



VOL/Pg

# SOLANA ESTATE LOTS PHASE 1

A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE LAND HEREBY PLATTED, HEREBY DECLARE THIS PLAT TO BE KNOWN HEREFORTH AS "SOLANA ESTATE LOTS PHASE 1", AND DEDICATE TO THE USE OF THE PROPERTY OWNERS FOREVER ALL STREETS, TRACTS, EASEMENTS AND WHATEVER COMMON PROPERTY THERE IS SHOWN ON THE PLAT. THIS PLAT IS SUBJECT TO THE DECLARATIONS OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, AND RESERVATIONS FOR SOLANA COMMUNITY ASSOCIATION AND FOR SOLANA ESTATE LOTS FILED SIMULTANEOUSLY HERewith, UNDER AUDITOR'S FILE NUMBERS 2006-1177017 AND 2006-1177018, RESPECTIVELY, RECORDS OF CLALLAM COUNTY, WASHINGTON.

IN WITNESS WHEREOF WE SET OUR HANDS AND SEALS.

SEQUIM HIGHLANDS LLC  
A WASHINGTON LIMITED LIABILITY COMPANY  
BY: John C. Cannon  
ITS:

BY: [Signature]  
RICHARD M. HANSON

SEQUIM HIGHLANDS ESTATE HOMES LLC  
A WASHINGTON LIMITED LIABILITY COMPANY  
BY: John C. Cannon  
ITS:

BY: Janet D. Hanson  
JANET D. HANSON

WELLS FARGO BANK, NATIONAL ASSOCIATION  
BY: [Signature]  
ITS:

## ACKNOWLEDGMENTS (CONT.)

STATE OF WASHINGTON  
COUNTY OF \_\_\_\_\_

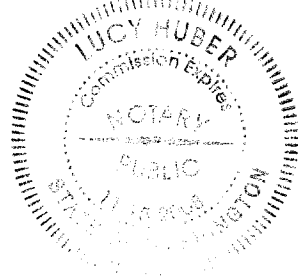
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JANET D. HANSON SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS/HER FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED 1-26-2006  
SIGNATURE OF Mary L Rowland  
NOTARY PUBLIC  
PRINTED NAME MARY L. ROWLAND  
TITLE ADMIN. ASSISTANT II  
MY APPOINTMENT EXPIRES 10-5-2008

## ACKNOWLEDGMENTS

STATE OF WASHINGTON  
COUNTY OF King

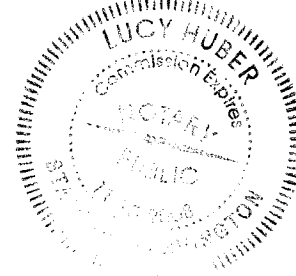
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT John C. Cannon SIGNED THIS INSTRUMENT, ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE managing member OF SEQUIM HIGHLANDS LLC, A WASHINGTON LIMITED LIABILITY COMPANY, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.



DATED January 19, 2006  
SIGNATURE OF [Signature]  
NOTARY PUBLIC  
PRINTED NAME Lucy Huber  
TITLE Controller  
MY APPOINTMENT EXPIRES 11/15/08

STATE OF WASHINGTON  
COUNTY OF King

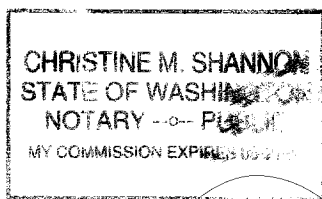
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT John C. Cannon SIGNED THIS INSTRUMENT, ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE managing member OF SEQUIM HIGHLANDS ESTATE HOMES LLC, A WASHINGTON LIMITED LIABILITY COMPANY, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.



DATED January 19, 2006  
SIGNATURE OF [Signature]  
NOTARY PUBLIC  
PRINTED NAME Lucy Huber  
TITLE Controller  
MY APPOINTMENT EXPIRES 11/15/08

STATE OF WASHINGTON  
COUNTY OF Island

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Matthew Ray SIGNED THIS INSTRUMENT, ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE V.P. OF WELLS FARGO BANK, A NATIONAL ASSOCIATION, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.



DATED 1-19-06  
SIGNATURE OF [Signature]  
NOTARY PUBLIC  
PRINTED NAME Christine M. Shannon  
TITLE Notary  
MY APPOINTMENT EXPIRES 05/21/07

STATE OF WASHINGTON  
COUNTY OF Whatcom

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT RICHARD M. HANSON SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS/HER FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED 1-26-2006  
SIGNATURE OF [Signature]  
NOTARY PUBLIC  
PRINTED NAME MARY L. ROWLAND  
TITLE ADMIN. ASSISTANT II  
MY APPOINTMENT EXPIRES 10-5-2008

## APPROVALS

### AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 23 DAY OF March 2005, AT 9:30 Am IN BOOK 14 OF PLATS, PAGE 89 RECORDS OF CLALLAM COUNTY, WASHINGTON AT THE REQUEST OF PETERSON CONSULTING ENGINEERS.

[Signature]  
DEPUTY COUNTY AUDITOR

### APPROVAL - CITY OF SEQUIM

I, CITY OF SEQUIM PLANNING DIRECTOR, Dennis Lestander HAVE EXAMINED AND APPROVED THIS 21<sup>st</sup> DAY OF March 2006 THIS FINAL MAJOR SUBDIVISION AS CONSISTENT WITH THE PRELIMINARY PLAT PLAN AS APPROVED BY THE CITY OF SEQUIM ON June 28, 2004 AND AS BEING IN KEEPING WITH THE ADOPTED LAND DEVELOPMENT AND SUBDIVISION CODES, POLICIES, AND REGULATIONS OF THE CITY OF SEQUIM.

BY: [Signature] 3/21/06  
DATE

### TREASURER'S CERTIFICATE

ALL TAXES AND ANY DELINQUENT ASSESSMENTS FOR WHICH THE LAND WITHIN THE LAND DIVISION MAY BE LIABLE HAVE BEEN DULY PAID AS REQUIRED BY CHAPTER 58.08.040 RCW.

BY: Judith A. Scott 3/23/06  
DATE

### PUBLIC WORKS DIRECTOR

THIS SUBDIVISION IS IN COMPLIANCE WITH THE CITY OF SEQUIM STANDARDS FOR PUBLIC IMPROVEMENTS AND SAFETY.

BY: [Signature] March 21, 2006  
DATE



4010 Lake Washington Blvd. N.E., Suite 300  
Kirkland, WA 98033  
Tel (425) 827-5874  
Fax (425) 822-7216

### LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT OF SOLANA ESTATE LOTS PHASE 1 IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 28, TOWNSHIP 30 NORTH, RANGE 3 EAST, W.M., THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON; THAT THE MONUMENTS WILL BE SET AND THE LOT AND BLOCK CORNERS WILL BE STAKED CORRECTLY ON THE GROUND AS CONSTRUCTION IS COMPLETED AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE PLATTING REGULATIONS.



[Signature]  
MICHAEL G. MICKIEWICZ, PROFESSIONAL LAND SURVEYOR. CERTIFICATE NO. 17672  
PETERSON CONSULTING ENGINEERS  
4010 LAKE WASHINGTON BLVD. NE, STE. 300  
KIRKLAND, WASHINGTON 98033  
PHONE: (425) 827-5874

RECORDING NO. 2006-1177015

PORTION OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4, SECTION 28, TOWNSHIP 30 NORTH, RANGE 3 EAST, W.M., CLALLAM COUNTY, WASHINGTON.

JOB NO HANN-0001

SHEET 1 OF 15

VOL/Pg

68 6d 101 14 98 8d

# SOLANA ESTATE LOTS PHASE 1

A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

## TRACT DESCRIPTIONS

TRACT A: CLUBHOUSE AREA  
TRACT B: TENNIS COURT AREA  
TRACT C: DETENTION POND AREA  
TRACT D: WATER RESERVOIR AREA  
TRACT E: COMMON AREA, ACCESS AND UTILITY EASEMENT AREA  
TRACT F: ENTRY SIGNAGE AND ROAD TRACT  
TRACT G: COMMON AREA AND UTILITY EASEMENT AREA  
TRACT H: COMMON AREA  
TRACT I: PRIVATE ROADS AND UTILITIES

SEE THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, AND RESERVATIONS FOR SOLANA COMMUNITY ASSOCIATION FOR OWNERSHIP, EASEMENT RIGHTS AND MAINTENANCE REQUIREMENTS WITH RESPECT TO TRACTS A THROUGH H.

SEE THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, AND RESERVATIONS FOR SOLANA ESTATE LOTS FOR OWNERSHIP, EASEMENT RIGHTS AND MAINTENANCE REQUIREMENTS WITH RESPECT TO TRACT I.

## GENERAL NOTES

THIS PLAT IS SUBJECT TO THE FOLLOWING:

- TERMS AND PROVISIONS CONTAINED IN ANNEXATION CONTRACT RECORDED DECEMBER 23, 1993 UNDER AUDITOR'S FILE NUMBER 698441
- RELINQUISHMENT OF RIGHT OF ACCESS TO STATE HIGHWAY AND OF LIGHT, VIEW, AND AIR, UNDER TERMS OF DEED TO THE STATE OF WASHINGTON RECORDED MARCH 11, 1997 UNDER AUDITOR'S FILE NUMBER 751678.
- RELINQUISHMENT OF RIGHT OF ACCESS TO STATE HIGHWAY AND OF LIGHT, VIEW, AND AIR, UNDER TERMS OF DEED TO THE STATE OF WASHINGTON RECORDED OCTOBER 15, 1997 UNDER AUDITOR'S FILE NUMBER 762643.

## SURVEYOR'S NOTES

1-BASIS OF BEARING FOR THIS SURVEY IS SOUTH 43°01'59" EAST FROM THE NORTH WEST CORNER OF SECTION 28 TO THE CENTER OF SECTION 28, TOWNSHIP 30 NORTH, RANGE 3 EAST, W.M., PER RECORD OF SURVEY 652686 FILED IN VOLUME 21 OF SURVEYS, PAGE 15, RECORDS OF CLALLAM COUNTY, WASHINGTON, AND RECORD OF SURVEY 689452 FILED IN VOLUME 27 OF SURVEYS, PAGE 94, RECORDS OF CLALLAM COUNTY, WASHINGTON.

2-EQUIPMENT:  
CONVENTIONAL SURVEY EQUIPMENT WAS USED IN THE PERFORMANCE OF THIS SURVEY. ALL EQUIPMENT IS MAINTAINED IN CONFORMANCE WITH CURRENT STATE STATUTE.

3-PROCEDURES:  
FIELD TRAVERSE METHOD MEETS OR EXCEEDS MINIMUM REQUIREMENTS IN ACCORDANCE WITH WAC 332-130-090.

## REFERENCES

RECORD OF SURVEY NO. 689452, RECORDED IN VOLUME 27 OF SURVEYS, PAGE 94, RECORDS OF CLALLAM COUNTY, WASHINGTON.

RECORD OF SURVEY NO. 652686, RECORDED IN VOLUME 21 OF SURVEYS, PAGE 15, RECORDS OF CLALLAM COUNTY, WASHINGTON.

RECORD OF SURVEY NO. 584985, RECORDED IN VOLUME 12 OF SURVEYS, PAGE 69, RECORDS OF CLALLAM COUNTY, WASHINGTON.

RECORD OF SURVEY NO. 2001-10115062, RECORDED IN VOLUME 44 OF SURVEYS, PAGE 22, RECORDS OF CLALLAM COUNTY, WASHINGTON.

## EASEMENT PROVISIONS

AN EASEMENT IS HEREBY GRANTED TO CLALLAM COUNTY PUD, FERRELLGAS, WAVE BROADBAND, AND QWEST COMMUNICATIONS AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, UNDER AND UPON THE EXTERIOR 10 FEET PARALLEL WITH AND ADJOINING THE STREET FRONTAGE OF ALL LOTS AND TRACTS IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND MAINTAIN UNDERGROUND CONDUITS, CABLE, PIPELINE, AND WIRES WITH THE NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSE OF SERVICE TO THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE, GAS, CABLE TV SERVICE, SEWER AND WATER, TOGETHER WITH THE RIGHT TO ENTER UPON THE EASEMENTS AT ALL TIME FOR THE PURPOSES STATED.

THE PRIVATE DRIVEWAY EASEMENTS SHOWN HEREON SHALL BE MAINTAINED BY THOSE LOTS RECEIVING BENEFIT THEREFROM

THE PRIVATE SLOPE EASEMENTS SHOWN HEREON ARE FOR THE CONSTRUCTION AND MAINTENANCE OF ASSOCIATED DRIVEWAY EASEMENTS

## PARCEL DESCRIPTION:

PARCEL A:  
LOTS 1 THROUGH 15, INCLUSIVE, AND LOT 27 OF SURVEY RECORDED JUNE 24, 1991 IN VOLUME 21 OF SURVEYS, PAGE 15 UNDER RECORDING NO. 652686, BEING A PORTION OF THE WEST HALF OF SECTION 28, TOWNSHIP 30 NORTH, RANGE 3 WEST, W.M., CLALLAM COUNTY, WASHINGTON;  
TOGETHER WITH THAT PORTION OF THE FORMER CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD COMPANY'S RIGHT OF WAY CONVEYED BY DEED RECORDED NOVEMBER 4, 1991 UNDER AUDITOR'S FILE NO. 659386;  
EXCEPT THOSE PORTIONS CONVEYED TO THE STATE OF WASHINGTON BY DEEDS RECORDED UNDER AUDITOR'S FILE NOS. 751678 AND 762643.

PARCEL B:  
LOTS 16 THROUGH 26, INCLUSIVE, AND LOT 28 OF SURVEY RECORDED JUNE 24, 1991 IN VOLUME 21 OF SURVEYS, PAGE 15 UNDER RECORDING NO. 652686, BEING A PORTION OF THE WEST HALF OF SECTION 28, TOWNSHIP 30 NORTH, RANGE 3 WEST, W.M., CLALLAM COUNTY, WASHINGTON.  
SITUATE IN THE COUNTY OF CLALLAM, STATE OF WASHINGTON.

PARCEL C:  
THE WEST HALF OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 30 NORTH, RANGE 3 WEST, W.M., CLALLAM COUNTY, WASHINGTON.  
EXCEPT THE SOUTH 792 FEET THEREOF.

SITUATE IN THE COUNTY OF CLALLAM, STATE OF WASHINGTON.

## CLALLAM COUNTY RESTRICTIONS:

ALL LOTS SHALL BE A VALID LAND USE NOTWITHSTANDING A CHANGE IN ZONING LAWS OR OTHER APPLICABLE REGULATIONS FOR A PERIOD OF FIVE YEARS FROM THE DATE OF RECORDING OF THE FINAL PLAT.

NO PORTION OF THIS LAND DIVISION MAY BE ALTERED, AMENDED, DELETED, ADDED OR CHANGED IN ANY MANNER EXCEPT BY THE LAND DIVISION PROCEDURES SET FORTH IN CCC TITLE 29.

## NOTICE

CITY APPROVAL OF THE SUBDIVISION DOES NOT AUTOMATICALLY DEDICATE THE USE OF WATER, SEWER, STORM WATER, SOLID WASTE DISPOSAL OR OTHER UTILITIES OF THE CITY, UNLESS SPECIFICALLY PROVIDED FOR IN THE PRELIMINARY PLAT APPROVALS OR IN AN APPROVED DEVELOPMENT AGREEMENT. POTENTIAL PURCHASERS OF THE PROPERTY SHOULD BE ADVISED TO CONTACT THE CITY FOR INFORMATION REGARDING ASSESSMENTS AND FEES FOR UTILITY SERVICES.

## BENCHMARK ELEVATIONS

SITE BENCHMARK NAVD 88  
WSDOT #GP 05101-1 ELEV.=143.34'  
TOP OF WSDOT BRASS DISK SET IN A CURB FLUSH WITH CONCRETE SIDEWALK, LOCATED .7 MILES EAST ALONG "OLD HWY 101" FROM SEQUIM AVENUE AT THE ENTRANCE TO A SHOPPING MALL.

TBM A: ELEV.=236.35'  
CHISLED "X" ON THE SOUTHEAST BOLT ON THE LIGHT POLE BASE LOCATED 100 FEET SOUTH AND 25 FEET WEST OF THE INTERSECTION OF SIMDARS ROAD AND THE EAST ON RAMP TO HIGHWAY 101.

TBM B: ELEV.=262.31'  
CHISLED "X" IN THE RIM OF THE SEWER MANHOLE LOCATED 6 FEET SOUTH AND 6 FEET EAST OF THE INTERSECTION OF SIMDARS ROAD AND SOLANA PARKWAY.

TBM C: ELEV.=499.86  
TOP OF SOUTHERLY FLANGE BOLT FACING STREET ON THE FIREHYDRANT LOCATED 120 FEET EAST OF THE INTERSECTION OF SOLANA PARKWAY AND TAMERLANE LOOP.

TBM D: ELEV.=605.21  
TOP OF SOUTHERLY FLANGE BOLT FACING STREET ON THE FIREHYDRANT LOCATED 50' EAST OF THE INTERSECTION OF TAMERLANE LOOP AND EXETER STREET.

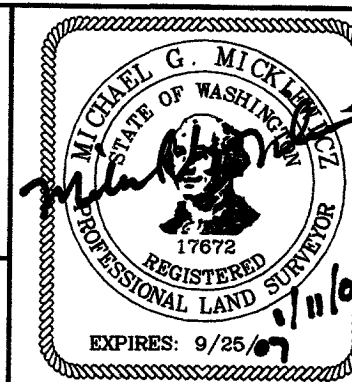
THESE TABLES APPLY TO SHEET 3 OF 15

LINE TABLE		
LINE	LENGTH	BEARING
L1	26.14	S61°02'02"E
L2	74.49	N48°00'00"W
L3	99.78	N38°32'38"W
L4	19.06	N47°56'39"W
L5	33.57	N01°58'21"E
L6	72.11	N58°16'57"E
L7	30.48	N88°05'10"W
L8	60.00	S01°57'16"W
L9	30.46	S88°05'10"E
L10	78.10	N48°13'39"W
L11	110.00	N01°58'21"E
L12	68.05	N06°28'40"W
L13	4.57	N01°58'21"E
L14	30.74	S88°01'39"E
L15	112.90	N01°57'16"E
L16	52.21	S65°11'16"E
L17	116.43	S72°38'23"E
L18	100.06	S56°52'53"E
L19	37.64	S74°07'02"E
L20	82.81	S45°56'13"E
L21	45.53	S36°57'00"E
L22	112.32	S27°31'15"E
L23	31.62	S21°33'48"E
L24	55.64	S32°57'46"E
L25	62.36	S58°39'47"E
L26	74.21	N32°09'25"W
L27	106.09	N34°06'45"W
L28	98.25	S20°33'46"E
L29	87.80	S30°29'52"E
L30	174.48	S35°02'20"E
L31	56.55	S22°40'10"E
L32	64.46	S29°41'22"E
L33	108.63	S09°08'17"E
L34	118.65	S42°09'11"W
L35	33.42	S88°01'18"E
L36	128.42	N01°58'42"E
L37	33.42	S88°01'18"E
L38	128.42	N01°58'42"E
L39	134.80	N09°08'17"W
L40	113.02	N70°29'48"W
L41	71.09	N52°27'15"W
L42	64.57	N49°52'04"W
L43	60.44	N41°06'01"W
L44	53.93	N41°09'42"W
L45	59.77	N26°53'32"W
L46	121.59	N22°11'15"W
L47	160.79	N70°48'36"E
L48	27.41	N19°08'51"W
L49	140.13	N88°00'19"W
L139	143.29	N25°13'09"W
L140	35.00	N81°00'48"W
L141	20.00	N08°59'12"E
L142	131.60	N52°41'54"W
L143	107.05	N14°41'51"W
L144	63.65	N30°56'21"E
L145	193.23	N18°45'24"W
L146	130.93	N11°12'56"W
L147	131.68	S86°50'52"E
L148	47.44	N14°06'04"E
L149	105.16	N54°54'37"W
L150	77.83	N86°16'14"W
L151	51.97	N11°12'56"W

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C1	72.50	80.47	51°37'06"
C2	32.33	59.07	31°21'29"
C3	63.50	45.00	80°51'03"
C4	67.88	49.21	79°02'15"
C5	38.08	76.05	28°41'30"
C6	60.37	184.44	18°45'20"

**PETERSON**  
CONSULTING  
ENGINEERS

4030 Lake Washington  
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Tel (425) 827-5874  
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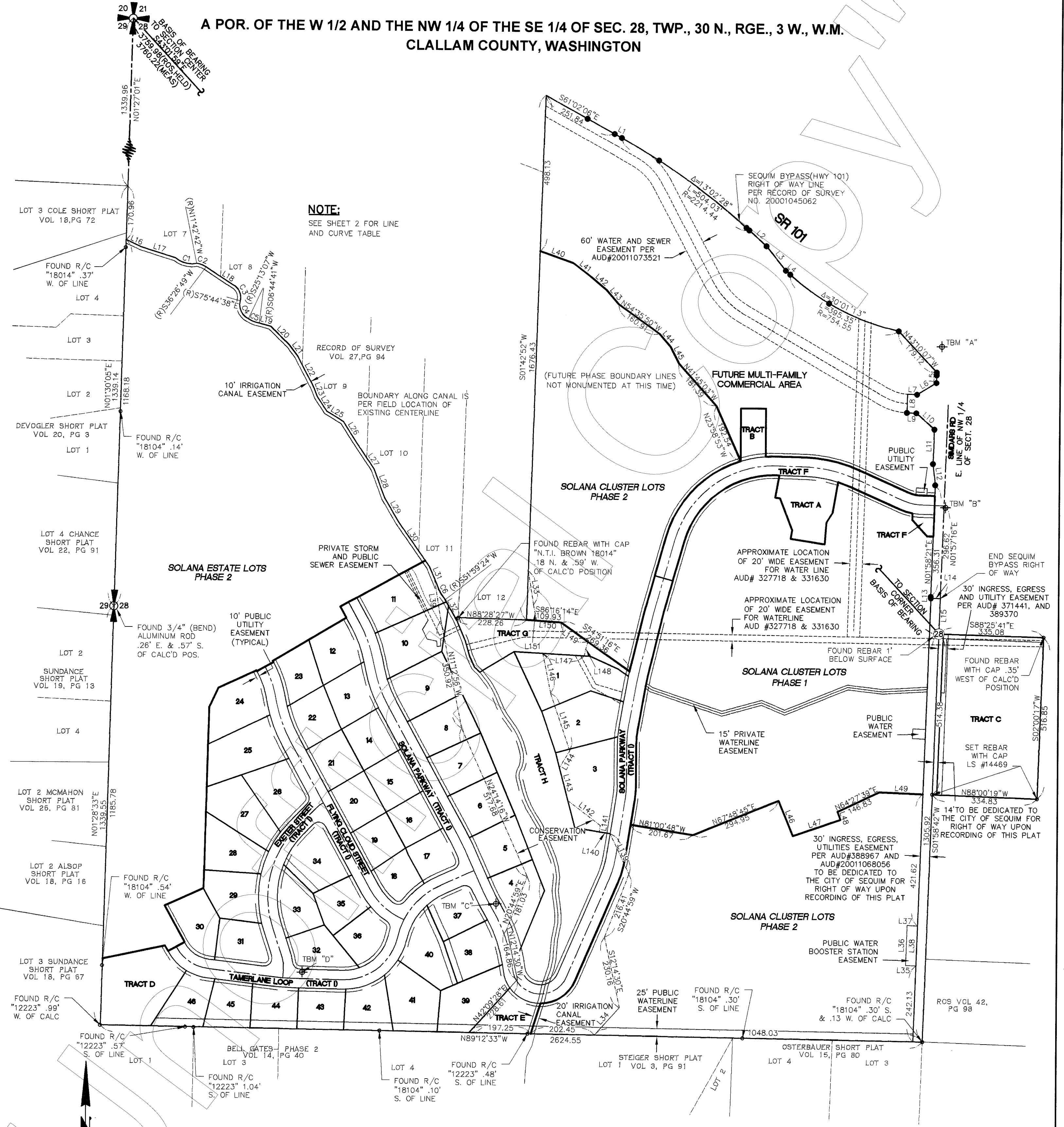


JOB NO HANN-0001  
SHEET 2 OF 15

# SOLANA ESTATE LOTS PHASE 1

A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

**NOTE:**  
SEE SHEET 2 FOR LINE  
AND CURVE TABLE



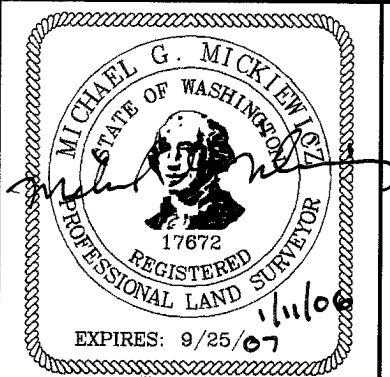
**LEGEND:**



- FOUND CENTER OF SECTION AS NOTED
- FOUND 3" BRASS DISK WITH SECTION CORNER STAMP
- FOUND SECTION QUARTER CORNER (DAMAGED, HELD CALC'D POSITION)
- FOUND REBAR WITH CAP "22329" PER ROS NO. 20001045062
- FOUND/SET REBAR AND CAP AS NOTED
- SET TEMPORARY BENCH MARK



4010 Lake Washington  
Blvd. N.E., Suite 300  
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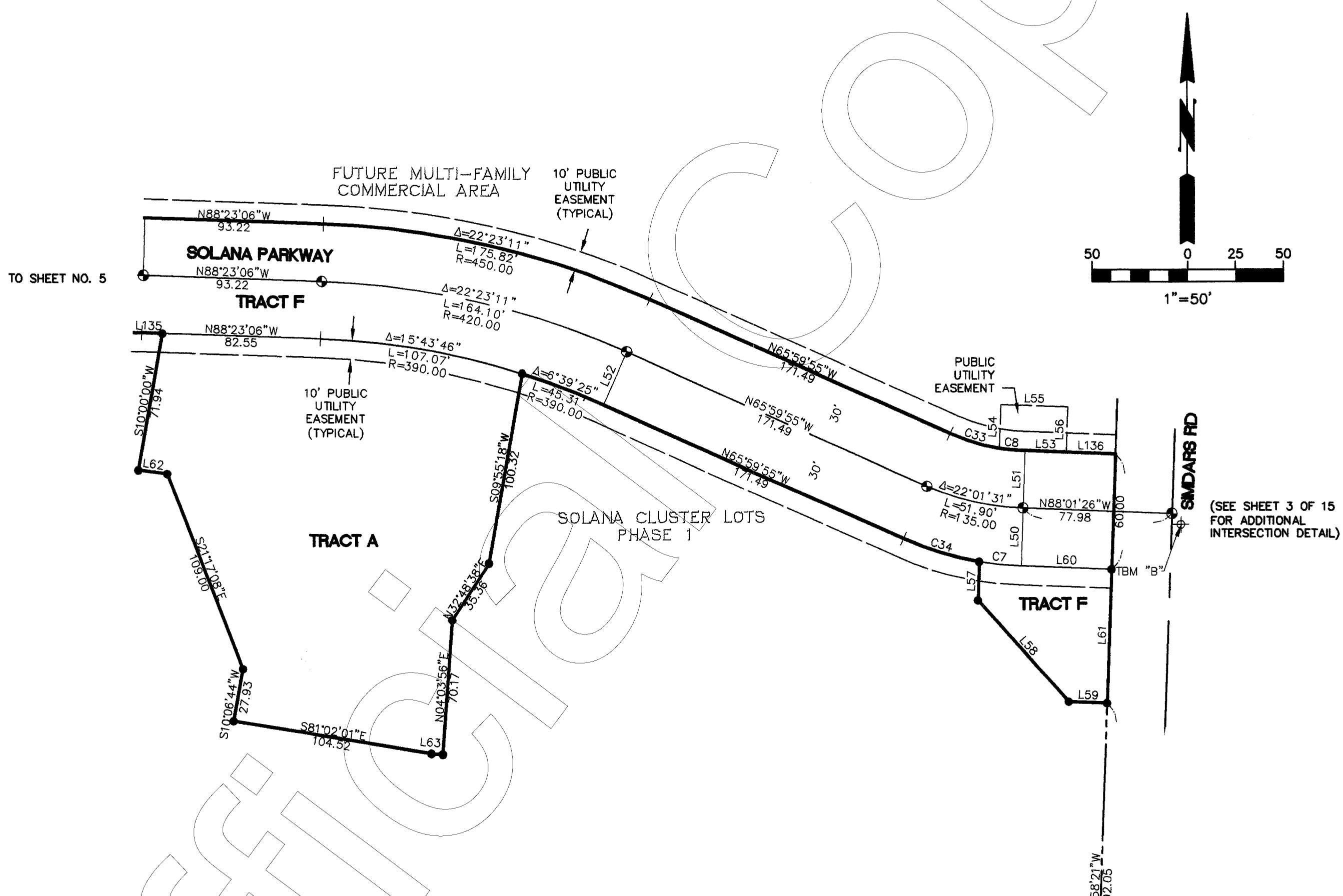


JOB NO HANN-0001  
SHEET 3 OF 15



# SOLANA ESTATE LOTS PHASE 1

A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

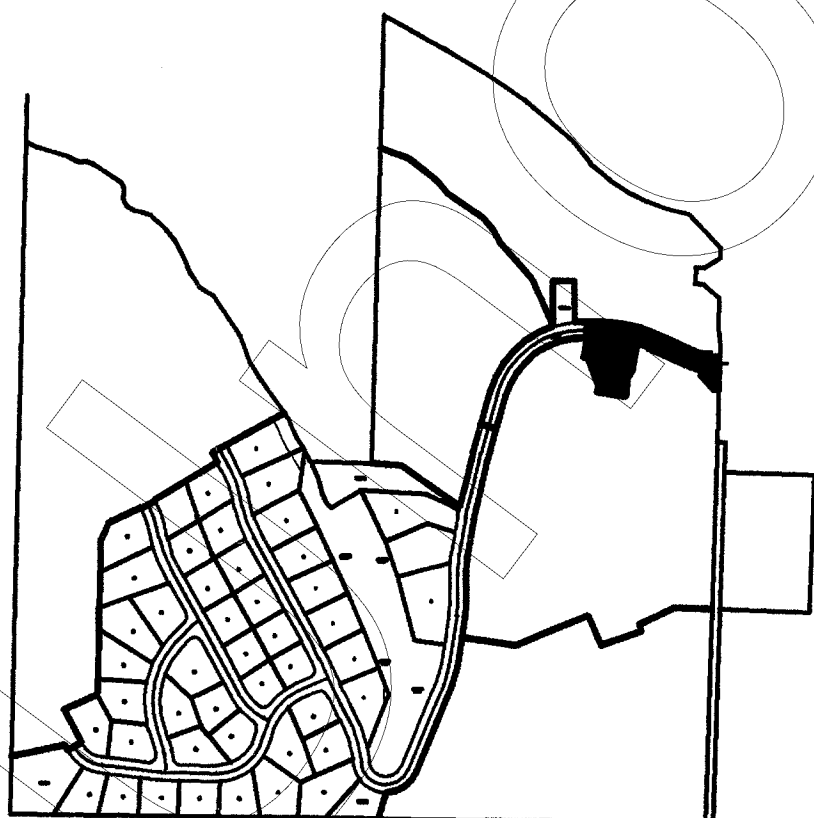


LINE TABLE		
LINE	LENGTH	BEARING
L13	4.57	N01°58'21"W
L50	30.00	S01°58'34"W
L51	30.00	N01°58'34"E
L52	30.00	S24°00'05"W
L53	21.60	S88°01'26"E
L54	22.57	N01°58'34"E
L55	35.00	S88°01'26"E
L56	23.43	S01°58'34"W
L57	20.16	S01°57'16"W
L58	71.19	S41°54'07"E
L59	20.00	S88°01'26"E
L60	47.34	N88°01'26"W
L61	70.00	S01°58'21"W
L62	15.10	S83°04'39"E
L63	5.99	S85°56'04"E
L135	10.66	N88°23'06"W
L136	25.74	N88°01'26"W
L138	0.74	N88°01'39"W

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C7	22.07	165.00	7°39'51"
C8	13.44	105.00	7°20'00"
C33	26.92	105.00	14°41'30"
C34	41.36	165.00	14°21'40"

**LEGEND:**

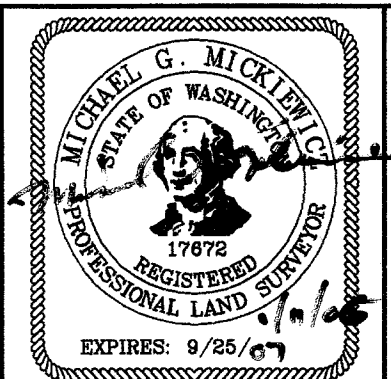
- SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"



SHEET INDEX (NOT TO SCALE)



4010 Lake Washington Blvd. N.E., Suite 300  
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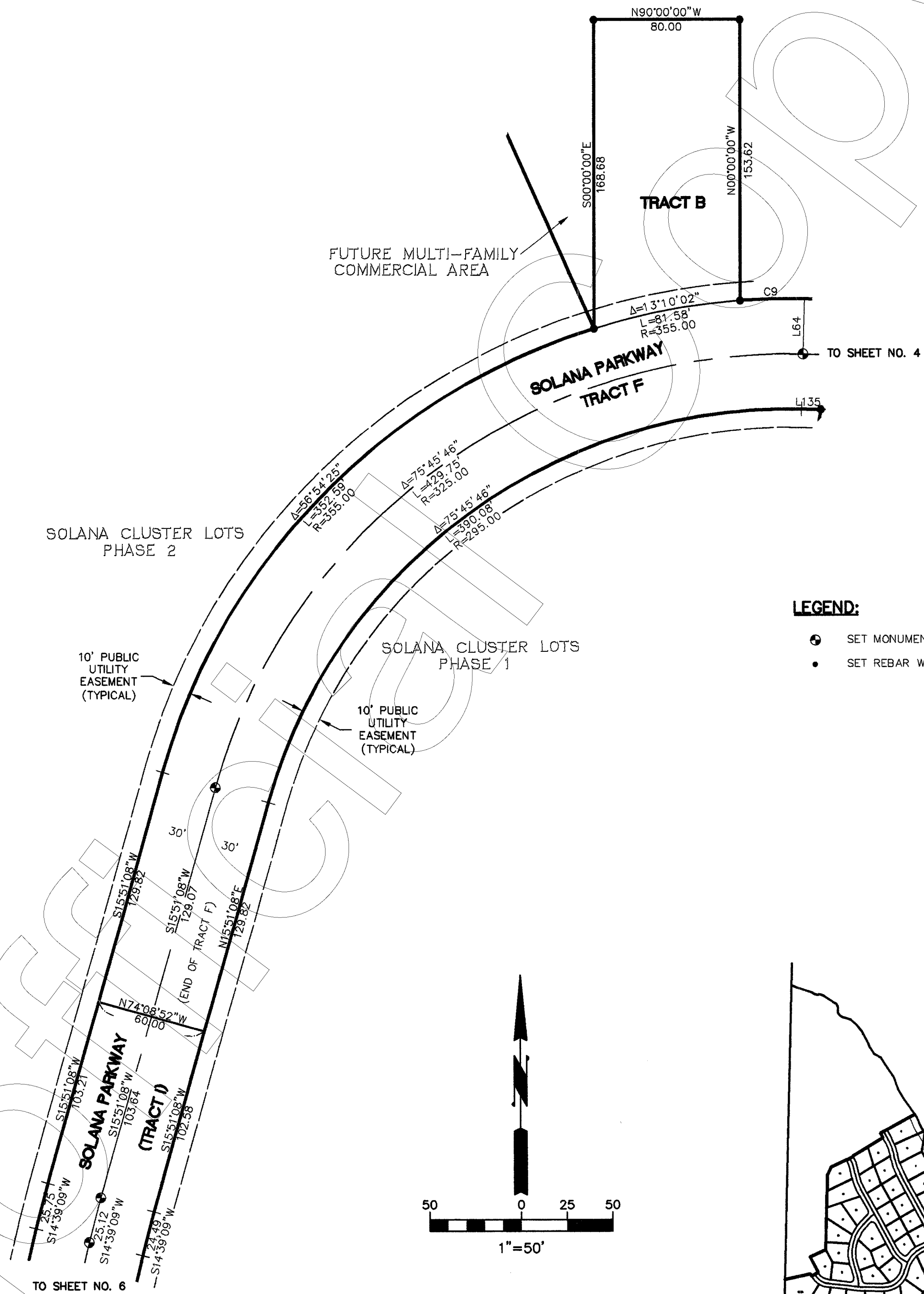


JOB NO HANN-0001  
SHEET 4 OF 15

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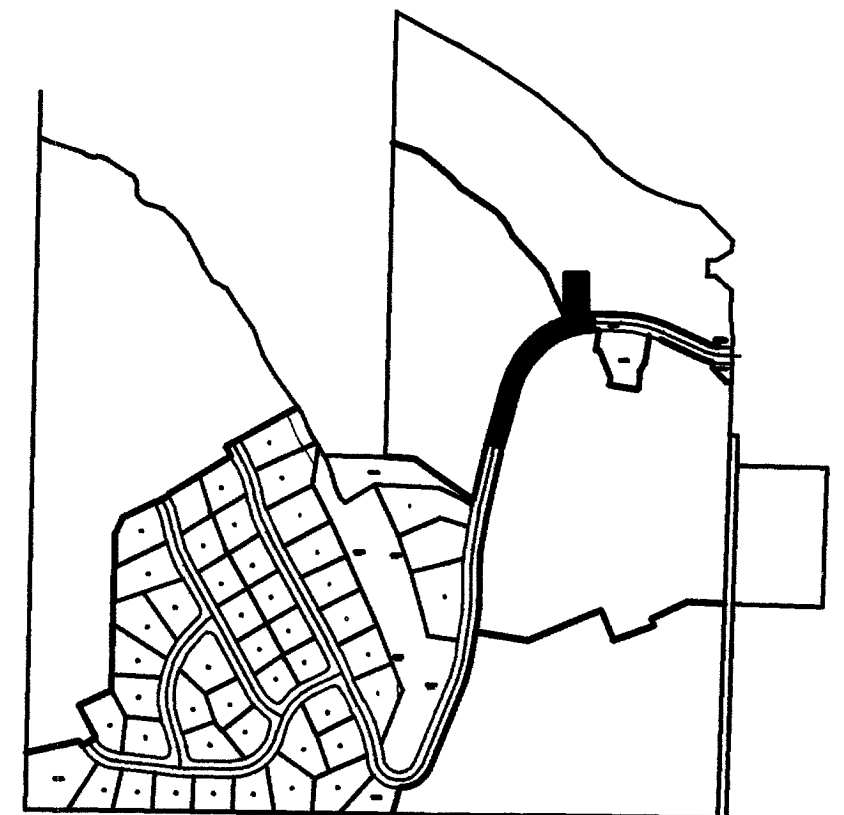
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A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON



**LEGEND:**

- SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"



SHEET INDEX (NOT TO SCALE)

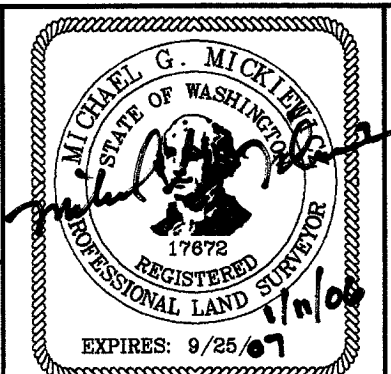
686d h1 10A

LINE TABLE		
LINE	LENGTH	BEARING
L64	30.00	N01°36'54"E
L135	10.66	N88°23'06"W

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C9	35.25	355.00	5°41'19"



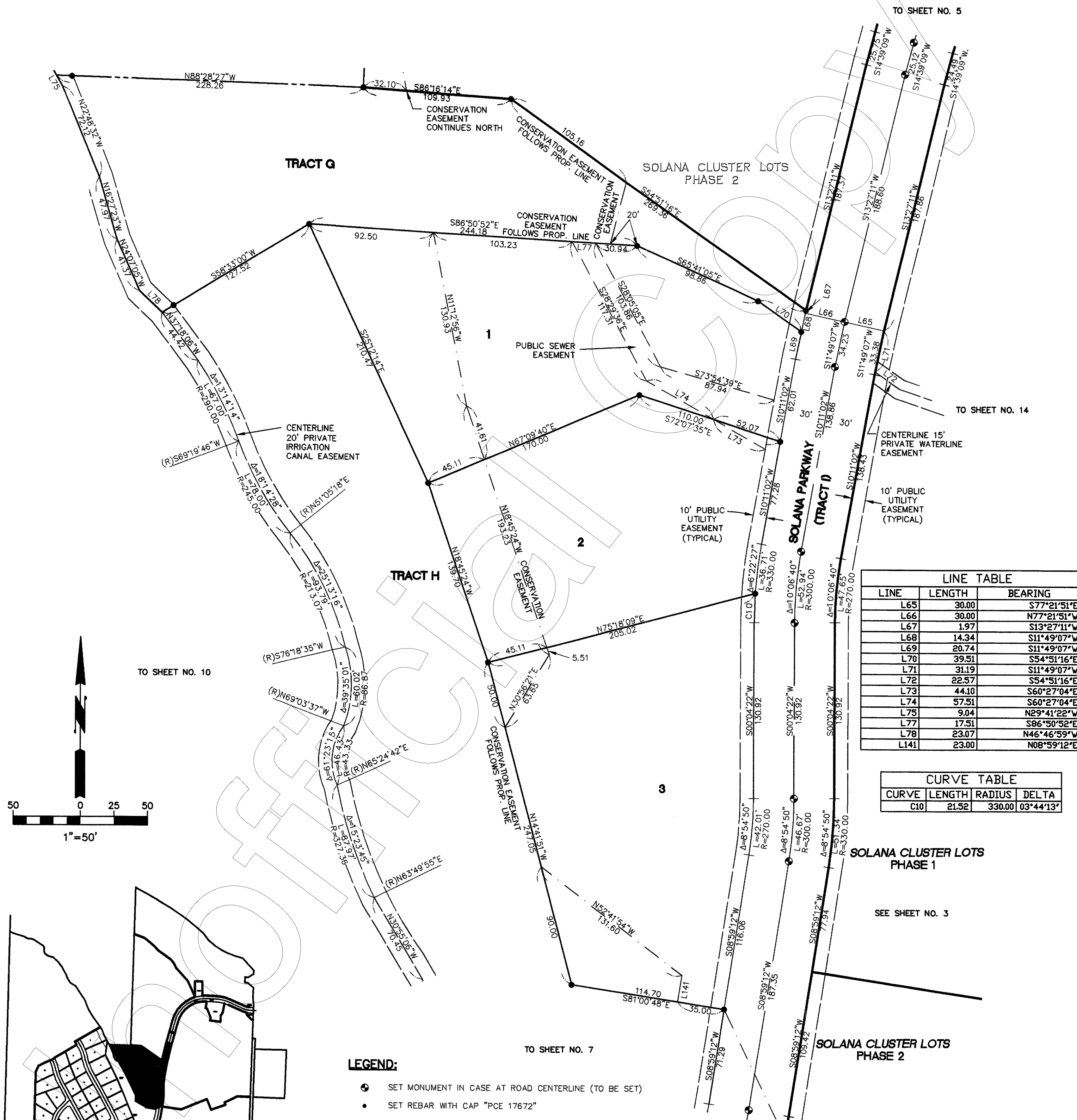
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JOB NO HANN-0001  
SHEET 5 OF 15

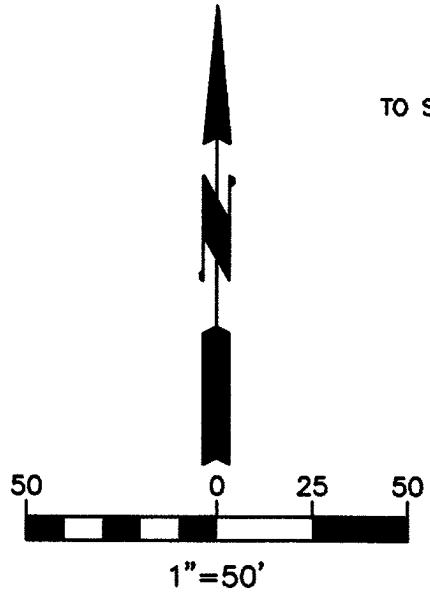
# SOLANA ESTATE LOTS PHASE 1

A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON



LINE TABLE		
LINE	LENGTH	BEARING
L65	30.00	S77°21'51"E
L66	30.00	N77°21'51"W
L67	1.97	S13°27'11"W
L68	14.34	S11°49'07"W
L69	20.74	S11°49'07"W
L70	39.51	S54°51'16"E
L71	31.19	S11°49'07"W
L72	22.57	S54°51'16"E
L73	44.10	S60°27'04"E
L74	57.51	S60°27'04"E
L75	9.04	N29°41'22"W
L77	17.51	S86°50'52"E
L78	23.07	N46°46'59"W
L141	23.00	N08°59'12"E

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C10	21.52	330.00	03°44'13"



- LEGEND:**
- ⊕ SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
  - SET REBAR WITH CAP "PCE 17672"

LOT #	MAXIMUM ELEV.		SETBACKS (FEET)		SIDE 1	SIDE 2	MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR			
1	**	**	20	*	20	20	9,000
2	**	**	20	*	20	20	9,000
3	**	**	20	*	20	20	9,000

\*\* AS PER CITY OF SEQUIM MUNICIPAL CODE  
\* SETBACK IS EASEMENT LINE CLOSEST TO THE BUILDABLE PART OF THE LOT.

	4010 Lake Washington Blvd. N.E., Suite 300 Kirkland, WA 98033 Tel (425) 827-5874 Fax (425) 822-7216		VOL/PG
	JOB NO HANN-0001 SHEET 6 OF 15		

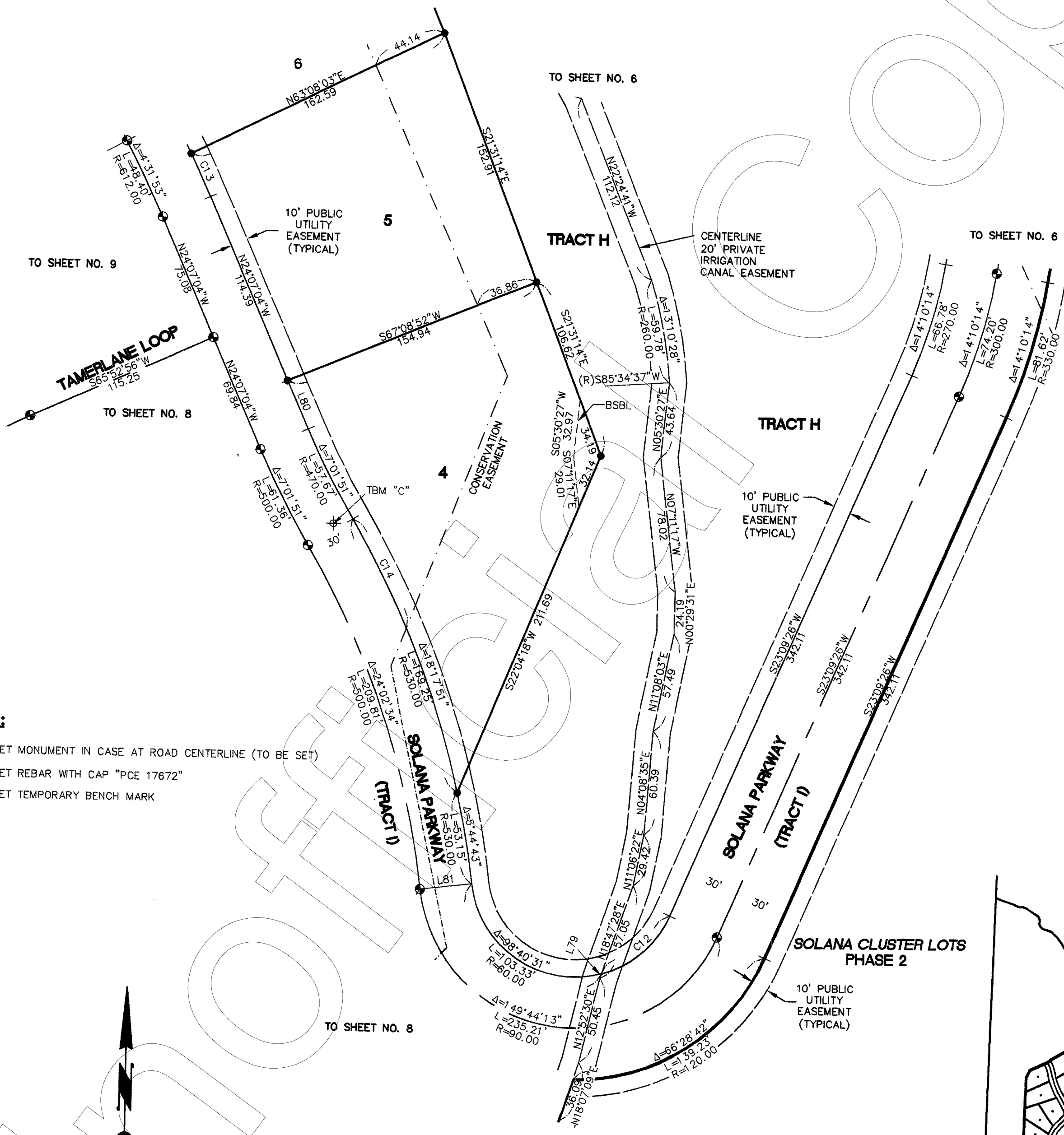
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# SOLANA ESTATE LOTS PHASE 1

A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

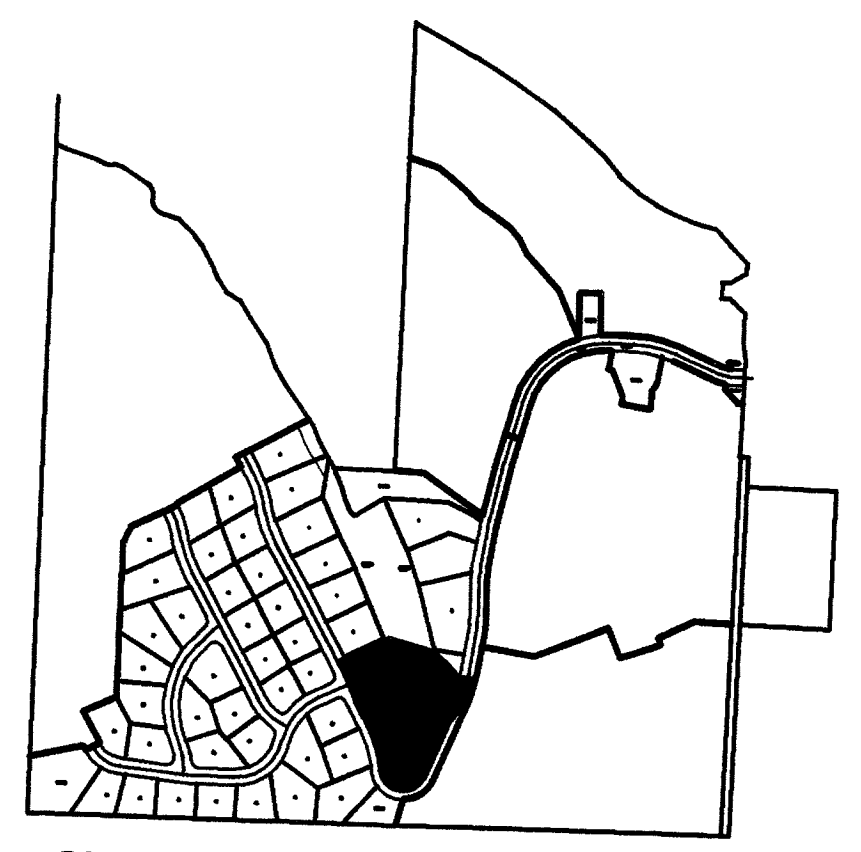
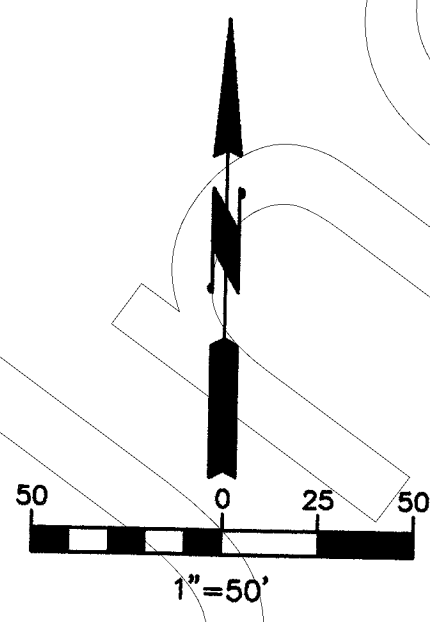
LINE TABLE		
LINE	LENGTH	BEARING
L79	2.71	S18°47'28"W
L80	30.53	N24°07'04"W
L81	30.00	N82°53'39"E

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C12	53.47	60.00	51°03'42"
C13	27.16	642.00	2°25'26"
C14	69.84	530.00	7°33'01"



**LEGEND:**

- ⊙ SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"
- ⊕ SET TEMPORARY BENCH MARK

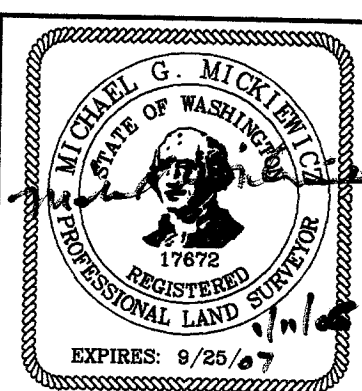


LOT #	MAXIMUM ELEV.		SETBACKS (FEET)		SIDE 1	SIDE 2	MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR			
4	515	507	20	*	10	*	8,500
5	525	507	20	*	20	20	7,500

\* SETBACK IS EASEMENT LINE CLOSEST TO THE BUILDABLE PART OF THE LOT.



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JOB NO HANN-0001  
SHEET 7 OF 15

# SOLANA ESTATE LOTS PHASE 1

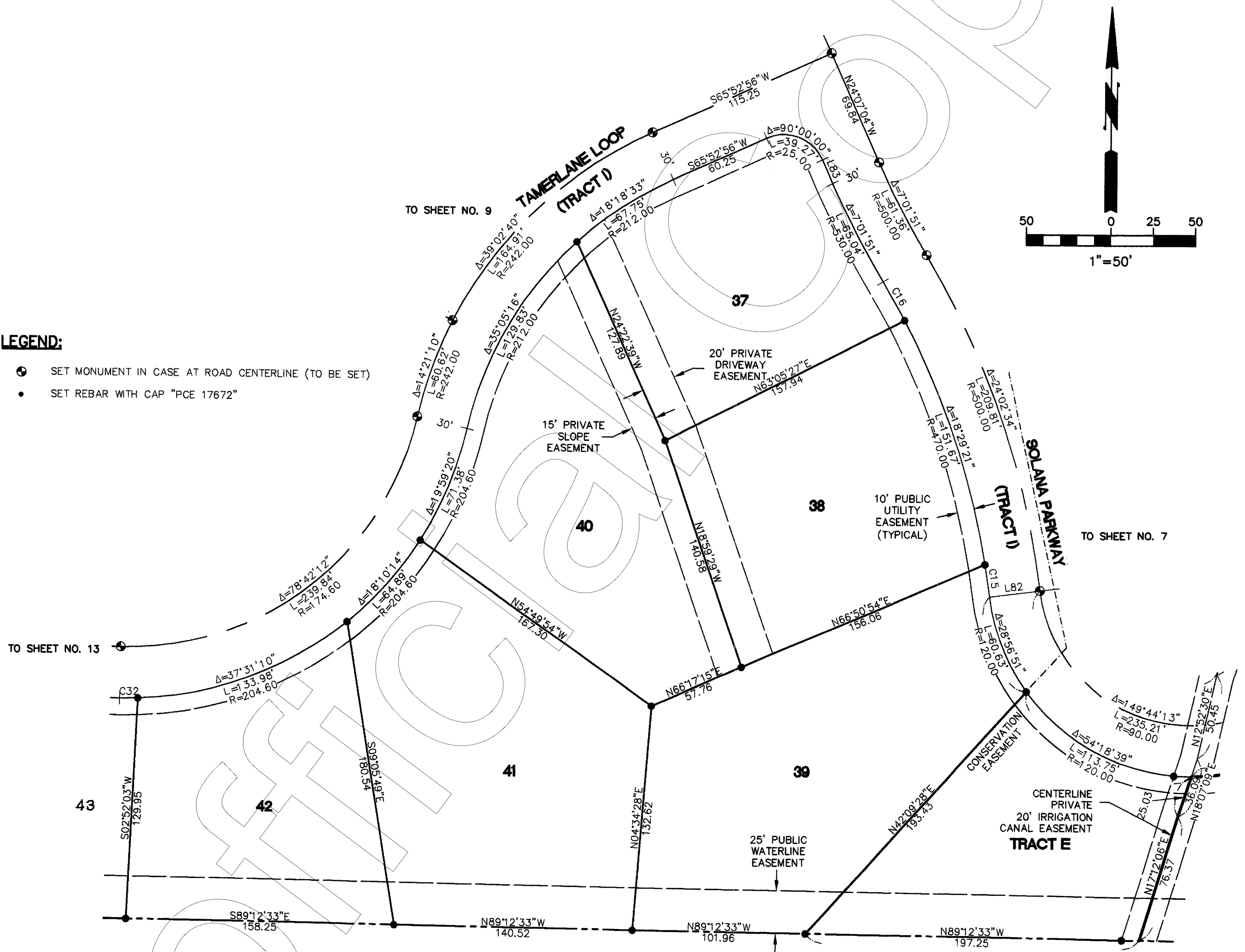
A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

LINE TABLE		
LINE	LENGTH	BEARING
L82	30.00	S82°53'39"W
L83	14.84	N24°07'04"W

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C15	19.22	470.00	2°20'35"
C16	26.34	470.00	3°12'38"
C32	10.80	204.60	3°01'28"

**LEGEND:**

- SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"



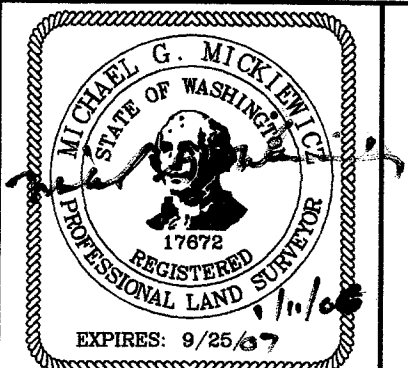
SHEET INDEX (NOT TO SCALE)

LOT #	MAXIMUM ELEV.		SETBACKS (FEET)				MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR	SIDE 1	SIDE 2	
37	541	523	20	40	20	20	7,500
38	540	522	20	40	20	20	8,000
39	550	532	20	*	15	15	9,000
40	562	544	20	50	20	20	8,000
41	582	564	20	*	20	20	7,500
42	603	585	20	*	20	20	7,500

\* SETBACK IS EASEMENT LINE CLOSEST TO THE BUILDABLE PART OF THE LOT.



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JOB NO HANN-0001  
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# SOLANA ESTATE LOTS PHASE 1

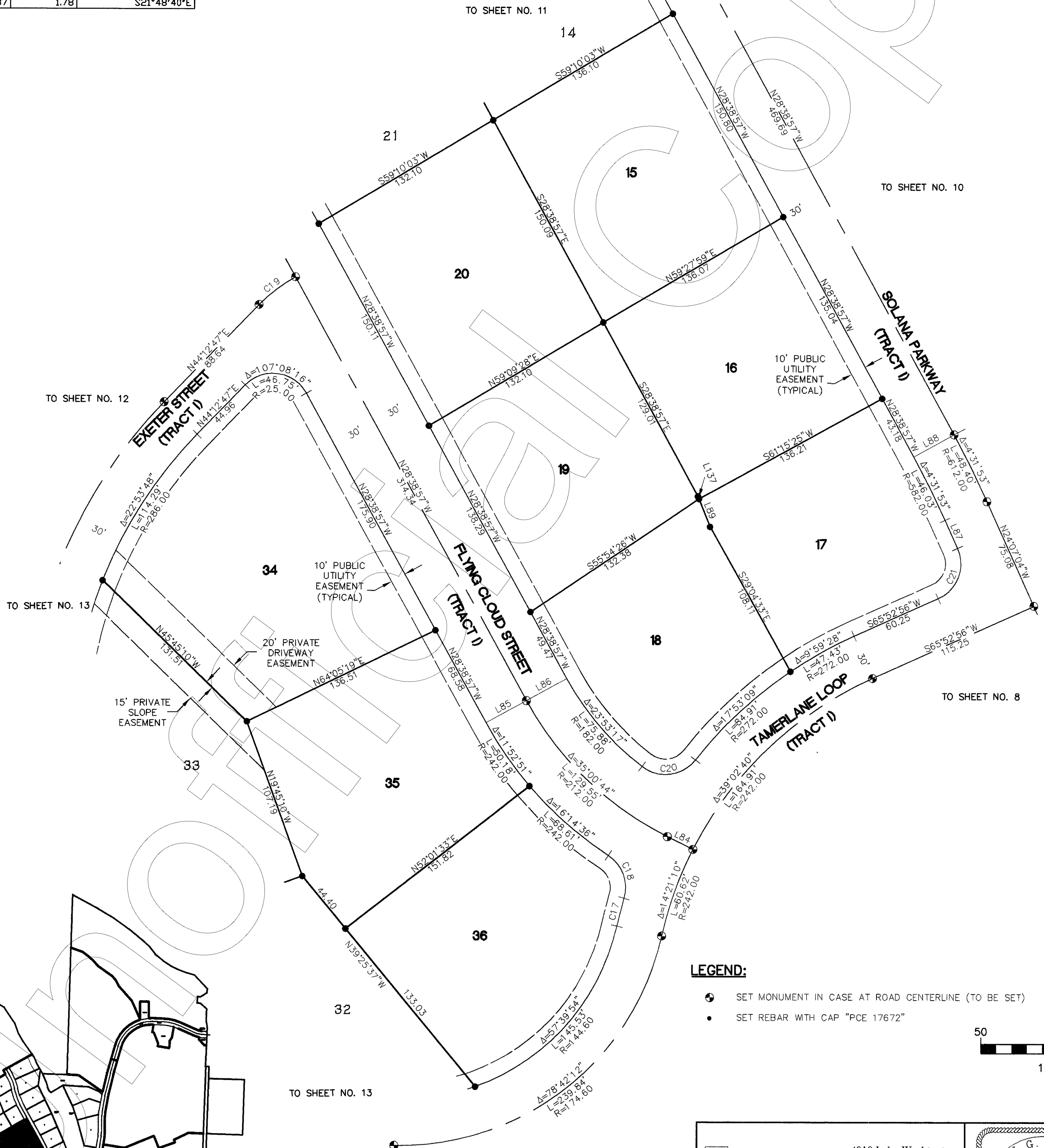
A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

LINE TABLE		
LINE	LENGTH	BEARING
L84	18.58	N63°39'41"W
L85	30.00	S61°21'03"W
L86	30.00	N61°21'03"E
L87	20.08	N24°07'04"W
L88	30.00	S61°21'03"W
L89	19.56	S21°48'40"E
L137	1.78	S21°48'40"E

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C17	18.86	272.00	3°58'22"
C18	31.95	25.00	73°13'53"
C19	29.91	100.00	17°08'16"
C20	39.03	25.00	89°27'27"
C21	39.27	25.00	90°00'00"

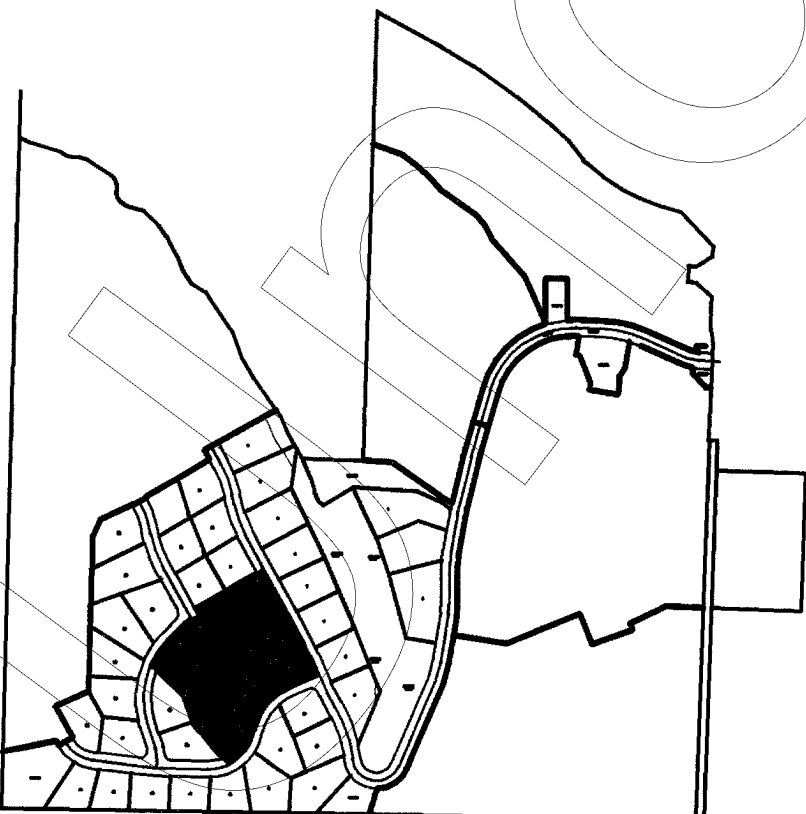
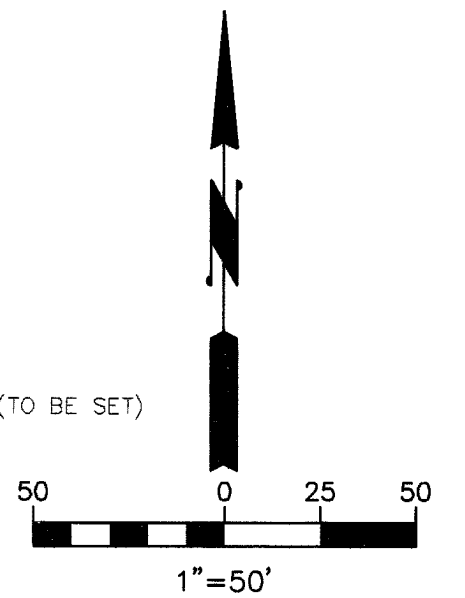
LOT #	MAXIMUM ELEV.		SETBACKS (FEET)				MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR	SIDE 1	SIDE 2	
15	560	542	20	40	20	20	7,500
16	555	537	20	40	20	20	7,500
17	550	532	20	40	20	20	7,500
18	570	552	20	30	20	20	7,500
19	584	566	20	30	20	20	8,000
20	587	569	20	30	20	20	8,000
34	605	587	20	20	20	20	9,000
35	603	585	20	20	15	15	7,500
36	600	582	20	20	20	20	7,500

\* SETBACK IS EASEMENT LINE CLOSEST TO THE BUILDABLE PART OF THE LOT.



**LEGEND:**

- ⊕ SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"



SHEET INDEX (NOT TO SCALE)

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	JOB NO HANN-0001 SHEET 9 OF 15		

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# SOLANA ESTATE LOTS PHASE 1

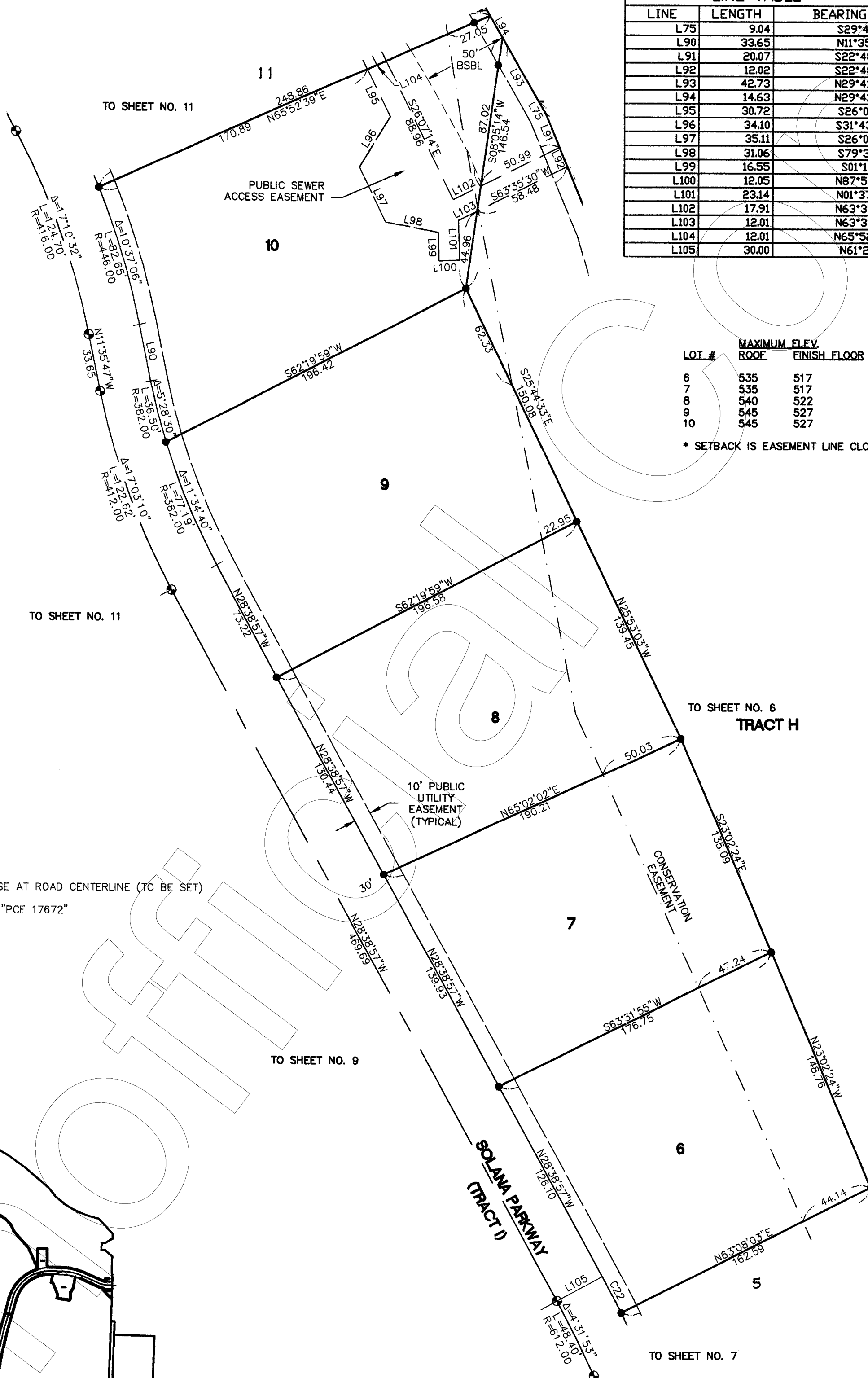
A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

LINE TABLE		
LINE	LENGTH	BEARING
L75	9.04	S29°41'22"E
L90	33.65	N11°35'47"W
L91	20.07	S22°48'32"E
L92	12.02	S22°48'32"E
L93	42.73	N29°41'22"W
L94	14.63	N29°41'22"W
L95	30.72	S26°07'14"E
L96	34.10	S31°43'02"W
L97	35.11	S26°07'16"E
L98	31.06	S79°30'18"E
L99	16.55	S01°17'50"E
L100	12.05	N87°58'09"E
L101	23.14	N01°37'09"W
L102	17.91	N63°35'30"E
L103	12.01	N63°35'30"E
L104	12.01	N65°52'39"E
L105	30.00	N61°21'03"E

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C22	23.61	642.00	02°06'27"

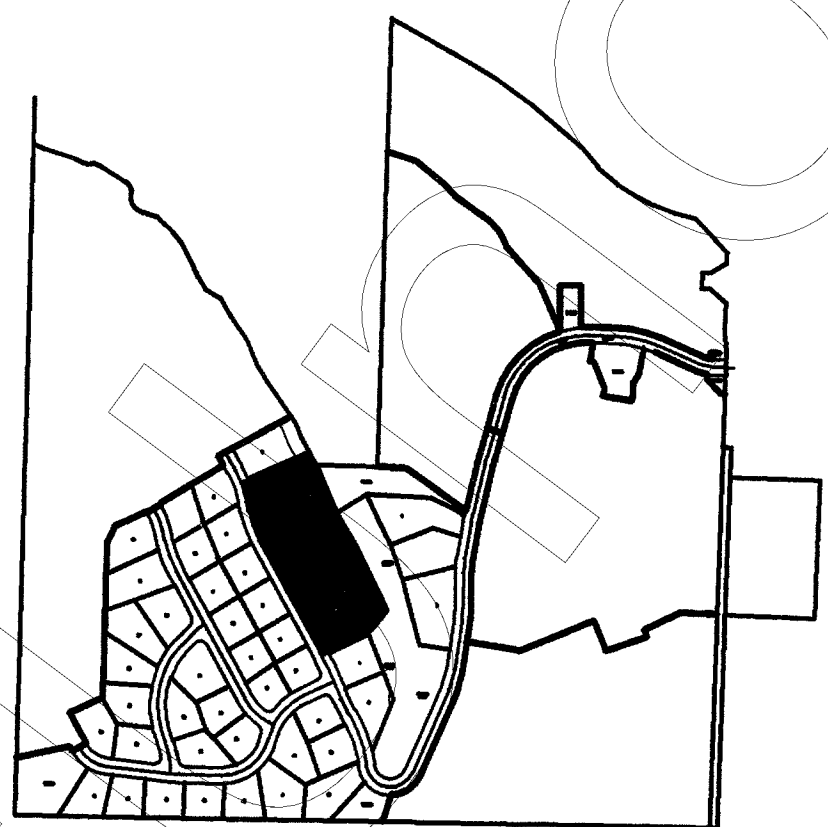
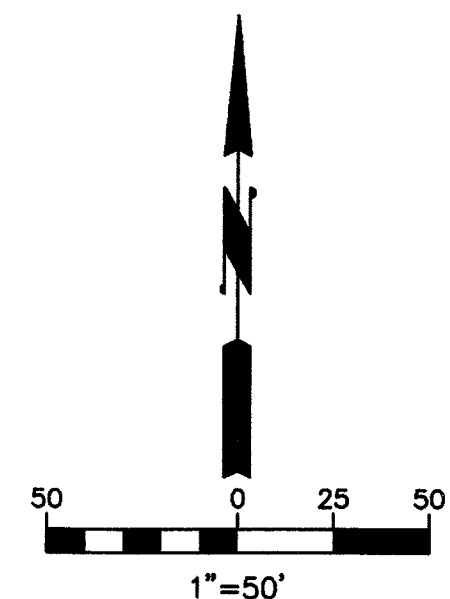
LOT #	MAXIMUM ELEV.		SETBACKS (FEET)				MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR	SIDE 1	SIDE 2	
6	535	517	20	*	20	20	7,500
7	535	517	20	*	20	20	7,500
8	540	522	20	*	20	20	7,500
9	545	527	20	20	20	20	8,000
10	545	527	20	*	20	20	8,000

\* SETBACK IS EASEMENT LINE CLOSEST TO THE BUILDABLE PART OF THE LOT.



**LEGEND:**

- ⊕ SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"



SHEET INDEX (NOT TO SCALE)

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	JOB NO HANN-0001 SHEET 10 OF 15		

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# SOLANA ESTATE LOTS PHASE 1

A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

LOT #	MAXIMUM ELEV.		SETBACKS (FEET)				MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR	SIDE 1	SIDE 2	
11	545	527	20	*	20	20	8,000
12	565	547	20	20	20	20	8,000
13	565	547	20	20	20	20	8,000
14	565	547	20	20	20	20	8,000
21	589	571	20	20	20	20	8,000
22	598	580	20	30	20	20	8,000
23	594	576	20	30	20	20	8,000

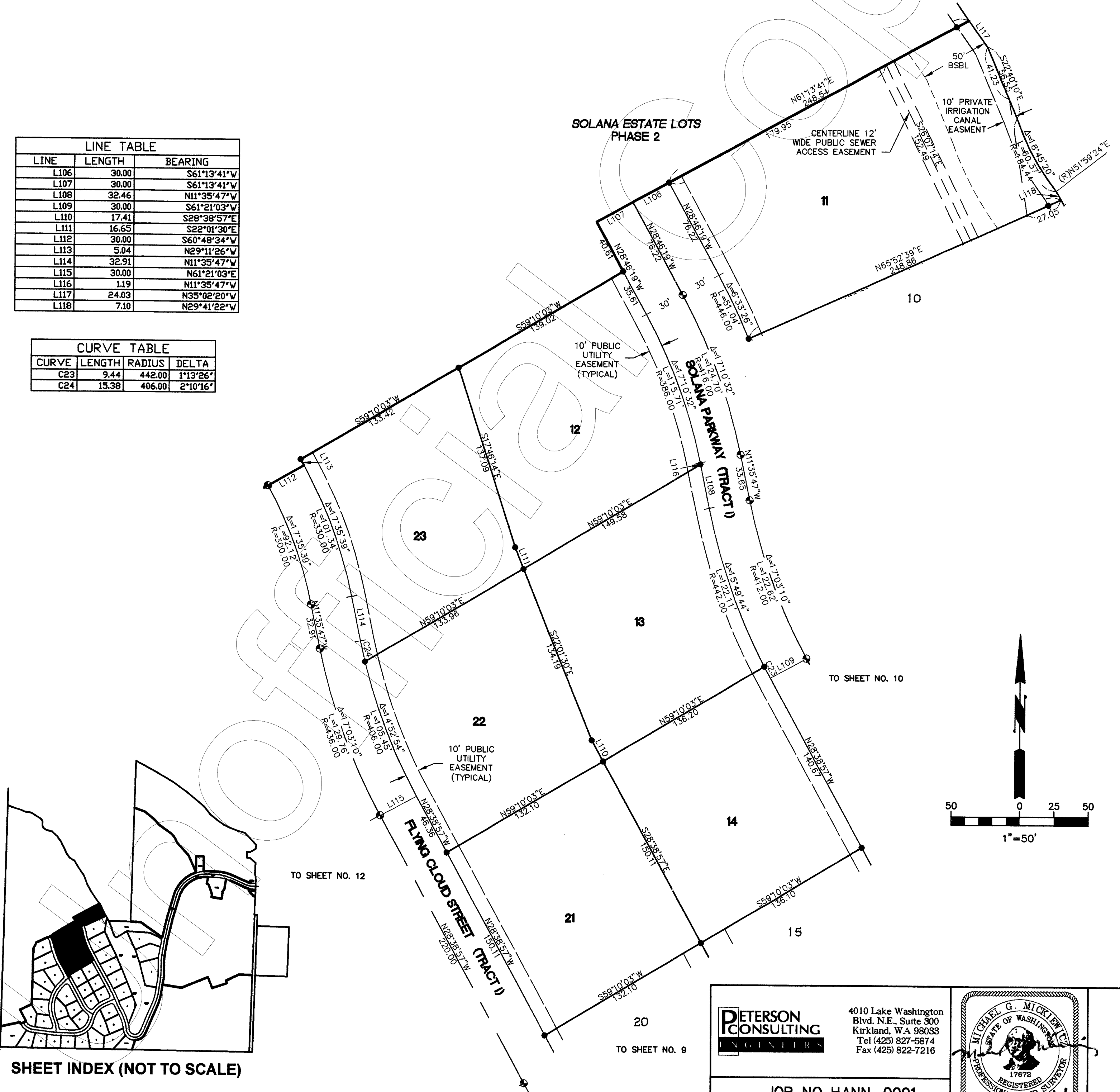
\* SETBACK IS EASEMENT LINE CLOSEST TO THE BUILDABLE PART OF THE LOT.

**LEGEND:**

- ⊙ SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"

LINE	LENGTH	BEARING
L106	30.00	S61°13'41"W
L107	30.00	S61°13'41"W
L108	32.46	N11°35'47"W
L109	30.00	S61°21'03"W
L110	17.41	S28°38'57"E
L111	16.65	S22°01'30"E
L112	30.00	S60°48'34"W
L113	5.04	N29°11'26"W
L114	32.91	N11°35'47"W
L115	30.00	N61°21'03"E
L116	1.19	N11°35'47"W
L117	24.03	N35°02'20"W
L118	7.10	N29°41'22"W

CURVE	LENGTH	RADIUS	DELTA
C23	9.44	442.00	1°13'26"
C24	15.38	406.00	2°10'16"



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	JOB NO HANN-0001 SHEET 11 OF 15		

# SOLANA ESTATE LOTS PHASE 1

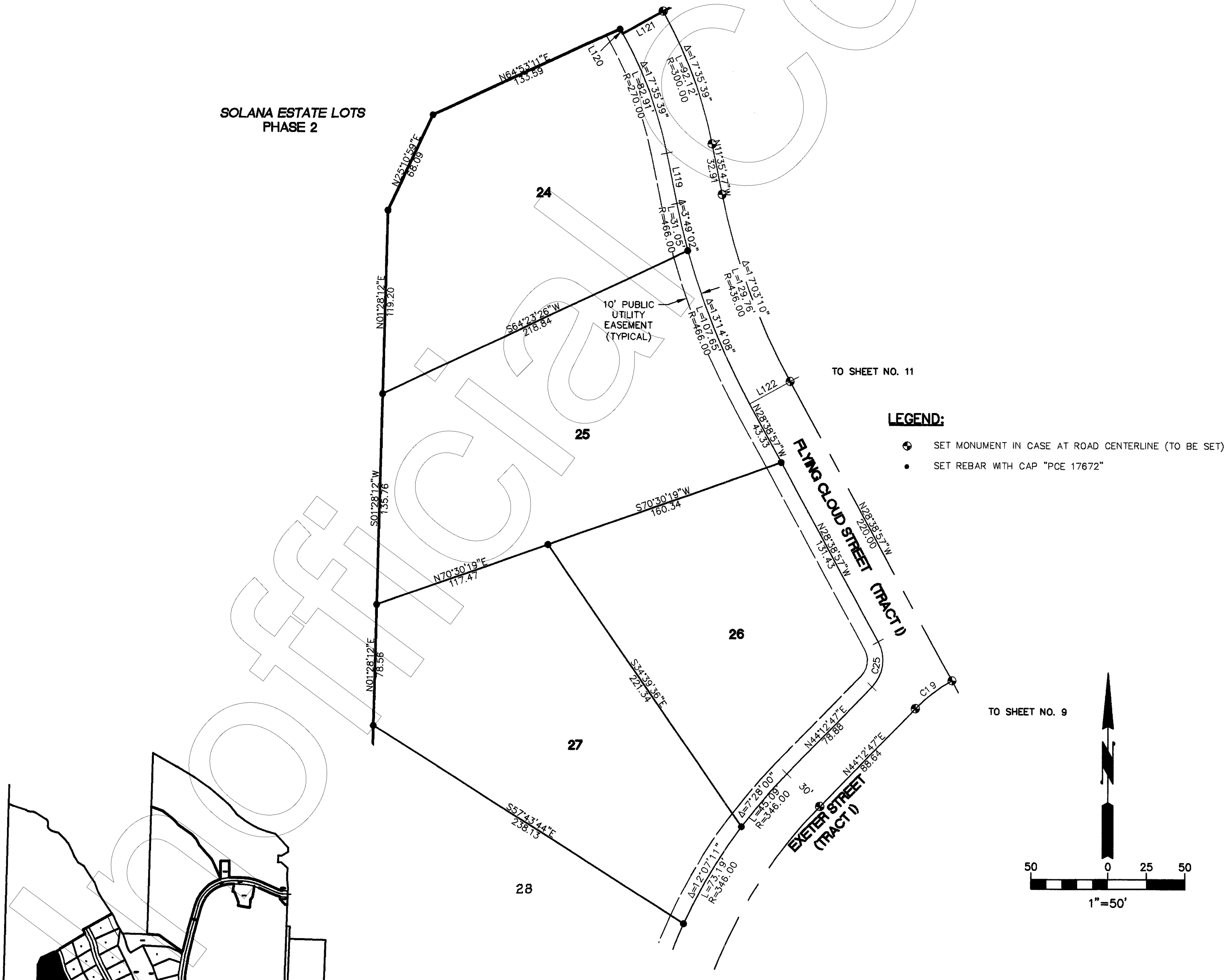
A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

LINE TABLE		
LINE	LENGTH	BEARING
L119	32.91	N11°35'47"W
L120	3.49	N29°11'26"W
L121	30.00	S60°48'34"W
L122	30.00	S61°21'03"W

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C19	29.91	100.00	17°08'16"
C25	31.79	25.00	72°51'44"

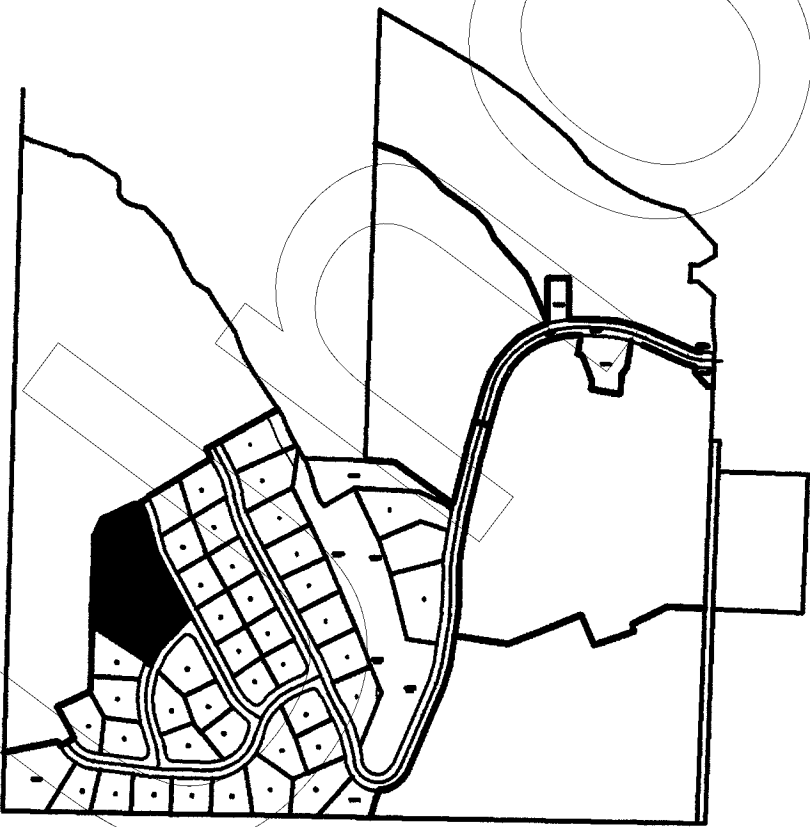
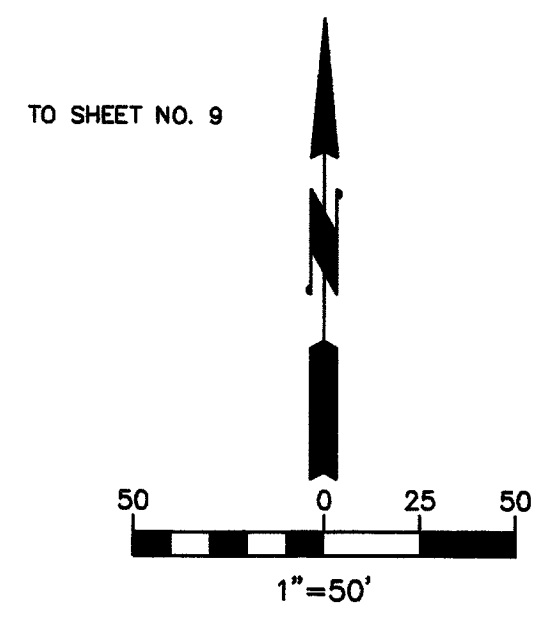
LOT #	MAXIMUM ELEV.		SETBACKS (FEET)				MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR	SIDE 1	SIDE 2	
24	615	597	20	20	20	20	8,000
25	620	602	20	40	20	20	9,000
26	609	591	20	20	20	20	8,500
27	627	609	20	40	15	15	7,500

SOLANA ESTATE LOTS PHASE 2



**LEGEND:**

- SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"



SHEET INDEX (NOT TO SCALE)

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	JOB NO HANN-0001 SHEET 12 OF 15		

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# SOLANA ESTATE LOTS PHASE 1

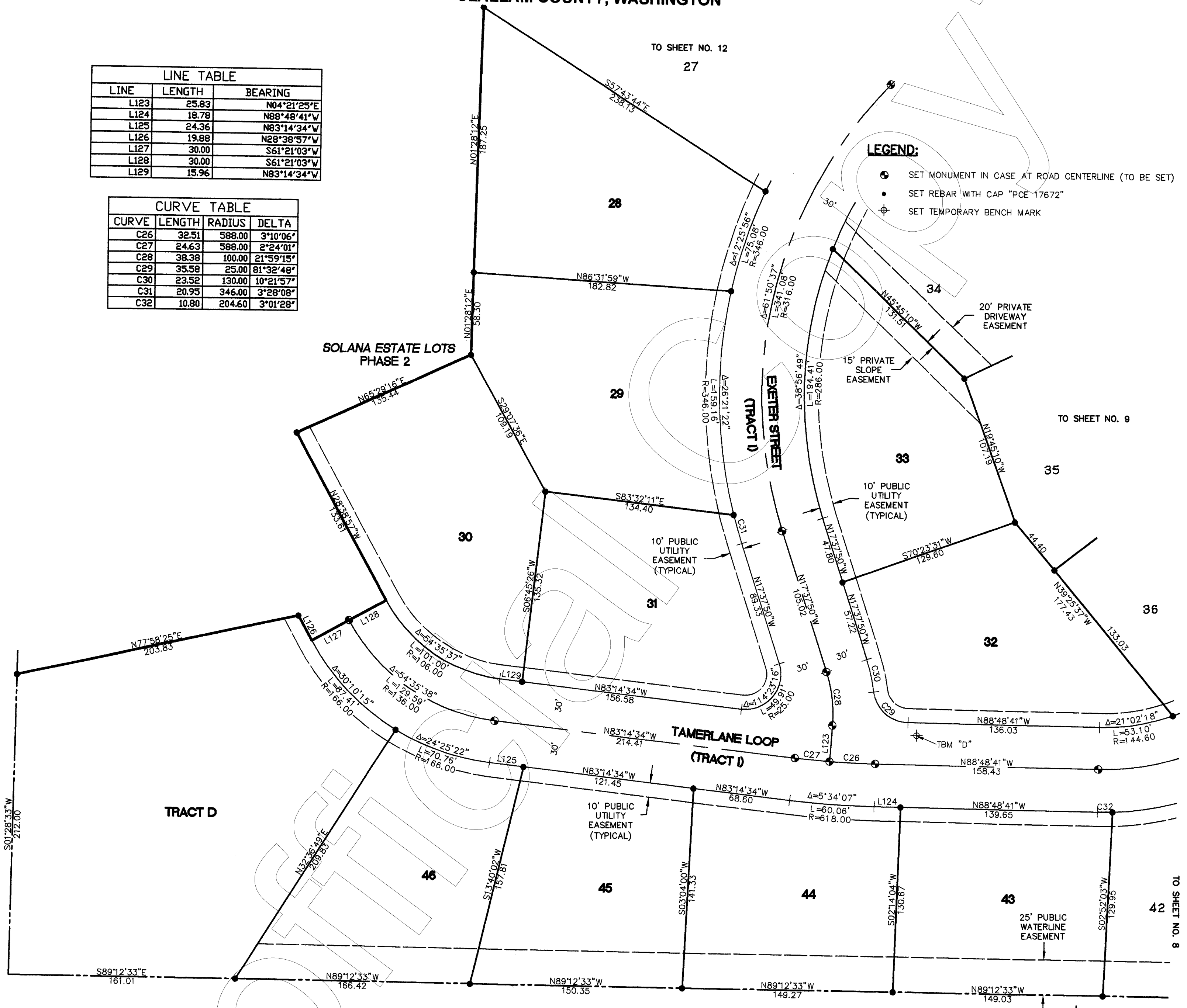
A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON

LINE TABLE		
LINE	LENGTH	BEARING
L123	25.83	N04°21'25"E
L124	18.78	N88°48'41"W
L125	24.36	N83°14'34"W
L126	19.88	N28°38'57"W
L127	30.00	S61°21'03"W
L128	30.00	S61°21'03"W
L129	15.96	N83°14'34"W

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C26	32.51	588.00	3°10'06"
C27	24.63	588.00	2°24'01"
C28	38.38	100.00	21°59'15"
C29	35.58	25.00	81°32'48"
C30	23.52	130.00	10°21'57"
C31	20.95	346.00	3°28'08"
C32	10.80	204.60	3°01'28"

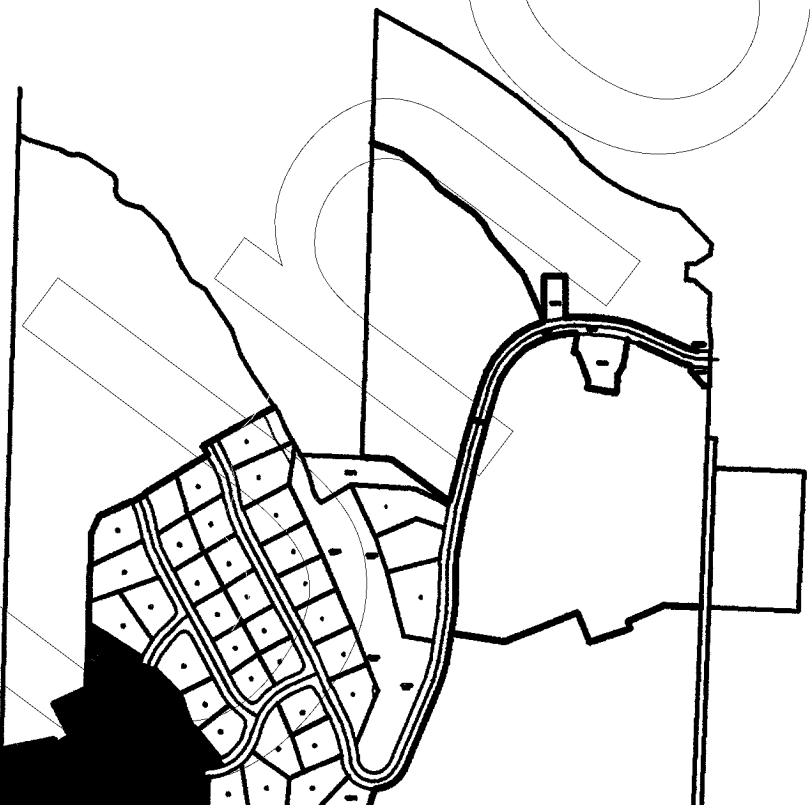
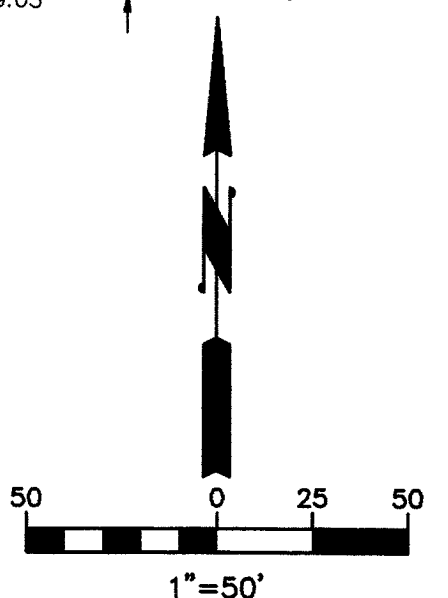
**LEGEND:**

- ⊙ SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"
- ⊕ SET TEMPORARY BENCH MARK



LOT #	MAXIMUM ELEV.		SETBACKS (FEET)				MAX. IMPERVIOUS SQ. FOOTAGE
	ROOF	FINISH FLOOR	FRONT	REAR	SIDE 1	SIDE 2	
28	625	607	20	20	15	15	7,500
29	640	622	20	30	20	20	8,000
30	670	652	20	35	20	20	8,500
31	652	634	20	20	20	20	7,500
32	620	602	20	25	20	20	8,000
33	625	607	20	25	20	20	8,000
43	620	604	20	*	20	20	7,500
44	640	622	20	*	20	20	7,500
45	660	642	20	*	15	15	7,500
46	672	654	20	*	15	15	7,500

\* SETBACK IS EASEMENT LINE CLOSEST TO THE BUILDABLE PART OF THE LOT.

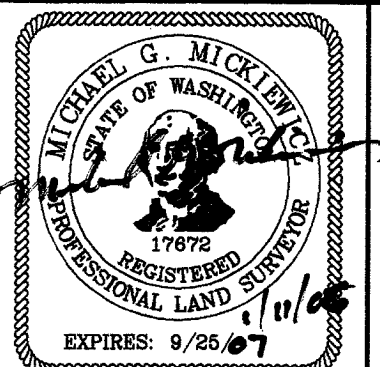


SHEET INDEX (NOT TO SCALE)

**PETERSON CONSULTING ENGINEERS**

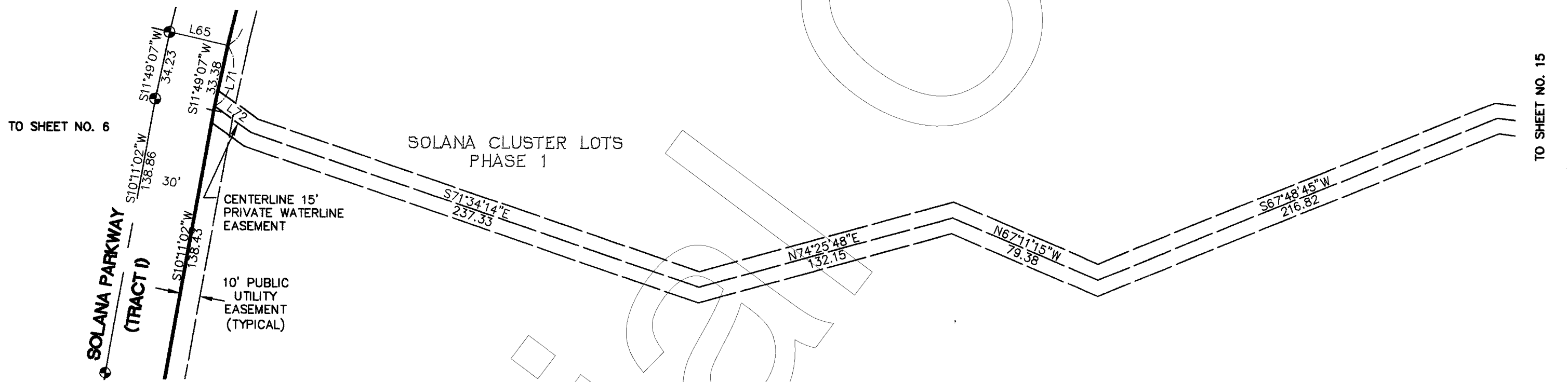
4010 Lake Washington Blvd. N.E., Suite 300  
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JOB NO HANN-0001  
SHEET 13 OF 15



# SOLANA ESTATE LOTS PHASE 1

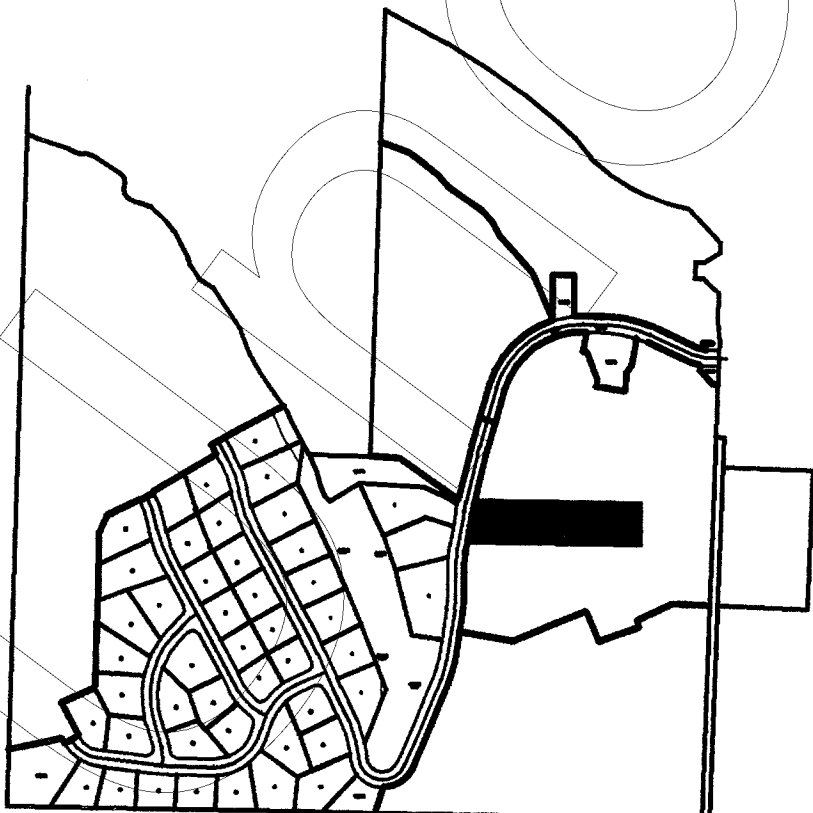
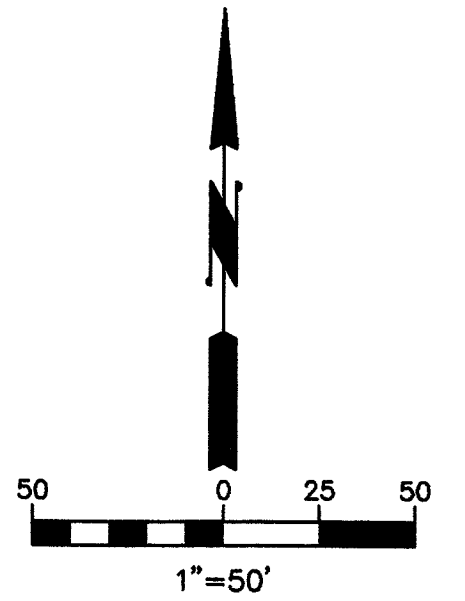
A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON



LINE TABLE		
LINE	LENGTH	BEARING
L65	30.00	S78°10'53"E
L71	31.62	S11°49'07"W
L72	22.57	S54°51'16"E

**LEGEND:**

- ⊕ SET MONUMENT IN CASE AT ROAD CENTERLINE (TO BE SET)
- SET REBAR WITH CAP "PCE 17672"



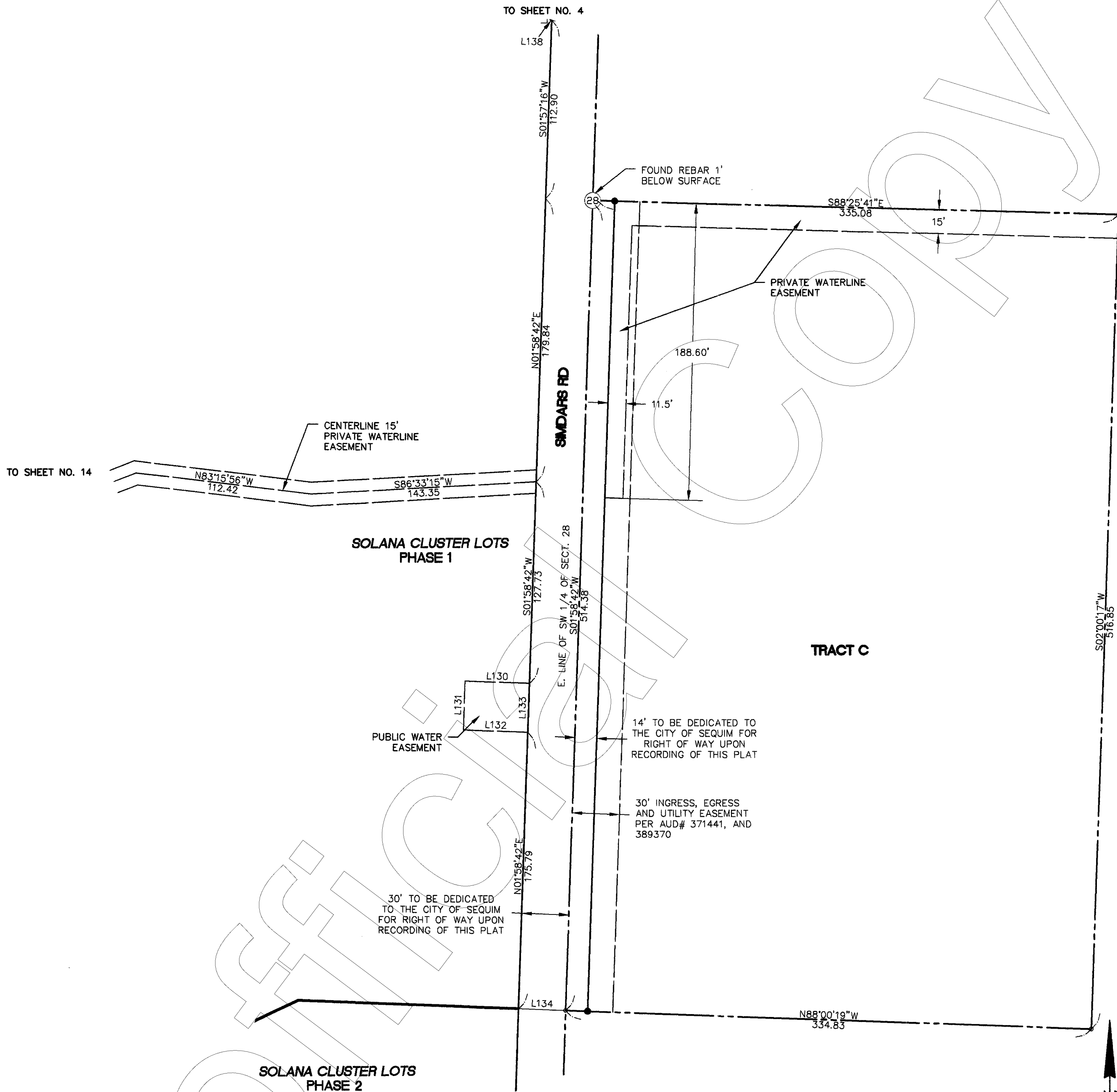
SHEET INDEX (NOT TO SCALE)

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# SOLANA ESTATE LOTS PHASE 1

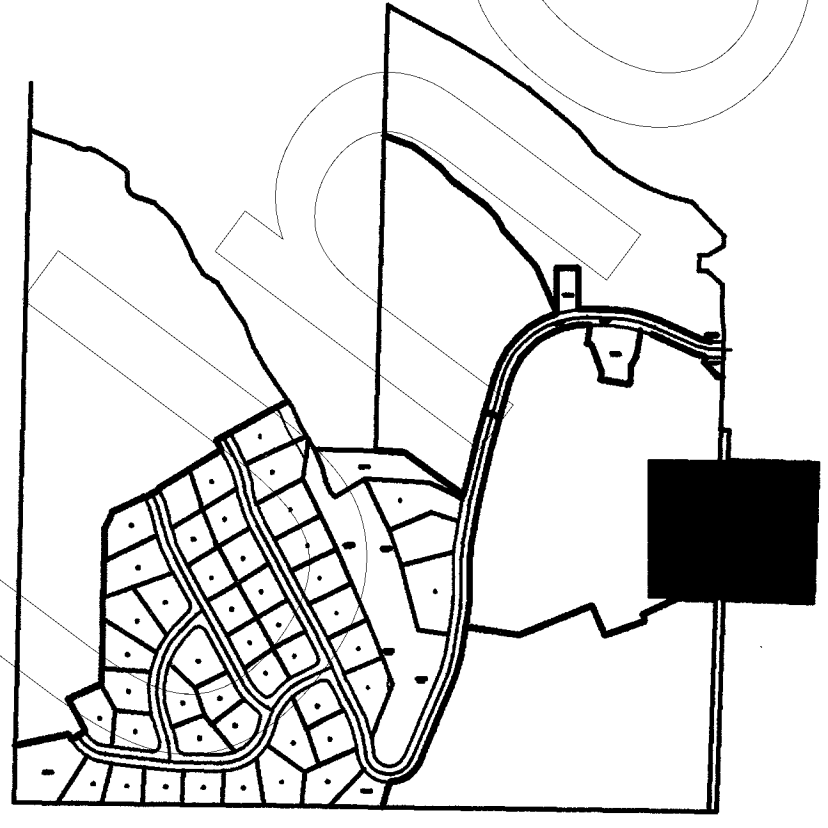
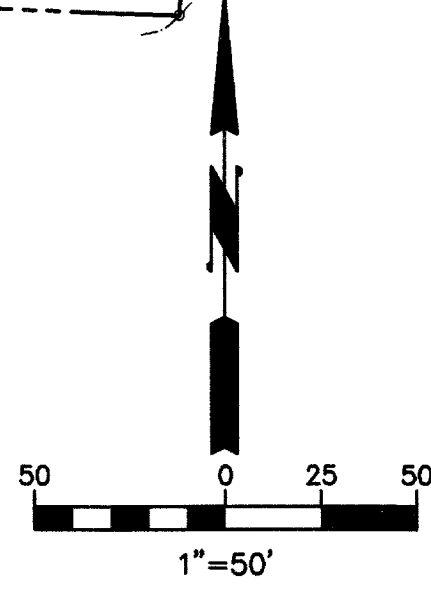
A POR. OF THE W 1/2 AND THE NW 1/4 OF THE SE 1/4 OF SEC. 28, TWP., 30 N., RGE., 3 W., W.M.  
CLALLAM COUNTY, WASHINGTON



LINE TABLE		
LINE	LENGTH	BEARING
L130	41.00	S88°01'18"E
L131	31.00	S01°58'42"W
L132	41.00	S88°01'18"E
L133	31.00	N01°58'42"E
L134	30.00	N88°00'19"W
L138	0.74	N88°01'39"W

**LEGEND:**

- SET REBAR WITH CAP "PCE 14469"
- SET REBAR WITH CAP "PCE 17672"
- ⊙ FOUND CENTER OF SECTION AS NOTED



SHEET INDEX (NOT TO SCALE)

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	JOB NO HANN-0001 SHEET 15 OF 15		

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