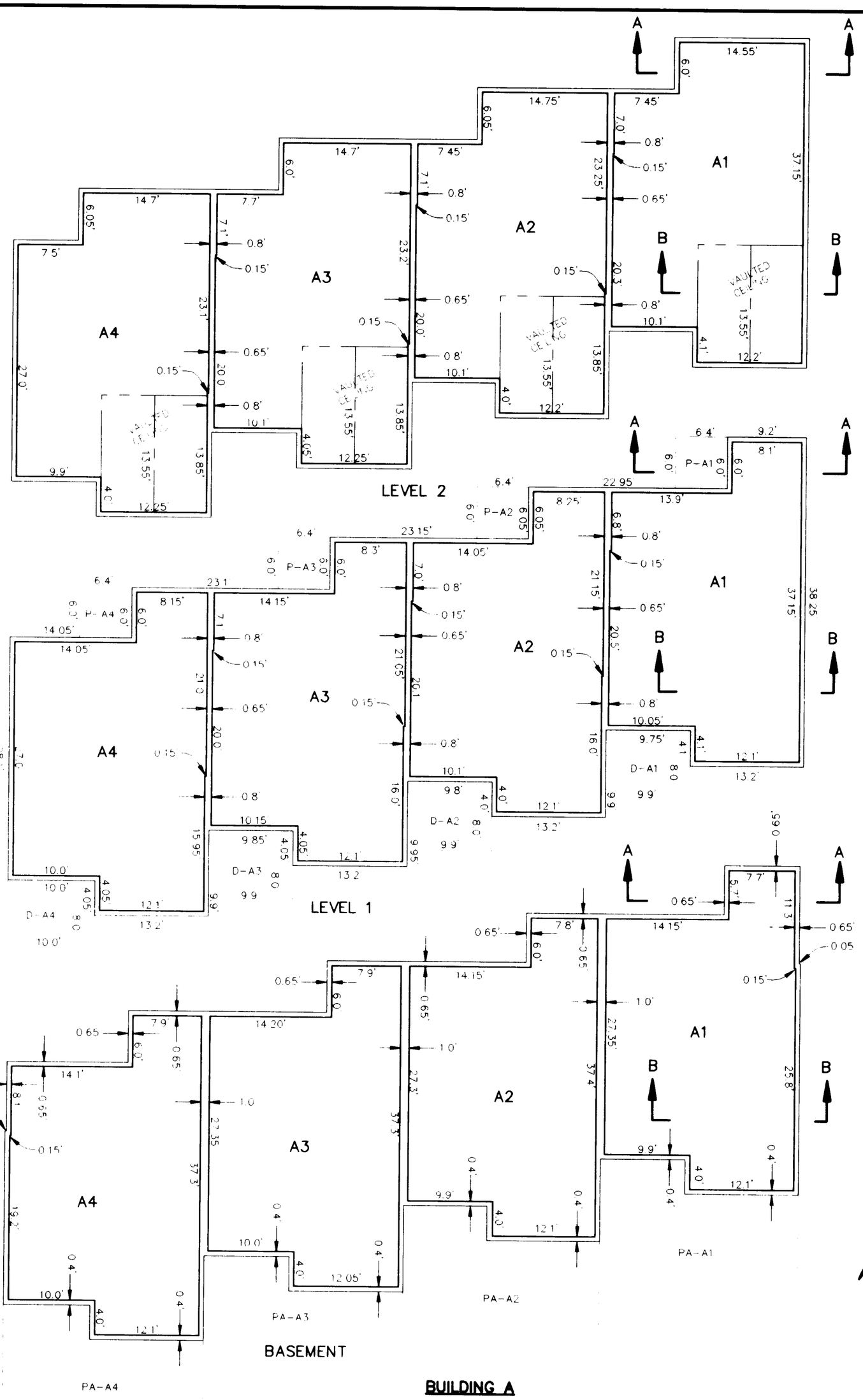
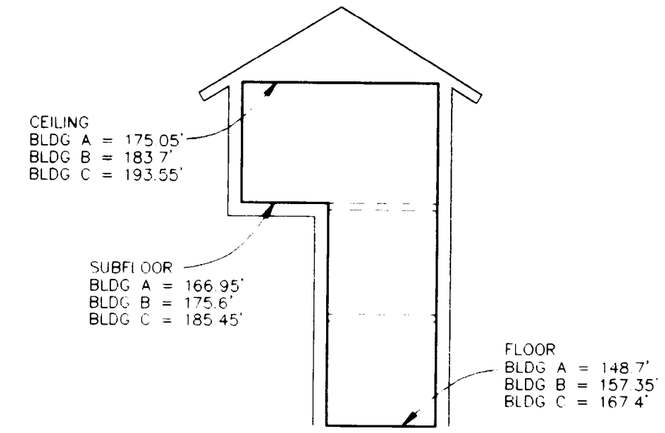
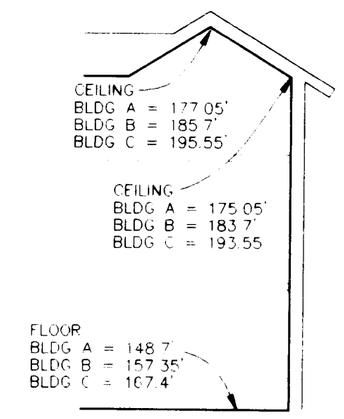
3267316

9703742 SALISHAN condo 3 of 3





SECTION A-A
TYPICAL ALL UNITS



SECTION B-B
TYPICAL ALL UNITS

NOTES:
1. SECTIONS A-A AND B-B ARE TYPICAL FOR ALL UNITS.
2. ALL EXTERIOR WALL THICKNESSES ARE 0.55 FT, EXCEPT AS SHOWN
3. THE FOLLOWING DESIGNATIONS DESCRIBE CERTAIN LIMITED COMMON ELEMENTS:
   PA-XX, PARKING AREA FOR USE OF UNIT XX, REF SHT 1 OF 3
   D-XX, DECK FOR USE OF UNIT XX
   P-XX, PORCH FOR USE OF UNIT XX

3/19/97

ROBERT D CRAFT
PROFESSIONAL LAND SURVEYOR
EXPIRES 12/16/98

3672PLAN.DWG

CONDOMINIUM PLANS OF SALISHAN TERRACE CONDOMINIUM

OAK HARBOR — SEC. 3, TWP 32 N., R1E., W.M. — WASHINGTON

DRAWN BY RNF	DATE 1/22/97	SCALE: 1" = 10'	DWG. NO. 3672
APPROVED BY	DATE	DATE	SHEET NO. 3 OF 3

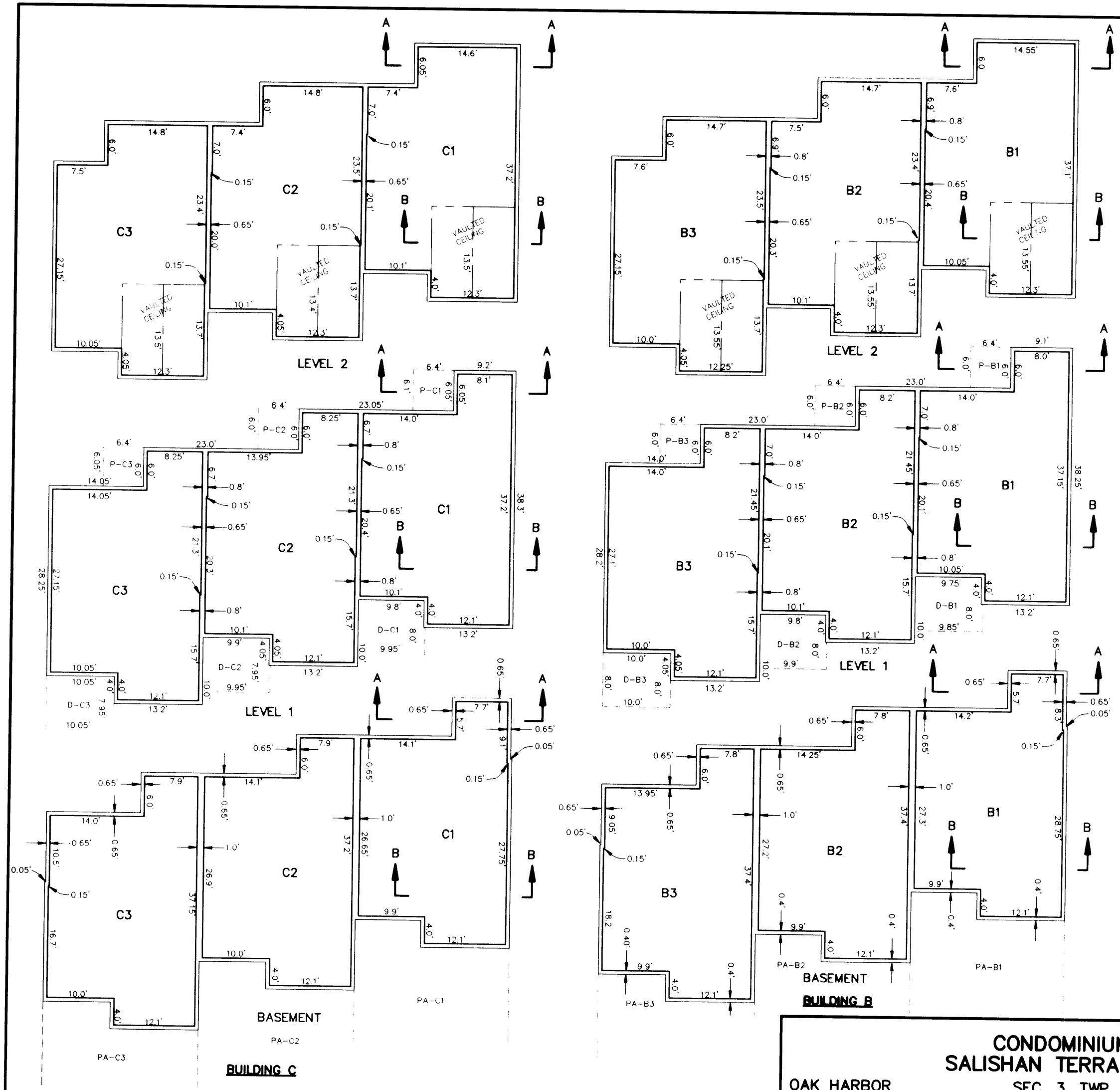
FAKKEMA & KINGMA, INC.
CIVIL ENGINEERS & SURVEYORS
84 SE 8th Ave #102 Oak Harbor, Wa 98277 (360) 675-5973

3267316

SALISHAN CONDO

2 of 3

9700374 2



NOTES:
1. SECTIONS A–A AND B–B ARE TYPICAL FOR ALL UNITS AND ARE SHOWN ON SHEET 3 OF 3
2. ALL EXTERIOR WALL THICKNESSES ARE 0.55 FT, EXCEPT AS SHOWN
3. THE FOLLOWING DESIGNATIONS DESCRIBE CERTAIN LIMITED COMMON ELEMENTS:
PA–XX, PARKING AREA FOR USE OF UNIT XX, REF SHT 1 OF 3
D–XX, DECK FOR USE OF UNIT XX
P–XX, PORCH FOR USE OF UNIT XX

3/19/97

ROBERT D CRAY
11941
PROFESSIONAL LAND SURVEYOR
EXPIRES 12/16/98

3672PLAN.DWG

CONDOMINIUM PLANS OF SALISHAN TERRACE CONDOMINIUM

OAK HARBOR — SEC. 3, TWP 32 N., R1E., W.M. — WASHINGTON

DRAWN BY RNF	DATE 1/22/97	FAKKEMA & KINGMA, INC. CONSULTING ENGINEERS & SURVEYORS 840 SE 8th Ave #102 Oak Harbor, Wa. 98277 (360) 675-5973	SCALE: 1" = 10'
APPROVED BY	DATE		DATE:
DWG. NO. 3672	SHEET NO. 2 OF 3		

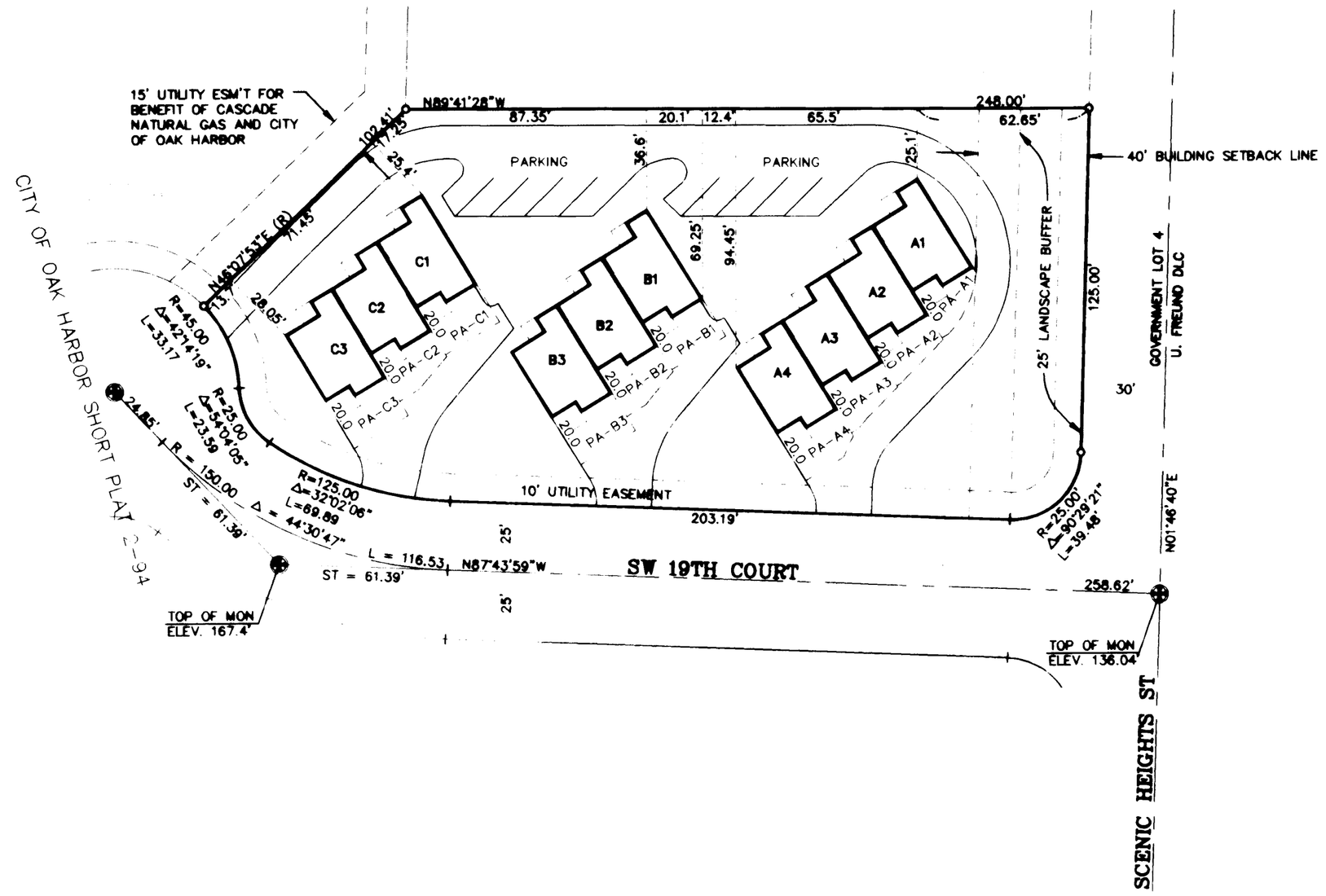
3267316

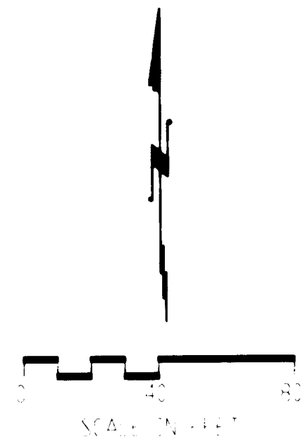
condo

SALISHAN

163

9700374 2





NOTES/RESTRICTIONS

1. NO VEHICULAR ACCESS IS PERMITTED TO OR FROM SCENIC HEIGHTS STREET ALONG EAST BOUNDARY OF THIS CONDOMINUM.
2. THE 10 FT UTILITY EASEMENT ALONG BOUNDARY (OF THIS CONDOMINUM) ADJOINING SCENIC HEIGHTS ST. AND 100 AVE SW IS DESCRIBED IN CITY OF OAK HARBOR SHORT PLAT NO. SPL 2-94 AS RECORDED IN VOL. 3 OF SHORT PLATS, PAGE 72, RECORDS OF OF ISLAND COUNTY.
3. ELEVATIONS SHOWN ARE BASED ON CITY OF OAK HARBOR DATUM (USC&GS MEAN SEA LEVEL = 100.00 FT, OF OAK HARBOR DATUM).
4. REFERENCE CITY OF OAK HARBOR SHORT PLAT NO. SPL 2-94, AS RECORDED IN VOL. 3 OF SHORT PLATS, PAGE 72, RECORDS OF ISLAND COUNTY, FOR BOUNDARY SURVEY:

⊕ ALUMINUM SURFACE MONUMENT, MARKED: FK, LS 11941

o IRON PIPE, MARKED: FK, LS 11941

LOT SIZE

LOT 1, SH PL 2-94: 0.97 AC.
BLDG A: 3032 SF
BLDG B: 2276 SF
BLDG C: 2276 SF
PERCENT LANDSCAPING: 42%

LEGAL DESCRIPTION OF LAND WITHIN THE CONDOMINIUM

THE LEGAL DESCRIPTION OF THE LAND ON WHICH THE BUILDINGS AND IMPROVEMENTS OF THE CONDOMINIUM ARE LOCATED IS AS FOLLOWS:

LOT 1 OF CITY OF OAK HARBOR SHORT PLAT NO. SPL 2-94 AS APPROVED MARCH 1, 1996, AND RECORDED IN VOLUME 3 OF SHORT PLATS, PAGE 72 UNDER AUDITOR'S FILE NO. 96003717, RECORDS OF ISLAND COUNTY, WASHINGTON

SURVEYOR'S CERTIFICATE AND ACKNOWLEDGEMENT

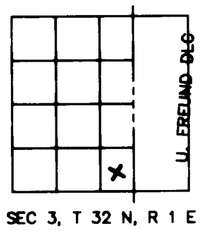
I, ROBERT D. CRAY, HEREBY CERTIFY THAT THE SURVEY MAP AND PLANS FOR SALISHAN TERRACE CONDOMINIUM, ARE BASED UPON AN ACTUAL SURVEY OF THE PROPERTY, THAT ALL INFORMATION REQUIRED BY RCW 64.34.232(1) IS SUPPLIED THEREIN, AND THAT THE HORIZONTAL AND VERTICAL BOUNDARIES OF THE UNITS ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH SAID PLANS. THIS IS TO CERTIFY FURTHER THAT THIS MAP REPRESENTS A SURVEY MADE BY ME IN CONFORMACE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF RICHARD R. NUNN.

Robert D. Cray 3/19/97
ROBERT B. CRAY
CERTIFICATE NO. 11941

STATE OF WASHINGTON }
COUNTY OF ISLAND }

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT ROBERT D. CRAY IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.
DATED: March 19, 1997
Carmen K. Andre
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT Oak Harbor
MY APPOINTMENT EXPIRES 11/26/99

CARMEN KATHERINE ANDRE NOTARY PUBLIC NOV 26, 1999 STATE OF WASHINGTON



SEC 3, T 32 N, R 1 E

DECLARATION

I, THE UNDERSIGNED OWNER OF THE INTEREST IN THE REAL PROPERTY DESCRIBED HEREIN, HEREBY DECLARE THIS SURVEY MAP AND PLANS AND DEDICATE THE SAME FOR A CONDOMINIUM SOLELY TO MEET THE REQUIREMENTS OF THE WASHINGTON CONDOMINIUM ACT, RCW 64.34, et. seq., AND NOT FOR ANY PUBLIC PURPOSE.

I FURTHER CERTIFY THAT ALL STRUCTURAL COMPONENTS AND MECHANICAL SYSTEMS OF ALL BUILDINGS CONTAINING OR COMPRISING ANY UNITS HEREBY CREATED ARE SUBSTANTIALLY COMPLETED.

THIS SURVEY MAP AND THESE PLANS AND ANY PORTION THEREOF ARE RESTRICTED BY LAW AND THE DECLARATION RECORDED CONCURRENTLY HEREWITH.

DECLARANT:
RICHARD R. NUNN
250 NE NUNAN LOOP, #1
OAK HARBOR, WA 98277

ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF ISLAND }

I HEREBY CERTIFY THAT I KNOW OR HAVE SATISFACORY EVIDENCE THAT RICHARD R. NUNN IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.
DATED: March 19, 1997
Carmen K. Andre
NOTARY PUBLIC FOR THE STATE OF WASHINGTON, RESIDING AT Oak Harbor
MY COMMISSION EXPIRES 11/26/99

CARMEN KATHERINE ANDRE NOTARY PUBLIC NOV 26, 1999 STATE OF WASHINGTON

3/19/97

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HEREIN CONTAINED DEDICATED AS STREETS, ALLEYS, OR FOR OTHER PUBLIC USE ARE PAID IN FULL. THIS 20 DAY OF March 1997

Denise L. Soesbee
DENISE L. SOESBEE
CITY FINANCE DIRECTOR

ALL TAXES LEVIED WHICH HAVE BECOME A LIEN UPON THE LANDS HEREIN DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE INCLUDING TAXES FOR THE CURRENT YEAR, 1997

Maxine L. Bartdall
MAXINE SAUTER
COUNTY TREASURER

ROBERT D. CRAY 11941 PROFESSIONAL LAND SURVEYOR EXPIRES 12/16/97

ISLAND COUNTY OFFICIAL SEAL WASHINGTON

APPROVAL

APPROVED BY ME THIS 20 DAY OF March 1997

William J. Koepke
WILLIAM J. KOEPKE
OAK HARBOR BUILDING OFFICIAL

DECLARATION REFERENCE

RECORDED March 20, 1997, IN VOLUME 723 PAGES 449 UNDER AUDITOR'S FILE NUMBER 9700374 RECORDS OF ISLAND COUNTY, WASHINGTON.

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 20th DAY OF March 1997, AT 1:52, IN CONDOMINIUM PLANS, PAGE , AT THE REQUEST OF FAKKEMA AND KINGMA, INC., UNDER AUDITOR'S FILE NO 9700374
M. Rosenberg, Auditor
by Glenny R. Simmons, Deputy
COUNTY AUDITOR

DEPUTY COUNTY AUDITOR
COUNTY AUDITOR

ISLAND COUNTY COUNTY AUDITOR STATE OF WASHINGTON

3672CNDO.DWG

SURVEY MAP OF SALISHAN TERRACE CONDOMINIUM

OAK HARBOR — SEC. 3, TWP 32 N., R1E., W.M. — WASHINGTON

DRAWN BY RNF DATE 1/22/97	FAKKEMA & KINGMA, INC. CONSULTING ENGINEERS & SURVEYORS 840 SE 8th Ave #102 Oak Harbor, Wa 98277 (360) 675-5973	SCALE 1" = 40'	DWG. NO. 3672
APPROVED BY DATE		DATE	SHEET NO. 1 OF 3