

FINAL PLAT
CRYSTAL MEADOWS FIRST ADDITION
A REPLAT OF A PORTION OF TRACT A, SHORT PLAT SP-1346-04
IN THE NE 1/4 OF THE SW 1/4 OF SECTION 7,
TOWNSHIP 24 NORTH, RANGE 42 EAST, W.M.
SPOKANE COUNTY, WASHINGTON

SHEET 1 OF 2

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT ENVISION LAND & DEVELOPMENT COMPANY, LLC, A WASHINGTON LIMITED LIABILITY COMPANY HAS CAUSED TO BE PLATTED INTO LOTS AND BLOCKS THE LAND SHOWN HEREON AS CRYSTAL MEADOWS FIRST ADDITION, BEING DESCRIBED AS FOLLOWS:

THAT PORTION OF TRACT "A" OF SPOKANE COUNTY SHORT PLAT SP 1346-04 AS PER PLAT THEREOF RECORDED IN BOOK 19 OF SHORT PLATS, PAGES 70, 71, AND 72 LOCATED IN THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 24 NORTH, RANGE 42 EAST, W.M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT "A"; THENCE WESTERLY ALONG THE SOUTHERLY RIGHT OF WAY LINE OF AERO ROAD THE FOLLOWING TWO (2) COURSES: 1) ALONG THE ARC OF A 995 FOOT RADIUS CURVE, CONCAVE NORTHERLY, THE CENTER OF WHICH BEARS N06°21'09"W, THROUGH A CENTRAL ANGLE OF 6°20'22", AN ARC LENGTH OF 110.09 FEET 2) S89°59'13"W 415.93 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING S89°59'13"W 58.45 FEET ALONG SAID RIGHT OF WAY LINE; THENCE ALONG THE ARC OF 40.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 92°16'56", AN ARC LENGTH OF 64.43 FEET; THENCE S02°17'43"E 431.06 FEET; THENCE S89°58'32"E 100.08 FEET; THENCE N02°17'45"W 472.76 FEET TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION PLATTED AS CRYSTAL MEADOWS SUBDIVISION IN VOLUME 34 OF PLATS, PAGES 73-77; SITUATE IN THE COUNTY OF SPOKANE, STATE OF WASHINGTON.

THE BORDER EASEMENTS AS SHOWN HEREON ARE HEREBY GRANTED TO SPOKANE COUNTY AND ITS AUTHORIZED AGENTS AND TO THE PUBLIC FOR ROAD PURPOSES, INCLUDING BUT NOT LIMITED TO CURBS, SIDEWALKS, DRAINAGE, SIGNAGE AND OTHER USAGE DEEMED NECESSARY BY THE SPOKANE COUNTY ENGINEER FOR THE SAFETY AND WELFARE OF THE PUBLIC. NO FENCE OR PORTION THEREOF WILL BE CONSTRUCTED WITHIN SAID EASEMENT WITHOUT PERMISSION OF THE SPOKANE COUNTY ENGINEER, NOR WILL ANY OBJECTS BE PLACED IN SAID EASEMENT THAT WOULD OBSTRUCT THE SIGHT DISTANCE NECESSARY FOR SAFE AND EFFICIENT VEHICULAR MOVEMENT. ANY OTHER EASEMENTS GRANTED OR DEDICATED WITHIN THIS BORDER EASEMENT AREA WILL BE SUBORDINATE TO THE RIGHTS CREATED BY THIS EASEMENT AND ARE SUBJECT OF SPOKANE COUNTY ENGINEERS PERMIT PROCESS PRIOR TO USAGE.

UTILITY EASEMENTS SHOWN ON THE HEREIN DESCRIBED PLAT ARE HEREBY DEDICATED FOR THE USE OF SERVING UTILITY COMPANIES FOR THE CONSTRUCTION, RECONSTRUCTION, MAINTENANCE, PROTECTION, INSPECTION AND OPERATION OF THEIR RESPECTIVE FACILITIES, TOGETHER WITH THE RIGHT TO PROHIBIT CHANGES IN GRADE OVER INSTALLED UNDERGROUND FACILITIES, THE RIGHT TO TRIM AND/OR REMOVE TREES, BUSHES, LANDSCAPING AND PROHIBIT STRUCTURES THAT MAY INTERFERE WITH THE CONSTRUCTION, RECONSTRUCTION, RELIABILITY, MAINTENANCE AND SAFE OPERATION OF SAME. SERVING UTILITY COMPANIES ARE ALSO GRANTED THE RIGHT TO INSTALL UTILITIES ACROSS FUTURE ACQUISITION AREAS OR BORDER EASEMENTS. STORM DRAIN DRYWELLS AND WATER METER BOXES SHALL NOT BE PLACED WITHIN THE "DRY" EASEMENTS; HOWEVER, LATERAL CROSSINGS BY STORM DRAIN, WATER AND SEWER LINES ARE PERMITTED. SERVING UTILITIES RESERVE THE RIGHT TO CROSS BORDER EASEMENTS OR FUTURE RIGHT-OF-WAY ACQUISITION AREAS. IF THE DEVELOPER OR HIS SUBCONTRACTOR SHOULD DITCH BEYOND THE LIMITS OF THE PLATTED EASEMENT STRIPS SHOWN HEREON, THE EASEMENT SHALL THEN BE IDENTIFIED BY THE ACTUAL PHYSICAL LOCATION OF THE INSTALLED UTILITIES, EXCEPT THAT UTILITY EASEMENTS SHALL NOT ENCROACH ON ANY BORDER EASEMENT GRANTED HEREON AND ARE SUBJECT TO BORDER EASEMENT LANGAUGE GRANTED HEREON.

NO DIRECT ACCESS SHALL BE ALLOWED FROM LOTS ON THIS PLAT TO AERO ROAD UNTIL SUCH TIME AS AUTHORIZED BY THE COUNTY ENGINEER.

SIDE YARD AND REAR YARD SETBACKS SHALL BE DETERMINED AT THE TIME OF BUILDING PERMIT ISSUANCE.

A PUBLIC SEWER SYSTEM WILL BE MADE AVAILABLE FOR THE PLAT AND INDIVIDUAL SERVICE WILL BE PROVIDED TO EACH LOT PRIOR TO SALE. THE USE OF INDIVIDUAL ON-SITE SEWAGE DISPOSAL SYSTEMS SHALL NOT BE AUTHORIZED.

THE USE OF PRIVATE WELLS AND WATER SYSTEMS IS PROHIBITED.

THE PUBLIC WATER SYSTEM, PURSUANT TO THE WATER PLAN APPROVED BY COUNTY AND STATE HEALTH AUTHORITIES, THE LOCAL FIRE PROTECTION DISTRICT, THE COUNTY BUILDING AND PLANNING DEPARTMENT AND WATER PURVEYOR, SHALL BE INSTALLED WITHIN THIS SUBDIVISION AND THE APPLICANT SHALL 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.

NO FINISHED FLOOR ELEVATION MAY BE PERMITTED BELOW GRADE, UNLESS THE AREA IS CONSTRUCTED TO PERMANENTLY PREVENT THE ENTRY OF SURFACE AND/OR SUBSURFACE WATERS. PLANS FOR SUCH PREVENTIVE MEASURES SHALL BE DESIGNED BY AN ARCHITECT OR ENGINEER LICENSED BY THE STATE OF WASHINGTON. AS-BUILT CERTIFICATION FROM THE ARCHITECT OR ENGINEER OF RECORD DOCUMENTING COMPLIANCE WITH THE APPROVED PLAN MUST BE PROVIDED TO THE DIVISION OF BUILDING AND PLANNING PRIOR TO THE FRAMING INSPECTION AND APPROVAL.

BASEMENT CONSTRUCTION WILL NOT BE ALLOWED ON ANY LOT WITHIN THIS PLAT WITHOUT A GEOTECHNICAL ENGINEERING REPORT WITH RECOMMENDATIONS FOR CONSTRUCTING BASEMENTS.

ALL LOT OWNERS WITHIN THIS PLAT SHALL BE MEMBERS OF THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION, WHICH WAS CREATED BY DOCUMENT RECORDED UNDER STATE U.B.I. NO. 602758466.

SPOKANE COUNTY AND ITS AUTHORIZED AGENTS ARE HEREBY GRANTED THE RIGHT TO INGRESS AND EGRESS TO, OVER AND FROM ALL PUBLIC AND PRIVATE DRAINAGE EASEMENTS FOR THE PURPOSES OF INSPECTION AND EMERGENCY MAINTENANCE OF DRAINAGE SWALES, FOUNDS, DITCHES, CULVERTS AND OTHER DRAINAGE FACILITIES, IF NOT PROPERLY MAINTAINED BY THE PROPERTY OWNER OR THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION. SPOKANE COUNTY DOES NOT ACCEPT THE RESPONSIBILITY TO INSPECT OR MAINTAIN ANY DRAINAGE FACILITIES AND/OR STRUCTURES LOCATED OUTSIDE OF PUBLIC RIGHTS-OF-WAY, EXCEPT IN CASES WHERE SPOKANE SPECIFICALLY ASSUMES THAT RESPONSIBILITY IN WRITING. NEITHER DOES SPOKANE COUNTY ACCEPT ANY LIABILITY FOR ANY FAILURE BY THE PROPERTY OWNER(S) TO PROPERLY MAINTAIN SUCH AREAS.

THE PROPERTY OWNERS WITHIN THIS PLAT SHALL BE HELD RESPONSIBLE FOR KEEPING OPEN AND MAINTAINING THE SURFACE PATH OF NATURAL OR MAN-MADE DRAINAGE FLOW OVER AND ACROSS THEIR RESPECTIVE PROPERTIES. IF THE PROPERTY OWNERS FAIL TO MAINTAIN THE SURFACE PATH OF NATURAL OR MAN-MADE DRAINAGE FLOW OR DRAINAGE FACILITIES ON PRIVATE PROPERTIES, A NOTICE OF SUCH FAILURE MAY BE GIVEN TO THE PROPERTY OWNER. IF NOT CORRECTED WITHIN THE PERIOD INDICATED ON SAID NOTICE, SPOKANE COUNTY HAS THE RIGHT TO CORRECT THE MAINTENANCE FAILURE, OR HAVE IT CORRECTED, AT THE EXPENSE OF THE PROPERTY OWNER.

SPOKANE COUNTY DOES NOT ACCEPT THE RESPONSIBILITY OF MAINTAINING THE DRAINAGE COURSE ON PRIVATE LOTS OR FLOODPLAIN AREAS WITHIN PRIVATE LOTS, NOR THE RESPONSIBILITY FOR ANY DAMAGE WHATSOEVER, INCLUDING, BUT NOT LIMITED TO, INVERSE CONDEMNATION TO ANY PROPERTIES DUE TO DEFICIENT CONSTRUCTION AND/OR MAINTENANCE OF DRAINAGE COURSES IN DRAINAGE EASEMENTS ON PRIVATE PROPERTY.

ANY BUILDING THAT IS CONSTRUCTED ON A LOT IN THIS PLAT SHALL BE SET AT AN ELEVATION SO AS TO PROVIDE POSITIVE DRAINAGE AWAY FROM ANY DRAINAGE ENTRY POINT TO THE BUILDING (INCLUDING BUT NOT LIMITED TO A WINDOW WELL, A WINDOW UNPROTECTED BY A WINDOW WELL, OR A DOORWAY). SAID POSITIVE DRAINAGE SHALL MEET THE MINIMUM REQUIREMENTS AS SET FORTH IN THE CURRENT BUILDING CODE. THE LOTS SHALL BE GRADED SO THAT EITHER A) ALL RUNOFF IS ROUTED AWAY FROM THE BUILDING AND CONVEYED OVER THE LOT TO A NATURAL DRAINAGE SWALE OR APPROVED DRAINAGE FACILITY, OR B) DRAINAGE INTERCEPTED ON THE LOT IS DISPOSED OF ON THE LOT IN AN APPROVED DRAINAGE FACILITY. ALL DRAINAGE FACILITIES FOR THIS PLAT, INCLUDING ANY "208" SWALES, SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE ACCEPTED PLANS ON FILE AT THE SPOKANE COUNTY ENGINEER'S OFFICE. ANY PROPOSED CHANGES TO THE ACCEPTED ROAD AND DRAINAGE PLANS MUST BE ACCEPTED BY THE SPOKANE COUNTY ENGINEER'S OFFICE PRIOR TO CONSTRUCTION OF SAID CHANGES.

THERE MAY EXIST PROPERTIES LOCATED UPHILL AND ADJACENT TO THIS SUBDIVISION WHICH PERIODICALLY DISCHARGE STORMWATER RUNOFF ONTO INDIVIDUAL LOTS WITHIN THIS PLAT. STORMWATER RUNOFF FROM NEARBY UPHILL PROPERTIES SHOULD BE EXPECTED AND DURING SNOW MELT PERIODS OR WET SEASONS THE LOTS MAY BE SUBJECTED TO HIGHER AMOUNTS OF STORMWATER RUNOFF THAN WHAT IS NORMALLY OBSERVED OR ANTICIPATED. BECAUSE STORMWATER RUNOFF FROM ADJACENT PROPERTIES HAS DISCHARGED ONTO THIS PLAT PRIOR TO DEVELOPMENT, STORMWATER RUNOFF WILL LIKELY CONTINUE TO DO SO AFTER DEVELOPMENT.

IF GROUNDWATER OR MOTTLED SOIL IS ENCOUNTERED DURING BASEMENT EXCAVATION, IT IS SPOKANE COUNTY'S RECOMMENDATION THAT PROTECTIVE MEASURES THAT MEET THE REQUIREMENTS OF THE CURRENT BUILDING CODE, WITH RESPECT TO DAMPROOFING AND WATERPROOFING, BE IMPLEMENTED AS A PART OF THE BASEMENT FOUNDATION CONSTRUCTION.

THE PROPERTY OWNERS WITHIN THIS PLAT SHALL MAINTAIN ALL NATURAL DRAINAGE CHANNELS, DRAINAGE DITCHES, AND WATER QUALITY SWALES ("208" SWALES) SITUATED IN THEIR RESPECTIVE PROPERTIES, AND ANY PORTION OF A "208" SWALE SITUATED IN A PUBLIC RIGHT-OF-WAY ADJACENT TO THEIR RESPECTIVE PROPERTIES, WITH A PERMANENT GROUND COVER AS SPECIFIED IN THE CURRENTLY ACCEPTED PLANS ON FILE AT THE SPOKANE COUNTY ENGINEER'S OFFICE. NO STRUCTURES, INCLUDING FENCES, SHALL BE CONSTRUCTED DIRECTLY OVER OR WITHIN "208" SWALE WITHOUT THE EXPRESS WRITTEN CONSENT OF THE SPOKANE COUNTY ENGINEER. PROPERTY OWNER(S) MAINTENANCE RESPONSIBILITIES SHALL INCLUDE, BUT IS NOT LIMITED TO MOWING, IRRIGATING, AND KEEPING THE AREA FREE OF DEBRIS.

THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION OR ITS SUCCESSORS IN INTEREST SHALL MAINTAIN ALL DRAINAGE FACILITIES, LOCATED IN THE COMMON AREAS, EASEMENTS, AND TRACTS, IN CONFORMANCE WITH THE ACCEPTED PLANS AND THE OPERATIONS AND MAINTENANCE MANUAL AS PREPARED BY MHE ENGINEERING, BOTH OF WHICH ARE ON FILE AT THE SPOKANE COUNTY ENGINEER'S OFFICE. MAINTENANCE OF DRAINAGE FACILITIES INCLUDES, BUT IS NOT LIMITED TO, KEEPING OPEN AND CLEANING STORMWATER PIPES, STRUCTURES, DITCHES, DRAINAGE PONDS, SWALES; REPLACEMENT OF DRAINAGE FACILITIES AS NEEDED; MAINTAINING LIVE NATIVE-TYPE DRYLAND GRASSES OR LAWN TURF IN THE POND FACILITIES LOCATED IN COMMON AREAS OR TRACTS, WITH OPTIONAL SHRUBBERY AND/OR TREES, WHICH DO NOT OBSTRUCT THE FLOW AND PERCOLATION OF STORM DRAINAGE WATER IN THE DRAINAGE SWALE AS INDICATED BY THE APPROVED PLANS; MOWING, IRRIGATING AND KEEPING THE AREA FREE OF DEBRIS; REMOVING AND DISPOSING OF THE SOIL AND GRASS SOD LOCATED IN DRAINAGE FACILITIES SITUATED WITHIN EASEMENTS ON PRIVATE LOTS AT SUCH TIME SPOKANE COUNTY DEEMS NECESSARY, AND REPLACING THE SOIL AND GRASS SOD. THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR PAYMENT OF ALL CLAIMS AND OTHER LIABILITIES, WHICH MAY BECOME DUE FOR SAID MAINTENANCE RESPONSIBILITIES.

IF THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION, OR THEIR SUCCESSORS IN INTEREST, FAILS TO MAINTAIN THE DRAINAGE FACILITIES IN CONFORMANCE WITH THE ACCEPTED DRAINAGE PLANS AND THE OPERATION AND MAINTENANCE MANUAL ON FILE AT THE SPOKANE COUNTY ENGINEER'S OFFICE, A NOTICE OF SUCH FAILURE MAY BE GIVEN TO THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION, OR THEIR SUCCESSORS IN INTEREST, BY THE COUNTY ENGINEER. IF NOT CORRECTED WITHIN THE PERIOD INDICATED ON SAID NOTICE, SPOKANE COUNTY HAS THE RIGHT TO CORRECT THE MAINTENANCE FAILURE, OR HAVE IT CORRECTED, AT THE EXPENSE OF THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION, OR THEIR SUCCESSORS IN INTEREST.

SHOULD THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION BE TERMINATED FOR ANY REASON, THE SUCCESSORS IN INTEREST SHALL BE THE INDIVIDUAL LOT OWNER(S), OR THEIR SUCCESSORS IN INTEREST, WHO ARE MEMBERS OF THE CRYSTAL MEADOWS OF SPOKANE COUNTY HOMEOWNERS ASSOCIATION AT THE TIME OF SAID TERMINATION. THE SUCCESSORS IN INTEREST SHALL SHARE EQUALLY IN THE RESPONSIBILITY AND COST OF MAINTAINING SAID DRAINAGE FACILITIES.

THE TRACTS AND COMMON AREAS CANNOT BE SOLD OR TRANSFERRED AND SHALL BE CONSIDERED SUBSERVIENT ESTATES FOR TAX PURPOSES TO THE OTHER LOTS CREATED HEREIN. THE STATUS OF THE AREAS DESIGNATED AS SUBSERVIENT ESTATES FOR TAX PURPOSES CANNOT BE CHANGED WITHOUT FILING A REPLAT.

THE DEVELOPER, PROPERTY OWNERS, AND HOMEOWNERS ASSOCIATION WAIVE ANY AND ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENTAL AUTHORITY ARISING FROM THE CONSTRUCTION, OWNERSHIP OR MAINTENANCE OF PUBLIC FACILITIES, THIS WAIVER INCLUDES CLAIMS OF ANY NATURE, INCLUDING BUT NOT LIMITED TO PERSON AND REAL PROPERTY DAMAGES AS WELL AS ANY INVERSE CONDEMNATION CLAIMS.

THIS COVENANT AND AGREEMENT SHALL RUN WITH THE LAND IN PERPETUITY, AND SHALL BE BINDING UPON THE OWNER, THEIR HEIRS, SUCCESSORS AND ASSIGNS, INCLUDING OBLIGATION TO PARTICIPATE IN THE MAINTENANCE OF THE DRAINAGE FACILITIES AS PROVIDED HEREIN.

THE HEREIN DESCRIBED PROPERTY IS SUBJECT TO THE FOLLOWING:

NOTICE TO THE PUBLIC AND THE TERMS AND CONDITIONS THEREOF RECORDED APRIL 16, 1986, UNDER AUDITOR'S FILE NO. 8604160356

ROAD MAINTENANCE AGREEMENT AND THE TERMS AND CONDITIONS THEREOF RECORDED SEPTEMBER 29, 1987, UNDER AUDITOR'S FILE NO. 8709290221

RECIPROCAL EASEMENT AGREEMENT AND THE TERMS AND CONDITIONS THEREOF RECORDED JULY 27, 1990, UNDER AUDITOR'S FILE NO. 9007270405

TITLE NOTICE AND THE TERMS AND CONDITIONS THEREOF RECORDED FEBRUARY 13, 1991, UNDER AUDITOR'S FILE NO. 9102130131

TITLE NOTICE AND THE TERMS AND CONDITIONS THEREOF RECORDED MARCH 13, 1997 UNDER AUDITOR'S FILE NOS. 4084227 AND 4084228

TITLE NOTICE AND THE TERMS AND CONDITIONS THEREOF RECORDED SEPTEMBER 17, 2004 UNDER AUDITOR'S FILE NO. 5124401

GRANT OF EASEMENT AND CONSTRUCTION, MAINTENANCE AND USE AGREEMENT FOR DRAINAGE SYSTEM AND THE TERMS AND CONDITIONS THEREOF RECORDED MARCH 14, 2007, UNDER AUDITOR'S FILE NOS. 5509268 AND 5509269

AVIATION EASEMENT AND THE TERMS AND CONDITIONS THEREOF RECORDED SEPTEMBER 14, 2007, UNDER AUDITOR'S FILE NO. 5587310

EASEMENT FOR STORM DRAINAGE AND THE TERMS AND CONDITIONS THEREOF RECORDED OCTOBER 19, 2007, UNDER AUDITOR'S FILE NO. 5601977

IN WITNESS WHEREOF, THE AFORESAID PARTIES HAVE AFFIXED THEIR SIGNATURES.

ACKNOWLEDGMENT
State of CALIFORNIA
County of MERCED

ENVISION LAND & DEVELOPMENT COMPANY, L.L.C.
Gregory D. Bradford, Managing Member

On this 23 day of JANUARY, 2009 before me personally appeared Gregory D. Bradford, to me known to be the Managing Member of Envision Land & Development Company, L.L.C., a Washington Limited Liability Company, that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said company, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.

Kendrye Aronado
Notary Public in and for the State of CALIFORNIA
residing at MERCED
My commission expires 8-10-11



SPOKANE COUNTY AUDITOR
Filed for record by ENVISION LAND at this 26th day of FEB 2009, at 26 minutes past 12 o'clock P.M. and recorded in Book 35 of Plats at Page(s) 54-55, Records of Spokane County, WA.

Spokane County Auditor - DEPUTY

SPOKANE COUNTY DEPARTMENT OF BUILDING AND PLANNING
Examined and approved this 4th day of February, 2009.

John Pederson
Department of Building and Planning

SPOKANE COUNTY DIVISION OF ENGINEERING AND ROADS
Examined and approved this 3rd day of FEBRUARY, 2009.
Spokane County Engineer

SPOKANE COUNTY UTILITIES
Examined and approved this 4th day of FEBRUARY, 2009.
Spokane County Utilities

SPOKANE REGIONAL HEALTH DISTRICT
Examined and approved this 12th day of FEBRUARY, 2009.
Spokane Regional Health Officer

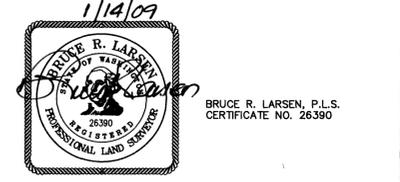
SPOKANE COUNTY TREASURER
I, Treasurer of Spokane County, Washington, do hereby certify that all taxes which have been levied and become chargeable against the land shown within this map and described in the dedication of this date have been fully paid, satisfied and discharged.
Dated this 13 day of Feb, 2009.

Spokane County Treasurer

SPOKANE COUNTY ASSESSOR
Examined and approved this 18th day of February, 2009.
Spokane County Assessor

SPOKANE COUNTY COMMISSIONERS
This plat was approved and accepted by the County Commissioners of Spokane County, Washington this 17th day of Feb, 2009.
Chairperson
Spokane County Commissioners

SURVEYOR'S CERTIFICATE
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SPOKANE COUNTY SUBDIVISION ORDINANCE.



LandTek, LLC
PROFESSIONAL LAND SURVEYORS
619 N. MAJELIA STREET
SPOKANE, WASHINGTON 99202
PHONE (509)926-2821 FAX (509)926-2736

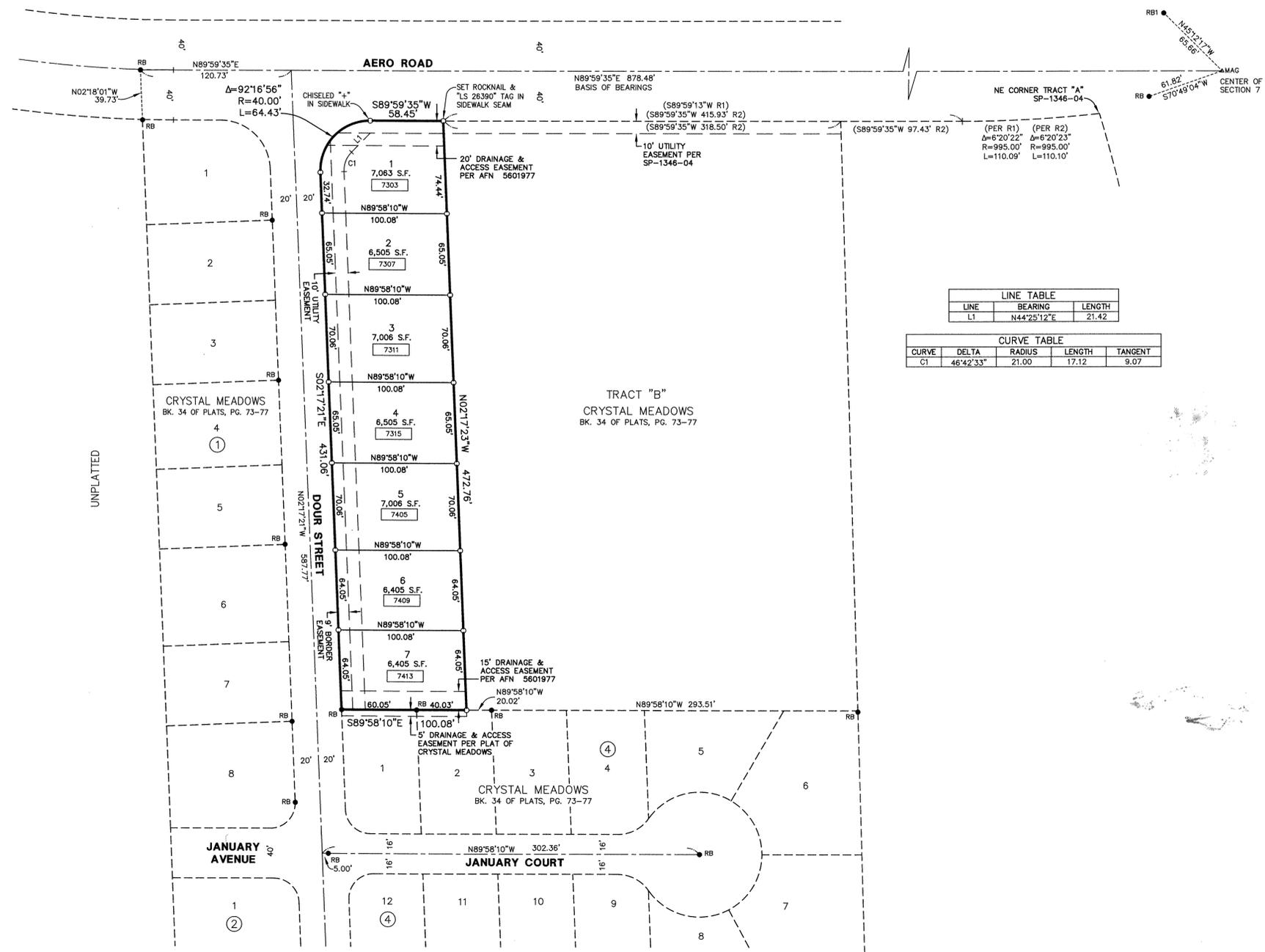
FINAL PLAT
CRYSTAL MEADOWS FIRST ADDITION
 A REPLAT OF A PORTION OF TRACT A, SHORT PLAT SP-1346-04
 IN THE NE 1/4 OF THE SW 1/4 OF SECTION 7,
 TOWNSHIP 24 NORTH, RANGE 42 EAST, W.M.
 SPOKANE COUNTY, WASHINGTON

SHEET 2 OF 2

SPOKANE COUNTY AUDITOR

Filed for record by ENVISION LAND
 this 18th day of FEB 2009, at
26 minutes past 12 o'clock P.M., and recorded
 in Book 35 of Plats at Page(s) 54-55
 Records of Spokane County, Washington.

[Signature]
 Spokane County Auditor

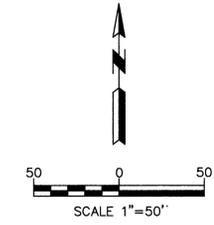


LINE TABLE

LINE	BEARING	LENGTH
L1	N44°25'12"E	21.42

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	46°42'33"	21.00	17.12	9.07



- LEGEND**
- SET 1/2" REBAR WITH PLASTIC CAP MARKED "LANDTEK LS 26390" - EXCEPT AS NOTED HEREON
 - FOUND 5/8" REBAR & PLASTIC CAP MARKED "SHEA 33656"
 - FOUND 1/2" REBAR & PLASTIC CAP MARKED "A & C INC LS 12904"
 - ▲ FOUND MAGNAIL

BASIS OF BEARINGS
 N89°59'35"E ALONG THE NORTH LINE OF THE SW 1/4 OF SECTION 7, T24N, R42E, W.M. (THE CENTERLINE OF AERO ROAD) PER PLAT OF CRYSTAL MEADOWS RECORDED IN BOOK 34 OF PLATS, PAGES 73-77, RECORDS OF SPOKANE COUNTY, WASHINGTON.

EQUIPMENT AND PROCEDURES
 THIS SURVEY WAS PERFORMED WITH A TOPCON HIPER-LITE GLOBAL POSITIONING SYSTEM USING REAL TIME KINEMATIC SURVEY PROCEDURES IN CONJUNCTION WITH FIELD TRAVERSE PROCEDURES USING A 5-SECOND TOTAL STATION THEODOLITE.

- REFERENCE DOCUMENTS**
- R1 - SPOKANE COUNTY SHORT PLAT 1346-04, BOOK 19 OF SHORT PLATS, PAGES 70-72, A.F.N. 5117093
 - R2 - FINAL PLAT OF CRYSTAL MEADOWS, BOOK 34 OF PLATS, PAGES 73-77, A.F.N. 5631874

SURVEYOR'S CERTIFICATE
 THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SPOKANE COUNTY SUBDIVISION ORDINANCE.



LandTek, LLC
 PROFESSIONAL LAND SURVEYORS
 619 N. MADELIA STREET
 SPOKANE, WASHINGTON 99202
 PHONE (509)926-2821 FAX (509)926-2736

PW-1972A-05