

SHORT PLAT NO. SP-_____
 PORTION OF THE SE1/4 SE1/4 AND THE NE1/4 SE1/4 OF SECTION 10, T29N, R43E, W.M.
 SPOKANE COUNTY, WASHINGTON

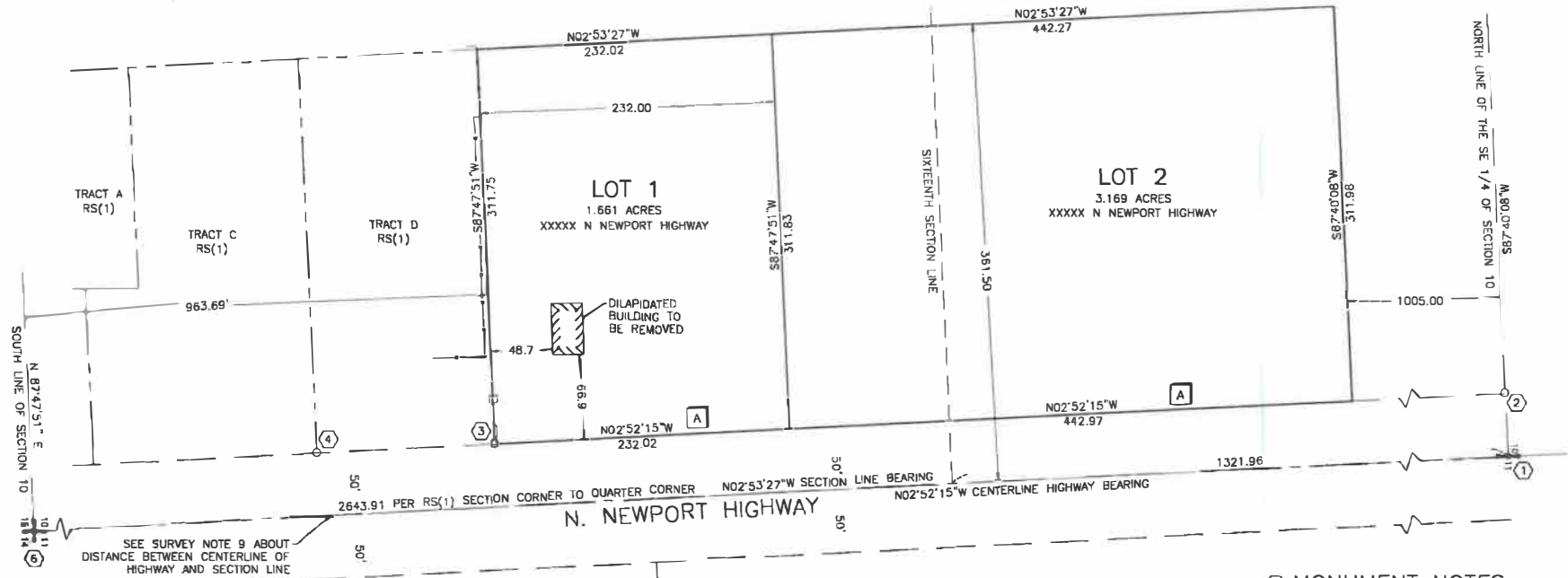
ORIGINAL TAX PARCEL NUMBER 39104.9090

LINE TYPES

- BOARD FENCE
- WIRE FENCE
- SHORT PLAT BOUNDARY
- LOT LINE
- ROAD CENTERLINE
- ROAD RIGHT OF WAY
- EASEMENT LINE
- SECTION LINE
- QUARTER SECTION LINE
- 16TH SECTION LINE

LEGEND

- REBAR AND CAP AS NOTED
- IRON PIPE FOUND AS NOTED
- SET 5/8"X24" REBAR WITH YELLOW PLASTIC CAP MARKED "LS 29278 & 21013244"

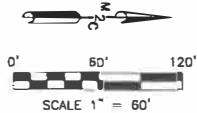


SURVEY NOTES

1. INSTRUMENT USED: SOKKIA SX TOTAL STATION AND TOPCON GR5 GPS.
2. THIS SURVEY MEETS OR EXCEEDS THE STANDARDS OF WAC 332-130-090.
3. SURVEY COMPLETED 10/07/2021.
4. ALL MONUMENTS SHOWN AS FOUND VISITED 07/2021.
5. PURPOSE OF TOPOGRAPHICAL MAPPING IS FOR FUTURE DEVELOPMENT OF SITE.
6. MTCOAST (M2C) WAS RETAINED BY JOB ENGINEERS TO COMPLETE A SHORT PLAT SURVEY FOR SPOKANE COUNTY TAX PARCEL NUMBER 39104.9090.
7. NO EASEMENT FOUND FOR EXISTING ACCESS.
8. FENCE LINES MEANDER NEAR PROPERTY LINES. UNCLEAR WHO OWNER OF FENCES ARE.
9. THE CENTERLINE OF NEWPORT HIGHWAY IS NOT THE SAME AS THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 10. THE CENTERLINE OF THE HIGHWAY FALLS 0.81 FEET EAST OF THE EAST QUARTER CORNER OF SECTION 10 AND 0.11 FEET WEST OF THE SOUTHEAST CORNER OF SECTION 10. THE CENTERLINE HIGHWAY BEARING IS N02°52'15"W, THE EAST SECTION LINE BEARING IS N02°53'27"W.

Spokane County

Department of Building & Planning



EASEMENT

- A. THE RIGHT TO PLACE TWO POLES AND TWO ANCHORS ALONG THE EASTERLY PROPERTY LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 29 NORTH, RANGE 43 EAST, W.M. EXCEPT THE SOUTH 361.5 FEET. EASEMENT RECORDED UNDER AFN 7907270263.

REFERENCED SURVEYS

1. SHORT PLAT SP-1029-95, AFN 9603150373
2. SHORT PLAT SP-1049-96, AFN 4054524

DATUM

HORIZONTAL -- WASHINGTON STATE PLANE COORDINATES, NORTH ZONE, NAD 83/2011 BASED ON GPS TIES TO MONUMENTS AND POST PROCESSED THROUGH OPUS.



MONUMENT NOTES

1. FOUND PATCH IN CENTER OF ROADWAY, SHOT PATCH AT HIGHEST METAL DETECTION RING. DID NOT UNCOVER MONUMENT, EAST QUARTER CORNER.
2. FOUND 3/4" REBAR AND YPC FADED, LS 21410 AT FENCE ANGLE POINT.
3. FOUND 1" O.D. IRON PIPE, 1' EXPOSED AGAINST FENCE POST, 0.85' WEST OF FOUND 1/2" REBAR AND YPC, JPRA 29279 PER RS(1).
4. FOUND 1/4" REBAR AND YPC, JPRA 29279 PER RS(1)
5. SE CORNER SECTION 10, CALCULATED PER RS(1)

PROFESSIONAL LAND SURVEYORS
 2320 MOTTMAN RO SW, STE 106
 TUMWATER, WA 98512
 360.688.1949

SHEET	DATE
2 OF 2	12/09/2021
PROJECT NO.	SCALE:
21-560	1" = 60'