

**AUDITOR'S CERTIFICATE**  
 FILED FOR RECORD THIS 18<sup>th</sup> DAY OF February 2010  
 AT 2:29 P.M. IN BOOK 35 OF LAND PLATS  
 AT PAGES 32-34 AT THE REQUEST OF Richard C. Benecchi COUNTY AUDITOR  
William Dalton DEPUTY COUNTY AUDITOR

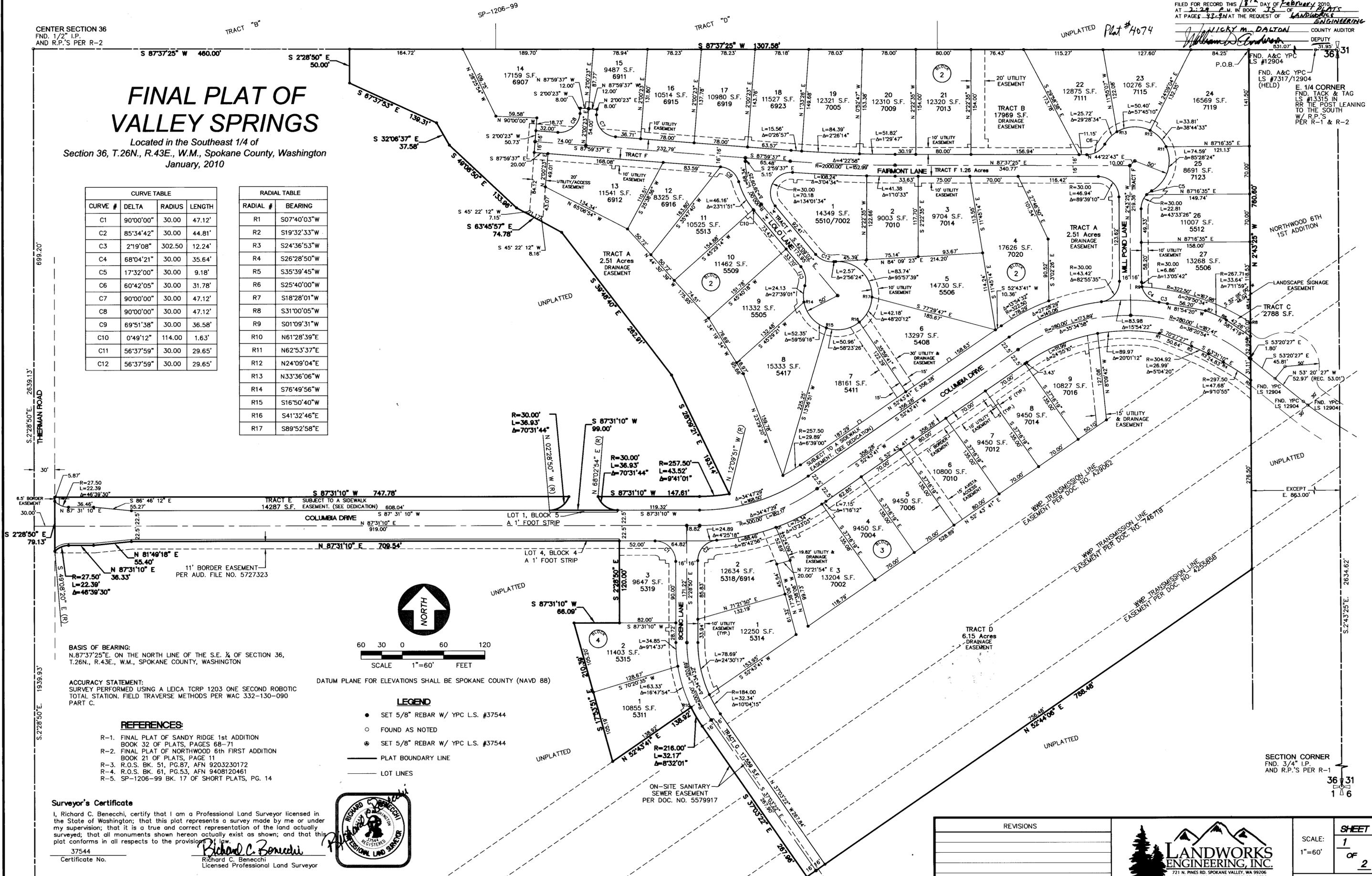
CENTER SECTION 36  
 FND. 1/2" I.P.  
 AND R.P.'S PER R-2

# FINAL PLAT OF VALLEY SPRINGS

Located in the Southeast 1/4 of  
 Section 36, T.26N., R.43E., W.M., Spokane County, Washington  
 January, 2010

| CURVE TABLE |           |        |        |
|-------------|-----------|--------|--------|
| CURVE #     | DELTA     | RADIUS | LENGTH |
| C1          | 90°00'00" | 30.00  | 47.12' |
| C2          | 85°34'42" | 30.00  | 44.81' |
| C3          | 2°19'08"  | 302.50 | 12.24' |
| C4          | 68°04'21" | 30.00  | 35.64' |
| C5          | 17°32'00" | 30.00  | 9.18'  |
| C6          | 60°42'05" | 30.00  | 31.78' |
| C7          | 90°00'00" | 30.00  | 47.12' |
| C8          | 90°00'00" | 30.00  | 47.12' |
| C9          | 69°51'38" | 30.00  | 36.58' |
| C10         | 0°49'12"  | 114.00 | 1.63'  |
| C11         | 56°37'59" | 30.00  | 29.65' |
| C12         | 56°37'59" | 30.00  | 29.65' |

| RADIAL TABLE |             |
|--------------|-------------|
| RADIAL #     | BEARING     |
| R1           | S07°40'03"W |
| R2           | S19°32'33"W |
| R3           | S24°36'53"W |
| R4           | S26°28'50"W |
| R5           | S35°39'45"W |
| R6           | S25°40'00"W |
| R7           | S18°28'01"W |
| R8           | S31°00'05"W |
| R9           | S01°09'31"W |
| R10          | N61°28'39"E |
| R11          | N62°53'37"E |
| R12          | N24°09'04"E |
| R13          | N33°36'06"W |
| R14          | S76°49'56"W |
| R15          | S16°50'40"W |
| R16          | S41°32'46"E |
| R17          | S89°52'58"E |

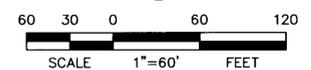


**BASIS OF BEARING:**  
 N.87°37'25"E. ON THE NORTH LINE OF THE S.E. 1/4 OF SECTION 36,  
 T.26N., R.43E., W.M., SPOKANE COUNTY, WASHINGTON

**ACCURACY STATEMENT:**  
 SURVEY PERFORMED USING A LEICA TCRP 1203 ONE SECOND ROBOTIC  
 TOTAL STATION. FIELD TRAVERSE METHODS PER WAC 332-130-090  
 PART C.

- REFERENCES:**
- R-1. FINAL PLAT OF SANDY RIDGE 1st ADDITION  
 BOOK 32 OF PLATS, PAGES 68-71
  - R-2. FINAL PLAT OF NORTHWOOD 6th FIRST ADDITION  
 BOOK 21 OF PLATS, PAGE 11
  - R-3. R.O.S. BK. 51, PG.87, AFN 9203230172
  - R-4. R.O.S. BK. 61, PG.53, AFN 9408120461
  - R-5. SP-1206-99 BK. 17 OF SHORT PLATS, PG. 14

DATUM PLANE FOR ELEVATIONS SHALL BE SPOKANE COUNTY (NAVD 88)



- LEGEND**
- SET 5/8" REBAR W/ YPC L.S. #37544
  - FOUND AS NOTED
  - ⊙ SET 5/8" REBAR W/ YPC L.S. #37544
  - PLAT BOUNDARY LINE
  - LOT LINES



**Surveyor's Certificate**  
 I, Richard C. Benecchi, certify that I am a Professional Land Surveyor licensed in the State of Washington; that this plat represents a survey made by me or under my supervision; that it is a true and correct representation of the land actually surveyed; that all monuments shown hereon actually exist as shown; and that this plat conforms in all respects to the provisions of law.  
 Richard C. Benecchi  
 Licensed Professional Land Surveyor

|           |               |  |                                      |
|-----------|---------------|--|--------------------------------------|
| REVISIONS |               | <br><b>LANDWORKS ENGINEERING, INC.</b><br>721 N. PINES RD. SPOKANE VALLEY, WA 99206<br>PHONE: (509) 922-7400 FAX: (509) 924-9728 | SHEET<br>SCALE:<br>1"=60'<br>OF<br>2 |
| DWN: RCB  | DATE: 11-4-09 |  |                                      |
| CK'D:     | DATE:         | SPOKANE, WA<br>CADD FILE: FINAL PLAT   |                                      |

36 S. 1/4 CORNER  
 FND. REBAR W/ YPC  
 LS #12606  
 AND R.P.'S PER R-4

36 31  
 1 6

# FINAL PLAT OF VALLEY SPRINGS

Located in the Southeast 1/4 of Section 36, T.26N., R.43E., W.M., Spokane County, Washington  
January, 2010

Plat # 4074

**AUDITOR'S CERTIFICATE**  
 FILED FOR RECORD THIS 18<sup>th</sup> DAY OF February 2010.  
 AT 2:29 P.M. IN BOOK 35 OF PLATS  
 AT PAGES 43-94 AT THE REQUEST OF LANDWORKS ENGINEERING  
 VICKY M. DALTON COUNTY AUDITOR  
 Julian L. Anderson DEPUTY

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT GEORGE O. ZIEGWED AND CAROLYN S. ZIEGWED, TRUSTEES, UNDER THE ZIEGWED LIVING TRUST, DATED MARCH 22, 2007 AND MARIAM J MEREDITH, A MARRIED WOMAN, AS HER SEPARATE ESTATE AND WASHINGTON TRUST BANK, A WASHINGTON CORPORATION, HAVE CAUSED TO BE PLATTED INTO LOTS, STREETS AND TRACTS THE LAND SHOWN HEREON, TO BE KNOWN AS VALLEY SPRINGS, LOCATED IN THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 26 NORTH, RANGE 43 EAST, W.M., SPOKANE COUNTY, WASHINGTON DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 5, BLOCK 1 OF THE FINAL PLAT OF NORTHWOOD 6th FIRST ADDITION AS RECORDED IN BOOK 21 OF PLATS, PAGE 11, UNDER AUDITOR'S FILE NO. 9302250430, SPOKANE COUNTY, WASHINGTON; THENCE S.87°37'25"W., ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF SECTION 36, T.26N., R.43E., W.M., SPOKANE COUNTY, WASHINGTON, 1307.58 FEET; THENCE S.02°28'50"E., 50.00 FEET; THENCE S.67°37'53"E., 139.31 FEET; THENCE S.32°06'37"E., 37.58 FEET; THENCE S.49°08'20"E., 133.96 FEET; THENCE S.63°45'57"E., 74.78 FEET; THENCE S.39°48'40"E., 262.91 FEET; THENCE S.20°09'21"E., 193.14 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT THE RADIUS OF WHICH BEARS N.12°09'51"W., A DISTANCE OF 257.50 FEET; THENCE ALONG SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 9°41'01" AN ARC DISTANCE OF 43.52 FEET; THENCE S.87°31'10"W., 147.61 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, THE RADIUS OF WHICH BEARS N.68°02'54"E., A DISTANCE OF 30.00 FEET; THENCE ALONG SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 70°31'44" AN ARC DISTANCE OF 36.93 FEET; THENCE S.87°31'10"W., 99.00 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, THE RADIUS OF WHICH BEARS N.02°28'50"W., A DISTANCE OF 30.00 FEET; THENCE ALONG SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 70°31'44" AN ARC DISTANCE OF 36.93 FEET; THENCE S.87°31'10"W., 747.78 FEET TO THE EAST RIGHT OF WAY LINE OF THERMAN ROAD; THENCE S.02°28'50"E., ALONG SAID EAST RIGHT OF WAY LINE, 79.13 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT THE RADIUS OF WHICH BEARS S.49°08'20"E., A DISTANCE OF 27.50 FEET; THENCE ALONG SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 46°39'30" AN ARC DISTANCE OF 22.39 FEET; THENCE N.87°31'10"E., 36.33 FEET; THENCE N.81°49'18"E., 55.40 FEET; THENCE N.87°31'10"E., 709.54 FEET; THENCE S.02°28'50"E., 120.00 FEET; THENCE S.87°31'10"W., 66.09 FEET; THENCE S.17°53'51"E., 210.39 FEET; THENCE N.52°43'41"E., 138.92 FEET TO THE BEGINNING OF A CURVE TO THE LEFT THE RADIUS OF WHICH BEARS N.61°28'39"E., A DISTANCE OF 216.00 FEET; THENCE ALONG SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 8°32'01", AN ARC DISTANCE OF 32.17 FEET; THENCE S.37°03'22"E., 267.96 FEET; THENCE N.52°44'06"E., 788.48 FEET TO A POINT ON THE WEST LINE OF THE EAST 863 FEET OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SAID SECTION 36; THENCE N.02°43'25"W., ALONG SAID WEST LINE, 760.60 FEET TO THE POINT OF BEGINNING.

AREA=23.73 ACS.

THE PRIVATE ROADS (TRACT F AND G) AND/OR COMMON AREAS (TRACTS A THROUGH E) SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE VALLEY SPRINGS HOMEOWNERS ASSOCIATION BY THE SECRETARY OF STATE OF THE STATE OF WASHINGTON UNDER U.B.I. NUMBER 602-949-018, BY DOCUMENT RECORDED AUGUST 20, 2009.

THE PRIVATE ROADS (TRACT F AND G) AND COMMON AREAS (TRACTS A THROUGH E) CANNOT BE SOLD OR TRANSFERRED, AND SHALL BE CONSIDERED SUBSERVIENT ESTATES FOR TAX PURPOSES TO THE OTHER LOTS CREATED HEREIN.

LOT 1 BLOCK 5, AND LOT 4 BLOCK 4, BEING A ONE-FOOT (1') WIDE STRIP AS SHOWN HEREON, IS HEREBY DEDICATED TO SPOKANE COUNTY AS GENERAL COUNTY PROPERTY, TO BE DEDICATED FOR ROAD PURPOSES FOREVER, AT SUCH TIME AS THE ROAD IS CONTINUED AS A FULL WIDTH RIGHT OF WAY, OR UNTIL ADJACENT LANDS ARE PLATTED.

COLUMBIA DRIVE AS SHOWN HEREON IS HEREBY DEDICATED TO SPOKANE COUNTY AS GENERAL COUNTY PROPERTY, FOR ROAD PURPOSES FOREVER.

THE OWNERS OF ALL LOTS WITHIN THIS SUBDIVISION SHALL BE MEMBERS OF THE VALLEY SPRINGS HOMEOWNERS ASSOCIATION, A HOMEOWNERS ASSOCIATION CREATED BY DOCUMENT RECORDED AUGUST 20, 2009 BY THE SECRETARY OF STATE OF THE STATE OF WASHINGTON UNDER U.B.I. NUMBER 602-949-018 AND SUBJECT TO THE ARTICLES OF INCORPORATION AND BYLAWS THEREOF.

THE PRIVATE ROADS (TRACT F AND G) AS SHOWN HEREON, ARE EASEMENTS WHICH PROVIDE A MEANS OF INGRESS AND EGRESS FOR THOSE LOTS WITHIN THE PLAT HAVING FRONTAGE THEREON.

WARNING: SPOKANE COUNTY HAS NO RESPONSIBILITY TO BUILD, IMPROVE, MAINTAIN OR OTHERWISE SERVICE THE PRIVATE ROADS CONTAINED WITHIN OR PROVIDING SERVICE TO THE PROPERTY DESCRIBED IN THIS PLAT OR SUBSEQUENTLY BY ALLOWING A BUILDING PERMIT TO BE ISSUED ON PROPERTY ON A PRIVATE ROAD. SPOKANE COUNTY ASSUMES NO OBLIGATION FOR SAID PRIVATE ROAD, AND THE OWNERS HEREBY ACKNOWLEDGE THAT THE COUNTY HAS NO OBLIGATION OF ANY KIND OR NATURE WHATSOEVER TO ESTABLISH, EXAMINE, SURVEY, CONSTRUCT, ALTER, REPAIR, IMPROVE, MAINTAIN OR PROVIDE DRAINAGE OR SNOW REMOVAL ON A PRIVATE ROAD. THIS REQUIREMENT IS AND SHALL RUN WITH THE LAND AND SHALL BE BINDING UPON THE OWNERS, THEIR HEIRS, SUCCESSORS OR ASSIGNS, INCLUDING THE OBLIGATION TO PARTICIPATE IN THE MAINTENANCE OF THE PRIVATE ROAD AS PROVIDED HEREIN.

THE BORDER EASEMENT 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 TO SPOKANE COUNTY ENGINEERS PERMIT PROCESS PRIOR TO USAGE.

THE COUNTY OF SPOKANE IS HEREBY GRANTED THE RIGHT TO INGRESS AND EGRESS TO ALL PRIVATE ROADS, COMMON AREAS AND/OR DRAINAGE EASEMENTS.

THE STATUS OF THE AREAS DESIGNATED AS SUBSERVIENT ESTATES FOR TAX PURPOSES CANNOT BE CHANGED WITHOUT FILING A REPLAT.

BUILDING SETBACKS SHALL BE DETERMINED AT THE TIME OF BUILDING PERMIT ISSUANCE.

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 THAT WILL REDUCE THE EXISTING COVERAGE OVER INSTALLED UNDERGROUND FACILITIES AND THE RIGHT TO TRIM AND/OR REMOVE TREES, BUSHES, LANDSCAPING AND TO PROHIBIT STRUCTURES THAT MAY INTERFERE WITH THE CONSTRUCTION, RECONSTRUCTION, RELIABILITY, MAINTENANCE, AND SAFE OPERATION OF SAME.

WATER EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO PASADENA WATER DISTRICT.

THE USE OF PRIVATE WELLS AND WATER SYSTEMS ARE PROHIBITED.

THE PUBLIC WATER SYSTEM, PURSUANT TO THE WATER PLAN APPROVED BY SPOKANE COUNTY AND STATE HEALTH AUTHORITIES, THE LOCAL FIRE PROTECTION DISTRICT, DEPARTMENT OF BUILDING AND PLANNING 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.

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 DISPOSAL SYSTEM SHALL NOT BE AUTHORIZED.

PUBLIC SEWERS SHALL BE CONSTRUCTED TO PROVIDE FOR THE CONNECTION OF EACH PARCEL TO THE COUNTY'S SYSTEM OF SEWERAGE. USES ON PROPERTIES WITHIN THE PROJECT SHALL BE REQUIRED TO CONNECT TO THE SEWER AND PAY APPLICABLE CHARGES PER THE COUNTY SEWER ORDINANCE. SEWER CONNECTION PERMITS SHALL BE REQUIRED.

AN EASEMENT FOR SIDEWALK PURPOSES IS HEREBY GRANTED TO SPOKANE COUNTY AND THE PUBLIC THROUGH TRACTS A & E. THE EASEMENT SHALL BE 6 FEET IN WIDTH, LYING 3 FEET ON EACH SIDE OF THE CENTERLINE OF THE SIDEWALK AS CONSTRUCTED PER ACCEPTED ROAD AND DRAINAGE PLANS FOR VALLEY SPRINGS ADDITION, DATED JANUARY 31 2008, ON RECORD AT SPOKANE COUNTY ENGINEERS OFFICE. THE VALLEY SPRINGS HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR ANY AND ALL MAINTENANCE ASSOCIATED WITH THE SIDEWALKS WITHIN TRACTS A & E.

DRAINAGE EASEMENTS AND TRACTS (A,B AND D) AS PLATTED AND SHOWN HEREON, WHICH ARE FOR THE PURPOSE OF CONVEYING AND STORING STORMWATER RUNOFF, AND FOR INSTALLING, OPERATING AND MAINTAINING DRAINAGE PONDS AND DRAINAGE FACILITIES WHICH DISPOSE OF AND TREAT STORMWATER RUNOFF, ARE HEREBY GRANTED TO SPOKANE COUNTY AND THE VALLEY SPRINGS HOMEOWNERS ASSOCIATION.

ALL DRAINAGE TRACTS (A,B AND D) ARE HEREBY DEDICATED TO THE VALLEY SPRINGS HOMEOWNERS ASSOCIATION FOR THE PURPOSE OF CONVEYING AND STORING STORMWATER RUNOFF, AND FOR INSTALLING, OPERATING AND MAINTAINING DRAINAGE PONDS AND DRAINAGE FACILITIES THAT DISPOSE OF AND TREAT STORMWATER RUNOFF. THE RIGHT TO INGRESS/EGRESS IS GRANTED TO SPOKANE COUNTY OVER ALL TRACTS FOR INSPECTION AND EMERGENCY MAINTENANCE OF THE STORMWATER FACILITIES.

THE LOTS WITHIN THIS PLAT ARE SUBJECT TO THE RECOMMENDATIONS REGARDING BASEMENTS FOUND IN THE GEOTECHNICAL STUDY DATED JUNE 21, 2007, PREPARED BY ALWEST MATERIALS TESTING AND GEOTECHNICAL ENGINEERING, RECORDED UNDER AUDITORS DOCUMENT NUMBER 5619958 WHICH BY REFERENCE BECOMES PART OF.

ALL LOTS WITHIN THIS PLAT FALL WITHIN THE GEOHAZARD AREAS, EXCEPT LOTS 5 AND 21, BLOCK 2.

THE DRAINAGE EASEMENTS, LOTS, COMMON AREAS AND TRACTS ARE SUBJECT TO THE SEPARATE DRAINAGE DECLARATION OF COVENANT AS RECORDED JANUARY 17, 2008 UNDER AUDITOR'S DOCUMENT NO. 5632126 THAT BY REFERENCE IS MADE A PART HEREOF.

THE PRIVATE ROADS AND DRAINAGE EASEMENTS ARE SUBJECT TO THE SEPARATE DECLARATION OF COVENANT AS RECORDED SEPTEMBER 30, 2008 UNDER AUDITOR'S DOCUMENT NO. 5721871 WHICH BY REFERENCE IS MADE A PART HEREOF.

### ACKNOWLEDGMENT

IN WITNESS WHEREOF, THE AFORESAID OWNERS HAVE CAUSED THEIR NAMES TO BE HEREUNTO SUBSCRIBED THIS 17 DAY OF December 2009.

By: Mariam J Meredith by Bryan A Walker Her Attorney in Fact.  
MARIAM J. MEREDITH BY BRYAN A. WALKER HER "ATTORNEY IN FACT"

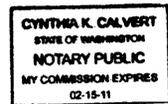
ACKNOWLEDGMENTS

STATE OF WASHINGTON )  
                                  ) SS  
COUNTY OF SPOKANE )

ON THIS 17 DAY OF December 2009, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, PERSONALLY APPEARED Mariam J Meredith, TO ME KNOWN TO BE A MARRIED WOMAN, AS HER SEPARATE ESTATE, WHICH EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES THEREIN MENTIONED.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.

Cynthia K. Calvert  
NOTARY PUBLIC, IN AND FOR THE STATE OF WASHINGTON RESIDING AT SPOKANE, MY COMMISSION EXPIRES 2-15-11



### ACKNOWLEDGMENT

IN WITNESS WHEREOF, THE AFORESAID OWNERS HAVE CAUSED THEIR NAMES TO BE HEREUNTO SUBSCRIBED THIS 17 DAY OF December 2009.

By: George O Ziegwed by Bryan A Walker Her Attorney in Fact.  
GEORGE O. ZIEGWED BY BRYAN A. WALKER HIS "ATTORNEY IN FACT"  
By: Carolyn S Ziegwed by Bryan A Walker Her Attorney in Fact.  
CAROLYN S. ZIEGWED BY BRYAN A. WALKER HER "ATTORNEY IN FACT"

ITS: TRUSTEES

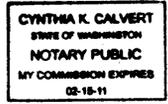
ACKNOWLEDGMENTS

STATE OF WASHINGTON )  
                                  ) SS  
COUNTY OF SPOKANE )

ON THIS 17 DAY OF December 2009, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, PERSONALLY APPEARED George O Ziegwed and Carolyn S Ziegwed TO ME KNOWN TO BE THE INDIVIDUALS, UNDER THE ZIEGWED LIVING TRUST, WHICH EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES THEREIN MENTIONED.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.

Cynthia K. Calvert  
NOTARY PUBLIC, IN AND FOR THE STATE OF WASHINGTON RESIDING AT SPOKANE, MY COMMISSION EXPIRES 2-15-11

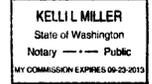


### ACKNOWLEDGMENT

IN WITNESS WHEREOF, THE AFORESAID OWNERS HAVE CAUSED THEIR NAMES TO BE HEREUNTO SUBSCRIBED THIS 17 DAY OF December 2009.

WASHINGTON TRUST BANK  
A WASHINGTON CORPORATION

By: Connie Bischoff  
ITS: SVP



ACKNOWLEDGMENTS

STATE OF WASHINGTON )  
                                  ) SS  
COUNTY OF SPOKANE )

I CERTIFY THAT I KNOW OR THAT I HAVE SATISFACTORY EVIDENCE THAT Connie Bischoff IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE SVP 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 17 DAY OF December 2009

Kelli L. Miller  
NOTARY PUBLIC, IN AND FOR THE STATE OF WASHINGTON RESIDING AT Spokane, MY COMMISSION EXPIRES 9/23/10

PASADENA PARK (IRRIGATION DISTRICT #17 IS HEREBY GRANTED THE RIGHT TO ACCESS (TRACT F AND G) AND COMMON AREAS (TRACTS A THROUGH E) FOR MAINTENANCE AND REPAIR OF THEIR RESPECTIVE UTILITIES.

### APPROVALS:

#### SPOKANE COUNTY DIVISION OF UTILITIES

EXAMINED AND APPROVED THIS 10<sup>th</sup> DAY OF FEBRUARY 2010.

Janet Rode  
SPOKANE COUNTY DIVISION OF UTILITIES

#### SPOKANE COUNTY DIVISION OF ENGINEERING AND ROADS

EXAMINED AND APPROVED THIS 9 DAY OF FEBRUARY 2010.

Debra Sussman  
SPOKANE COUNTY ENGINEER

#### SPOKANE COUNTY DEPARTMENT OF BUILDING & PLANNING

EXAMINED AND APPROVED THIS 16<sup>th</sup> DAY OF February 2010.

James Jones  
SPOKANE COUNTY DEPARTMENT OF BUILDING & PLANNING

#### SPOKANE REGIONAL HEALTH DISTRICT

EXAMINED AND APPROVED THIS 18<sup>th</sup> DAY OF FEBRUARY 2010.

Donald L. Copley  
REGIONAL HEALTH OFFICER

#### SPOKANE COUNTY ASSESSOR

EXAMINED AND APPROVED THIS 16<sup>th</sup> DAY OF February 2010.

Tom C. Miller Deputy  
SPOKANE COUNTY ASSESSOR BY DEPUTY

#### SPOKANE COUNTY COMMISSIONERS

THIS FINAL PLAT WAS APPROVED AND ACCEPTED BY THE COUNTY COMMISSIONERS OF SPOKANE COUNTY, WASHINGTON, ON THIS 16<sup>th</sup> DAY OF February 2010.

Mark Richard  
CHAIRMAN, SPOKANE COUNTY COMMISSIONERS

#### SPOKANE COUNTY TREASURER

I DO HEREBY CERTIFY THAT ALL TAXES WHICH HAVE BEEN LEVIED AND BECOME CHARGEABLE AGAINST THE LAND SHOWN WITHIN THIS MAP HAVE BEEN FULLY PAID THIS 12<sup>th</sup> DAY OF February 2010.

N.E. "Skip" Chilberg by  
SPOKANE COUNTY TREASURER BY DEPUTY J. Smith



#### Surveyor's Certificate

I, Richard C. Benecchi, certify that I am a Professional Land Surveyor licensed in the State of Washington; that this plat represents a survey made by me or under my supervision; that it is a true and correct representation of the land actually surveyed; that all monuments shown hereon actually exist as shown; and that this plat conforms in all respects to the provisions of law.

37544  
Certificate No.

Richard C. Benecchi  
Richard C. Benecchi  
Licensed Professional Land Surveyor



|           |               |  |                       |
|-----------|---------------|--|-----------------------|
| REVISIONS |               | <br><b>LANDWORKS ENGINEERING, INC.</b><br>721 N. PINES RD. SPOKANE VALLEY, WA 99206<br>PHONE: (509) 922-7400 FAX: (509) 924-9728 | SHEET<br>2<br>OF<br>2 |
|           |               |  | SCALE:<br>1"=60'      |
| DWN: RCB  | DATE: 11-4-09 | <b>FINAL PLAT OF VALLEY SPRINGS</b>  | SPOKANE, WA           |
| CK'D:     | DATE:         |  | CADD FILE: FINAL PLAT |