

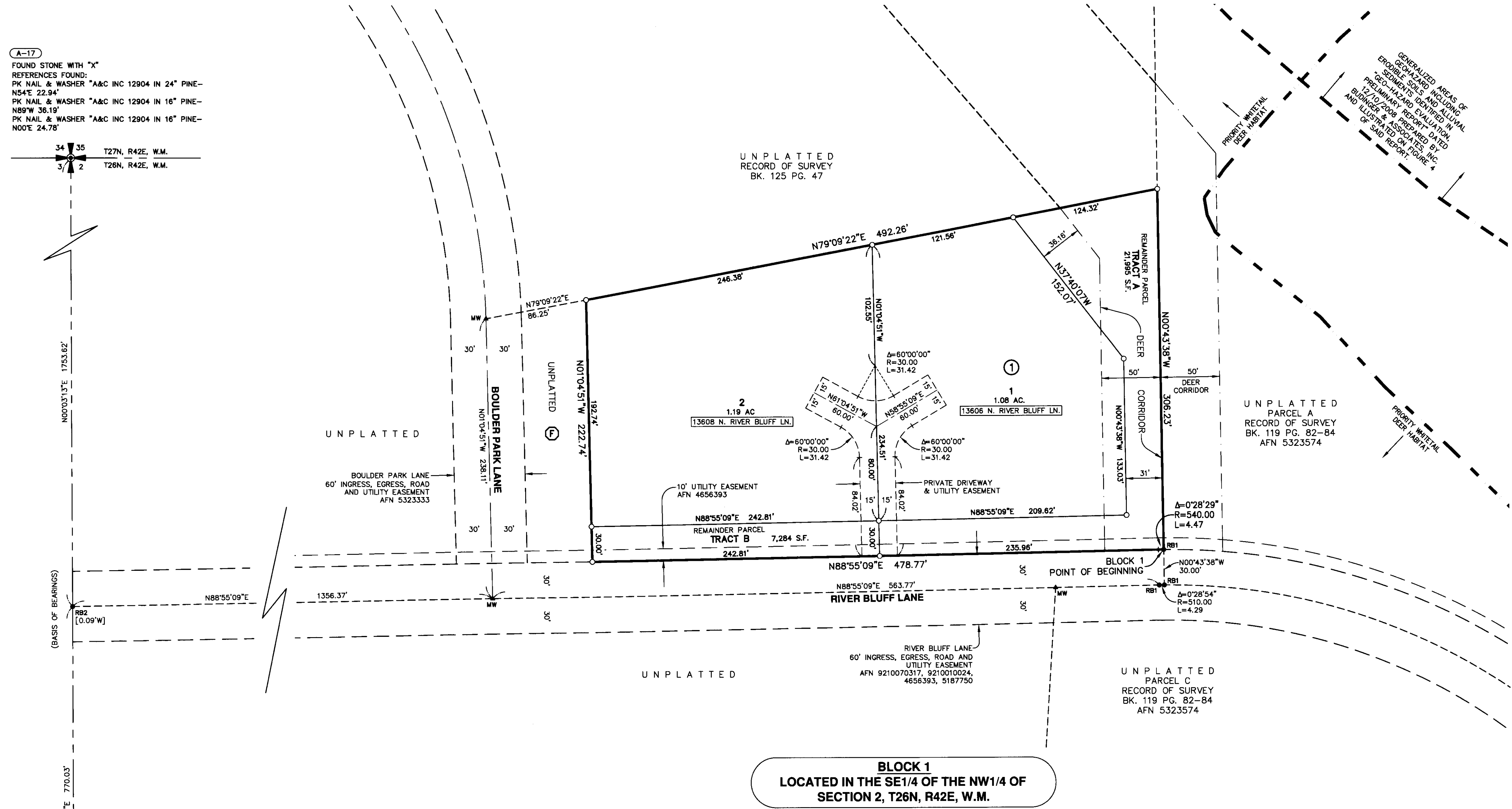
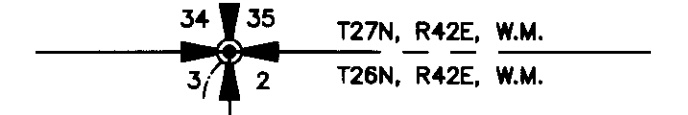
FINAL PLAT
RIVER BLUFF RURAL CLUSTER
 BEING PORTIONS OF THE FOLLOWING:
 NW1/4 SECTION 2, T26N, R42E, W.M.
 SW1/4 & SE1/4 OF SECTION 34, T27N, R42E, W.M.
 SW1/4 SECTION 35, T27N, R42E, W.M.
 SPOKANE COUNTY, WASHINGTON
 ~ SHEET 2 OF 4 ~

5911562

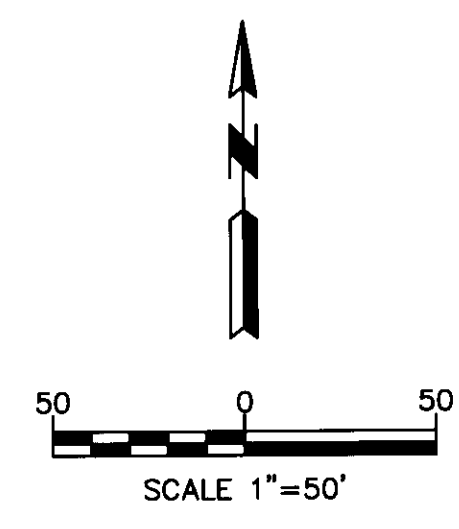
AUDITOR'S CERTIFICATE 36/13
 FILED FOR RECORD BY:
 LANDTEK LLC
 THIS 24 DAY OF June 2010
 AT 55 MINUTES PAST 3 O'CLOCK P.M.
 AND RECORDED IN BOOK 36 OF PLATS ON
 PAGE(S) 12-15.
 William D. Anderson
 COUNTY AUDITOR - Dept. 7
 5911562
 AUDITOR'S FILE NO.

Plat #4091

A-17
 FOUND STONE WITH "X"
 REFERENCES FOUND:
 PK NAIL & WASHER "A&C INC 12904 IN 24" PINE-
 N54°E 22.94'
 PK NAIL & WASHER "A&C INC 12904 IN 16" PINE-
 N89°W 36.19'
 PK NAIL & WASHER "A&C INC 12904 IN 16" PINE-
 N00°E 24.78'



GENERALIZED AREAS OF
 GEOPHAZARD INCLUDING
 ERODIBLE SOILS AND ALLUVIAL
 SEDIMENTS IDENTIFIED IN
 "Preliminary Report" DATED
 12/10/2008 PREPARED BY
 BUDINGER & ASSOCIATES, INC.
 AND ILLUSTRATED ON FIGURE 4
 OF SAID REPORT.

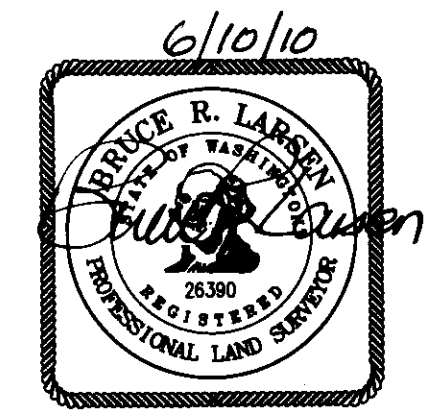


- LEGEND**
- MW ▲ FOUND MAGNAIL & WASHER MARKED "LANDTEK LS 22354/26390"
 - RB1 ● FOUND 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK LS 26390"
 - RB2 ● FOUND 1/2" REBAR & PLASTIC CAP MARKED "A&C INC. LS 12904"
 - SET 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK LS 26390"
 - (F) APPROXIMATE LOCATION OF FIRE SUPPRESSION WATER RESERVOIR
 - APPROXIMATE LIMITS OF PRIORITY WHITETAIL DEER HABITAT AS SCALED FROM SPOKANE COUNTY GIS MAP
 - LIMITS OF GENERALIZED AREAS OF GEOPHAZARD INCLUDING ERODIBLE SOILS AND ALLUVIAL SEDIMENTS IDENTIFIED IN "GEO-HAZARD EVALUATION, PRELIMINARY REPORT" DATED 12/10/2008 PREPARED BY BUDINGER & ASSOCIATES, INC. AND ILLUSTRATED ON FIGURE 4 OF SAID REPORT.
 - AFN AUDITOR'S FILE NUMBER
 - (R) DENOTES RADIAL BEARING

BASIS OF BEARINGS
 N00°03'13"E ALONG THE WEST LINE OF THE NW1/4 OF SECTION 2, T26N, R42E, W.M. PER PLAT OF RIVER BLUFF ESTATES II FIRST ADDITION, BOOK 34 OF PLATS, PAGES 57-58.

EQUIPMENT & PROCEDURES
 THIS SURVEY WAS PERFORMED WITH A TOPCON HIPER-LITE GLOBAL POSITIONING SYSTEM USING REAL TIME KINEMATIC SURVEY PROCEDURES, TOGETHER WITH FIELD TRAVERSE PROCEDURES USING A 5-SECOND TOTAL STATION THEODOLITE, ACHIEVING MINIMUM CLOSURE STANDARDS PER WAC 332-130-090.

C-17
 FOUND STONE WITH "X"
 REFERENCES FOUND:
 NAIL IN TOP CENTER OF 21" PINE STUMP-
 NE 35.74'
 TACK & TAG "LS 10018" IN 25" PINE-
 S44°E 20.23'
 TACK & TAG "A&C INC 12904" IN FENCE POST-
 N88°W 16.64'



LANDTEK LLC
 PROFESSIONAL LAND SURVEYORS
 619 N. WADELIA STREET
 SPOKANE, WASHINGTON 99202
 PHONE 509.926.2821 FAX 509.926.2736

5911562

AUDITOR'S CERTIFICATE 36/14
 FILED FOR RECORD BY:
LANDTEK LLC
 THIS 24th DAY OF June 2010
 AT 55 MINUTES PAST 3 O'CLOCK P.M.
 AND RECORDED IN BOOK 36 OF PLATS ON
 PAGE(S) 12-15
William Anderson
 COUNTY AUDITOR - Deputy
 5911562
 AUDITOR'S FILE NO.

FINAL PLAT
RIVER BLUFF RURAL CLUSTER
 BEING PORTIONS OF THE FOLLOWING:
 NW1/4 SECTION 2, T26N, R42E, W.M.
 SW1/4 & SE1/4 OF SECTION 34, T27N, R42E, W.M.
 SPOKANE COUNTY, WASHINGTON
 ~ SHEET 3 OF 4 ~

- LEGEND**
- RB1 • FOUND 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK LS 26390"
 - RB3 • FOUND 3/8" REBAR & PLASTIC CAP MARKED "LS 10018"
 - SET 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK LS 26390"
 - AFN AUDITOR'S FILE NUMBER
 - (R) DENOTES RADIAL BEARING
 - OSMP OPEN SPACE MANAGEMENT PLAN

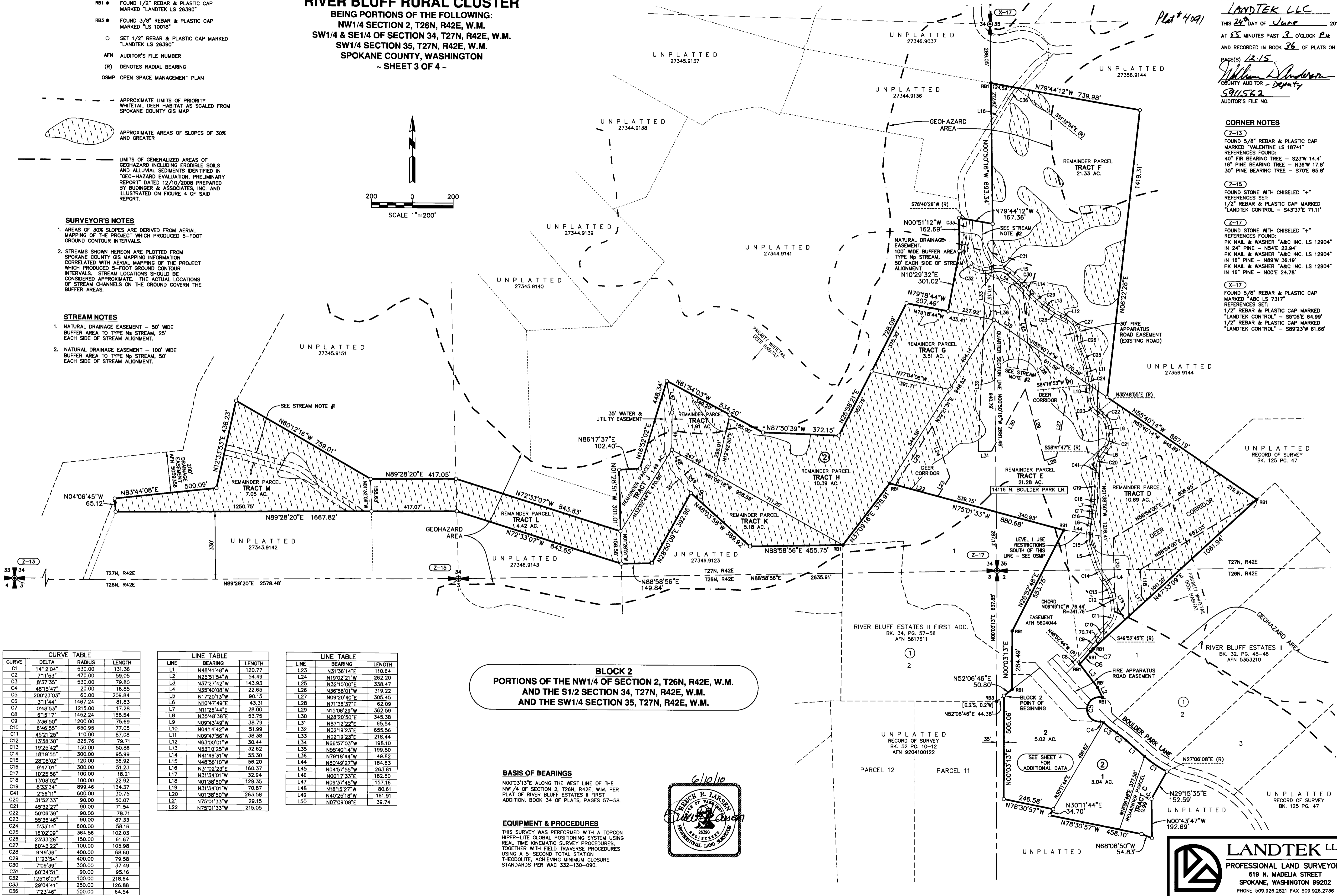
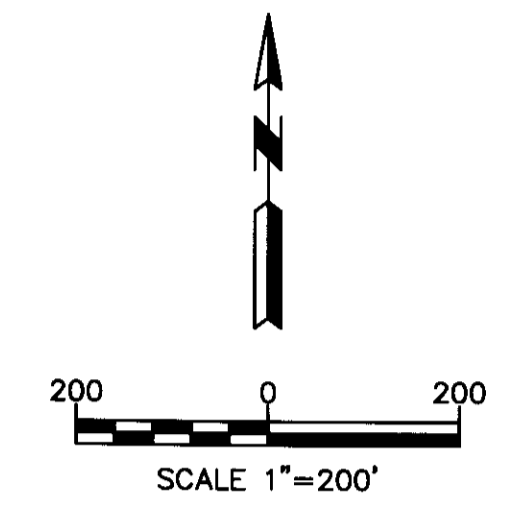
- - - - - APPROXIMATE LIMITS OF PRIORITY WHITETAIL DEER HABITAT AS SCALED FROM SPOKANE COUNTY GIS MAP
- APPROXIMATE AREAS OF SLOPES OF 30% AND GREATER
- LIMITS OF GENERALIZED AREAS OF GEOHAZARD INCLUDING ERODIBLE SOILS AND ALLUVIAL SEDIMENTS IDENTIFIED IN "GEO-HAZARD EVALUATION, PRELIMINARY REPORT" DATED 12/10/2008 PREPARED BY BUJINGER & ASSOCIATES, INC. AND ILLUSTRATED ON FIGURE 4 OF SAID REPORT.

SURVEYOR'S NOTES

- AREAS OF 30% SLOPES ARE DERIVED FROM AERIAL MAPPING OF THE PROJECT WHICH PRODUCED 5-FOOT GROUND CONTOUR INTERVALS.
- STREAMS SHOWN HEREON ARE PLOTTED FROM SPOKANE COUNTY GIS MAPPING INFORMATION CORRELATED WITH AERIAL MAPPING OF THE PROJECT WHICH PRODUCED 5-FOOT GROUND CONTOUR INTERVALS. STREAM LOCATIONS SHOULD BE CONSIDERED APPROXIMATE. THE ACTUAL LOCATIONS OF STREAM CHANNELS ON THE GROUND GOVERN THE BUFFER AREAS.

STREAM NOTES

- NATURAL DRAINAGE EASEMENT - 50' WIDE BUFFER AREA TO TYPE N# STREAM, 25' EACH SIDE OF STREAM ALIGNMENT.
- NATURAL DRAINAGE EASEMENT - 100' WIDE BUFFER AREA TO TYPE N# STREAM, 50' EACH SIDE OF STREAM ALIGNMENT.



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH
C1	1412.04"	530.00	131.36
C2	711.53"	470.00	59.05
C3	837.35"	530.00	79.80
C4	4815.47"	20.00	16.85
C5	20023.03"	60.00	209.84
C6	311.44"	1467.24	81.83
C7	048.53"	1215.00	17.28
C8	615.17"	1452.24	158.54
C9	336.50"	1200.00	75.69
C10	648.59"	650.95	77.05
C11	4321.25"	110.00	87.08
C12	1358.38"	326.76	79.71
C13	1925.42"	150.00	50.86
C14	1819.55"	300.00	95.99
C15	2808.02"	120.00	58.92
C16	947.01"	300.00	51.23
C17	1025.56"	100.00	18.21
C18	1308.02"	100.00	22.92
C19	833.34"	899.46	134.37
C20	256.11"	600.00	30.75
C21	3152.33"	90.00	50.07
C22	4532.27"	90.00	71.54
C23	5006.39"	90.00	78.71
C24	5535.46"	90.00	87.33
C25	5331.14"	600.00	58.16
C26	1602.09"	364.56	102.03
C27	2335.26"	150.00	61.67
C28	8043.22"	100.00	105.98
C29	949.36"	400.00	58.60
C30	1123.54"	400.00	79.58
C31	709.39"	300.00	37.49
C32	6034.51"	90.00	95.16
C33	12516.07"	100.00	218.64
C34	2904.41"	250.00	126.88
C35	723.46"	500.00	84.54

LINE TABLE

LINE	BEARING	LENGTH
L1	N48°41'48"W	120.77
L2	N25°51'54"W	54.49
L3	N37°27'42"W	143.93
L4	N35°40'08"W	22.85
L5	N17°20'13"W	90.15
L6	N10°47'49"E	43.31
L7	N11°26'44"E	28.00
L8	N35°48'38"E	53.75
L9	N09°43'49"W	38.79
L10	N04°14'42"W	51.99
L11	N09°47'56"W	38.38
L12	N63°00'01"W	30.44
L13	N53°10'25"W	32.62
L14	N41°46'31"W	55.30
L15	N48°58'10"W	56.20
L16	N31°02'23"E	160.37
L17	N31°34'01"W	32.94
L18	N01°38'50"W	129.35
L19	N31°34'01"W	70.87
L20	N01°38'50"W	263.58
L21	N75°01'33"W	29.15
L22	N75°01'33"W	215.05

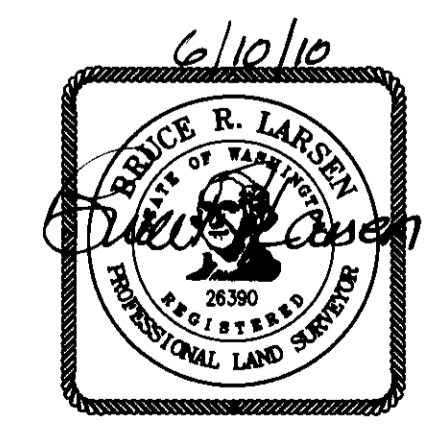
LINE TABLE

LINE	BEARING	LENGTH
L23	N31°36'14"E	110.84
L24	N19°02'21"W	262.20
L25	N32°10'00"E	338.47
L26	N36°58'01"W	319.22
L27	N09°20'40"E	305.45
L28	N71°38'37"E	62.09
L29	N15°06'29"W	362.59
L30	N28°20'50"E	345.38
L31	N87°12'22"E	65.54
L32	N02°19'23"E	655.56
L33	N02°19'23"E	218.44
L34	N86°37'03"W	198.10
L35	N53°40'14"W	199.80
L36	N79°18'44"W	49.82
L44	N80°49'27"W	184.83
L45	N04°57'55"W	263.61
L46	N0017'33"E	182.50
L47	N09°37'45"W	157.16
L48	N18°15'27"W	80.61
L49	N40°25'18"W	161.91
L50	N07°09'08"E	39.74

BLOCK 2
 PORTIONS OF THE NW1/4 OF SECTION 2, T26N, R42E, W.M.
 AND THE S1/2 SECTION 34, T27N, R42E, W.M.

BASIS OF BEARINGS
 N00°03'13"E ALONG THE WEST LINE OF THE NW1/4 OF SECTION 2, T26N, R42E, W.M. PER PLAT OF RIVER BLUFF ESTATES II FIRST ADDITION, BOOK 34 OF PLATS, PAGES 57-58.

EQUIPMENT & PROCEDURES
 THIS SURVEY WAS PERFORMED WITH A TOPCON HIPER-LITE GLOBAL POSITIONING SYSTEM USING REAL TIME KINEMATIC SURVEY PROCEDURES, TOGETHER WITH FIELD TRAVERSE PROCEDURES USING A 5-SECOND TOTAL STATION THEODOLITE, ACHIEVING MINIMUM CLOSURE STANDARDS PER WAC 332-130-090.



- CORNER NOTES**
- (Z-13)**
 FOUND 5/8" REBAR & PLASTIC CAP MARKED "VALENTINE LS 18741" REFERENCES FOUND:
 40" FIR BEARING TREE - S23°W 14.4'
 16" PINE BEARING TREE - N38°W 17.8'
 30" PINE BEARING TREE - S70°E 65.8'
 - (Z-15)**
 FOUND STONE WITH CHISELED "+" REFERENCES SET:
 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK CONTROL" - S43°37'E 71.11'
 - (Z-17)**
 FOUND STONE WITH CHISELED "+" REFERENCES FOUND:
 PK NAIL & WASHER "A&C INC. LS 12904" IN 24" PINE - N54°E 22.94'
 PK NAIL & WASHER "A&C INC. LS 12904" IN 16" PINE - N89°W 36.19'
 PK NAIL & WASHER "A&C INC. LS 12904" IN 16" PINE - N00°E 24.78'
 - (X-17)**
 FOUND 5/8" REBAR & PLASTIC CAP MARKED "ABC LS 7317" REFERENCES SET:
 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK CONTROL" - S5°06'E 64.99'
 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK CONTROL" - S89°23'W 61.66'

LANDTEK LLC
 PROFESSIONAL LAND SURVEYORS
 619 N. MADEIRA STREET
 SPOKANE, WASHINGTON 99202
 PHONE 509.926.2821 FAX 509.926.2736

FINAL PLAT
RIVER BLUFF RURAL CLUSTER
 BEING PORTIONS OF THE FOLLOWING:
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 SW1/4 & SE1/4 OF SECTION 34, T27N, R42E, W.M.
 SW1/4 SECTION 35, T27N, R42E, W.M.
 SPOKANE COUNTY, WASHINGTON
 ~ SHEET 4 OF 4 ~

5911562

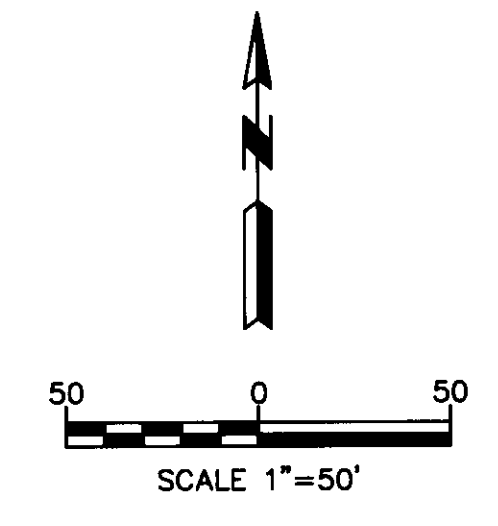
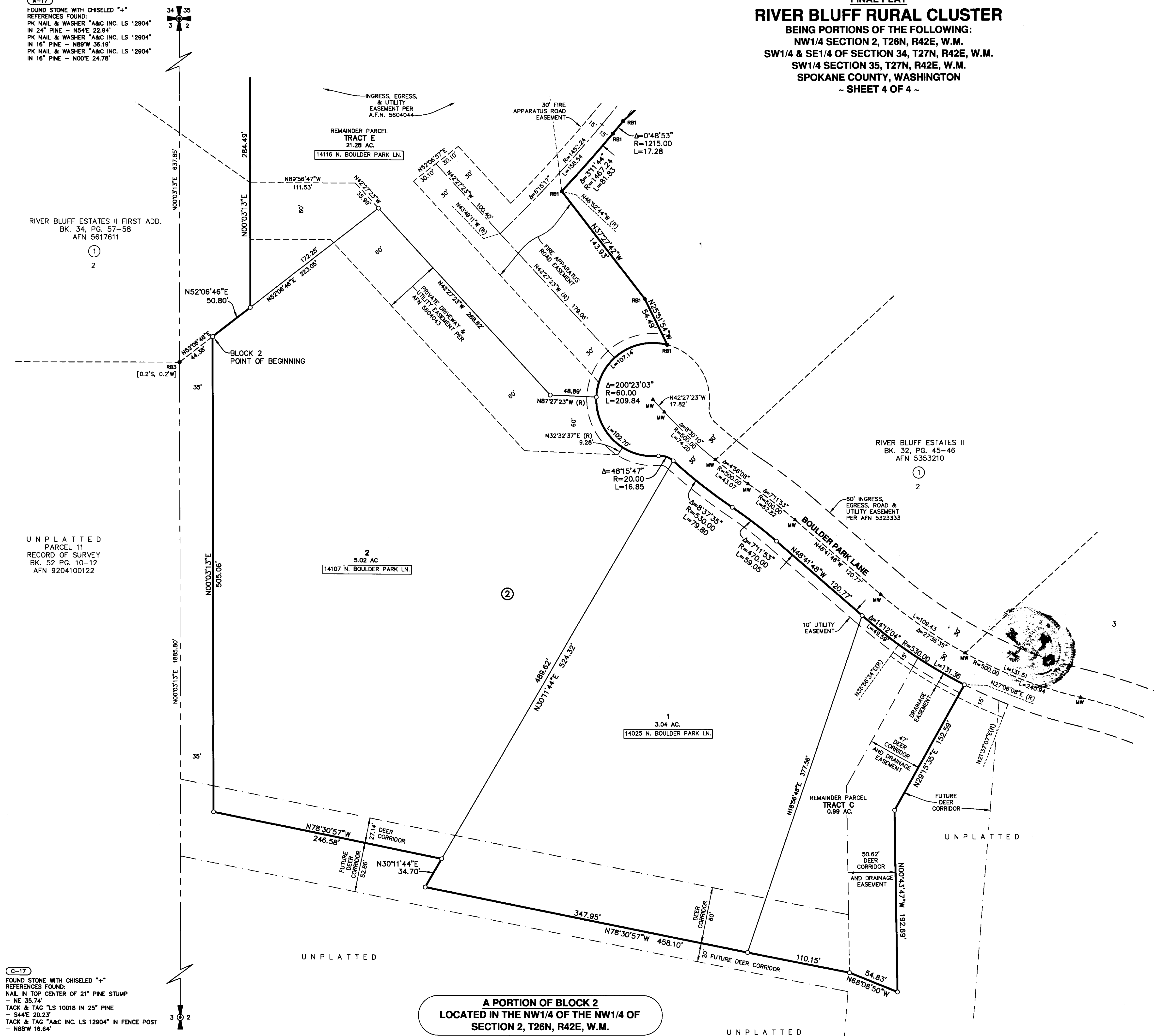
AUDITOR'S CERTIFICATE 36/15
 FILED FOR RECORD BY:
LANDTEK LLC
 THIS 24th DAY OF June 2010
 AT 55 MINUTES PAST 3 O'CLOCK P.M.
 AND RECORDED IN BOOK 36 OF PLATS ON
 PAGE(S) 12-15.
William R. Larson
 COUNTY AUDITOR - Deputy
 5911562
 AUDITOR'S FILE NO.

Plat 4091

(A-17)
 FOUND STONE WITH CHISELED "+"
 REFERENCES FOUND:
 PK NAIL & WASHER "A&C INC. LS 12904"
 IN 24" PINE - N54°E 22.94'
 PK NAIL & WASHER "A&C INC. LS 12904"
 IN 16" PINE - N89°W 36.19'
 PK NAIL & WASHER "A&C INC. LS 12904"
 IN 16" PINE - N00°E 24.78'

RIVER BLUFF ESTATES II FIRST ADD.
 BK. 34, PG. 57-58
 AFN 5617611

UNPLATTED
 PARCEL 11
 RECORD OF SURVEY
 BK. 52 PG. 10-12
 AFN 9204100122



- LEGEND**
- MW ▲ FOUND MAGNAL & WASHER MARKED "LANDTEK LS 22354/26390"
 - RB1 ● FOUND 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK LS 26390"
 - RB3 ● FOUND 3/8" REBAR & PLASTIC CAP MARKED "LS 10018"
 - SET 1/2" REBAR & PLASTIC CAP MARKED "LANDTEK LS 26390"
 - AFN AUDITOR'S FILE NUMBER
 - (R) DENOTES RADIAL BEARING

BASIS OF BEARINGS
 N00°03'13"E ALONG THE WEST LINE OF THE
 NW1/4 OF SECTION 2, T26N, R42E, W.M. PER
 PLAT OF RIVER BLUFF ESTATES II FIRST
 ADDITION, BOOK 34 OF PLATS, PAGES 57-58.

EQUIPMENT & PROCEDURES
 THIS SURVEY WAS PERFORMED WITH A TOPCON
 HIPER-LITE GLOBAL POSITIONING SYSTEM USING
 REAL TIME KINEMATIC SYSTEM PROCEDURES,
 TOGETHER WITH FIELD TRAVERSE PROCEDURES
 USING A 5-SECOND TOTAL STATION
 THEODOLITE, ACHIEVING MINIMUM CLOSURE
 STANDARDS PER WAC 332-130-090.

PLAT AREAS

PARCEL	GROSS AREA	ROADS AREA	NET AREA
LOT 1 BLK 1	1.08	0.07	1.01
LOT 2 BLK 1	1.19	0.07	1.12
LOT 1 BLK 2	3.04	0.00	3.04
LOT 2 BLK 2	5.02	0.49	4.53
SUBTOTALS	10.33	0.63	9.70
TRACT A	0.50	0.01	0.49
TRACT B	0.17	0.01	0.16
TRACT C	0.99	0.00	0.99
TRACT D	10.69	0.38	10.31
TRACT E	21.28	1.23	20.05
TRACT F	21.33	0.94	20.39
TRACT G	3.51	0.00	3.51
TRACT H	10.39	0.00	10.39
TRACT I	1.91	0.00	1.91
TRACT J	1.49	0.00	1.49
TRACT K	5.18	0.00	5.18
TRACT L	4.42	0.00	4.42
TRACT M	7.05	0.00	7.05
SUBTOTALS	88.91	2.57	86.34
PLAT TOTALS	99.24	3.20	96.04

**A PORTION OF BLOCK 2
 LOCATED IN THE NW1/4 OF THE NW1/4 OF
 SECTION 2, T26N, R42E, W.M.**

(C-17)
 FOUND STONE WITH CHISELED "+"
 REFERENCES FOUND:
 NAIL IN TOP CENTER OF 21" PINE STUMP
 - NE 35.74'
 TACK & TAG "LS 10018 IN 25" PINE
 - S44°E 20.23'
 TACK & TAG "A&C INC. LS 12904" IN FENCE POST
 - N88°W 16.64'



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