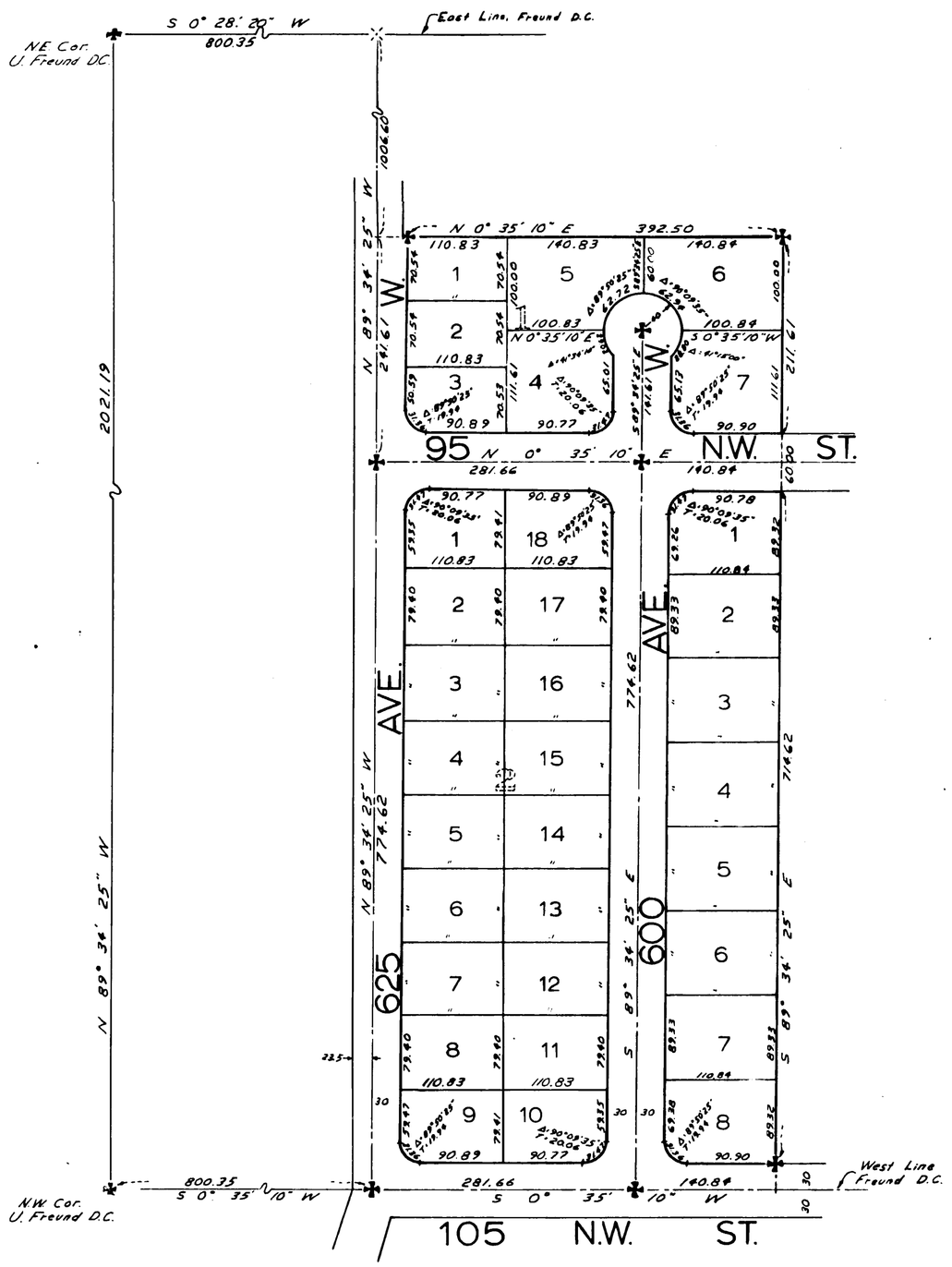
PEASE'S FIRST ADDITION

TO OAK HARBOR

IN SEC. 3, TWP. 32N., R. 1E.W.M.

ISLAND COUNTY, WASHINGTON



Scale: 1" = 100'

LEGEND

✱ ..... Denotes Conc. Mon.

All lot corners and points of curvature are marked by iron pipes with wood stakes driven beside them.

DESCRIPTION

Beginning at a point 823.85 feet South of the N.E. corner of the Ulrich Freund D.C. in Island County, Washington; thence West 1006.6 feet to the true point of beginning; thence South 399 feet; thence West 1013 feet to the West boundary of said D.C.; thence North, along the said West boundary, a distance of 399 feet; thence East 1013 feet to the true point of beginning. LESS the West 30 ft.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that we, CLARENCE D. PEASE and MAXINE E. PEASE, his wife, owners in fee simple of the above described property, do hereby declare this plat and dedicate to the use of the public forever all streets and easements or whatever public property there is shown on the plat and the use thereof for any and all public purposes; also, the rights to make all necessary slopes, cuts or fills upon the lots, blocks, tracts, etc., shown on this plat in the reasonable original grading of all streets shown hereon. Also the right to drain said streets, avenues and alleys over and across any lot or lots where water might take a natural course after the road is graded. Public utilities above and below ground on all streets, avenues and alleys are hereby dedicated to the Town of Oak Harbor, Washington.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 1 day of February A.D. 1966.

Clarence D. Pease

Maxine E. Pease

ACKNOWLEDGEMENT

STATE OF WASHINGTON } s.s.
COUNTY OF ISLAND }

This is to certify that on this 1 day of Feb., A.D. 1966, before me, the undersigned, a Notary Public, personally appeared CLARENCE D. PEASE and MAXINE E. PEASE, his wife, to me known 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 seal the day and year first above written.

Larry Bayer
Notary Public in and for the State of Washington, residing at Oak Harbor

RESTRICTIONS

All lots, tracts or parcels of land embraced in this plat are subject to and shall be sold only unde the following restrictions.

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 sq. ft. or less than 60 feet in width at its narrowest part.

No permanent structure or building shall be constructed on any lot, tract or parcel of this plat closer than 20 feet to the margin of any street or road.

Construction on any lot shall require a building permit and sewage disposal permit prior to commencement of work.

Additional restrictive and protective covenants applying to all lots in this plat are filed under [illegible] File No. _____.

SURVEYOR'S CERTIFICATE

I, Robert P. Fakkema, hereby certify that the adjoining plat of PEASE'S FIRST ADDITION is based upon an actual survey, that the courses and distances are shown thereon correctly, that monuments have been set as shown and that all lot and block corners have been staked as shown.

Robert P. Fakkema

TREASURER'S CERTIFICATE

I, Harry A. Lang, Treasurer of Island County, Washington, hereby certify that all taxes on the adjacent property are fully paid to and including the year 1966, A.D.

Harry A. Lang — County Treasurer BY Ruth E. Zylstra — Deputy County Treasurer

180627

RECORDING CERTIFICATE

Filed for record at the request of CLARENCE D. PEASE this 28th day of FEBRUARY, 1966, at 46 minutes past 9 A.M., and recorded in Volume 8 of Plats, Page 73, Records of Island County, Washington.

J.W. LIBBEY — County Auditor BY [illegible] — Deputy County Auditor

CERTIFICATE OF TITLE

Recorded FEBRUARY 28, 1966, File No. 180626
Volume 30, Page 342, Island County, Washington.

CITY APPROVALS

The Planning Commission of the Town of Oak Harbor, Washington, meeting on the 25 day of January, 1966, found that the adjoining plat of PEASE'S FIRST ADDITION serves the public use and interest, and has authorized it's secretary to execute it's written approval thereon.

William Garrison
SECRETARY, OAK HARBOR PLANNING COMMISSION

Approved by the Town Council of Oak Harbor, Washington, meeting in regular session this 8 day of FEBRUARY, 1966.

Clarissa Walrath — TOWN CLERK

[illegible] — MAYOR OF OAK HARBOR

addendum to Plat.
See Vol. 30 page 552
Re: Block 3