

CITY OF WASHOUGAL MAYOR

APPROVED BY _____ MAYOR DATE _____

COMMUNITY DEVELOPMENT DIRECTOR

APPROVED BY _____ COMMUNITY DEVELOPMENT DIRECTOR DATE _____

DIRECTOR OF PUBLIC WORKS

APPROVED BY _____ DIRECTOR OF PUBLIC WORKS DATE _____

FINANCE DIRECTOR

APPROVED BY _____ FINANCE DIRECTOR DATE _____

COUNTY AUDITOR

ATTESTED BY _____ COUNTY AUDITOR

FILED FOR RECORD THIS _____ DAY OF _____, 2021 AT _____, W.

AUDITORS FILE NO. _____ BOOK _____ PAGE _____

COUNTY ASSESSOR

THIS PLAT MEETS THE REQUIREMENTS OF R.C.W. NO. 58.17.170, LAWS OF WASHINGTON, 1981, TO BE KNOWN AS

QUAIL PARK PHASE 3

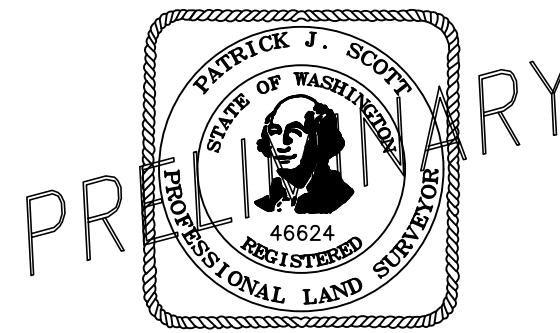
SUBDIVISION PLAT NO. _____ IN THE COUNTY OF CLARK, STATE OF WASHINGTON

COUNTY ASSESSOR DATE _____

LAND SURVEYOR'S CERTIFICATION

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT, I HEREBY CERTIFY THAT THIS MAP FOR QUAIL PARK PHASE 3 IS BASED UPON AN ACTUAL SURVEY OF THE PROPERTY HEREIN DESCRIBED, THAT THE BEARINGS AND DISTANCES ARE CORRECTLY SHOWN, THAT ALL INFORMATION REQUIRED BY THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT IS SUPPLIED HEREIN, AND THAT ALL HORIZONTAL AND VERTICAL BOUNDARIES OF THE UNITS, (1) TO THE EXTENT DETERMINED BY THE WALLS, FLOORS, OR CEILINGS THEREOF, OR OTHER PHYSICAL MONUMENTS, ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH SAID MAP, OR (2) TO THE EXTENT SUCH BOUNDARIES ARE NOT DEFINED BY PHYSICAL MONUMENTS, SUCH BOUNDARIES ARE SHOWN ON THE MAP.

PATRICK J. SCOTT PROFESSIONAL LAND SURVEYOR NO. 46624 DATE _____



ACKNOWLEDGMENT

STATE OF _____ COUNTY OF _____ SIGNED OR ATTESTED BEFORE ME ON _____ BY PATRICK J. SCOTT.

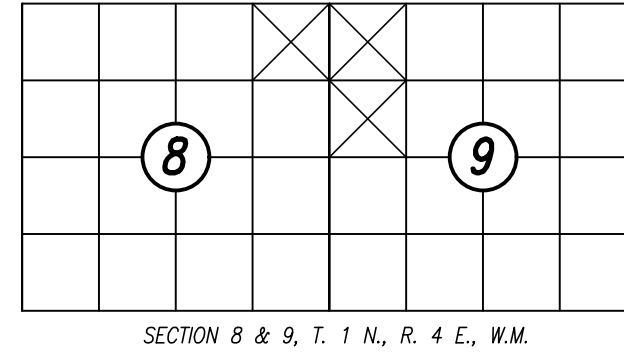
NOTARY SIGNATURE _____

DATED: _____, 20____

PRINTED NAME: _____

NOTARY PUBLIC IN AND FOR THE STATE OF _____

MY COMMISSION EXPIRES _____



SECTION 8 & 9, T. 1 N., R. 4 E., W.M.

QUAIL PARK PHASE 3 A PLAT COMMUNITY

A P.U.D. IN THE NE 1/4 OF THE NE 1/4 OF SECTION 8 AND IN THE W 1/2 OF THE NW 1/4 OF SECTION 9, T. 1 N., R. 4 E., W.M., CITY OF WASHOUGAL, CLARK COUNTY, WASHINGTON AUGUST 2021

BASIS OF BEARINGS

BEARINGS SHOWN HEREON ARE ASSUMED HOLDING A BEARING OF S 88°39'09" E BETWEEN THE FOUND MONUMENTS AT THE NW CORNER AND THE N. 1/4 CORNER OF SECTION 9.

PROCEDURE

FIELD TRAVERSES WERE PERFORMED WITH A TRIMBLE S6 TOTAL STATION (S7) AND ADJUSTED BY LEAST SQUARES. THE FIELD TRAVERSES MET THE MINIMUM STANDARDS FOR SURVEYS AS DEFINED IN WAC 332-130-090.

DEED REFERENCES

GRANTOR: D.E. BRIGHT AND M.W. BRIGHT (REPRESENTATIVES) GRANTEE: QUAIL PARK LLC. AF #5675596 D DATE: 11/25/2019

SURVEY REFERENCES

- 1. SURVEY FOR BOUNDARY LINE ADJUSTMENT BY MINISTER-GLAESER SURVEYING INC. RECORDED 11/02/2017 IN BK. 67, PG. 77.
2. SURVEY FOR SUMMIT VIEW PH. 1 & 2 SUBDIVISION BY MINISTER-GLAESER SURVEYING INC. RECORDED 11/21/2007 IN BK. 311, PG. 551.
3. SURVEY FOR DANIEL PARK SUBDIVISION BY MINISTER-GLAESER SURVEYING INC. RECORDED 02/09/2007 IN BK. 311, PG. 475.
4. SURVEY FOR RECORD OF SURVEY BY KLEIN & ASSOC. RECORDED 08/23/2004 BK. 53, PG. 72.
5. PLAT OF BUFFALO RANCH ESTATES PH. 2 BY MINISTER-GLAESER SURVEYING RECORDED 11/08/2005 BK. 311 PG. 315.
6. PLAT OF QUAIL PARK PHASE 1 BY OLSON ENGINEERING RECORDED 09/08/2020 BK. 312, PG. 115.
7. PLAT OF QUAIL PARK PHASE 2 BY OLSON ENGINEERING RECORDED 12/17/2020 BK. 312, PG. 130.

DECLARANT DECLARATION

THE UNDERSIGNED OWNER OR OWNERS OF THE INTEREST IN THE REAL ESTATE DESCRIBED HEREIN HEREBY DECLARE THIS MAP AND DEDICATE THE SAME FOR A COMMON INTEREST COMMUNITY NAMED QUAIL PARK PHASE 3, A PLAT COMMUNITY, AS THAT TERM IS DEFINED IN THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT AND NOT FOR ANY PUBLIC PURPOSE. THIS MAP AND ANY PORTION THEREOF IS RESTRICTED BY LAW AND THE DECLARATION FOR QUAIL PARK PHASE 3 RECORDED UNDER CLARK COUNTY RECORDING NO. _____

QUAIL PARK LLC

BY: _____ ITS: _____

ACKNOWLEDGMENT

STATE OF _____ COUNTY OF _____

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT _____ IS THE PERSON THAT APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE/SHE SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT, AND ACKNOWLEDGED IT, AS AUTHORIZED SIGNATOR OF THE QUAIL PARK LLC, A WASHINGTON CORPORATION, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

NOTARY SIGNATURE _____ DATED: _____, 20____ PRINTED NAME: _____ NOTARY PUBLIC IN AND FOR THE STATE OF _____ MY COMMISSION EXPIRES _____

LEGEND



● SET 1/2" X 24" REBAR W/PLASTIC CAP (OLSON ENG PLS 46624) DURING THIS SURVEY

● SET 1/2" X 24" REBAR W/PLASTIC CAP (OLSON ENG PLS 46624) DURING PREVIOUS SURVEY OF QUAIL PARK PH. 1 (BK. 312, PG. 115) AND QUAIL PARK PH. 2 (BK. 312, PG. 130)

● 1/2" X 24" REBAR W/PLASTIC CAP (OLSON ENG PLS 46624) TO BE SET AFTER RECORDING OF PLAT

● FOUND MONUMENT AS NOTED

+ BRASS SCREW WITH WASHER (OLSON ENG PLS 46624) SET ON CURB AT A PROJECTION OF THE LOT LINE AT A DISTANCE OF 8.25' FROM THE FRONT LOT CORNER EXCEPT FOR LOTS 9/BDRY AND 10/BDRY WHICH ARE 8.28' FROM FRONT LOT CORNER

⊕ BRASS SCREW WITH WASHER (OLSON ENG PLS 46624) SET IN CONCRETE AT RIGHT OF WAY

○ CALCULATED POSITION OF A MONUMENT

--- PLAT BOUNDARY

--- PUBLIC LAND SURVEY SYSTEM SUBDIVISION

--- LOT LINE

--- EXISTING TAX LOT

--- EASEMENT NOTE REFERENCE NUMBER

R/W DED. RIGHT OF WAY DEDICATION

I.R. IRON ROD

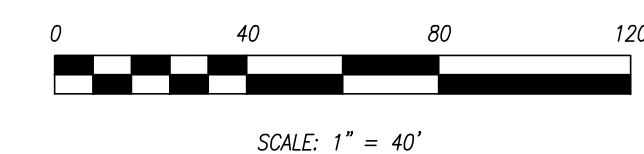
L.C.R. LAND CORNER RECORD

S.W.E. STORMWATER EASEMENT

S.F. SQUARE FEET

LINE TABLE with columns: LINE, BEARING, DISTANCE. Rows L1 through L17.

CURVE TABLE with columns: CURVE, DELTA, RADIUS, LENGTH, CHORD, BEARING. Rows C1 through C8.



SCALE: 1" = 40'