

FAIRWOOD PARK 2

SECTION 7, TWP. 26 N., RGE. 43 E., W.M.

SPOKANE COUNTY, WASHINGTON

Plot # 1922

458899C
 FILED FOR RECORD
 REGISTERED
 May 14 11 43 PM 1969
 275
 Plot Book # 9
 # 1922

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that THOMAS F. MEAGHER, F. WALLACE ROTHROCK, JOHN A. FEATHERSTONE, GEORGE F. NEILS, CHARLES L. GATES, GEORGE W. BABBY, RICHARD N. KLEAVELAND, being joint adventurers doing business as WAIKIKI SYNDICATE with KARL K. KRUGUE as Attorney-in-Fact and Agent; S. E. ANDERSON and VIRGINIA S. ANDERSON, his wife; LINCOLN FIRST FEDERAL SAVINGS & LOAN ASSN. and IVERSON CONSTRUCTION COMPANY, INC., have platted into lots, blocks and streets, the land shown hereon to be known as FAIRWOOD PARK 2, an addition to the County of Spokane, Washington, said land being that part of the North 1/2 of Section 7, Township 26 North, Range 43 East of the Willamette Meridian, described as follows:

Commencing at the west quarter corner of said section; thence N 0°02'10" W along the west line of said section 30.00 feet; thence N 73°00'08" E 176.25 feet to intersect the centerline of Fairwood Drive, as dedicated in the plat of Fairwood Park 1, recorded in volume 6 of Plats on page 81 in records of said county; thence N 52°00'00" E along said street centerline and along its northeasterly prolongation a total distance of 395.00 feet to the northeasterly boundary of said plat and the POINT OF BEGINNING; thence in a general northeasterly direction along said plat boundary by the following courses and distances: N 38°00'00" W 445.56 feet to the beginning of a curve to the right with a radius of 20.00 feet, northerly along said curve through a central angle of 51°03'19" an arc distance of 17.82 feet to a point of reverse curvature and the beginning of a curve to the left with a radius of 50.00 feet and northerly and westerly along said curve through a central angle of 141°03'19" an arc distance of 123.09 feet; thence N 38°00'00" W 115.00 feet; thence N 52°00'00" E 175.00 feet; thence N 63°01'50" E 104.77 feet; thence S 5°06'42" E 35.00 feet; thence S 54°55'00" E 141.90 feet; thence N 49°29'00" E 85.00 feet; thence N 5°33'30" W 82.00 feet; thence N 59°09'00" W 200.00 feet; thence N 38°57'57" E 261.20 feet; thence S 80°45'00" E 130.00 feet; thence S 50°00'00" E 155.00 feet; thence N 45°36'08" E 88.75 feet; thence S 77°22'29" E 80.00 feet to intersect the arc of a curve at a point from which the center lies S 77°22'29" E and 130.00 feet distant; thence southerly along said curve to the left through a central angle of 61°58'23" an arc distance of 140.61 feet to a point of compound curvature and the beginning of a curve to the left with a radius of 25.00 feet; thence southeasterly and northeasterly along said curve through a central angle of 102°15'33" an arc distance of 44.62 feet; thence S 61°36'24" E 10.00 feet to the northwesterly margin of Mill Road, presently 60.00 feet in width; thence S 28°23'35" W along said road margin 1414.99 feet to the beginning of a curve to the left with a radius of 3759.35 feet; thence southwesterly along said curve through a central angle of 1°21'51" an arc distance of 146.53 feet to the boundary of said plat of Fairwood Park 1; thence in a general westerly direction along said plat boundary by the following courses and distances: N 63°03'55" W 216.17 feet; S 52°00'00" W 1106.21 feet, N 46°51'46" W 296.56 feet, N 38°00'00" W 60.00 feet, N 52°00'00" E 150.00 feet, N 4°18'35" W 36.06 feet, N 52°00'00" E 80.00 feet, N 38°00'00" W 70.00 feet to the beginning of a curve to the left with a radius of 20.00 feet, northwesterly along said curve through a central angle of 90°00'00" an arc distance of 31.42 feet to a point of tangency, N 52°00'00" E 68.00 feet and N 38°00'00" W 30.00 feet to the POINT OF BEGINNING.

The aforesaid WAIKIKI SYNDICATE, S. E. ANDERSON and VIRGINIA S. ANDERSON, his wife, LINCOLN FIRST FEDERAL SAVINGS & LOAN ASSN. and IVERSON CONSTRUCTION COMPANY, INC. does hereby dedicate to public use forever the streets as shown hereon. The platters hereby agree for themselves, their heirs and assigns that Lot 2, Block 3, being one foot wide as shown, is hereby dedicated to Spokane County as General County Property to be dedicated for public road purposes at such time as the adjacent lands are platted or dedicated. The platted lots are subject to the utility drainage, walkway and access easements as shown on the face of the plat. Lots identified on the face of the plat as limited common property are reserved for recreation and open space use as specified in the Declaration of Covenants, Conditions and Restrictions as filed with the Spokane County Auditor, and in no case are such lots to be conveyed as private building sites. All platted lots are subject to the Protective Covenants and Home Owners Association Agreement as filed with the Spokane County Auditor. Domestic Water and an operative public sewer system acceptable to County and State Health authorities shall be provided each lot prior to sale. No more than 1 dwelling structure shall be placed on any one lot except Lot 1 Blk. 1 and Lot 1 Blk. 3. No lot shall be further subdivided for the purposes of creating additional lots or building sites without filing a legal subdivision. All covenants contained herein shall run with the land and be binding thereon.

IN WITNESS WHEREOF the undersigned have caused their signatures to be affixed hereto this 8th day of September, 1969.

WAIKIKI SYNDICATE - THOMAS F. MEAGHER	JOHN A. FEATHERSTONE	CHARLES L. GATES	RICHARD N. KLEAVELAND
F. WALLACE ROTHROCK	GEORGE F. NEILS	GEORGE W. BABBY	

BY: KARL K. KRUGUE, Attorney-in-Fact and Agent			
<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
S. E. ANDERSON	VIRGINIA S. ANDERSON		

LINCOLN FIRST FEDERAL SAVINGS & LOAN ASSN.			
<i>[Signature]</i>			

IVERSON CONSTRUCTION COMPANY, INC.			
<i>[Signature]</i>			

ACKNOWLEDGMENTS

STATE OF WASHINGTON
 COUNTY OF SPOKANE ss.
 This is to certify that on this 10th day of November, 1969, before me, the undersigned, a Notary Public, personally appeared KARL K. KRUGUE, who executed the within instrument as Attorney-in-Fact and Agent for WAIKIKI SYNDICATE and acknowledged to me that he signed and sealed the same as his free and voluntary act and deed as Attorney-in-Fact and Agent for WAIKIKI SYNDICATE for the uses and purposes therein mentioned, and on oath stated that the power of attorney authorizing the execution of this instrument has not been revoked and that said WAIKIKI SYNDICATE is now in existence.
 WITNESS my hand and official seal the day and year first above written.

[Signature]
 Notary Public in and for the State of Washington
 Residing at *[Address]*

STATE OF WASHINGTON
 COUNTY OF SPOKANE ss.
 This is to certify that on this 08th day of September, 1969, before me, the undersigned, a Notary Public, personally appeared S. E. ANDERSON and VIRGINIA S. ANDERSON, his wife, to me known to be the individuals who 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.
 WITNESS my hand and official seal the day and year first above written.

[Signature]
 Notary Public in and for the State of Washington
 Residing at *[Address]*

STATE OF WASHINGTON
 COUNTY OF SPOKANE ss.
 This is to certify that on this 08th day of September, 1969, before me, the undersigned, a Notary Public, personally appeared S. E. ANDERSON, Vice President of LINCOLN FIRST FEDERAL SAVINGS & LOAN ASSN., a Washington corporation, to me known to be the individual who executed the within dedication, and acknowledged to me that he signed and sealed the same as his voluntary act and deed for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument 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.

[Signature]
 Notary Public in and for the State of Washington
 Residing at *[Address]*

STATE OF WASHINGTON
 COUNTY OF KING ss.
 This is to certify that on this 15th day of September, 1969, before me, the undersigned, a Notary Public, personally appeared Archie Iverson, and respectively, of IVERSON CONSTRUCTION COMPANY, INC., a Washington corporation, to me known to be the individuals who 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 on oath stated that they were authorized to execute said instrument 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.

[Signature]
 Notary Public in and for the State of Washington
 Residing at *[Address]*

LAND SURVEYOR'S CERTIFICATE

I, ROBERT E. MACKEY, a Registered Land Surveyor, hereby certify that this plat represents a true copy of official records and survey made under my supervision in and that lot corners and monuments have been set.

[Signature]
 ROBERT E. MACKEY, Registered Land Surveyor



COUNTY ROAD ENGINEER

Examined and approved this 06th day of November, 1969.

[Signature]
 Spokane County Road Engineer

COUNTY HEALTH DEPARTMENT

Examined and approved this 10 day of November, 1969.

[Signature]
 Spokane County Health Officer

COUNTY PLANNING COMMISSION

Examined and approved this 13 day of November, 1969.

[Signature]
 Spokane County Planning Commission
 by Planning Officer

COUNTY ASSESSOR

Examined and approved this 10 day of Nov, 1969.

[Signature]
 Spokane County Assessor

COUNTY TREASURER

I hereby certify that the required taxes on the hereon platted land have been fully paid this 15th day of November, 1969.

[Signature]
 Spokane County Treasurer

COUNTY COMMISSIONERS

Examined and approved this 13th day of NOVEMBER, 1969.

[Signature]
 Chairman, Board of County Commissioners

RECORDING CERTIFICATE

Filed for record at the request of Spokane County Commissioners this 14th day of November, 1969, at 4:30 minutes past 9 P.M. and recorded in volume 9 of Plats on pages 57 and 58, records of Spokane County, Washington.

[Signature]
 Spokane County Auditor

Plot # 1922

Plot # 1922

FAIRWOOD PARK 2

SECTION 7, TWP. 26 N., RGE. 43 E., W.M.
SPOKANE COUNTY, WASHINGTON

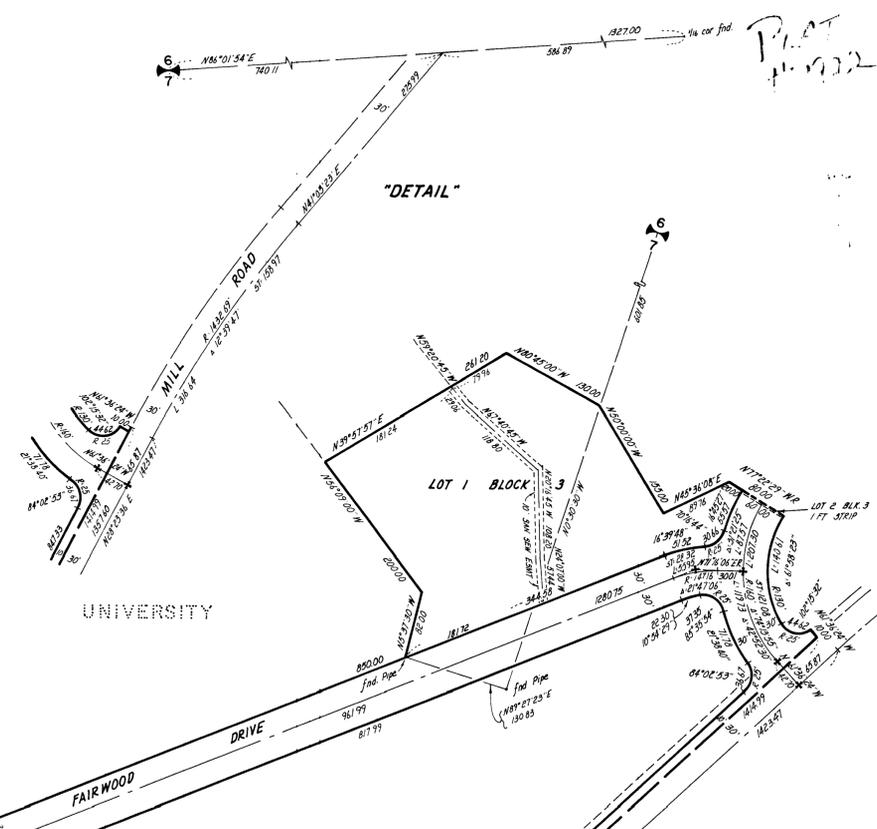
PLAT #1922

PLAT #1922



Robert E. Mackey - 2/16/63
ROBERT E. MACKEY, Registered Land Surveyor

SCALE: 1"=100'
* CONCRETE MONUMENT



BEARING	DISTANCE	LATITUDE		DEPARTURE	
		+ NORTH	- SOUTH	+ EAST	- WEST
N 38°00'00" W	445.560	351.11	—	—	274.31
N 12°28'20" W	17.24 CHORD	16.83	—	—	3.72
N 51°28'20" W	94.25 CHORD	50.70	—	—	75.48
N 38°00'00" W	115.000	89.62	—	—	70.60
N 52°00'00" E	175.00	107.74	—	137.90	—
N 63°01'50" E	1047.77	475.18	—	—	933.82
S 3°08'42" E	359.00	—	357.57	31.99	—
S 54°25'00" E	141.80	—	81.56	116.12	—
N 49°29'00" E	850.00	—	552.22	—	646.16
N 5°31'30" W	82.00	—	81.60	—	8.04
N 56°09'00" W	200.00	—	111.40	—	165.10
N 38°51'53" E	251.20	—	200.19	—	167.78
S 89°45'00" E	100.00	—	20.90	128.31	—
S 50°00'00" E	155.00	—	99.63	118.74	—
N 45°36'08" E	89.76	—	62.80	—	64.13
S 77°22'28" E	80.00	—	17.58	—	78.07
S 18°21'40" E	133.85 CHORD	—	127.04	—	42.15
N 79°51'22" E	—	7.08	—	—	—
S 61°36'24" E	10.00	—	4.76	—	8.80
S 28°23'36" W	1414.99	—	1244.77	—	672.86
S 27°39'50" W	146.62 CHORD	—	129.86	—	68.07
N 63°00'55" W	216.17	—	97.92	—	192.72
S 52°00'00" W	1106.21	—	—	681.05	—
N 46°51'46" W	298.56	—	204.14	—	217.86
N 38°00'00" W	60.00	—	47.28	—	36.94
N 52°00'00" E	150.00	—	92.35	—	118.20
N 41°18'35" W	36.05	—	—	—	2.71
N 52°00'00" E	90.00	—	55.41	—	70.92
N 38°00'00" E	70.00	—	55.16	—	43.10
N 83°00'00" W	28.28 CHORD	—	3.45	—	28.07
N 52°00'00" E	68.00	—	41.89	—	41.89
N 38°00'00" W	30.00	—	23.54	—	18.47
TOTALS		2764.64	2764.63	2754.98	2754.97
CLOSURE			0.01 SOUTH		0.01 WEST

PLAT #1922

PLAT #1922