3999146 -01

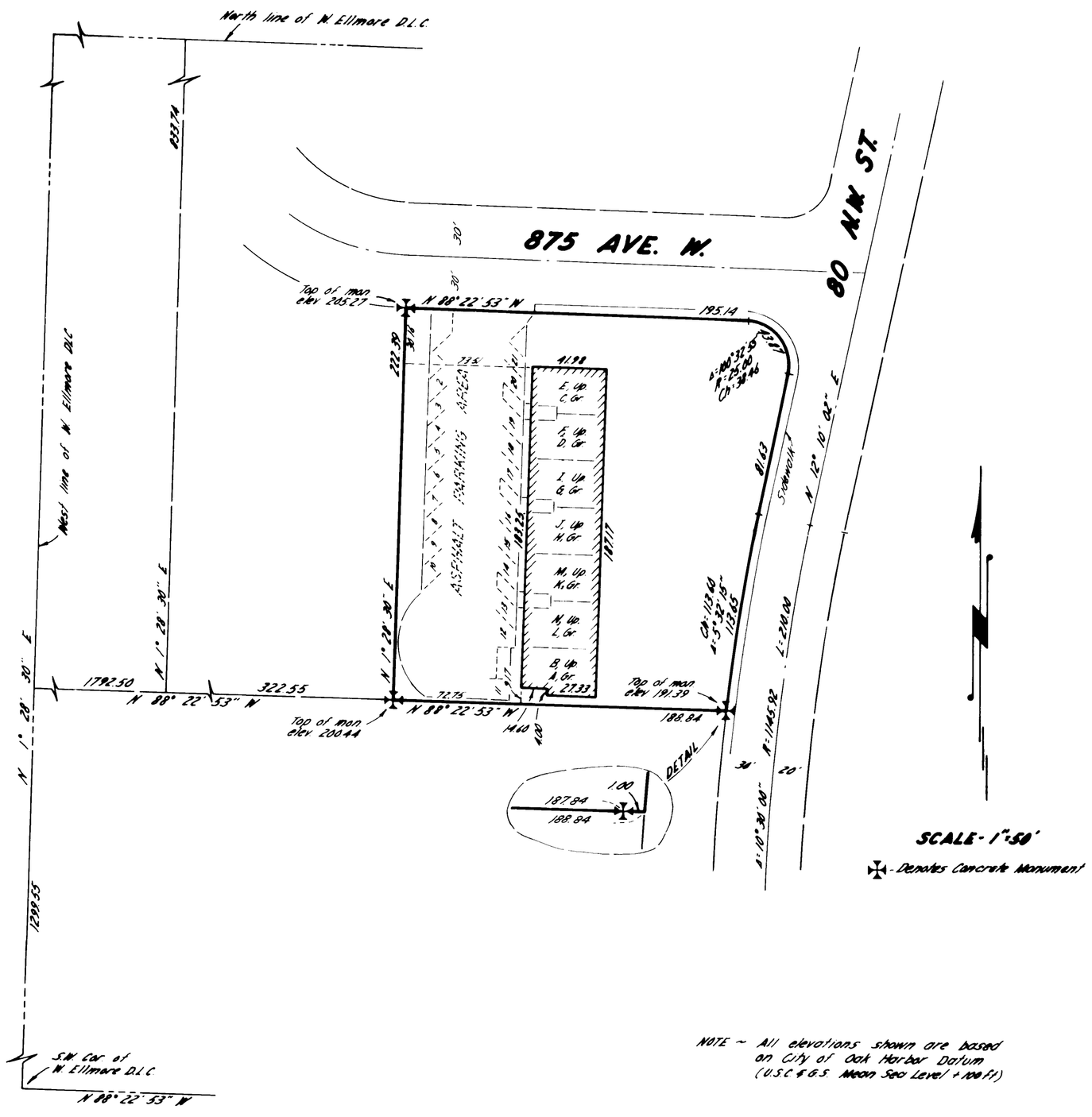
45.

CONDOMINIUM PLAT OF

OAK HARBOR HOUSE, DIV. NO. 1

WILLIAM ELLMORE D. L. C.

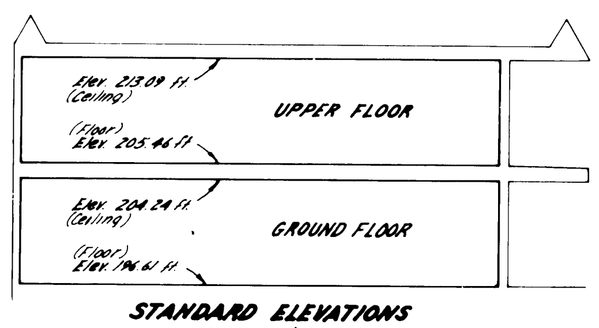
OAK HARBOR, WASHINGTON



NOTE ~ All elevations shown are based on City of Oak Harbor Datum (U.S.C.&G.S. Mean Sea Level + 100 ft)

The share of ownership of the common elements for each apartment is as follows:

UPPER FLOOR APARTMENT		GROUND FLOOR APARTMENT	
E	7.27%	C	7.27%
F	7.27%	D	7.27%
L	7.27%	G	7.27%
J	7.27%	H	7.27%
M	7.27%	K	7.27%
N	7.27%	L	7.27%
B	7.33%	A	5.41%



STANDARD ELEVATIONS
SCALE ~ 1/8" = 1'

Fakkema & Kingma, Inc.
1343
ERC

DESCRIPTION

That portion of the William Ellmore D.L.C., Island County, Washington, described as follows:

Commencing at a point lying 1299.55 feet N 1° 28' 30" E, parallel to the West line of said D.L.C., and 1799.50 feet S 88° 22' 53" E, parallel to the South line of said D.L.C., from the Southwest corner of said William Ellmore D.L.C.; thence

South 88° 22' 53" East 322.55 feet to the True Point of Beginning; thence

North 01° 28' 30" East 222.39 feet; thence

South 88° 22' 53" East 195.14 feet to the beginning of a curve to the right, from which a radial line bears

South 01° 37' 07" West to the radius point; thence Southeasterly along said curve to the right, having a radius of 25.00 feet, through a central angle of 100° 32' 55", an arc distance of 43.87 feet to the West right-of-way margin of 80th Northwest Street, said right-of-way margin being 30.00 feet distant from the centerline of said street; thence

South 12° 10' 02" West along said right-of-way margin, a distance of 81.63 feet to the beginning of a curve to the left, from which a radial line bears

South 77° 49' 58" East to the radius point; thence Southerly along said curve to the left, being along said right-of-way margin, having a radius of 1176.92 feet; through a central angle of 5° 53' 6", an arc distance of 113.65 feet to a line bearing South 88° 22' 53" East from the True Point of Beginning; thence

North 88° 22' 53" West 188.84 feet to the True Point of Beginning.

LAND SURVEYOR'S CERTIFICATE

I, Robert P. Fakkema, hereby certify that the adjoining Condominium Plat of OAK HARBOR HOUSE, DIV. NO. 1 fully and accurately depicts the apartment numbers, dimensions and locations of the apartments as built.

ROBERT P. FAKKEMA
STATE OF WASHINGTON
REGISTERED
PROFESSIONAL LAND SURVEYOR

ROBERT P. FAKKEMA
Registered Land Surveyor
Certificate No. 8947

VERIFICATION

Robert P. Fakkema, being on oath duly sworn, deposes and says that he is a Registered Land Surveyor, knows the contents of the Land Surveyor's Certification above and the survey map and plans herein, and believes the same to be true.

ROBERT P. FAKKEMA

Subscribed and sworn before me this 9th day of Aug., 1977.

Notary Public in and for the State of Washington, residing at

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we the undersigned, owners in fee simple, do hereby submit the property to the Horizontal Property Regimes Act, laws of the State of Washington, 1963, Chapter 156, as amended Laws of First Extra Ordinary Session, 1965, Chapter 11, codified in Chapter 64.32 R.C.W., and dedicate the same for condominium purposes. This is not a dedication for public purposes, or to the public, but is made only for the purposes of the Horizontal Property Regimes Act and this condominium.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 9th day of August, A.D., 1977

LOUIS D BUCHSIEB

MARILYN A BUCHSIEB
by Louis D Buchsieb,
her Attorney in Fact

CLIFFORD FAIRFAX

ISLAND SAVINGS AND LOAN ASSOCIATION

Barney R. Beeksma, President

Keith A. Fakkema, Vice President

ACKNOWLEDGEMENTS

STATE OF WASHINGTON)
) ss.
County of ISLAND)

This is to certify that on this 9th day of Aug., 1977, before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared CLIFFORD FAIRFAX, a single man, and LOUIS D. BUCHSIEB, individually and in his capacity as attorney in fact for Marilyn A Buchsieb, to me known to be the individuals described in and who executed the within and foregoing instrument and acknowledged that they signed the same as their own free and voluntary act and deed and as the free and voluntary act and deed of Marilyn A. Buchsieb for the uses and purposes therein mentioned and on oath stated that the power of attorney authorizing the execution of this instrument is in full force and effect and that the said principal is not incompetent.

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 Oak Harbor.

STATE OF WASHINGTON)
) ss.
County of Island)

This is to certify that on this 9th day of Aug., 1977 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Barney R. Beeksma and Keith A Fakkema, President and Vice President respectively, of ISLAND SAVINGS AND LOAN ASSOCIATION, a Washington Corporation, that they executed the foregoing instrument, and acknowledged 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 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 Oak Harbor.

TREASURER'S CERTIFICATE

I, Patricia C. Pfeifer, Treasurer of Island County, Washington, hereby certify that all taxes on the above property are fully paid up to and including the year 1978.

by: Bernice E. Bainbridge, Deputy
PATRICIA C. PFEIFER

APPROVALS

Approved by me this 9th day of AUGUST, 1977.

Building Official
City of Oak Harbor
JACK E. WILSON, P.E.

DECLARATION

Recorded Aug. 31, 1977, in Volume 378, Page 178, under Auditor's File No. 319177, records of Island County, Washington.

CERTIFICATE OF TITLE

Recorded Aug. 31, 1977, in Volume 378, Page 176, under Auditor's File No. 319175, records of Island County, Washington

RECORDING CERTIFICATE

Filed for record at the request of Lewis A. Burkins this 31st day of Aug., 1977, at 2:16 minutes past P.M., and recorded in Volume 12 of Plats, pages 43-46 under Auditor's File No. 319176, records of Island County, Washington.

E. Duane Kemp
County Auditor

by Deanna Smith
Deputy County Auditor

SHEET 1 OF 2

PLAN HOLD

PEEL PROTECTIVE STRIP TO EXPOSE ADHESIVE. POSITION EDGE OF PRINT ON THIS LINE AND RUB TO ADHERE.

PLAN HOLD CORPORATION IRVINE CALIFORNIA
REORDER #: NO. 07014-24

DRAWING NUMBER
CONDOMINIUM PLAT OF
OAK HARBOR HOUSE DIV #1
CITY OF OAK HARBOR
ISLAND CO. WASH.

3999146 -02

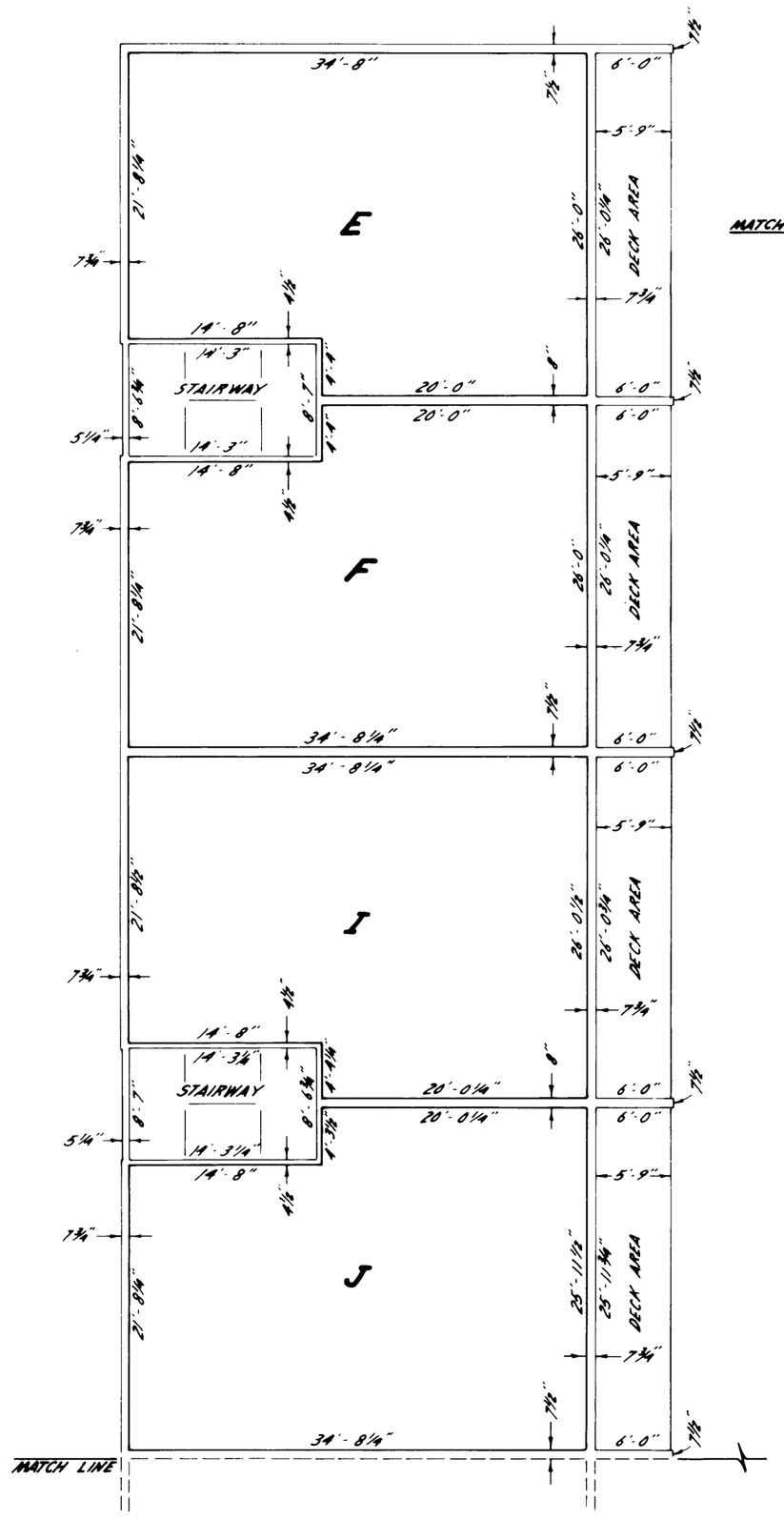
46.

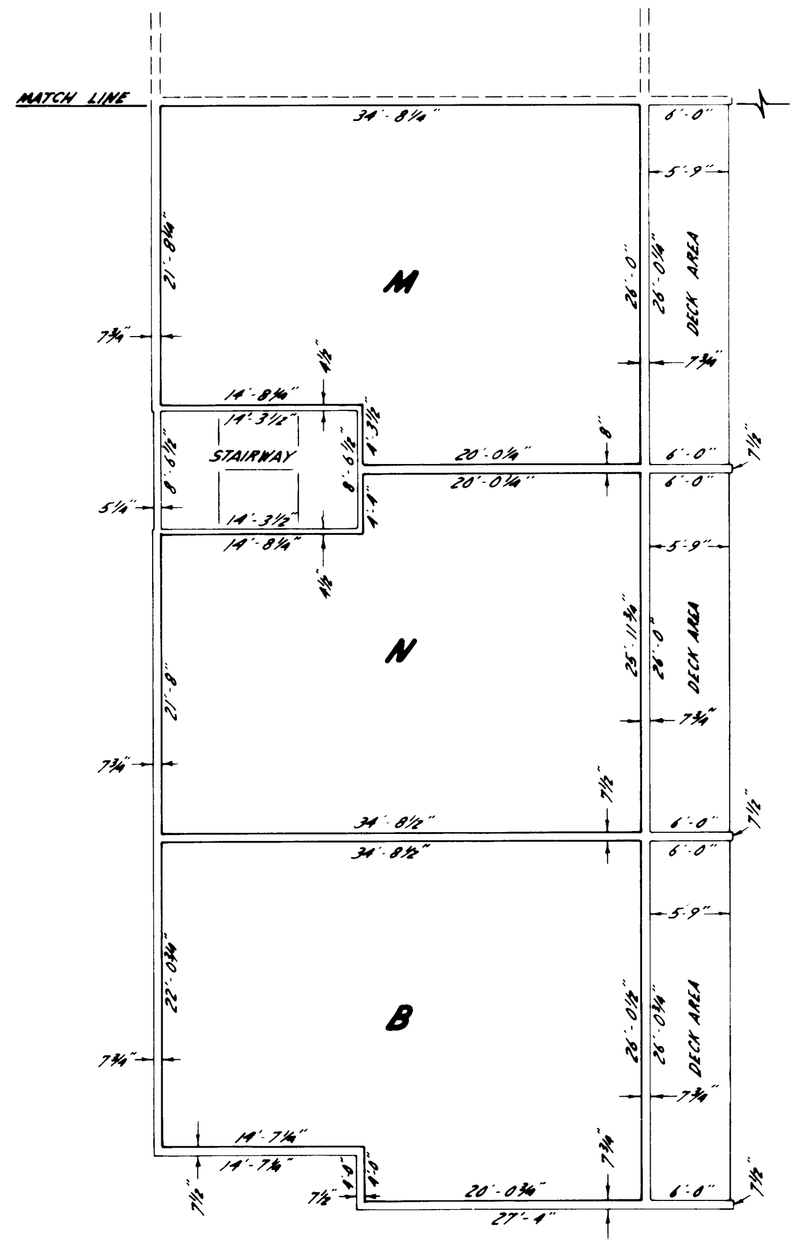
CONDOMINIUM PLAT OF

OAK HARBOR HOUSE, DIV. NO. 1

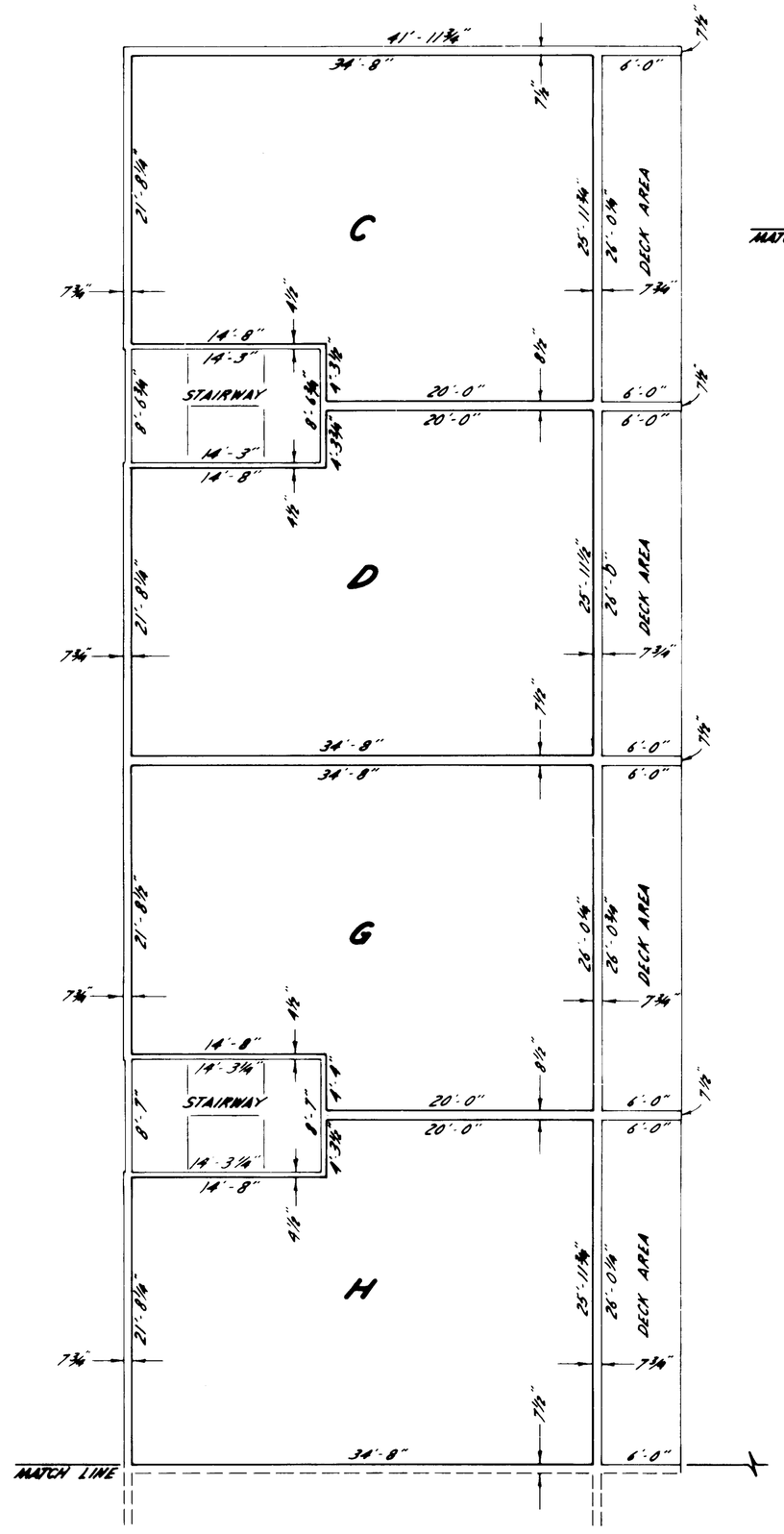
WILLIAM ELLMORE D. L. C.

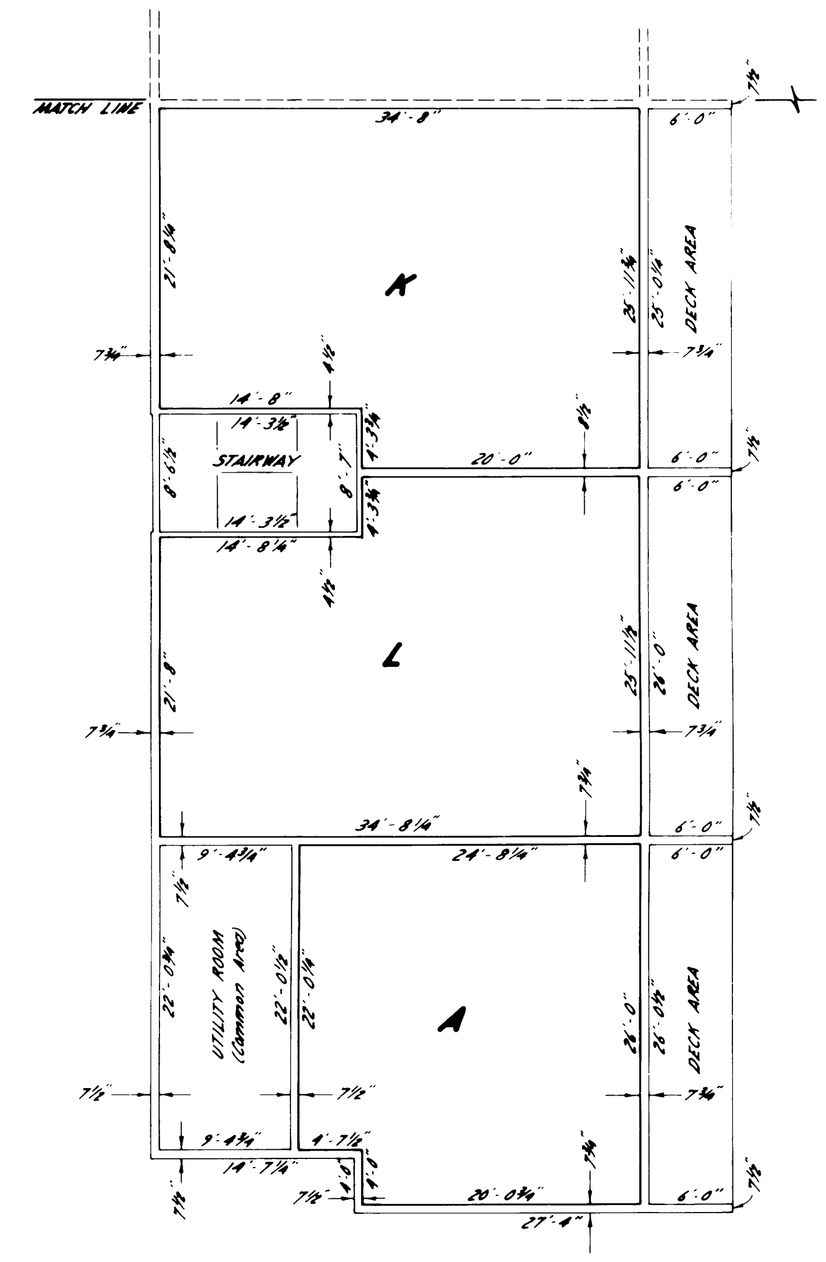
OAK HARBOR, WASHINGTON





UPPER FLOOR





GROUND FLOOR

SCALE ~ 1/8" = 1'

Takkema & Kingma, Inc.

1343 EAF

SHEET 2 OF 2

PLAN HOLD

PEEL PROTECTIVE STRIP TO EXPOSE ADHESIVE. POSITION EDGE OF PRINT ON THIS LINE AND RUB TO ADHERE.

DRAWING NUMBER

SHEET 2 OF 2 CONDOMINIUM PLAT OF OAK HARBOR HOUSE DIV 1

PLAN HOLD CORPORATION IRVINE CALIFORNIA

REORDER BY NO. 07004-24