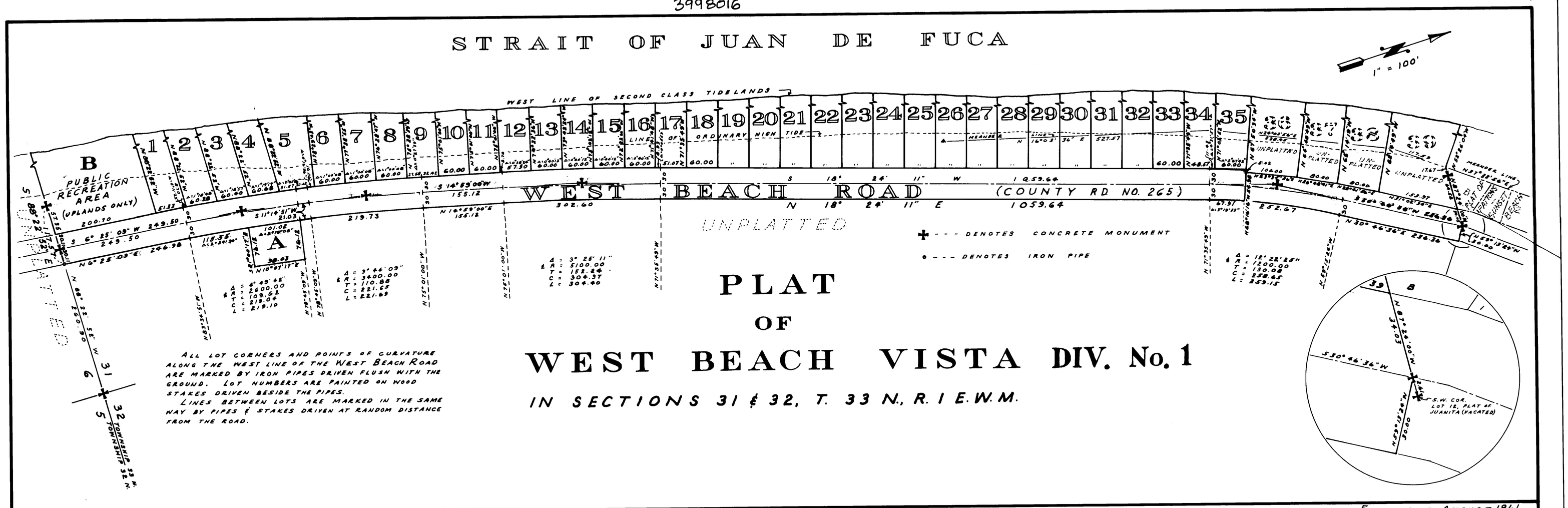
DRAWING NUMBER
West Beach Vista #1

PLAN HOLD CORPORATION · TORRANCE · CALIFORNIA

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

PLAN HOLD



PLAT OF WEST BEACH VISTA DIV. No. 1

IN SECTIONS 31 & 32, T. 33 N., R. 1 E.W.M.

ALL LOT CORNERS AND POINTS OF CURVATURE ALONG THE WEST LINE OF THE WEST BEACH ROAD ARE MARKED BY IRON PIPES DRIVEN FLUSH WITH THE GROUND. LOT NUMBERS ARE PAINTED ON WOOD STAKES DRIVEN BESIDE THE PIPES.
LINES BETWEEN LOTS ARE MARKED IN THE SAME WAY BY PIPES & STAKES DRIVEN AT RANDOM DISTANCE FROM THE ROAD.

SURVEYOR'S CERTIFICATE

I, H.L. MORGAN, HEREBY CERTIFY THAT THE PLAT OF WEST BEACH VISTA IS BASED UPON AN ACTUAL SURVEY, THAT THE DISTANCES AND COURSES ARE SHOWN THEREON CORRECTLY, MONUMENTS HAVE BEEN SET AND ALL LOT CORNERS HAVE BEEN STAKED ON THE GROUND AS SHOWN AND THAT THE PROVISIONS OF STATUTE AND ORDINANCE HAVE BEEN OBSERVED.

H. L. Morgan
H.L. MORGAN
Registered Civil Engineer & Land Surveyor

H.L. MORGAN · STATE OF WASHINGTON · REGISTERED · CIVIL ENGINEER & LAND SURVEYOR

TREASURER'S CERTIFICATE

I, HARRY A. LANG, TREASURER OF ISLAND COUNTY, WASHINGTON, HEREBY CERTIFY THAT ALL TAXES ON THE ABOVE PROPERTY ARE FULLY PAID TO AND INCLUDING THE YEAR 1962.

Harry A. Lang
County Treasurer

CERTIFICATE OF TITLE

RECORDED August 10 1961 FILE No. 138364
VOLUME 29 PAGE 371 ISLAND COUNTY, WASHINGTON

*138365

RECORDING CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF H. L. Morgan ON August 10 1961 AT 59 MINUTES PAST 8:00 AND RECORDED IN VOLUME 7 OF PLATS, PAGE 10, RECORDS OF ISLAND COUNTY, WASHINGTON.

G. W. Libbey
County Auditor
BY G. W. Libbey
Deputy

ENGINEER'S APPROVAL

GEO. H. NORMAN · STATE OF WASHINGTON · REGISTERED · PROFESSIONAL ENGINEER

EXAMINED AND APPROVED THIS 7 DAY OF August 1961.

R. W. Morris
County Engineer

COMMISSIONERS' APPROVAL

APPROVED BY THE BOARD OF COUNTY COMMISSIONERS THIS 7TH DAY OF August, A.D. 1961.

F. A. Geesk
J. C. Meeter
R. F. Andrews
Board of County Commissioners

G. W. Libbey
County Auditor

DESCRIPTION

THE ABOVE PLAT OF WEST BEACH VISTA EMBRACES THE FOLLOWING DESCRIBED TRACT OF LAND IN SECTIONS 31 & 32, TOWNSHIP 33 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 31, THENCE NORTH 88° 22' 52" WEST 260.90 FEET ALONG THE SOUTH LINE OF SAID SECTION TO A POINT ON THE EAST LINE OF COUNTY ROAD NO. 265, KNOWN AS THE WEST BEACH ROAD, SAID POINT BEING THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH 6° 25' 09" EAST 246.98 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A RADIUS OF 2,570.00 FEET; THENCE 115.55 FEET ALONG SAID CURVE THROUGH AN ARC OF 2° 34' 34"; THENCE SOUTH 81° 00' 17" EAST 76.12 FEET; THENCE NORTH 10° 07' 17" EAST 98.03 FEET; THENCE NORTH 78° 45' 09" WEST 76.12 FEET TO THE EAST LINE OF SAID ROAD; THENCE NORTHERLY ALONG SAID EAST LINE AS FOLLOWS: NORTH 11° 14' 51" EAST 21.03 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A RADIUS OF 3370.00 FEET; THENCE 219.73 FEET ALONG SAID CURVE THROUGH AN ARC OF 3° 44' 09"; THENCE NORTH 14° 59' 00" EAST 155.12 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A RADIUS OF 5,070 FEET; THENCE 302.60 FEET ALONG SAID CURVE THROUGH AN ARC OF 3° 25' 11"; THENCE NORTH 18° 24' 11" EAST 1059.64 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A RADIUS OF 1170.00 FEET; THENCE 67.91 FEET ALONG SAID CURVE THROUGH AN ARC OF 3° 19' 33"; THENCE, LEAVING SAID EAST LINE OF ROAD, NORTH 68° 16' 16" WEST 54.98 FEET; THENCE NORTH 67° 50' 34" WEST TO THE WEST LINE OF TIDELANDS OF THE SECOND CLASS, AS CONVEYED BY THE STATE OF WASHINGTON; THENCE SOUTHERLY ALONG SAID WEST LINE TO THE SOUTH LINE OF SAID SECTION 31 EXTENDED WESTERLY; THENCE SOUTH 88° 22' 52" EAST ALONG SAID LINE TO THE TRUE POINT OF BEGINNING.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, THE UNDERSIGNED, SARATOGA, INC., A CORPORATION ORGANIZED AND EXISTING UNDER AND PURSUANT TO THE LAWS OF THE STATE OF WASHINGTON, THEODORE E. OSTROM AND CECIL ANNE OSTROM, HIS WIFE, ~~HARRY A. LANG AND RUTH H. LANG, HIS WIFE, FRANK E. KOERTS AND OPAL H. KOERTS, HIS WIFE, HENRY VANDERPOL AND ANNA VANDERPOL, HIS WIFE,~~ OWNERS IN FEE SIMPLE OF THE LAND HEREIN PLATTED, HEREBY DECLARE THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC PROPERTY SHOWN ON THE PLAT AND THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAYS. ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS AND TRACTS SHOWN ON THIS PLAT IN THE ORIGINAL GRADING OF THE STREET SHOWN HEREON. ALSO THE RIGHT TO DRAIN THE STREET OVER AND ACROSS ANY LOT OR LOTS WHERE WATER MIGHT TAKE A NATURAL COURSE AFTER THE STREET IS GRADED.

THE PUBLIC RECREATION AREA SHOWN ON THE PLAT IS HEREBY DEDICATED TO THE USE OF THE PUBLIC FOREVER FOR ALL PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR RECREATIONAL PURPOSES.

THE RIGHT IS RESERVED TO CONSTRUCT PUBLIC UTILITIES ABOVE AND/OR BELOW GROUND ON THE ROAD SHOWN HEREON.

RESTRICTIONS:

ALL LOTS OR TRACTS OF LAND EMBRACED IN THIS PLAT ARE SUBJECT TO AND SHALL BE SOLD UNDER THE FOLLOWING RESTRICTIONS:

NO LOT, TRACT, OR PORTION OF A LOT OR TRACT OF THIS PLAT SHALL BE DIVIDED AND SOLD, RESOLD, OR OWNERSHIP CHANGED OR TRANSFERRED WHEREBY THE OWNERSHIP OF ANY PORTION OF THIS PLAT SHALL BE LESS THAN 60 FEET IN WIDTH AT ITS NARROWEST PART.

NO PERMANENT STRUCTURE OR BUILDING, EXCEPT BULKHEADS, SHALL BE CONSTRUCTED ON ANY LOT, TRACT OR PARCEL OF THIS PLAT CLOSER THAN 5 FEET TO THE LOT LINE. SUCH STRUCTURES MAY BE CONSTRUCTED TO THE WEST LINE OF THE STREET SHOWN HEREON.

CONSTRUCTION ON ANY LOT SHALL REQUIRE A BUILDING PERMIT AND SEWAGE DISPOSAL PERMIT PRIOR TO COMMENCEMENT OF WORK.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS AND SEALS THIS 5 DAY OF AUGUST, 1961.

Theodore E. Ostrom
Cecil Anne Ostrom

SARATOGA, INC.,
BY Sanford W. Doan
President
ATTEST H. E. Rosenberg
Secretary

ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.
COUNTY OF ISLAND }

THIS IS TO CERTIFY THAT ON THIS 5TH DAY OF AUGUST, A.D., 1961, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED SANFORD W. DOAN AND H.E. ROSENBERG, TO ME KNOWN TO BE THE TREASURER AND SECRETARY OF SARATOGA, INC., THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT, THEODORE E. OSTROM AND CECIL ANNE OSTROM, HIS WIFE, ~~HARRY A. LANG AND RUTH H. LANG, HIS WIFE, FRANK E. KOERTS AND OPAL H. KOERTS, HIS WIFE, HENRY VANDERPOL AND ANNA VANDERPOL, HIS WIFE,~~ 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 HEREIN.

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

Edgar A. Zeman
Notary Public in & for the State of Washington
RESIDING AT Seattle