

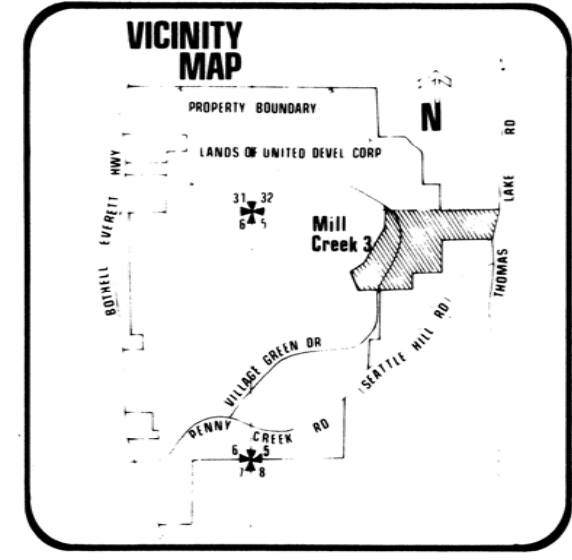
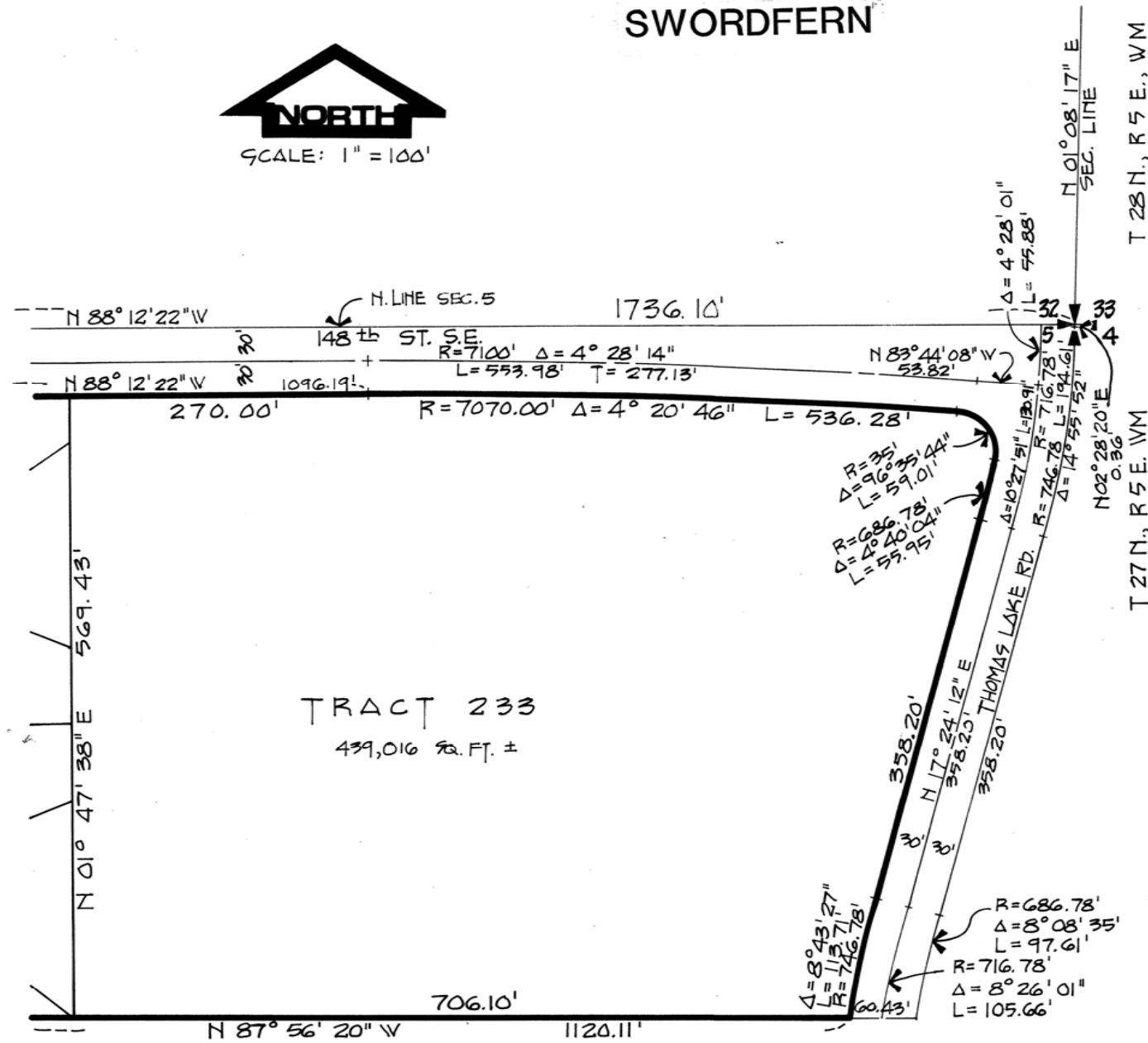


A portion of the N 1 2 of Sec. 5, T, 27, N., R, 5, E., W.M. And a portion of the SE 1 4 of Sec. 32, T, 28, N., R, 5, E., W.M.

Snohomish County

Washington

SWORDFERN





**A portion of the N1/2 of Sec.5, T, 27, N., R,5,E.,
W.M. And a portion of the SE 1/4 of Sec. 32,
T, 28, N., R, 5, E., W. M.**

Snohomish County

Washington

DESCRIPTION:

All that certain real property situate in the County of Snohomish, State of Washington, being a portion of Section 5, T.27N., R.5E., W.M., and a portion of Section 32, T.28N., R.5E., W. M. and being more particularly described as follows: BEGINNING at the northeast corner of said Section 5; thence from said POINT OF BEGINNING S02°28'20"W 0.36 feet; thence tangent to the preceding course along the arc of a curve to the right having a radius of 746.78 feet and a central angle of 14°55'52", an arc length of 194.61 feet; thence tangent to the preceding curve S17°24'12"W 358.20 feet; thence tangent to the preceding course along the arc of a curve to the left having a radius of 686.78 feet and a central angle of 8°08'35", an arc length of 97.61 feet; to a point on the southerly line of Lot 2, Block 1 of Burley's Garden Tracts, according to the plat thereof recorded in Volume 9 of plats, Page 1, Records of Snohomish County, Washington; thence along said southerly line and its westerly prolongations and the southerly line of Lot 2, Block 2 of said Burley's Garden Tracts N87°56'20"W 1180.54 feet to a point on the easterly line of Government Lot 2 of said Section 5; thence along last said easterly line S01°29'17"W 657.51 feet to the southeasterly corner of said Government Lot 2; thence along the southerly line of said Government Lot 2 N87°40'25"W 623.72 feet to a point thereon; thence S03°10'25"W 332.49 feet; thence N87°46'28"W 679.80 feet; thence N87°51'28"W 60.00 feet; thence from a tangent that bears N02°08'32"E along the arc of a curve to the right having a radius of 480.00 feet and a central angle of 15°14'08", an arc length of 127.64 feet; thence N87°51'28"W 188.59 feet; thence N20°08'25"W 296.77 feet; thence N56°11'53" E 430.02 feet; thence N26°23'51"E 764.74 feet; thence N04°45'49"E 240.83 feet; thence N50°16'52"E 26.95 feet; thence S39°43'08"E 189.70 feet; thence N50°16'52"E 60.00 feet; thence from a tangent that bears S39°43'08"E along the arc of a curve to the left having a radius of 35.00 feet and a central angle of 85°29'04", an arc length of 52.22 feet to a point of reverse curvature; thence tangent to the preceding curve along the arc of a curve to the right having a radius of 530.00 feet and a central angle of 36°59'50", an arc length of 342.23 feet to a point on the northerly line of said Section 5; thence along last said northerly line tangent to the preceding curve S88°12'22"E 1736.10 feet to the POINT OF BEGINNING.

Excepting therefrom that portion thereof lying within the lands deeded to Snohomish County for road purposes, recorded in Volume 1089 of Deeds, Page 538, Snohomish County Records. (AF# 7703150175)

LAND SURVEYOR'S CERTIFICATE:

I, Fred Carey, Professional Land Surveyor, do hereby certify that the Plat of Mill Creek-3 is based on an actual survey and that the distances, courses, and angles are shown thereon correctly and that monuments will be set and lot corners staked correctly on the ground and that I have fully complied with provisions of the platting regulations.

Fred W. Carey
L.S. 11568

EASEMENTS:

An Easement is hereby reserved for and dedicated to the Public and Alderwood Water District and Public Utility District No. 1 of Snohomish County and General Telephone Company of the Northwest, Inc., and the Franchised Television Cable Company, their respective successors and assigns, under and upon the exterior five (5) feet, parallel with and adjoining the Public Street frontage for all lots and tracts, in which to install, lay, construct, renew, operate and maintain underground conduits, cables and wires with necessary facilities and other equipment for the purpose of serving this subdivision and other property with electric, telephone, cable T.V., water, sewer, storm drainage and any other utility which is reasonable and necessary for a residential subdivision.

Furthermore, the five-foot strip may be utilized by the Public for necessary roadway slopes, cuts and fills, and walkways and trails.

Also, each lot (tracts are excluded) is subject to an easement 2.5 feet in width parallel with and adjoining all side lot lines which adjoin another lot, and five (5) feet in width, parallel and adjoining all rear lot lines, for the above stated purpose, except Lots 43-54, 72, 78-80, 95 and 96 shall not be subject to 5 foot easements adjoining their rear lot lines.

No lines or wires for transmission of electric current or for telephone use, cable television, or fire or police signals or for other purposes shall be placed or permitted to be placed upon any lot or tract outside the buildings thereon unless the same shall be underground or in conduit attached to the building.

All common areas noted are subject to Public Utility easement provisions for the purpose of serving this subdivision and other property with electric, telephone, cable T.V., water, sewer and storm drainage, and any other utility which is reasonable and necessary for a residential subdivision.

RESTRICTIONS:

No lot or portion of a lot in this plat shall be divided and sold or resold or ownership changed or transferred whereby the ownership of any portion of this plat shall contain less than the area required for the use district in which located.

Further that said plat is subject to declaration of restrictive covenants as recorded under Auditor's File Number 2382420.

No construction or improvement within a Reserve Area shall take place until there has been compliance with the requirements of paragraph V(D) of that certain Rezone Contract approved by the Board of Snohomish County Commissioners on April 8, 1974. Such compliance may be evidenced by a document recorded in the office of the Snohomish County Auditor and signed by the Director of the Snohomish County Planning Department. Upon the recording of such statement of compliance, the above restrictions shall be deemed discharged and of no further force or effect.

No further subdivision of any lot without resubmitting for formal plat procedure.



A portion of the N1/2 of Sec.5, T,27, N., R,5,E.,
W.M. And a portion of the SE 1/4 of Sec.32,
T,28, N., R,5, E., W.M.

Snohomish County

Washington

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7705110267

RECORDING CERTIFICATE:

Filed for record at the request of United Development Corp, this 11th day of May, 1977, at 56 minutes past 2 P.M., and recorded in Volume 37 of Plats, Pages 73 through 76 inclusive, records of Snohomish County, Washington.

Henry B. Whalen
Snohomish County Auditor

Betty J. Anderson
Deputy Snohomish County Auditor

APPROVALS:

I hereby certify that this plat complies with the conditions set forth by the Snohomish County Planning Commission and is duly approved this 6th day of MAY, 1977.

Director GEORGE F. SHERWIN JR. by Hans Shilde

Examined and approved this 3RD day of May, 1977.
Snohomish County Engineer Seald E. Weed

Examined and approved this 11th day of May, 1977.
Chairman, Board of County Commissioners Charles G. Bell

TREASURER'S CERTIFICATE:

I, KIRK SIEVERS, Treasurer of Snohomish County, Washington, do hereby certify that all taxes of the above described tract of land have been paid up to and including the year 1977.

Snohomish County Treasurer KIRK SIEVERS
By
Deputy Snohomish County Treasurer _____

DEDICATION OF COMMON AREAS

The undersigned Owners, in recording this Plat of MILL CREEK-3, have designated as common areas certain tracts of land shown as Tracts 230 through 232 inclusive and Tract 227, intended for use by the members of the community in Mill Creek for recreation and other related activities.

The designated areas are not dedicated hereby for use by the general public but are dedicated to the common use and enjoyment and benefit of the members of the community as more fully provided in the Declaration of Restrictive Covenants, applicable to Mill Creek dated 21st April 1975 and recorded under AF No. 2382420. Said Declaration of Restrictive Covenants is hereby incorporated and made part of this Plat.

DEDICATION:

Know all men by these presents that we, the undersigned owners in fee simple of the land hereby platted, do hereby declare this plat and dedicate to the public forever all roads, ways, and easements shown hereon and the use thereof for all public purposes not inconsistent with the use thereof for public highway purposes with the right to make all necessary slopes for cuts and fills, and the right to continue to drain said roads and ways over and across any lot or lots, where water might take a natural course, in the original reasonable grading of the roads and ways shown hereon.

Following original reasonable grading of roads and ways hereon, no drainage waters on any lot or lots shall be diverted or blocked from their natural course so as to discharge upon any public road rights of way, or to hamper proper road drainage. Any enclosing of drainage water in culverts or drains or re-routing thereof across any lot as may be undertaken by or for the owner of any lot, shall be done by and at the expense of such owner.

IN WITNESS WHEREOF we have set our hands and seals.

UNITED DEVELOPMENT CORPORATION
AS OWNER IN FEE SIMPLE D. Kataoka President

EVERETT SCHOOL DISTRICT #2
AS OPTIONEE FOR TRACT 233 Y. Tamura
Rudy P. Johnson
Robert Davot

ACKNOWLEDGEMENTS:

State of Washington ss
County of King

This is to certify that on this 8th day of April, 1977, before me the undersigned, a Notary Public, personally appeared Daisaburo Kataoka and Yozo Tamura, the President and Executive Vice-President, respectively of the corporation that 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 and that on oath stated that they were authorized to execute said dedication and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal the day and year first above written.

Charles Amos
Notary Public in and for the State of Washington
Residing at Seattle my Commission expires April 24, 1979

State of Washington ss
County of Snohomish

This is to certify that on this 27th day of April, 1977, before me the undersigned, a Notary Public, personally appeared Rudy Johnson and Robert Davot, the Secretary of Board and President of Board, respectively of the District that 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 and that on oath stated that they were authorized to execute said dedication and that the seal affixed is the District seal of said District.

WITNESS my hand and official seal the day and year first above written.

Lois M. Deller
Notary Public in and for the State of Washington
Residing at Everett my Commission expires August 15, 1978





A portion of the N1/2 of Sec. 5, T, 27, N., R, 5, E.,
W.M. And a portion of the SE 1/4 of Sec. 32,
T, 28, N., R, 5, E., W.M.

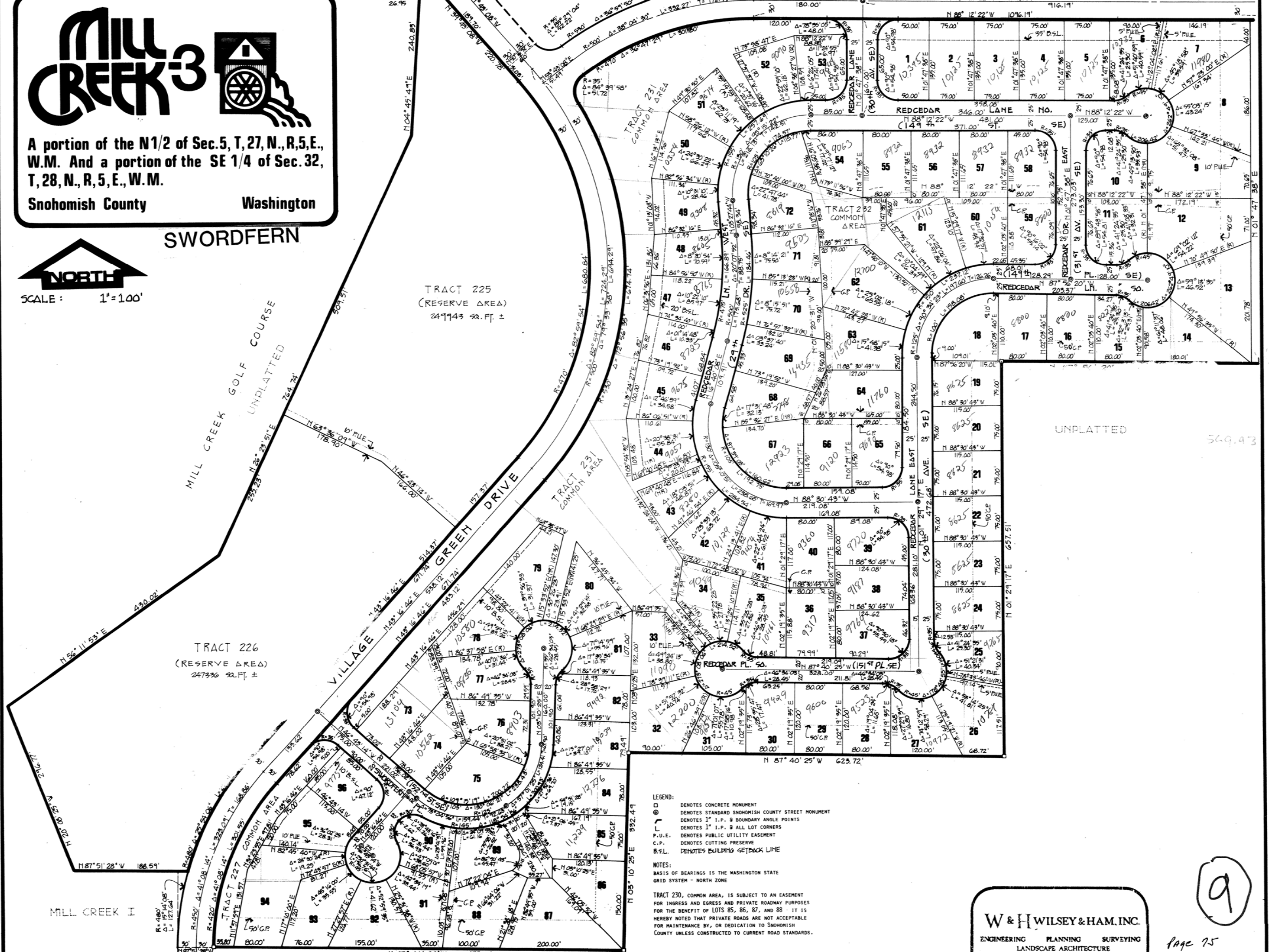
Snohomish County

Washington

SWORDFERN



SCALE: 1" = 100'



- LEGEND:**
- ⊙ DENOTES CONCRETE MONUMENT
 - ⊕ DENOTES STANDARD SNOHOMISH COUNTY STREET MONUMENT
 - ⊙ DENOTES 1" I.P. @ BOUNDARY ANGLE POINTS
 - ⊙ DENOTES 1" I.P. @ ALL LOT CORNERS
 - P.U.E. DENOTES PUBLIC UTILITY EASEMENT
 - C.P. DENOTES CUTTING PRESERVE
 - B.S.L. DENOTES BUILDING SETBACK LINE

NOTES:
BASIS OF BEARINGS IS THE WASHINGTON STATE GRID SYSTEM - NORTH ZONE

TRACT 230, COMMON AREA, IS SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS AND PRIVATE ROADWAY PURPOSES FOR THE BENEFIT OF LOTS 85, 86, 87, AND 88. IT IS HEREBY NOTED THAT PRIVATE ROADS ARE NOT ACCEPTABLE FOR MAINTENANCE BY, OR DEDICATION TO SNOHOMISH COUNTY UNLESS CONSTRUCTED TO CURRENT ROAD STANDARDS.

W & H WILSEY & HAM, INC.
ENGINEERING PLANNING SURVEYING
LANDSCAPE ARCHITECTURE

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