

# FERNWOOD NORTH

SECTION 15, T. 23 N., R. 5 E., W.M.  
CITY OF RENTON  
KING COUNTY, WASHINGTON

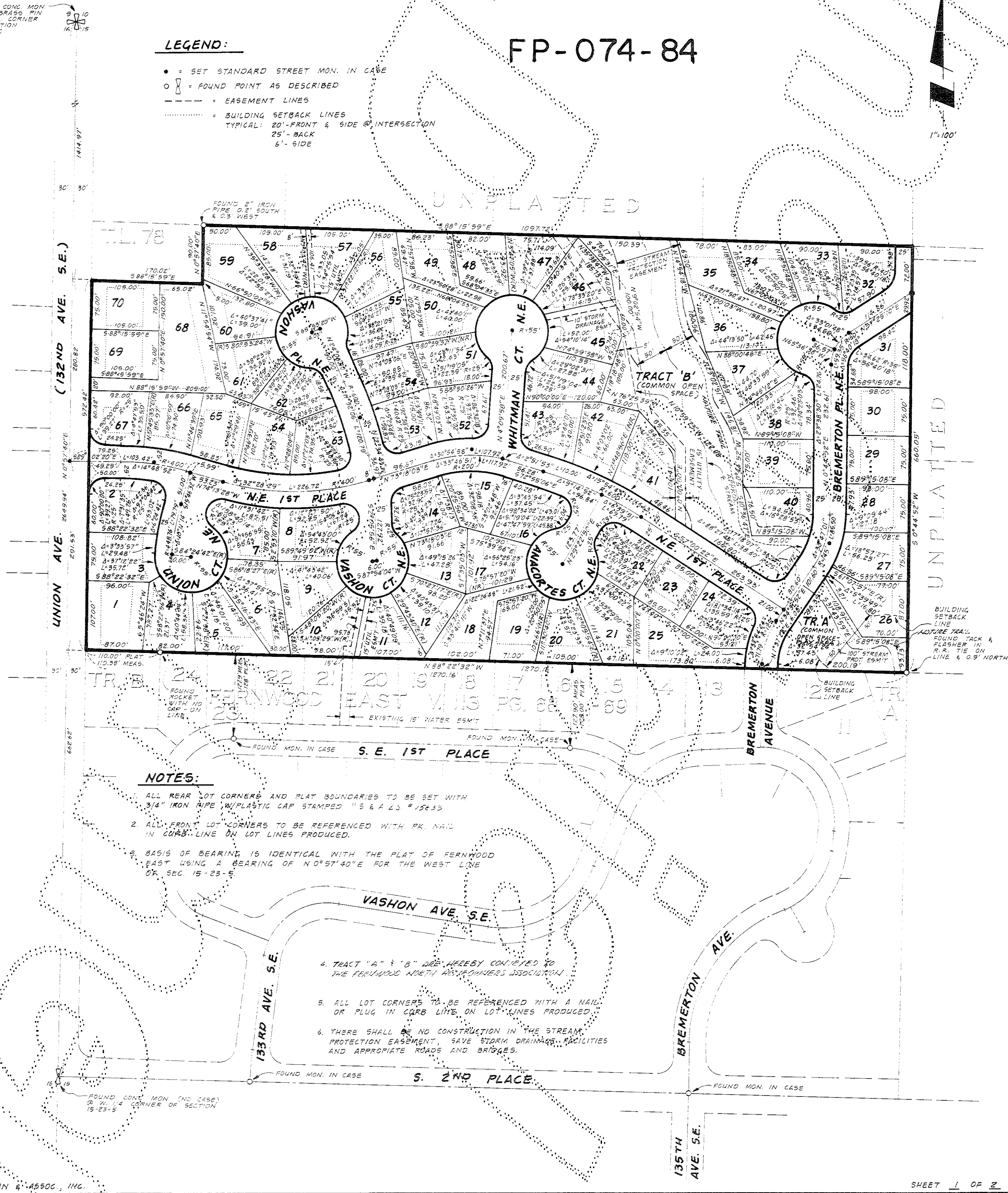
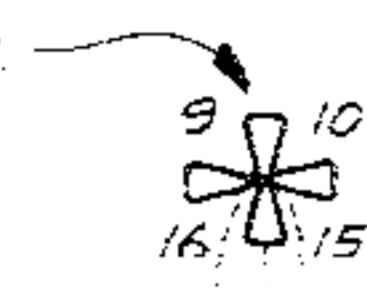
128/100

FP-074-84

**LEGEND:**

- = SET STANDARD STREET MON. IN CASE
- = FOUND POINT AS DESCRIBED
- - - = EASEMENT LINES
- ..... = BUILDING SETBACK LINES  
TYPICAL: 20'-FRONT & SIDE @ INTERSECTION  
25'-BACK  
6'-SIDE

FOUND CONC. MON. WITH BRASS PIN @ N.W. CORNER OF SECTION 15-23-5



**NOTES:**

1. ALL REAR LOT CORNERS AND PLAT BOUNDARIES TO BE SET WITH 3/4" IRON PIPE W/PLASTIC CAP STAMPED "S & A L S # 15233"
2. ALL FRONT LOT CORNERS TO BE REFERENCED WITH PK. NAIL IN CURB LINE ON LOT LINES PRODUCED.
3. BASIS OF BEARING IS IDENTICAL WITH THE PLAT OF FERNWOOD EAST USING A BEARING OF N 0° 57' 40" E FOR THE WEST LINE OF SEC. 15-23-5.
4. TRACT "A" & "B" ARE HEREBY CONVEYED TO THE FERNWOOD NORTH HOMEOWNERS ASSOCIATION.
5. ALL LOT CORNERS TO BE REFERENCED WITH A NAIL OR PLUG IN CURB LINE ON LOT LINES PRODUCED.
6. THERE SHALL BE NO CONSTRUCTION IN THE STREAM, PROTECTION EASEMENT, SAVE STORM DRAINAGE FACILITIES AND APPROPRIATE ROADS AND BRIDGES.

BY: STEFAN & ASSOC., INC.  
#41200.71 (REF: 31233)

SHEET 1 OF 2

128/100

# FERNWOOD NORTH

SECTION 15, T. 23 N., R. 5 E., W.M.  
CITY OF RENTON  
KING COUNTY, WASHINGTON

RECORDING CERTIFICATE 8410220493

FILED FOR RECORD AT THE REQUEST OF THE CITY COUNCIL THIS 22 DAY OF OCTOBER A.D. 1984, AT 12 MINUTES PAST 11 A.M. AND RECORDED IN VOLUME 128 OF PLATS, PAGES 100-101, RECORDS OF KING COUNTY.

KING COUNTY, WASHINGTON  
DIVISION OF RECORDS AND ELECTIONS

ELLEN HANSEN  
MANAGER

JAMES S. WEEKS  
SUPERINTENDENT OF RECORDS

LEGAL DESCRIPTION FP-074-84

LOTS 1, 2, 3 AND 4, KING COUNTY SHORT PLAT NUMBER 877132, RECORDED UNDER RECORDING NUMBER 7808240800, SAID SHORT PLAT BEING DESCRIBED AS FOLLOWS:

THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 15, TOWN: SHIP 29, NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON; EXCEPT THE WEST 30 FEET THEREOF FOR 132ND AVENUE SOUTHEAST; AND EXCEPT THE NORTH 90 FEET OF THE EAST 170 FEET OF THE WEST 200 FEET OF SAID SUBDIVISION.

### EASEMENT PROVISIONS

AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO PUGET SOUND POWER & LIGHT CO., WA. NAT. GAS CO., PACIFIC NORTHWEST BELL TELEPHONE COMPANY, GROUP W CABLE TELEVISION AND CITY OF RENTON (SEWER & WATER) AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, UNDER AND UPON THE EXTERIOR SEVEN FEET, PARALLEL WITH AND ADJOINING THE STREET FRONTAGE OF ALL LOTS IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND MAINTAIN UNDERGROUND CONDUITS, MAINS, CABLES AND WIRES WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSE OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE AND SEWER SERVICE, TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AT ALL TIMES FOR THE PURPOSES HEREIN STATED. ALSO, EACH LOT SHALL BE SUBJECT TO AN EASEMENT 2.5 FEET IN WIDTH, PARALLEL WITH AND ADJACENT TO ALL INTERIOR LOT LINES FOR PURPOSES OF UTILITIES AND DRAINAGE. THESE EASEMENTS ENTERED UPON FOR THOSE PURPOSES SHALL BE RESTORED AS NEAR AS POSSIBLE TO THEIR ORIGINAL CONDITION.

NO LINES OR WIRES FOR THE TRANSMISSION OF ELECTRIC CURRENT OR FOR TELEPHONE USE, CATV, FIRE OR POLICE SIGNALS, OR FOR OTHER PURPOSES, SHALL BE PLACED OR PERMITTED TO BE PLACED UPON ANY LOT OUTSIDE THE BUILDINGS THEREON UNLESS THE SAME SHALL BE UNDERGROUND OR IN CONDUIT ATTACHED TO THE BUILDING.

### APPROVALS

DEPARTMENT OF ASSESSMENTS EXAMINED AND APPROVED THIS 15 DAY OF OCTOBER A.D. 1984.

Eume Rieder  
KING COUNTY ASSESSOR

[Signature]  
DEPUTY KING COUNTY ASSESSOR

SEATTLE-KING COUNTY HEALTH AND SANITATION DEPARTMENT EXAMINED AND APPROVED THIS 17 DAY OF October A.D. 1984.

[Signature]  
DIRECTOR, HEALTH & SANITATION DEPT.

[Signature]  
DEPUTY DIRECTOR

DEPARTMENT OF PUBLIC WORKS EXAMINED AND APPROVED THIS 16th DAY OF October A.D. 1984.

Richard C. Houghton  
DIRECTOR

[Signature]  
TRAFFIC ENGINEER

HEARING EXAMINER, CITY OF RENTON EXAMINED AND APPROVED THIS \_\_\_ DAY OF \_\_\_ A.D. 19\_\_.

LAND USE HEARING EXAMINER

CONFIRMED BY THE COUNCIL OF THE CITY OF RENTON, WASHINGTON ON THIS 15th DAY OF October A.D. 1984.

Maureen C. Motor  
CITY CLERK

Robert S. Hughes  
PRESIDENT OF THE COUNCIL

### COMPTROLLER'S CERTIFICATE

I HEREBY CERTIFY THAT ALL PROPERTY TAXES ARE PAID, THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION AND THAT ALL SPECIAL ASSESSMENTS, SO CERTIFIED, ON ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS OR AVENUE, OR FOR OTHER PUBLIC USE, ARE PAID IN FULL. THIS 16th DAY OF OCT. A.D. 1984.

OFFICE OF THE COMPTROLLER

Robert V. Roman, Jr.  
KING COUNTY COMPTROLLER

[Signature]  
DEPUTY COMPTROLLER

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HEREIN CONTAINED DEDICATED AS STREETS OR AVENUES OR OTHER PUBLIC USE ARE PAID IN FULL.

[Signature]  
FINANCE DIRECTOR, CITY OF RENTON

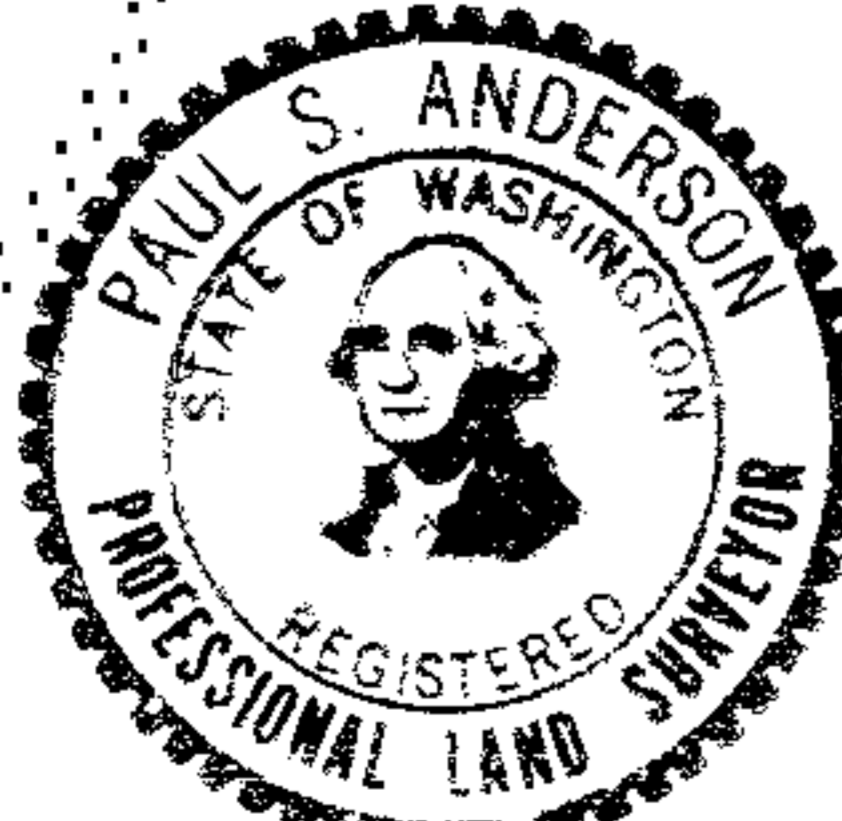
### RESTRICTIONS

NO LOT OR A PORTION OF A LOT IN THIS PLAT SHALL BE DIVIDED AND SOLD OR RESOLD OR OWNERSHIP CHANGED OR TRANSFERRED WHEREBY THAT OWNERSHIP OF ANY PORTION OF THIS PLAT SHALL BE LESS THAN THE AREA REQUIRED FOR THE USE DISTRICT IN WHICH LOCATED.

SEE RECORDING # 8410220494

### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT OF FERNWOOD NORTH IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 15, TWP. 23 N., RANGE 5 E., W.M., THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON; THAT THE MONUMENTS WILL BE SET AND THE LOT AND BLOCK CORNERS STAKED CORRECTLY ON THE GROUND AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE PLATTING REGULATIONS.



Paul S. Anderson  
PAUL S. ANDERSON, PROFESSIONAL LAND SURVEYOR, CERTIFICATE NO. 15639

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS IN FEE SIMPLE OF THE LAND HEREBY PLATTED, HEREBY DECLARE THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND AVENUES SHOWN THEREON AND THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES; ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS AND BLOCKS SHOWN ON THIS PLAT IN THE ORIGINAL REASONABLE GRADING OF THE STREETS AND AVENUES SHOWN HEREON.

IN WITNESS WHEREOF WE HAVE SET OUR HANDS AND SEALS.

[Signature]  
WICK HOMES, INC.

[Signature]  
SAVINGS BANK OF PUGET SOUND

### ACKNOWLEDGEMENT

STATE OF WASHINGTON )  
COUNTY OF KING ) SS

THIS IS TO CERTIFY THAT ON THIS 5th DAY OF June, 1984, A.D. BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED Nickolas P. Janssen and Robert E. Ferguson, TO ME KNOWN TO BE THE Vice Pres / Sec. Treas. OF Wick Homes, Inc., THE CORPORATION THAT EXECUTED THE WITHIN DEDICATION, AND WHO ACKNOWLEDGED TO ME THIS SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE SAID DEDICATION AND THAT THE SEAL AFFIXED IS THE 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 Kirkland

### ACKNOWLEDGEMENT

STATE OF WASHINGTON )  
COUNTY OF KING ) SS

THIS IS TO CERTIFY THAT ON THIS 5th DAY OF June, 1984, A.D. BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED Wm. Kirkcomb, TO ME KNOWN TO BE THE Vice President OF Savings Bank of Puget Sound, THE CORPORATION THAT EXECUTED THE WITHIN DEDICATION, AND WHO ACKNOWLEDGED TO ME THIS SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE SAID DEDICATION AND THAT THE SEAL AFFIXED IS THE 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 Kirkland