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LIGHTHOUSE SHORES, DIVISION No. 4

A PORTION OF GOV'T LOT 3, SECTION 6, TWP. 29N, R2E.W.M.

PORTIONS OF BLOCK 2 & BLOCK 6, PLAT OF BUSH POINT AND A REPLAT OF BLOCK 3, PLAT OF LIGHTHOUSE SHORES, DIVISION No. 2

ISLAND COUNTY, WASHINGTON

DESCRIPTION

This Plat of Lighthouse Shores, Division No. 4 embraces a portion of Gov't. Lot 3 Sec. 6, Twp. 29 N, R 2 E.W.M. a replat of portions of Block 2 and Block 6, Plat of Bush Point as recorded in Vol. 3 of Plats, Page 2, Auditors Records of Island County, Washington and all of Block 3, Plat of Light house Shores; Division No. 2 as recorded in Vol. 8 of Plats; Page 37, Records of said Island County more particularly described as follows:

Beginning at the Northwest corner of Lot No. 29 of said Plat of Light-house Shores; Division No. 2, being the True Point of Beginning:

Thence West along the South line of the Plat of Lighthouse Shores; Division No. 1 as recorded in Vol. 6 of Plats. Page 81 Auditors records of said Island County a distance of 218.55 feet; thence S 0°04'28"E a distance of 160.00 feet; thence East a distance of 19.17 feet; thence S 0°04'28"E a distance of 356.60 feet to the North-erly margin of Lake Avenue as shown on the Plat of Lighthouse Shores; Division No. 3 as recorded in Vol. 9 of Plats; Page 54; records of said Island County; thence along said Northerly margin as follows: S 65°12'00"E a distance of 230.80 feet; thence S 67°13'00"E a distance of 125.79 feet; thence on the arc of a curve to the left having a radius of 25.00 feet and subtending an angle of 112°51'28" a distance of 49.24 feet; thence N 0°04'28"W along the West margin of First Street as shown on said Plat of Lighthouse Shores, Division No. 2 a distance of 357.38 feet; thence continueing on said West margin on the arc of a curve to the right having a radius of 110.00 feet and subtending an angle of 45°41'47" a distance of 87.73 feet; thence on the arc of a curve to the left having a radius of 25.00 feet and subtending an angle of 135°37'19" a distance of 59.18 feet; thence West along the South margin of Sunset Avenue as shown on said Plat of Lighthouse Shores Division No. 2 a distance of 176.36 feet; thence N 0°04'28"W a distance of 50.00 feet to the Southwest corner of said Lot No. 29; thence continueing N 0°04'28"W along the West line of said Lot No. 29 a distance of 110.00 feet to the True Point of Beginning.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we, Emily Estella Nelsen, a widow and Bush Point Corporation, a Washington Corporation, owners in fee simple, do hereby declare this Plat of Lighthouse Shores, Division No. 4 and dedicate to the use of the public forever all streets and easements shown hereon for all public purposes not inconsistent with the use thereof for streets. Also the right to make all necessary slopes for cuts or fills upon the blocks, lots or tracts shown hereon in the original, reasonable grading of all the streets

RESTRICTIONS, CONDITIONS AND RESERVATIONS: All lots, tracts or parcels of land embraced in this Plat are subject to and shall be sold only in accordance with the Declaration of Protective Covenants as filed in Vol 221, Page 411, Auditors File No 233396 of Island County, Washington.
No lot or tracts as shown on this plat shall be divided and sold or the ownership changed or transfered in any way whereby the ownership of any portion of this plat shall be less than 7200 sq. ft. or less than 60 ft. at its narrowest dimension.
Building setback and side clearances must conform to the requirements of Island County Interim Zoning Ordinance and construction on any lot or tract shall require a building permit and sanitary disposal permit prior to beginning construction.
Waiver of all claims for damages against Island County which may be occasioned to the adjacent land within the plat by the established construction, drainage and maintenance of said roads.
IN WITNESS WHEREOF, we have hereunto set our hands and seals this 20 day of [illegible] 1969

BUSH POINT CORPORATION

EMILY ESTELLA NELSEN — HERB THOMAS PRESIDENT

L. L. LONG SECRETARY

PLANNING COMMISSION APPROVAL

Examined and approved this _____ day of _____ 1970

_____
Planning Commission Chairman

ENGINEER'S APPROVAL

Examined and approved by me this 10 day of August 1970 in accordance with R.C.W. 58.17.140(1)

Island County Engineer

COMMISSIONER'S APPROVAL

Approved by the Board of County Commissioners this 10 day of August 1970

Island County Auditor

E. E. Chvatal
John A. Vandenkoff
F. A. Guest
Island County Commissioners

SURVEYOR'S CERTIFICATE

I hereby certify that this Plat of Lighthouse Shores, Division No. 4 is based upon an actual resurvey of portions of the original "Plat of Bush Point." That the distances, courses and angles are shown hereon correctly. That the monuments have been set as shown and all lot and block corners have been established in their proper position on the ground. That the provisions of statute and ordinance have been complied with. Bonding has been provided for final monumenting and staking

H. L. Hollingsworth
H. L. Hollingsworth Prof. Land Surveyor
Certificate No. 6246

TREASURER'S CERTIFICATE

I, T. F. Carskadden, Treasurer of Island County Washington, do hereby certify that all taxes on the property herein described are paid in full through the year of 1970 and 1971

T. F. Carskadden by [illegible]
Island County Treasurer Deputy

RECORDING CERTIFICATE

Filed for record at the request of Bush Point Corporation this 10th day of August 1970 at 44 munites past 1:00 P.M and recorded in Vol 11 of Plats Page 28 & 29 Auditors File No. 233395 Records of Island County, Washington.

J. W. Libbey by J. M. Wright
Island County Auditor Deputy

ACKNOWLEDGEMENTS

This is to certify that on the [illegible] day of [illegible] 1969 before me, the undersigned, a Notary Public, in and for the State of Washington, duly commissioned and sworn, personally appeared Emily Estella Nelsen, to me known to be the individual described in and who executed the forgoing instrument and acknowleged to me that she signed and sealed the same as her free and voluntary act and deed for the use and purposes mentioned herein.
IN WITNESS whereof I have hereunto set my hand and seal the day and year first above written.

Notary Public in and for the State of Washington.
Residing at [illegible]

This is to certify that on the 20 day of [illegible] 1969, before me the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Herb Thomas and L. L. Long, to me known to be the President and Secretary respectively of the Bush Point Corporation, the corporation that executed the fore-going instrument and acknowleged the said instrument to be the free and voluntary act and deed of said corporation for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.
IN WITNESS whereof, I have hereunto set my hand and seal the day and year first above written.

Notary Public in and for the State of Washington
Residing at _____

CERTIFICATE OF TITLE

Recorded on this 10th day of August 1970
File No. 233394 Vol. 221 Page 411
Records of Island County, Washington

J. W. Libbey by Cherry Simmons
Island County Auditor Deputy

LIGHTHOUSE SHORES
DIVISION No. 4

SHEET 1 OF 2

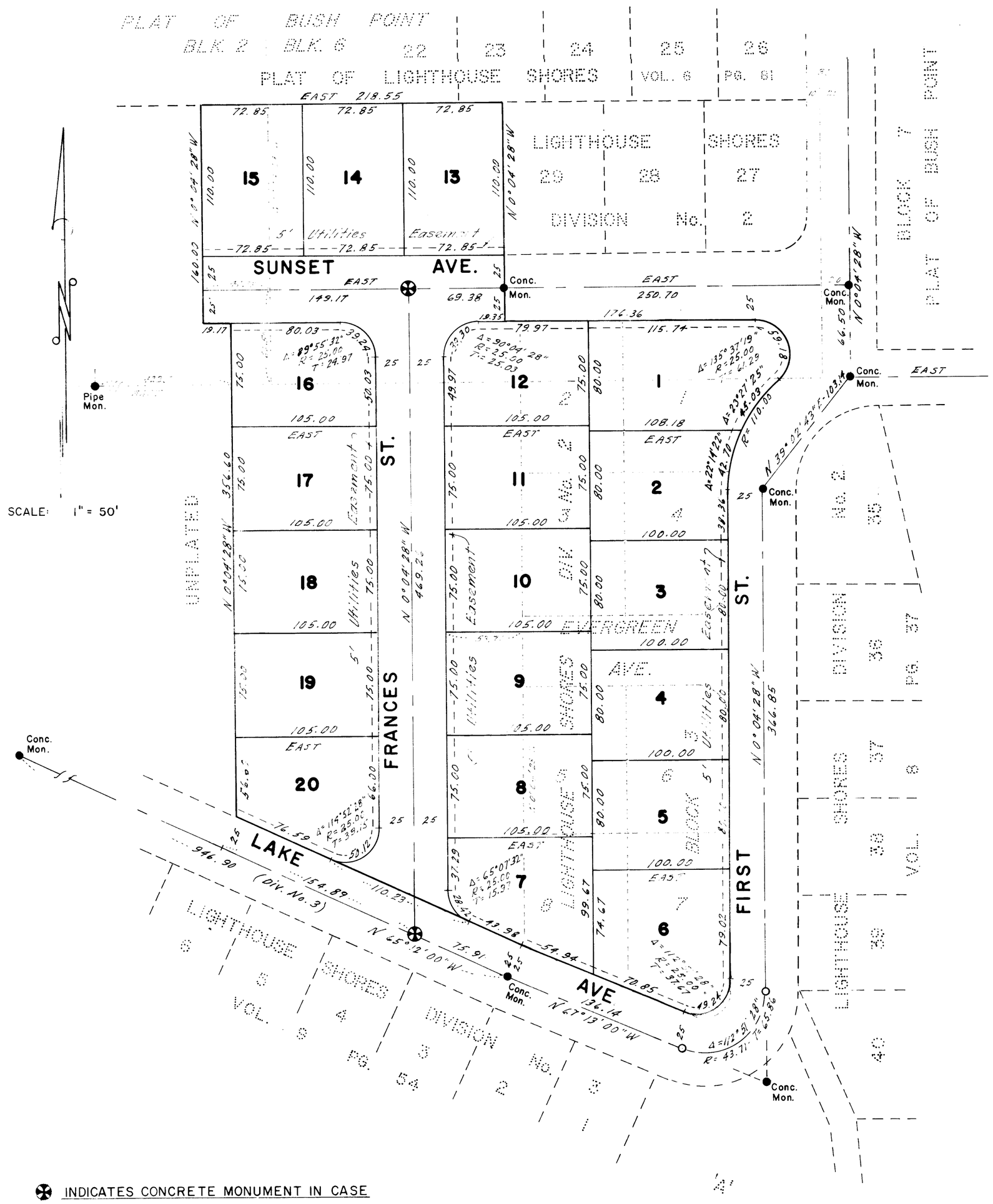
DRAWING NUMBER
Lighthouse Shores #4
2/2

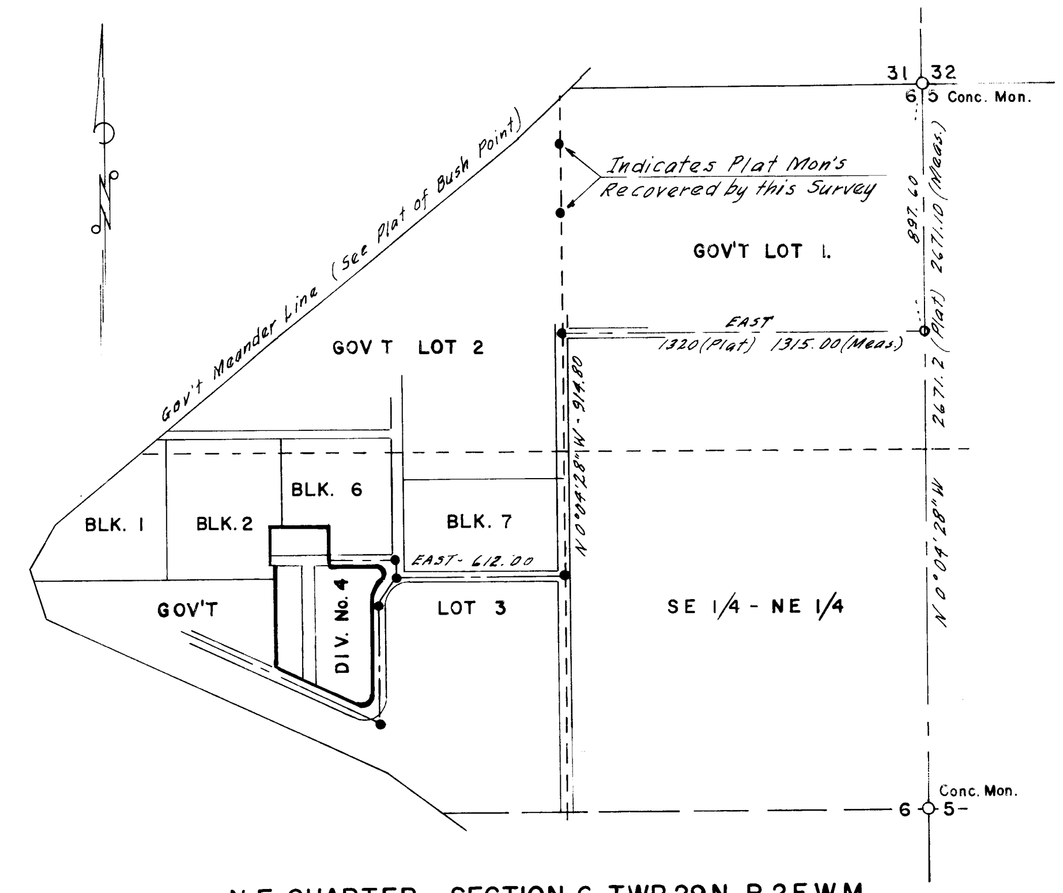
LIGHTHOUSE SHORES, DIVISION No. 4

A PORTION OF GOV'T LOT 3, SECTION 6, TWP. 29N, R2E.W.M.

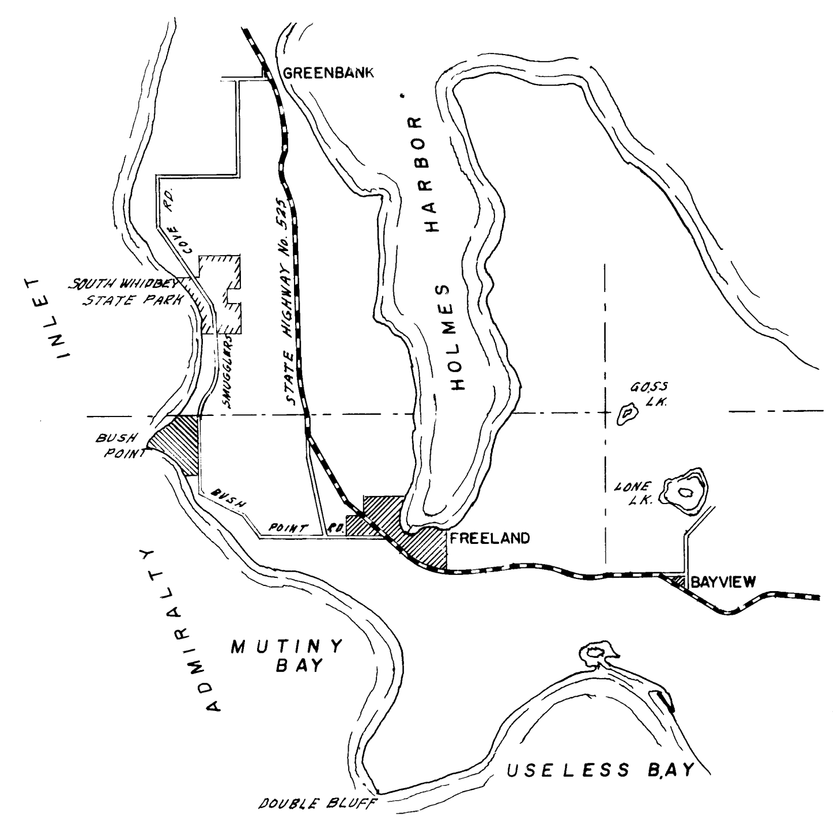
PORTIONS OF BLOCK 2 & BLOCK 6, PLAT OF BUSH POINT AND A REPLAT OF BLOCK 3, PLAT OF LIGHTHOUSE SHORES, DIVISION No. 2

ISLAND COUNTY, WASHINGTON





N.E. QUARTER - SECTION 6, TWP. 29N, R.2E.W.M.
COMPRISING THE PLAT OF "BUSH POINT"
(Recorded in Vol. 3 of Plats, Page 2.)



VICINITY MAP

CERT. No. 6246

✠ INDICATES CONCRETE MONUMENT IN CASE

● INDICATES EXISTING MONUMENTS AS SHOWN

LIGHTHOUSE SHORES
DIVISION No. 4

SHEET 2 OF 2

PLAN HOLD