

COVER SHEET  
FOR  
**SPRINGFIELD ADDITION**  
AT  
**AUTUMN CREST  
STREET PLANS**

SEC. 26, T.25 N., R.44 E.W.M.  
SPOKANE COUNTY, WASHINGTON

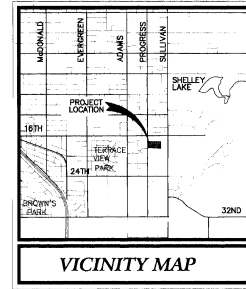
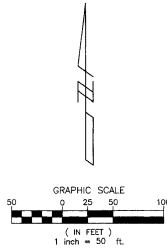
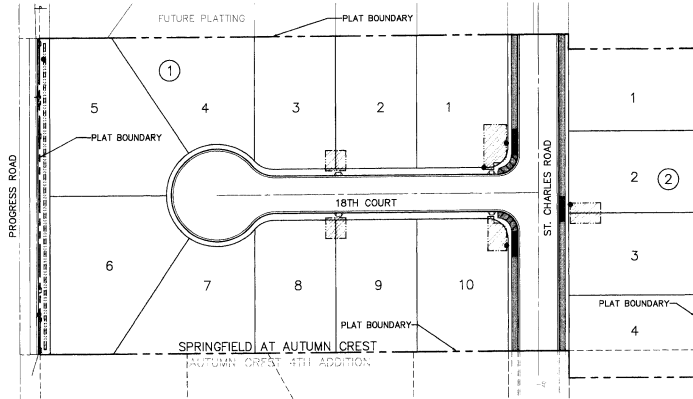


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**GENERAL NOTES**

- UNLESS SPECIFICALLY EXCEPTED IN THE PLANS OR CONTRACT DOCUMENTS ALL CONSTRUCTION METHODS AND MATERIALS SHALL BE IN ACCORDANCE WITH STANDARD SPECIFICATIONS AND STANDARD PLANS FOR ROADS, BRIDGES, AND MUNICIPAL CONSTRUCTION PROMULGATED BY THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION, THE WASHINGTON CHAPTER OF THE AMERICAN PUBLIC WORKS ASSOCIATION, (LATEST EDITION) AND SPOKANE COUNTY.
- THE PLANS ARE SHOWN AND ARE NOT INTENDED TO OBTAIN ALL DETAILS OF THE WORK REQUIRED. THE CONTRACTOR SHALL BE RESPONSIBLE TO FAMILIARIZE HIMSELF WITH ACTUAL SITE CONDITIONS, REQUIREMENTS AND FACTORS AFFECTING THE WORK. WHERE LACK OF DETAIL OR CONFLICT EXISTS BETWEEN THESE AND OTHER PLANS, THE CONTRACTOR SHALL NOTIFY THE OWNER & ENGINEER TO RESOLVE THE ISSUE PRIOR TO PROCEEDING.
- THIS PLAN MAY NOT SHOW ALL EXISTING UTILITIES. EXISTING UTILITY LOCATIONS SHOWN ARE APPROXIMATE ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE EXISTENCE AND ACTUAL LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION. ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION.
- NO QUANTITIES HAVE BEEN CALCULATED TO DETERMINE VOLUMES OF EXCAVATION AND EMBANKMENT ON THIS PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE OR OBTAIN ALL ENVIRONMENTAL AND/OR OTHER PERMITS REQUIRED FOR CONSTRUCTION.
- THE CONTRACTOR IS REQUIRED TO HAVE A VALID CONSTRUCTION PERMIT ON SITE AT ALL TIMES. THE ABSENCE OF THE PERMIT WILL RESULT IN AN IMMEDIATE SHUTDOWN OF WORK AND THE POSSIBLE REMOVAL OF THOSE ITEMS CONSTRUCTED WITHOUT PERMIT.
- ALL WORK AND MATERIALS SHALL BE IN CONFORMANCE WITH THE "SPOKANE COUNTY STANDARDS FOR ROAD AND SEWER CONSTRUCTION", AS AMENDED. (LATEST CURRENT EDITIONS)
- THE CONTRACTOR IS REQUIRED TO HAVE A COMPLETE SET OF THE ACCEPTED ROAD AND DRAINAGE PLANS ON THE JOB SITE IMMEDIATELY PRIOR TO CONSTRUCTION.
- IF THE CONTRACTOR DISCOVERS ANY DISCREPANCIES BETWEEN THE PLANS AND EXISTING CONDITIONS ENCOUNTERED, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGN ENGINEER. TODD WHIPPLE, P.E., 408-6840. THE DESIGNER, RESERVE THE RIGHT TO STOP OR SUSPEND WORK AT HIS DISCRETION AND THE COUNTY ENGINEER'S OFFICE. CONSTRUCTION SHALL BE STOPPED IMMEDIATELY.
- FOR CONSTRUCTION OF DRYWELLS, INSTALL FILTER FABRIC, "WOOD" 454S OR APPROVED EQUIVALENT BETWEEN THE DRYWELL BARREL AND THE WASHED DRAIN ROCK, AND NATIVE SOILS PER SPOKANE COUNTY STANDARD DETAIL 8-11.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR LOCATING UNDERGROUND UTILITIES. CALL THE UNDERGROUND UTILITY LOCATION SERVICE AT 456-8000 BEFORE YOU DIG.
- THE CONTRACTOR SHALL MAKE AN EFFORT TO PROTECT ALL CATCH BASINS AND DRYWELLS FROM BEING CONTAMINATED WITH SOIL BY INSTALLING FILTER FABRIC UNDER THE LID FOR AT LEAST 6 WEEKS, OR UNTIL THE ESTABLISHMENT OF GRASS AND/OR OTHER SITE CONSTRUCTION WORK HAS BEGUN.
- IN THE EVENT THAT SOIL OR OTHER DELETERIOUS MATERIAL IS ALLOWED TO ENTER THE DRYWELLS OR CATCH BASINS THE CONTRACTOR WILL BE REQUIRED TO CLEAN THE DRYWELL OR CATCH BASIN OUT TO SATISFACTION OF THE CERTIFYING ENGINEER.
- ALL DRYWELL CONNECTION PIPES SHALL BE PLACED BELOW THE DRYWELL CONCRETE CAP AND SHALL FOLLOW AS DIRECTED ON IN THE PLANS.

THE DESIGN IMPROVEMENTS SHOWN IN THIS SET OF PLANS AND CALCULATIONS CONFORM TO APPLICABLE EDITIONS OF THE SPOKANE COUNTY STANDARDS FOR ROAD AND SEWER CONSTRUCTION AND THE SPOKANE COUNTY GUIDELINES FOR STORMWATER MANAGEMENT. ALL DESIGN DEVIATIONS HAVE BEEN APPROVED BY THE SPOKANE COUNTY ENGINEER. I APPROVE THESE PLANS FOR CONSTRUCTION.

SPOKANE COUNTY ENGINEER'S OFFICE OFFICIAL PUBLIC DOCUMENT ORIGINAL	
<b>CONSTRUCTION PLANS</b>	
PROJECT #	25-25-03
DATE ACCEPTED	7/15/25
DESIGNER	T. J. G. / J. G.
PROJECT LANE MILES PUBLIC	42.42
PROJECT LANE MILES PRIVATE	45
CONSTRUCTION DOCUMENTATION AND CERTIFIED RECORD DRAWINGS, RESUBMIT AS REQUIRED PRIOR TO CONSTRUCTION	YES
CONTRACTOR ACCEPTS AND AGREES TO THE ROAD AND DRAINAGE FACILITIES FOR MAINTENANCE	YES
PERMIT REQUIRED	SDS 650-3000
NOTIFY PERMIT ENGINEER'S BUSINESS DAYS	PHONE TO OBTAIN PERMIT

*Todd Whipple*  
DEVELOPER'S APPROVAL

6-28-25  
DATE

**COUNTY DATUM**  
SPOKANE COUNTY DATUM PER AUTUMN CREST 1ST & 2ND ADDITIONS PLANS EAST FLANGE OF FIRE HYDRANT ON W. SIDE OF SULLIVAN @ S. PLAT BOUNDARY

REVISIONS

NO.	DATE	BY	REVISIONS

DATE: 7/15/25

SCALE: AS NOTED

PROJECT: INLAND PACIFIC ENGINEERING

707 West 7th, Spokane, WA 99201  
(509) 465-6840 FAX: (509) 466-6844

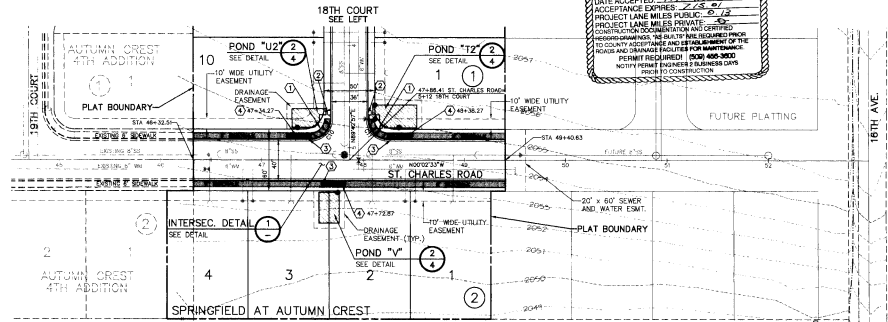
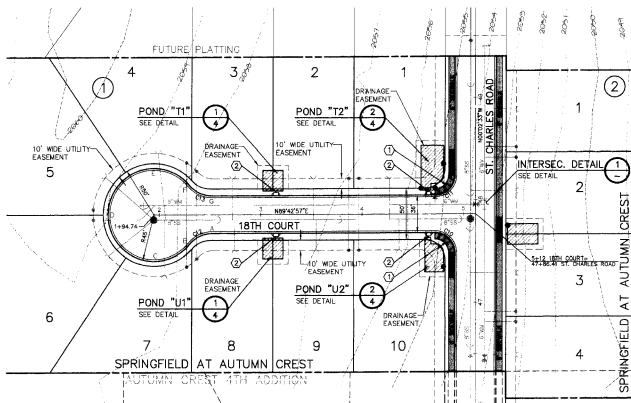
SPRINGFIELD ADD. AT AUTUMN CREST COVER

SHEET 1 OF 5  
JOB NUMBER 97117



Produced by MicroStation. No. 44-10-01-01-174

SPokane County Engineer's Office  
 OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
 PROJECT # 2024-2025  
 DATE ACCEPTED 7/25/24  
 PROJECT NAME: SAC  
 PROJECT LANE MILES PUBLIC: 20.72  
 PROJECT LANE MILES PRIVATE: 4.57  
 PROJECT LOCATION: COMMUNICATION AND GRIFFIN  
 DEVELOPMENT, NE BEAVER FISH BEAVER BRIDGE  
 TO COUNTY OFFICE: 1100 W. 2ND  
 FUTURE AND EXISTING: 1100 W. 2ND  
 PERMIT REQUIRED: YES  
 PERMIT TYPE: CONSTRUCTION  
 FROM: PERMIT ENGINEER'S BUSINESS CARDS  
 FROM: PERMIT ENGINEER'S BUSINESS CARDS



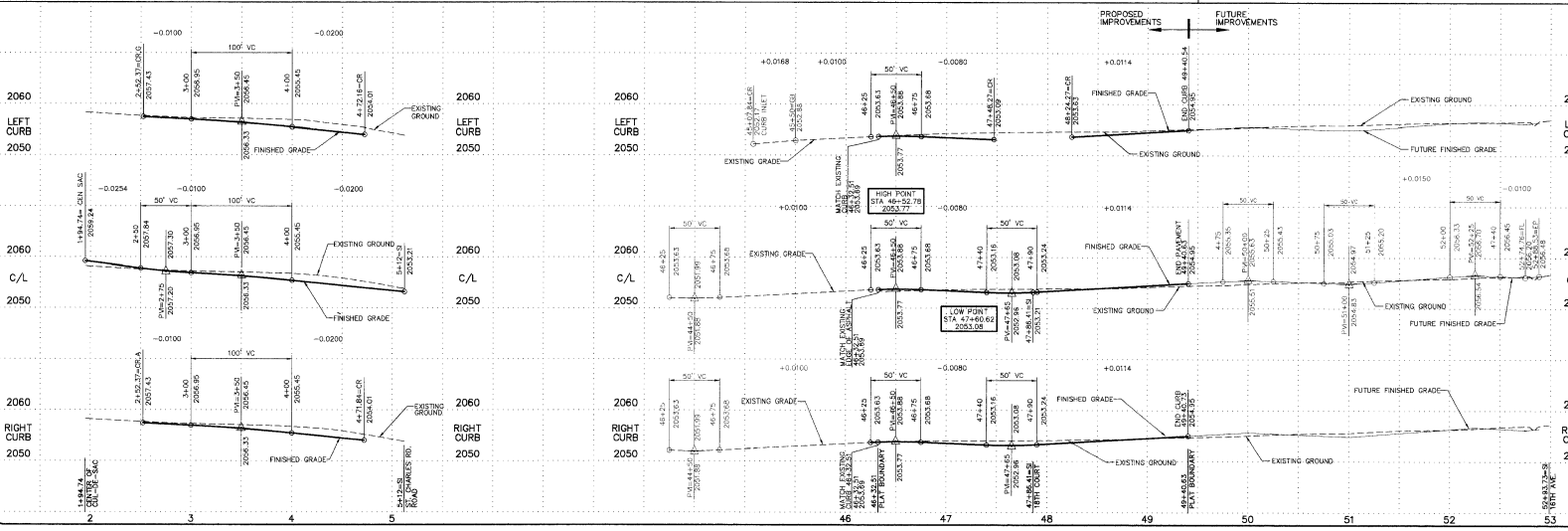
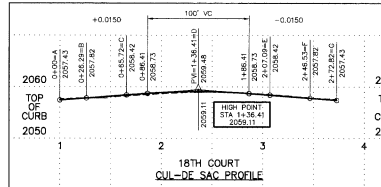
*Kevin P. ...*  
 DEVELOPER'S APPROVAL  
 DATE 6-21-24

GRAPHIC SCALE  
 1 inch = 50 ft.

CURVE INFORMATION

CURVE	RADIUS	LENGTH	TANGENT	CHORD	PI/TA
C10	60.00	31.50	20.08	28.34	307.4304
C11	30.00	31.33	19.82	28.22	89.432001
C12	30.00	28.97	14.96	23.85	201.828741
C13	30.00	26.92	14.06	23.46	501.222

- CONSTRUCTION NOTES
1. CONSTRUCT WHEEL CHAIR RAMP PER SPOKANE COUNTY STANDARD PLAN A-5, DESIGN "A"
  2. CONSTRUCT CURB INLET TYPE "1" PER SPOKANE COUNTY STANDARD PLAN B-5. CONSTRUCT AT THE FOLLOWING STATIONS:  
 STA 3+15, TC=2056.79, OFFSET 18.0' RT, L=5'  
 STA 3+15, TC=2056.79, OFFSET 18.0' LT, L=5'  
 STA 4+85.87, TC=2054.13, OFFSET 18.0' RT, L=4'  
 STA 4+85.87, TC=2054.13, OFFSET 18.0' LT, L=4'
  3. CONSTRUCT CURB INLET TYPE "2" PER SPOKANE COUNTY STANDARD PLAN B-5. CONSTRUCT AT THE FOLLOWING STATIONS:  
 STA 47+48.27, TC=2053.11, OFFSET 20' LT  
 STA 47+48.82, TC=2053.05, OFFSET 20' RT  
 STA 48+48.27, TC=2053.85, OFFSET 20' LT
  4. CONSTRUCT 4" THICK HEAVY DUTY SIDEWALK SECTION FOR ST. CHARLES & 18TH COURT. CONSTRUCT AT THE FOLLOWING STATIONS NOTED OR ADJACENT TO TYPE "2" CURB INLET.



DATE: 07/27/24  
 SCALE: 1"=50'  
 DRAWN BY: ...  
 CHECKED BY: ...  
 PROJECT: SAC

VERTICAL: 1"=10'

**INLAND ENGINEERING**  
 ENGINEERS  
 707 West 7th - Spokane, WA 99201  
 (509) 468-4840  
 FAX: (509) 468-4844

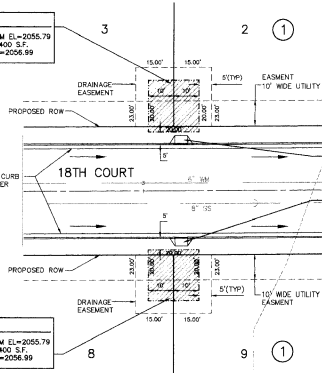
SPRINGFIELD ADD. AT AUTUMN CREST  
 18TH COURT & ST. CHARLES ROAD  
 SHEET 17 OF 21  
 JOB NUMBER 97117



SEC. 26 T.25 N., R.44 E., W.M.  
SPOKANE COUNTY, WASHINGTON



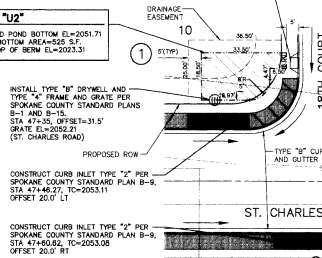
**POND "U1"**  
FINISHED POND BOTTOM EL.=2055.79  
POND BOTTOM AREA=400 S.F.  
MIN. TOP OF BERM EL.=2056.99



**POND "U1"**  
FINISHED POND BOTTOM EL.=2055.79  
POND BOTTOM AREA=400 S.F.  
MIN. TOP OF BERM EL.=2056.99

**POND "U1" & "U1" DETAILS**  
SCALE: 1"=20'

**POND "U2"**  
FINISHED POND BOTTOM EL.=2051.71  
POND BOTTOM AREA=512 S.F.  
MIN. TOP OF BERM EL.=2052.31



INSTALL TYPE "B" DRYWELL AND TYPE "A" FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLANS B-1 AND B-15.  
STA 47+35, OFFSET=31.5'  
GRATE EL.=2052.21 (ST. CHARLES ROAD)

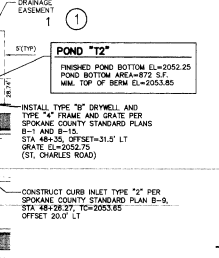
CONSTRUCT CURB INLET TYPE "12" PER SPOKANE COUNTY STANDARD PLAN B-9.  
STA 47+46.27, TO=2053.11  
OFFSET 20.0' LT

CONSTRUCT CURB INLET TYPE "12" PER SPOKANE COUNTY STANDARD PLAN B-9.  
STA 47+46.27, TO=2053.08  
OFFSET 20.0' RT

CONSTRUCT CURB INLET TYPE "1" PER SPOKANE COUNTY STANDARD PLAN B-9.  
L=4', STA 44+65.87, TO=2054.13,  
OFFSET 18.0' RT

INSTALL TYPE "B" DRYWELL AND TYPE "A" FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLANS B-1 AND B-15.  
STA 44+56.35, OFFSET=25.0' LT  
GRATE EL.=2052.75

**POND "U2"**  
FINISHED POND BOTTOM EL.=2052.25  
POND BOTTOM AREA=372 S.F.  
MIN. TOP OF BERM EL.=2053.85

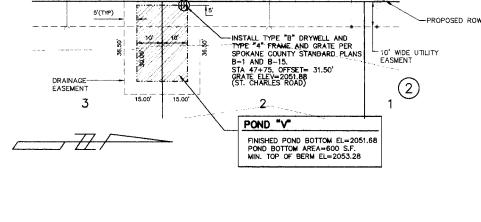


INSTALL TYPE "B" DRYWELL AND TYPE "A" FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLANS B-1 AND B-15.  
STA 44+28.27, OFFSET=31.5' LT  
GRATE EL.=2052.75 (ST. CHARLES ROAD)

CONSTRUCT CURB INLET TYPE "2" PER SPOKANE COUNTY STANDARD PLAN B-9.  
STA 44+28.27, TO=2053.85  
OFFSET 20.0' LT

INSTALL TYPE "B" DRYWELL AND TYPE "A" FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLANS B-1 AND B-15.  
STA 47+35, OFFSET=31.50'  
GRATE EL.=2052.21 (ST. CHARLES ROAD)

**POND "U3"**  
FINISHED POND BOTTOM EL.=2051.68  
POND BOTTOM AREA=400 S.F.  
MIN. TOP OF BERM EL.=2053.28



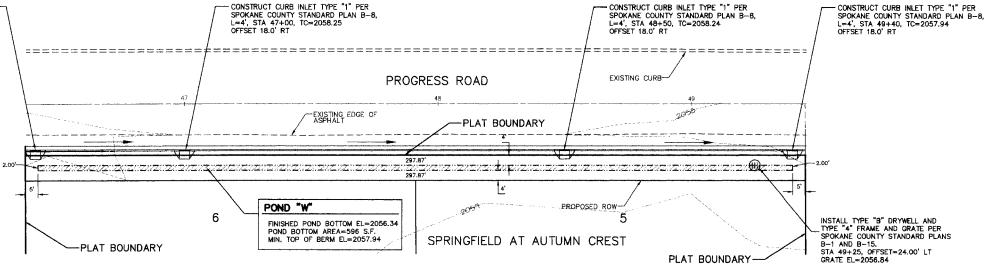
**POND "U2", "U2" & "U3" DETAILS**  
SCALE: 1"=20'

CONSTRUCT CURB INLET TYPE "1" PER SPOKANE COUNTY STANDARD PLAN B-9.  
L=4', STA 46+41.28, TO=2057.98  
OFFSET 18.0' RT

CONSTRUCT CURB INLET TYPE "1" PER SPOKANE COUNTY STANDARD PLAN B-9.  
L=4', STA 47+40, TO=2058.25  
OFFSET 18.0' RT

CONSTRUCT CURB INLET TYPE "1" PER SPOKANE COUNTY STANDARD PLAN B-9.  
L=4', STA 48+50, TO=2058.24  
OFFSET 18.0' RT

CONSTRUCT CURB INLET TYPE "1" PER SPOKANE COUNTY STANDARD PLAN B-9.  
L=4', STA 49+40, TO=2057.94  
OFFSET 18.0' RT



**POND "W"**  
FINISHED POND BOTTOM EL.=2056.34  
POND BOTTOM AREA=598 S.F.  
MIN. TOP OF BERM EL.=2057.94

INSTALL TYPE "B" DRYWELL AND TYPE "A" FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLANS B-1 AND B-15.  
STA 49+25, OFFSET=24.00' LT  
GRATE EL.=2056.84

**POND "W"**

SCALE: 1"=20'  
NOTE: SEE PROGRESS ROAD CROSS-SECTION FOR POND BOTTOM LOCATION

SPOKANE COUNTY ENGINEER'S OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**

PROJECT # 2024-01-02  
DATE ACCEPTED 7-15-24  
ACCEPTANCE EXP. 7-15-25  
PROJECT LINE MILES 0.02  
PROJECT MILES 0.02  
PROVIDING DOCUMENTS AND CHANGES  
FOLLOWING: NO QUALITY AND REQUIRED PRICE  
INCREASES AND THE LIABILITY OF THE  
ROADS AND DRAINAGE FACILITIES FOR MAINTENANCE  
PERMIT REQUIRED?  NO  
NOTIFY PERMIT ENGINEER'S BUSINESS DAYS  
PRIOR TO CONSTRUCTION

**COUNTY DATUM**  
SPOKANE COUNTY DATUM PER AUTUMN  
CREST 1ST & 2ND ADDITIONS PLANS  
EAST FLANGE OF FIRE HYDRANT ON  
W. SIDE OF SULLIVAN @ S. PLAT BOUNDARY

*Phyllis Anderson*  
DEVELOPER'S APPROVAL

6-7-24  
DATE

DATE		
SCALE		
REVISIONS		
NO.	DATE	BY



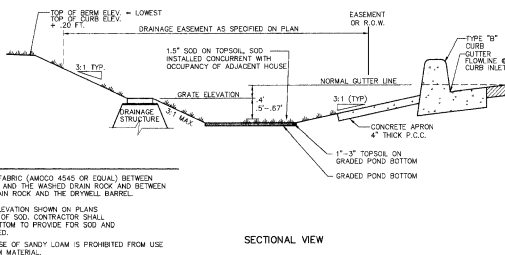
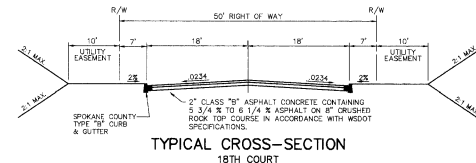
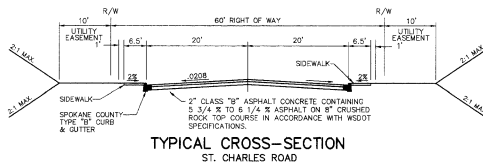
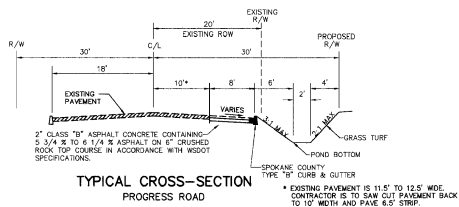
DATE: 7/15/24  
DRAWN BY: CJK  
CHECKED BY: CJK  
DESIGNED BY: CJK  
CONTRACT NO.: 2024-01-02

SCALE: HORIZONTAL AS NOTED, VERTICAL N/A

**INLAND ENGINEERING**  
207 West 7th - Suite 200  
Spokane, WA 99201  
TEL: (509) 456-6440  
FAX: (509) 456-6444

SPRINGFIELD ADD. AT AUTUMN CREST  
POND DETAIL SHEET  
STREET

SHEET 4 OF 5  
JOB NUMBER 97117

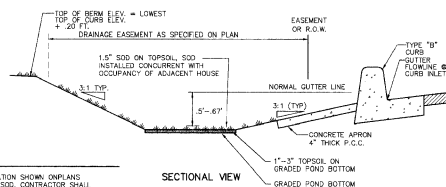


**NOTES**

- PROVIDE FILTER FABRIC (AMCCO 4545 OR EQUAL) BETWEEN THE WASHED SOIL AND THE WASHED DRAIN ROCK AND BETWEEN THE WASHED DRAIN ROCK AND THE DRYWELL BARREL.
- POND BOTTOM ELEVATION SHOWN ON PLANS IS FINISHED TOP OF SOO. CONTRACTOR SHALL GRADE POND BOTTOM TO PROVIDE FOR SOO AND TOPSOIL AS NOTED.
- WARNING: THE USE OF SANDY LOAM IS PROHIBITED FROM USE AS POND BOTTOM MATERIAL.

**TYPICAL '208' POND WITH DRAINAGE STRUCTURE**

NOT TO SCALE



**NOTES**

- POND BOTTOM ELEVATION SHOWN ON PLANS IS FINISHED TOP OF SOO. CONTRACTOR SHALL GRADE POND BOTTOM TO PROVIDE FOR SOO AND TOPSOIL AS NOTED.
- WARNING: THE USE OF SANDY LOAM IS PROHIBITED FROM USE AS POND BOTTOM MATERIAL.

**TYPICAL '208' POND WITHOUT DRAINAGE STRUCTURE**

NOT TO SCALE

**COUNTY DATUM**  
SPOKANE COUNTY DATUM PER AUTUMN CREST  
CREST 1ST & 2ND ADDITIONS PLANS  
EAST FLANGE OF FIRE HYDRANT ON  
N. SIDE OO SULLIVAN S. PL. BOUNDARY



*Ronnie Paulson*  
DEVELOPER'S APPROVAL

6-7-28  
DATE



DATE: 7/17/25  
BY: [Signature]  
JOB NUMBER: 25010

SCALE: HORIZONTAL: AS NOTED  
VERTICAL: N/A

**INLAND PACIFIC ENGINEERING**  
707 West 7th, Suite 200  
Spokane, WA 99201  
PHONE: (509) 456-8000  
FAX: (509) 456-8844

**SPRINGFIELD ADD. AT AUTUMN CREST**  
STREET DETAILS

SHEET 5 OF 5  
JOB NUMBER 25010  
DATE 9/11/25

4453768  
BK 25 Pg 57  
3401

AUDITOR'S CERTIFICATE  
Filed for record this 11th day of August, 1998, at 10:58 AM in Book 25 of Plats of page 57 of the records of the Spokane County Auditor's Office.

*N. Couvathorne*  
Deputy

SURVEYOR'S CERTIFICATE  
This plat, certificate represents a survey made by me or under my direction in accordance with the requirements of the Spokane County Subdivision Ordinance.

*Patrick J. Moore, PLS*  
Certificate Number 18001

SPOKANE COUNTY DIVISION OF UTILITIES  
Examined and approved this 24th day of July, 1998

SPOKANE COUNTY DIVISION OF ENGINEERS AND ROADS  
Examined and approved this 20th day of July, 1998

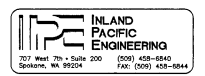
SPOKANE COUNTY DIVISION OF BUILDING AND PLANNING  
Examined and approved this 8th day of July, 1998

SPOKANE REGIONAL HEALTH DISTRICT  
Examined and approved this 30th day of July, 1998

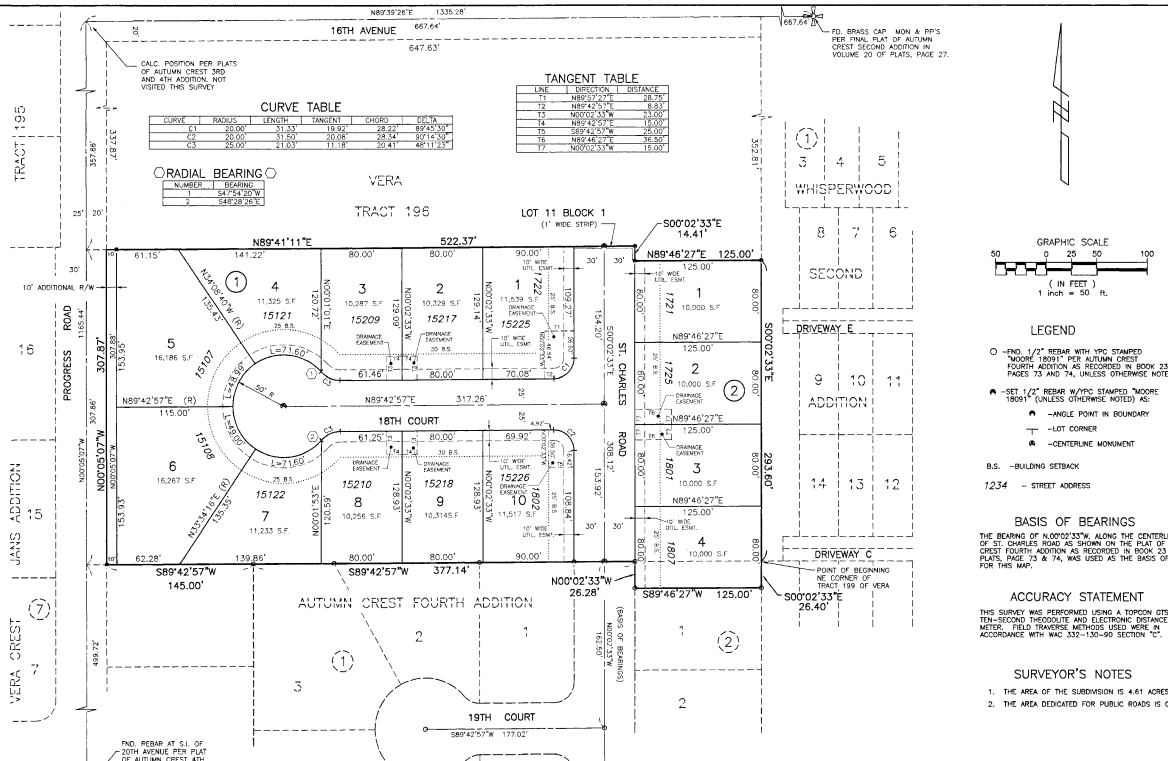
SPOKANE COUNTY ASSESSOR  
Examined and approved this 30th day of July, 1998

SPOKANE COUNTY COMMISSIONERS  
This plat was approved and accepted by the Commissioners of Spokane County, Washington, on this 30th day of July, 1998.

SPOKANE COUNTY TREASURER  
I, Treasurer of Spokane County, Washington do hereby certify that all taxes which have been levied and become payable against the land shown within this map have been fully paid this 19th day of August, 1998.



FINAL PLAT  
OF  
SPRINGFIELD ADDITION  
AT AUTUMN CREST  
BEING A REPLAT OF A PORTION OF  
TRACTS 196 AND 199 OF VERA  
IN THE NE 1/4 OF SECTION 26,  
T.25 N., R.44 E., W.M.  
SPOKANE COUNTY, WASHINGTON



DEEDICATION  
KNOW ALL MEN BY THESE PRESENTS, that LINDEMANN CONSTRUCTION COMPANY, INC., a Washington Corporation, and WASHINGTON TRUST BANK, a corporation, have caused to be printed the Lots, Blocks, and Streets, the town shown here, to be known as SPRINGFIELD ADDITION AT AUTUMN CREST and being a portion of Tracts 196 and 199 of VERA, as per plat recorded in Book "0" of Plats, Page 30, in the Spokane County Auditor's Office, County of Spokane, State of Washington, described as follows:

Beginning at the Northeast corner of said Tract 199; thence S00°02'33"E, along the East line of said Tract 199 a distance of 26.40 feet to the northerly boundary of AUTUMN CREST FOURTH ADDITION, as per plat recorded in Book 23 of Plats, Pages 73 and 74, thence westerly along the northerly boundary of said plat the following three (3) courses:

- (1) S89°42'57"W a distance of 125.00 feet;
- (2) N00°02'33"W a distance of 26.28 feet;
- (3) S89°42'57"W a distance of 372.14 feet to the Northwest corner of said AUTUMN CREST FOURTH ADDITION, thence continuing S89°42'57"W a distance of 145.00 feet to the Westerly line of Tract 196 of said plat; thence N00°02'33"W along said West line of said Tract 196 a distance of 307.87 feet; thence S89°41'11"E a distance of 523.37 feet; thence S00°02'33"E a distance of 14.41 feet; thence N89°46'27"E a distance of 125.00 feet to the East line of said Tract 196; thence a distance of 28.65 feet to the Point of Beginning.

We do hereby dedicate to public use forever the streets and roads shown within this plat, including a 10 foot wide strip of additional right of way for Progress Road, Lot 11, Block 1, or one (1) foot strip on shown hereon, as hereby dedicated to Spokane County as general County property to be used in that use and continuation of the streets are dedicated or created.

No more than one dwelling structure be placed on any lot nor shall any lot be further subdivided for the purpose of creating additional lots, lots, parcels, or building sites without first filing a replat. Side and rear yard setbacks shall be determined at the time building permits are requested. The setbacks indicated on this plat may be changed from those shown on this plat by proper zoning approvals or otherwise.

The public water system, connected to the WATER PLANT (owned by County and State Health authorities), the local fire protection district, Spokane County Division of Building and Planning and the water supplier (Supplier) will be installed within the plat and the subdivisor/sponsor will provide for individual domestic water service as well as fire protection to each lot prior to sale of each lot and prior to issuance of a building permit for each lot. Use of private wells and water systems is prohibited. Any water service for this plat shall be provided in accordance with the Coordinated Water System Plan for Spokane County.

A public sewer system will be made available for the plat and individual service will be provided to each lot prior to sale. Use of individual on-site sewage system shall not be authorized.

Drainage Easements, as plotted and shown hereon, are for the purposes of installing, operating, and maintaining drainage ponds and drainage facilities to dispose of water hereby granted to Spokane County. The drainage easement and plot are subject to the separate Declaration of Easement as recorded in Book 23 of Plats, Page 74, which by reference is made a part hereof.

Utility easements as shown herein are hereby dedicated to the serving utility companies for the construction, reconstruction, maintenance and operation of said utilities, together with the right to inspect said utilities and to trim and/or remove utility bushes and trees which may interfere with the construction, maintenance and operation of same.

This plat or any portion thereof on the use of any property therein shall be subject to the provisions of the COVENANTS, CONDITIONS and RESTRICTIONS FOR SPRINGFIELD ADDITION AT AUTUMN CREST as recorded in Book 23 of Plats, Page 74.

IN WITNESS WHEREOF, the aforesaid owners have hereunto set their hand this 22nd day of July, 1998.

LINDEMANN CONSTRUCTION COMPANY, INC.  
a Washington Corporation  
*Linde Mann*  
Linde Mann, President

WASHINGTON TRUST BANK  
a Corporation  
*Linde Mann*  
Linde Mann, President

ACKNOWLEDGMENTS  
STATE OF WASHINGTON )  
County of Spokane )  
On this 22nd day of July, 1998, before me, the undersigned a Notary Public in and for the State of Washington, personally appeared LINDEMANN CONSTRUCTION COMPANY, INC., the corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes herein mentioned, and on oath stated that he is authorized to execute the said instrument and that the corporation seal of said corporation.

Given under my hand and official seal the day and year last above written.

*Linde Mann*  
Notary Public in and for the State of Washington, residing at Spokane, Washington.  
My commission expires 12-31-2001

STATE OF WASHINGTON )  
County of Spokane )  
I certify that I know or that I have satisfactory evidence that *Linde Mann* is the person who appeared before me, and said person acknowledged that *Linde Mann* is the President of LINDEMANN CONSTRUCTION COMPANY, INC., a corporation, and on oath stated that *Linde Mann* was authorized to execute the instrument and acknowledged it on the date and at the place of WASHINGTON TRUST BANK, a Washington corporation, to be the free and voluntary act of such corporation, for the uses and purposes stated in the instrument.

DATED this 22nd day of July, 1998.

*Linde Mann*  
Notary Public in and for the State of Washington, residing at Spokane, Washington.  
My commission expires 12-31-2001