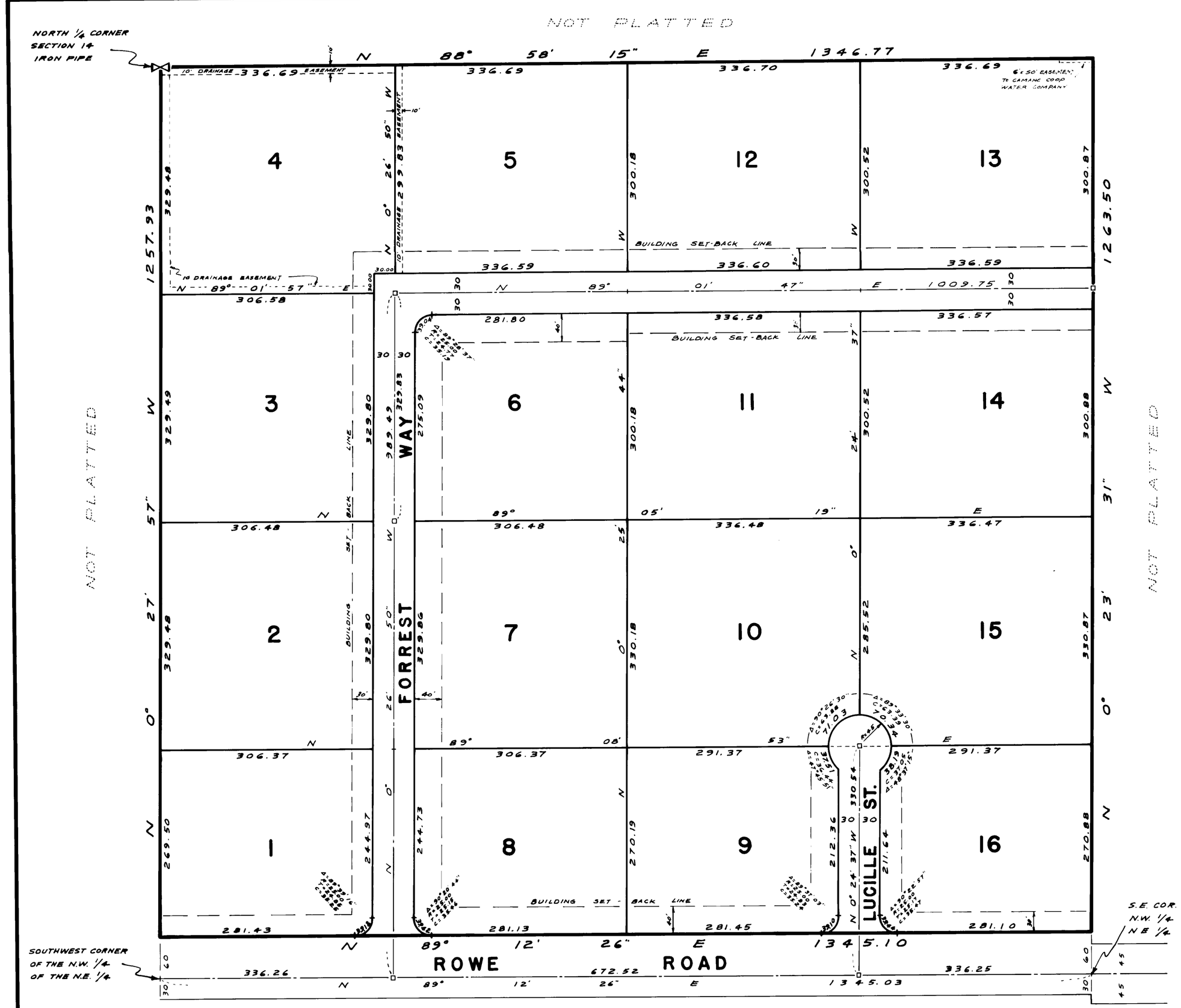
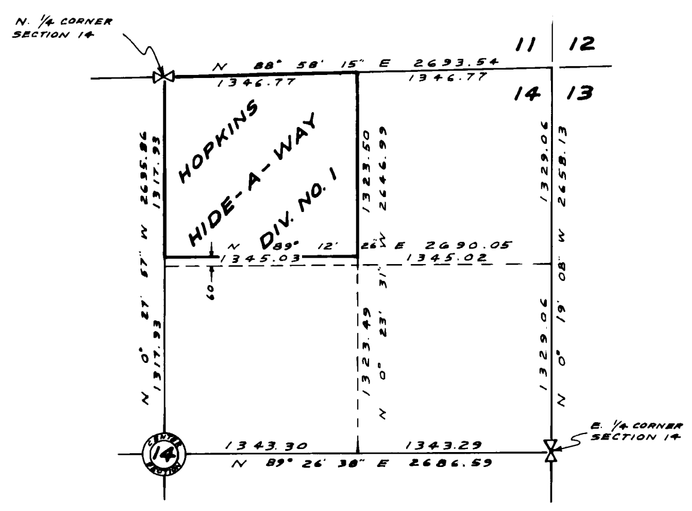
3998176

56.

PLAT OF
HOPKINS HIDE-A-WAY
DIV. NO. 1
SECTION 14, T. 31 N., R. 2 E., W.M.
CAMANO ISLAND, WASH.
SCALE: 1" = 100'





VICINITY SKETCH
SUBDIVISION OF THE N.E. 1/4 OF SEC. 14, T. 31 N., R. 2 E. W.M.
SCALE: 1" = 800'

NOT PLATTED

NORTH

□ - - - - DENOTES CONCRETE MONUMENT

IRON PIPES WERE SET AT ALL LOT CORNERS

NOTE:
THERE SHALL BE NO PRIVATE DRIVEWAY ACCESS FROM ROWE ROAD TO LOTS 1, 8, 9 AND 16.

DESCRIPTION
THE PLAT OF HOPKINS HIDE-A-WAY, DIV. NO. 1, EMBRACES THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 31 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, EXCEPT THE SOUTH 60.00 FEET THEREOF.

SURVEYORS CERTIFICATE
I HEREBY CERTIFY THAT THE PLAT OF HOPKINS HIDE-A-WAY, DIV. NO. 1 IS BASED UPON AN ACTUAL SURVEY OF SECTION 14, T. 31 N., R. 2 E. W.M., THAT THE DISTANCES, COURSES, AND ANGLES ARE SHOWN THEREON CORRECTLY, THE MONUMENTS HAVE BEEN SET AND ALL LOT AND BLOCK CORNERS HAVE BEEN STAKED ON THE GROUND, THAT THE PROVISIONS OF STATUTE AND ORDINANCE HAVE BEEN OBSERVED.

Harold P. Rader
HAROLD P. RADER
PROFESSIONAL ENGINEER & LAND SURVEYOR

APPROVALS
APPROVED BY THE BOARD OF COUNTY COMMISSIONERS THIS 17 DAY OF FEBRUARY A.D. 1969.

F. A. Grant
E. E. Christe
John R. Vandenberg
BOARD OF COUNTY COMMISSIONERS

ATTEST:
J. W. Libbey
COUNTY AUDITOR

APPROVED BY THE ISLAND COUNTY PLANNING COMMISSION THIS _____ DAY OF _____ A.D. 196__.

John Vandenberg
COUNTY PLANNING DIRECTOR

APPROVED BY THE ISLAND COUNTY ENGINEER THIS 17 DAY OF February A.D. 1969.

T. F. Carskadden
COUNTY ENGINEER

TREASURER'S CERTIFICATE
I, ~~HARRY A. LAMB~~, TREASURER OF ISLAND COUNTY, WASHINGTON, HEREBY CERTIFY THAT ALL TAXES ON THE PROPERTY EMBRACED IN THIS PLAT ARE PAID TO AND INCLUDING THE YEAR 1969.

T. F. Carskadden
COUNTY TREASURER
BY Ruth E. Zylstra
DEPUTY

CERTIFICATE OF TITLE
RECORDED FEB. 17 1969 FILE NO. 217945
VOLUME 191 PAGE 735 ISLAND COUNTY, WASHINGTON.

RECORDED #217946
FILED FOR THE RECORD AT THE REQUEST OF Harold P. Rader Assoc. Inc. ON FEB. 17 A.D. 1969, AT 27 MINUTES PAST 1 O'CLOCK AND RECORDED IN VOLUME 10 OF PLATS, AT PAGE 56, RECORDS OF ISLAND COUNTY, WASHINGTON.

J. W. Libbey
COUNTY AUDITOR
BY Cherry Sirianna
DEPUTY

DEDICATION & RESTRICTIONS
KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED DO HEREBY DECLARE THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, AVENUES, PLACES AND SEWER EASEMENTS OR WHATEVER PUBLIC PROPERTY THERE IS SHOWN ON THE PLAT AND THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES. 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 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:

ALL PERMANENT STRUCTURES OR BUILDINGS SHALL BE LOCATED ON ALL LOTS TRACTS OR PARCELS OF THIS PLAT, COMPLYING WITH THE SETBACK REGULATIONS OF SECTION 5 OF THE ISLAND COUNTY INTERIM ZONING ORDINANCE AS AMENDED SEPT. 16, 1968. 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 PLAT SHALL BE LESS THAN 7200 SQUARE FEET OR LESS THAN 60 FEET IN WIDTH AT THE BUILDING LINE. CONSTRUCTION ON ANY LOT SHALL REQUIRE A BUILDING PERMIT AND SEWAGE DISPOSAL PERMIT PRIOR TO COMMENCEMENT OF WORK.

IN WITNESS WHEREOF, THIS DEDICATION IS EXECUTED ON THIS 29 DAY OF JAN A.D. 1969.

~~Forrest~~ Hopkins
FORREST O. HOPKINS

John P. Hopkins
JOHN P. HOPKINS

Donald R. Hopkins
DONALD R. HOPKINS

ACKNOWLEDGMENT
STATE OF WASHINGTON } SS
COUNTY OF ISLAND

THIS IS TO CERTIFY THAT ON THE 31 DAY OF JAN A.D. 1969 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED FORREST O. HOPKINS, JOHN P. HOPKINS, DONALD R. HOPKINS, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY SIGNED AND SEALED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES MENTIONED THEREIN.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Mary Ann Hopkins
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT Marrowstone Island Wash.

OFFICIAL SEAL OF COUNTY ENGINEER | OFFICIAL SEAL OF COUNTY TREASURER | OFFICIAL SEAL OF COUNTY AUDITOR | OFFICIAL SEAL OF SURVEYOR | OFFICIAL SEAL OF NOTARY PUBLIC

HOPKINS HIDE-A-WAY DIV. NO. 1

A.W.G.

DRAWING NUMBER [redacted]
PLAN HOLD CORPORATION · TORRANCE · CA
REORDER BY NO. 07054 24
HOPKINS HIDE-A-WAY #1 CAMANO
PEEL PROTECTIVE STRIP TO EXPOSE ADHESIVE. POSITION EDGE OF PRINT ON THIS LINE BEFORE ADHERE
PLAN HOLD