

SUBDIVISION

Issued By:



CHICAGO TITLE INSURANCE COMPANY

Guarantee/Certificate Number:

62242401001 Revision 1

CHICAGO TITLE INSURANCE COMPANY a corporation, herein called the Company

GUARANTEES

Palos Verdes LLC

herein called the Assured, against actual loss not exceeding the liability amount stated in Schedule A which the Assured shall sustain by reason of any incorrectness in the assurances set forth in Schedule A.

LIABILITY EXCLUSIONS AND LIMITATIONS

1. No guarantee is given nor liability assumed with respect to the identity of any party named or referred to in Schedule A or with respect to the validity, legal effect or priority of any matter shown therein.
2. The Company's liability hereunder shall be limited to the amount of actual loss sustained by the Assured because of reliance upon the assurance herein set forth, but in no event shall the Company's liability exceed the liability amount set forth in Schedule A.

Please note carefully the liability exclusions and limitations and the specific assurances afforded by this guarantee. If you wish additional liability, or assurances other than as contained herein, please contact the Company for further information as to the availability and cost.

Chicago Title Company of Washington
9001 W. Tucannon Avenue, Suite 220
Kennewick, WA 99336

Countersigned By:

Dylan Strait
Authorized Officer or Agent



Chicago Title Insurance Company

By:

Michael J. Nolan, President

Attest:

Marjorie Nemzura, Secretary

ISSUING OFFICE:

Title Officer: Christopher Hull
Chicago Title Company of Washington
9001 W. Tucannon Avenue, Suite 220
Kennewick, WA 99336
Phone: (509)735-1575 Fax: (509)735-0707
Main Phone: (509)735-1575
Email: Christopher.Hull@ctt.Com

SCHEDULE A

Liability	Premium	Tax
\$1,000.00	\$350.00	\$30.45

Effective Date: September 20, 2024 at 08:00 AM

The assurances referred to on the face page are:

That, according to those public records which, under the recording laws, impart constructive notice of matter relative to the following described property:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Title to said real property is [vested in:](#)

Palos Verdes, LLC, a Washington limited liability company

subject to the matters shown below under Exceptions, which Exceptions are not necessarily shown in the order of their priority.

END OF SCHEDULE A

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 1529030682660

Those Portions of Farm Units 87 and 88, Irrigation Block 45, Columbia Basin Project, according to the plat thereof, lying in the Northeast quarter of Section 34, Township 16 North, Range 29 East W.M., Adams County, Washington, more particularly described as follows:

Commencing at the East quarter corner of said Section 34, being the Southeast corner of said Farm Unit 87, marked by a U.S.B.R. Brass Cap in case, from which, center quarter corner of said Section 34, marked by a 2 inch brass cap in case stamped "LS 28239", bears South 88°33'42" West, 2641.61 feet; thence North 00°46'44" West, along the East boundary of said Farm Unit and said Section, 823.20 feet to the Point of Beginning; thence South 88°33'42" West, 804.79 feet; thence North 01°26'18" West, 43.58 feet; thence South 88°33'42" West, 66.00 feet; thence South 01°26'18" East, 43.58 feet; thence South 88°33'42" West, 346.05 feet; thence South 01°26'18" East, 137.33 feet; thence South 88°33'42" West, 170.00 feet; thence South 01°26'18" West, 190.33 feet; thence South 88°33'42" West, 686.66 feet; thence North 01°26'18" West, 130.83 feet; thence South 88°33'42" West, 45.01 feet; thence North 01°26'18" West, 66.00 feet; thence North 88°33'42" East, 46.15 feet; thence North 01°26'18" West, 130.83 feet; thence North 88°33'42" East, 685.52 feet; thence North 01°26'18" West, 130.83 feet; thence South 88°33'42" West, 85.00 feet; thence North 01°26'18" West, 66.00 feet; thence North 88°33'42" East, 85.00 feet; thence North 01°26'18" West, 130.83 feet; thence North 88°33'42" East, 425.00 feet; thence North 01°26'18" West, 167.89 feet; thence North 88°33'42" East, 967.54 feet to the East boundary of said Farm Unit 87 and said Section; thence South 00°46'44" East, 495.58 feet to the Point of Beginning.

(Also known as Parcel 3 of Record Survey recorded February 13, 2017 under Auditor's [File No. 315130](#).)

EXCEPT ANY portions lying within the Plat of Sandhill Estates #3 Major Plat and Sandhill Estates #4 Major Plat and Sandhill Estates # 5 Major Plat.

SCHEDULE B

1. General and special taxes and charges, payable February 15, delinquent if first half unpaid on May 1, second half delinquent if unpaid on November 1 of the tax year (amounts do not include interest and penalties):

Year: 2024
Tax Account No.: [1529030682660](#)
Levy Code: 11
Assessed Value-Land: \$487,200.00
Assessed Value-Improvements: \$0.00

General and Special Taxes:

Billed: \$5,279.43
Paid: \$2,639.72
Unpaid: \$2,639.71

2. This land is included in the East Columbia Basin Irrigation District and is subject to the laws of the United States and the State of Washington relative to the Columbia Basin Project and is liable for further assessments, if any, levied by said district.

Agreement for permanent release of water allotment recorded August 14, 2017 under Auditor's [File No. 316560](#) and [316561](#).

3. Right of way for roads, drains, canals, and pipelines as shown on the face of the Plats of Irrigation Block 45 and revisions thereto.

4. As to Farm Units 87, 88:
Agreement of Consent to Eliminate Farm Unit Delivery between the United States of America and the owner of Farm Units 89 and 90, with respect to delivery of water to said Farm Unit as provided for in instrument dated July 16, 1963, recorded August 24, 1965, in [Volume 12 of Columbia Basin Documents, Pages 325-326](#).

5. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Washington Water Power Company
Purpose: Electric transmission and distribution line and appurtenances thereto
Recording Date: October 19, 1955
Recording No.: [53427, in Volume 84 of Deeds, Page 480](#)
Affects: Farm Units 87 and 88, Irrigation Block 45

6. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Cascade Natural Gas Corporation, a Washington corporation
Purpose: the right to construct, operate and maintain a natural gas pipeline
Recording Date: September 11, 1963
Recording No.: [Volume 95 of Deeds, Pages 510-515](#)
Affects: the North line of said premises

7. As to Farm Unit 87 and Other Property:
Consent to Water Delivery Changes between PJ Taggares Co., and the East Columbia Basin Irrigation District recorded January 8, 2010 under [recording no.: 294105](#).

SCHEDULE B

(continued)

8. As to Farm Unit 88 and Other Property:
Consent to Water Delivery Changes between PJ Taggares Co., and the East Columbia Basin Irrigation District
recorded January 8, 2010 under [recording no.: 294104](#).

END OF SCHEDULE B



IN REPLY REFER TO:

United States Department of the Interior

BUREAU OF RECLAMATION

Ephrata Field Office

32 C Street NW

Ephrata, WA 98823-0815



EPH-2311

2.2.3.18

VIA ELECTRONIC AND U.S. MAIL

Anne Henning, AICP, Community Development Director

City of Othello

500 E Main Street

Othello, Washington 99344

Subject: Sand Hill Estates VII

Received By
Othello Bldg & Planning
Oct 01 2024

Dear Ms. Henning:

We appreciate the opportunity to review and comment on the subject proposal located in Farm Unit 87, Irrigation Block 45, East Columbia Basin Irrigation District (District), in the portion of Section 34, Township 16 North, Range 29 East, Willamette Meridian, Columbia Basin Project (Project), Adams County, Washington. This letter is in response to your request for comments due September 17, 2024.

Generally, all survey data on the Bureau of Reclamation Farm Unit Maps pertaining to Reclamation facilities, associated rights-of-way, and Farm Unit boundaries within the area being subdivided must be included on the plat. The plat recorded with the county is considered the official Reclamation record. Our review of the preliminary plat indicates that the proponent has furnished this required information.

Reclamation requests the permit issued to the proponent by Adams County includes all appropriate and necessary Best Management Practices for environmental protection of the open surface irrigation facilities that ultimately return irrigation flows to the Columbia River. This request pertains to activities that would occur before, during, and after construction. Examples of Best Management Practices include but are not limited to plans for spill prevention, dust abatement, stormwater control, and air emissions. Reclamation's request is to ensure the subject proposal does not adversely affect lands, operations, waters, facilities, and/or resources of the Project.

Landowners should be aware of existing Reclamation and District rights to construct, reconstruct, operate, and maintain Project facilities as necessary. Reclamation and the District must review and approve any work that would involve these facilities or the existing rights-of-way prior to commencing such work. Structures are prohibited from encroaching upon existing rights-of-way corridors without prior approval from Reclamation and the District. This includes, but is not limited to, temporary improvements such as on-site sewage disposal systems, drain fields, domestic wells, paving, fencing, and landscaping. It is important to note that

Reclamation's concurrence to this proposal is conditioned upon the assurance that there would be no encroachments upon Project facilities or rights-of-way.

If the proponent intends to install a well on the property, a wellhead protection zone would likely be delineated on the development plans. Wellhead protection zones cannot overlap Reclamation rights-of-way or other Project lands because they could affect the District's ability to apply aquatic and terrestrial herbicides needed to maintain Project facilities. The District must be able to operate and maintain Project facilities to accomplish Project objectives.

Stormwater runoff of any type, including runoff from a construction site or developed property, should not enter any of Reclamation's lands or facilities at any time due to potential adverse effects on water quality. A Construction Stormwater General Permit from the Washington State Department of Ecology may be required for any construction project one acre or greater in size. Construction activities should cause no adverse effects to the lands, operations, waters, facilities, and resources of the Project.

Lots of the proposed plat that consist(s) of less than 10 acres and will be a separate and individual site(s). It is our recommendation that the agricultural water entitlement be released from those portions of land. As a result, landowners would be relieved of future obligations for payment of annual assessments to the District for those acres. The proponent can initiate this process by contacting the District headquarters in Othello, Washington.

The following language is required on the final plat exactly as it is shown below prior to approval. There should only be one signature line for the Irrigation District and one line for the Bureau of Reclamation.

Bureau of Reclamation concurrence for this plat is limited to the extent of the plat's compliance with the requirements of RCW 58.17.310.

Drain Construction: Rising ground water tables are common in irrigation projects. Federal drain construction funds are not available for draining of subdivisions and other areas not in a commercial agriculture land use unless such drainage is incidental to the required drainage of adjacent agricultural land and meets Federal technical and economic feasibility requirements.

This land is included within the East Columbia Basin Irrigation District and is subject to the laws of the United States and the State of Washington relative to the Columbia Basin Project and is liable for further assessments, if any, levied by said District. It is also understood and agreed that when this plat is served by County Roads, irrigable land within the Road right-of-way or isolated by said dedication will not become a charge assessable to Adams County and payable to the East Columbia Basin Irrigation District for construction, operation, and maintenance of the Project.

East Columbia Basin Irrigation District

IRRIGATION APPROVAL:

Water Supply: Concurrence by the Bureau of Reclamation for this plat does not assure the availability of a water supply, nor does it bind the United States to issue a permanent right for a Federal water supply. A supply of Federal project water to this land is assured only upon full compliance with corollary Federal and State legislation.

Bureau of Reclamation

Please ensure that all distances and bearings are shown exactly as displayed on the Reclamation Farm Unit Map for Reclamation facilities, associated rights-of-way, and Farm Unit boundaries.

Reclamation's Plat for Farm Unit 87 in Block 45 is available on the Web at: <http://www.usbr.gov/pn/cca0/maps/farmunitmaps/index.html> under the heading of East Columbia Irrigation District, Block 45, Sheet 25 ("b45sh25.pdf").

Sheet 1 of 5:

- No comment.

Sheet 2 of 5:

- No comment.

Sheet 3 of 5:

- No comment.

Sheet 4 of 5:

- No comment.

Sheet 5 of 5:

- No comment.

Thank you for your assistance and cooperation. If you have any questions, please contact Mr. David Kurtz, GIS Specialist, at (509) 754-0252 or dkurtz@usbr.gov or Mr. Jonathon Brooks, Supervisor Realty Specialist, at (509) 754-0218 or jwbrooks@usbr.gov. If you are deaf, hard of hearing, or have a speech disability, please dial 7-1-1 to access telecommunications relay services.

Sincerely,

Jonathon Brooks
Supervisor Realty Specialist

cc: East Columbia Basin Irrigation District
P.O. Box E
Othello, Washington 99344

Joshua D. Bagley
H2 Survey
7600 North Mineral Drive, Suite 900
Coeur D' Alene, Idaho 83815

Angel Garza
Palos Verdes LLC
P.O. Box 464
Othello, Washington 99344

Anne Henning

From: Brooks, Jonathon W <JWBrooks@usbr.gov>
Sent: Tuesday, October 1, 2024 11:39 AM
To: Anne Henning; FrontDesk, BOR EFO; Kurtz, David L
Subject: Re: [EXTERNAL] RE: Sand Hill VII

Anne,

Yes, as this is within the City of Othello, please make the edits you mentioned below. I also want to let you know that Reclamation is not able to sign any plat if our signature block is not shown exactly as we provide, and the irrigation district has signed.

Thank you,

Jonathon Brooks

Supervisory Realty Specialist
Bureau of Reclamation
Ephrata Field Office
32 C ST SW
Ephrata, WA 98823
509-754-0218
jwbrooks@usbr.gov

From: Anne Henning <ahenning@othellowa.gov>
Sent: Tuesday, October 1, 2024 11:11 AM
To: FrontDesk, BOR EFO <sha-EFO-Frontdesk@usbr.gov>; Kurtz, David L <dkurtz@usbr.gov>; Brooks, Jonathon W <JWBrooks@usbr.gov>
Subject: [EXTERNAL] RE: Sand Hill VII

This email has been received from outside of DOI - Use caution before clicking on links, opening attachments, or responding.

Thank you.

Should the language to be included on the plat reflect City rather than County? (City Streets instead of County Roads, City of Othello instead of Adams County?)

Anne Henning, AICP

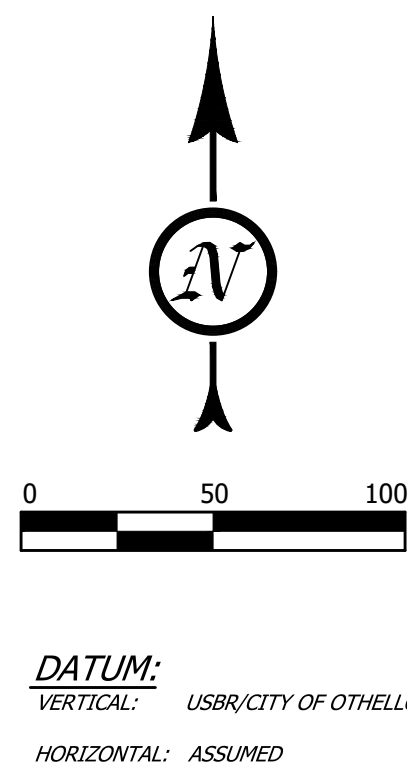
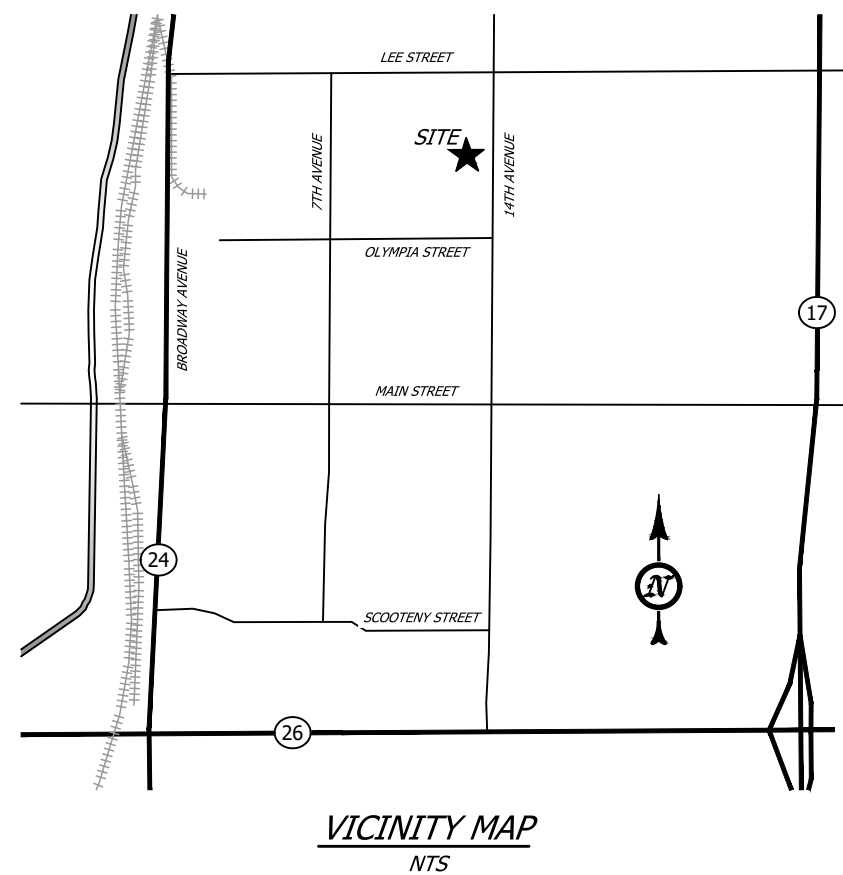
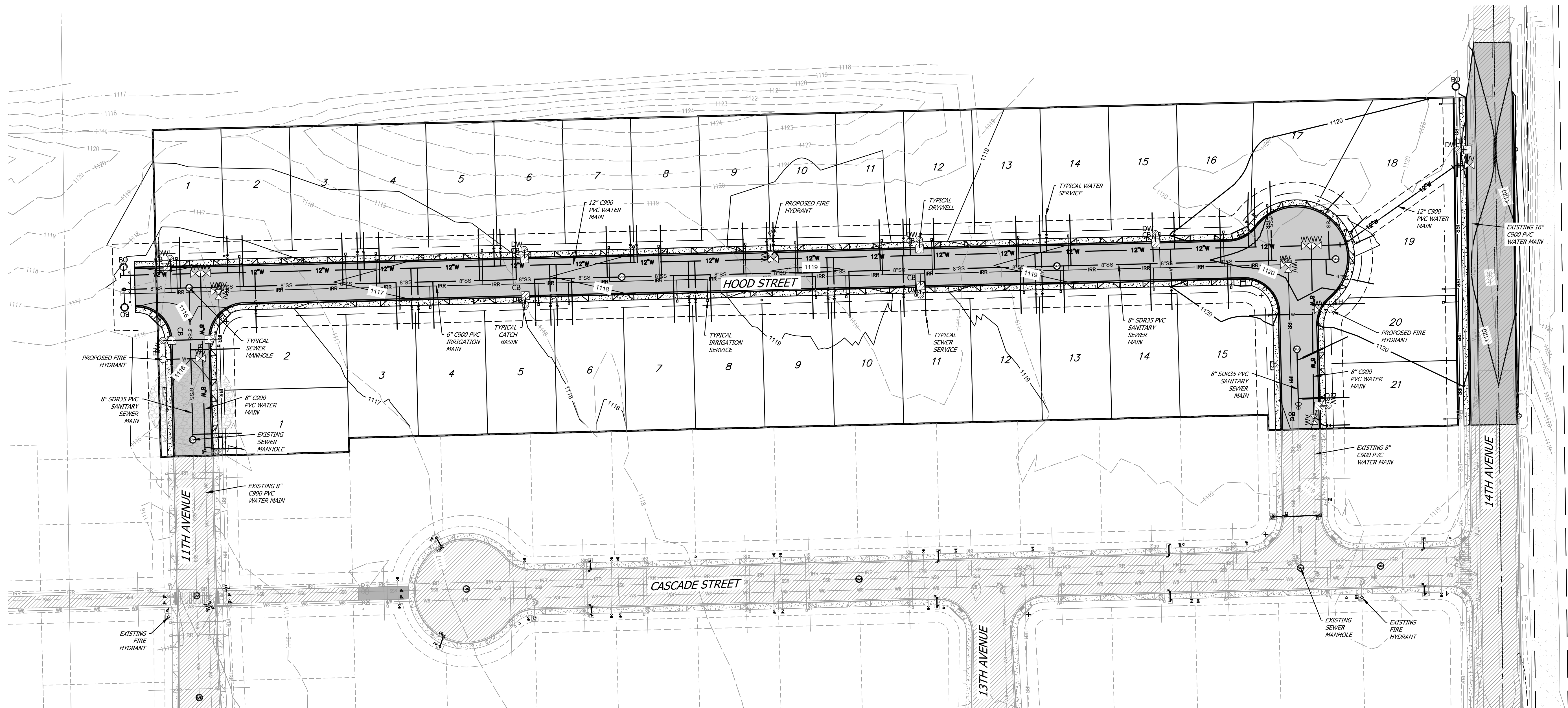
Community Development Director
City of Othello
(509) 331-2710 direct line | (509) 488-5686 City Hall main phone
www.OthelloWa.gov



From: FrontDesk, BOR EFO <sha-EFO-Frontdesk@usbr.gov>
Sent: Tuesday, October 1, 2024 10:49 AM
To: Anne Henning <ahenning@othellowa.gov>
Subject: Sand Hill VII

Here is the letter for your records.

Thank you,
EFO Support Services Team



PROJECT INFORMATION:
TWIN/RING/SEC: 16N / 29E / 34
PROJECT SIZE: ±8.1 ACRES
ZONING: R-4 RESIDENTIAL - CITY OF OTHELLO

CONTACT INFORMATION:
PROJECT ENGINEER: MARTHUR ENGINEERING
SCOTT MARTHUR, PE
PO BOX 2488
POST FALLS, IDAHO 83877
TEL: 208.964.0481
PROJECT DEVELOPER: PALOS VERDES LLC
ANGEL GARZA
PO BOX 464
OTHELLO, WASHINGTON 99244
TEL: 509.989.0555

Received By
Othello Bldg & Planning
Oct 02 2024

MARTHUR ENGINEERING
SCOTT MARTHUR, PE
PO BOX 2488, POST FALLS, ID 83877

REVISIONS

**SAND HILL ESTATES VII
INFRASTRUCTURE PLANS**
CITY OF OTHELLO, WASHINGTON

811
Know what's below.
Call before you dig.

SURVEYED: N2	DESIGNED: ME	DRAWN: SLM	CHECKED: SLM
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SITE PLAN

SHEET # C2.0	PROJECT # ME2024-024	DATE 09/05/2024
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SAND HILL ESTATES #7 MAJOR PLAT

A PARCEL OF LAND LOCATED IN A PORTION OF FARM UNIT 87, IRRIGATION BLOCK 45, COLUMBIA BASIN PROJECT, LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN, CITY OF OTHELLO, ADAMS COUNTY, WASHINGTON

Received By
Othello Bldg & Planning
Oct 02 2024

LEGAL DESCRIPTION

A PORTION OF FARM UNIT 87, IRRIGATION BLOCK 45, COLUMBIA BASIN PROJECT, LOCATED IN THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN, ADAMS COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN, FROM WHICH THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 34, BEARS SOUTH 88°33'42" WEST, A DISTANCE OF 2641.61 FEET, AS SHOWN ON THE RECORD OF SURVEY, RECORDED IN VOLUME "S" OF SURVEYS, PAGE 1215, RECORDS OF ADAMS COUNTY, WASHINGTON;

THENCE NORTH 00°46'44" WEST ALONG THE EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 34, A DISTANCE OF 1318.79 FEET;

THENCE SOUTH 88°33'42" WEST LEAVING SAID EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 34, A DISTANCE OF 38.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF 14TH AVENUE, AND THE POINT OF BEGINNING;

THENCE SOUTH 00°46'44" EAST ALONG SAID WEST RIGHT-OF-WAY LINE OF 14TH AVENUE, A DISTANCE OF 302.75 FEET TO THE NORTHEAST CORNER OF LOT 1, BLOCK 3, SAND HILL ESTATES #5, AS RECORDED IN VOLUME 3, PAGE 281, AUDITORS FILE NUMBER 335043, RECORDS OF ADAMS COUNTY, WASHINGTON;

THENCE SOUTH 88°34'30" WEST LEAVING SAID WEST RIGHT-OF-WAY LINE OF 14TH AVENUE, A DISTANCE OF 175.01 FEET TO A POINT ON THE EAST LINE OF LOT 11, BLOCK 4, SAND HILL ESTATES #5;

THENCE NORTH 00°46'44" WEST ALONG THE EAST LINE OF SAID LOT 11, BLOCK 4, A DISTANCE OF 14.11 FEET TO THE NORTHEAST CORNER OF SAID LOT 11;

THENCE SOUTH 88°33'42" WEST ALONG THE NORTH LINE OF SAID BLOCK 4, SAND HILL ESTATES #5, A DISTANCE OF 848.50 FEET TO THE NORTHWEST CORNER OF LOT 1, BLOCK 4, SAND HILL ESTATES #5;

THENCE SOUTH 01°26'18" EAST ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 13.12 FEET TO THE NORTHEAST CORNER OF LOT 1, BLOCK 4, SAND HILL ESTATES #4, AS RECORDED IN VOLUME 3, PAGE 276, AUDITORS FILE NUMBER 333248, RECORDS OF ADAMS COUNTY, WASHINGTON;

THENCE SOUTH 88°33'42" WEST ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 174.00 FEET TO THE SOUTHEAST CORNER OF LOT 1, BLOCK 1, SAND HILL ESTATES #6, AS RECORDED IN VOLUME X, PAGE XXX, AUDITORS FILE NUMBER XXXXXXX, RECORDS OF ADAMS COUNTY, WASHINGTON.

THENCE NORTH 01°26'18" WEST ALONG THE EAST LINE OF SAID LOT 1, A DISTANCE OF 301.71 FEET TO THE NORTHEAST CORNER OF SAID LOT 1;

THENCE NORTH 88°33'42" EAST LEAVING SAID EAST LINE OF LOT 1, A DISTANCE OF 1200.84 FEET TO THE WEST RIGHT-OF-WAY LINE OF 14TH AVENUE, AND THE POINT OF BEGINNING;

CONTAINING 350,817 SQUARE FEET OR 8.054 ACRES, MORE OR LESS.

SUBJECT TO:

EXISTING RIGHTS-OF-WAY AND EASEMENTS OF RECORD AND OR APPEARING ON SAID ABOVE DESCRIBED PARCEL.

DEDICATING:

38.00 FEET FOR THE WEST SIDE OF 14TH AVENUE, AS SHOWN HEREON.

60.00 FEET FOR TBD ROAD, AS SHOWN HEREON.

GRANTING:

UTILITY EASEMENTS SHOWN ON THE HEREON DESCRIBED PLAT ARE HEREBY DEDICATED FOR THE USE OF SERVING UTILITY COMPANIES FOR THE CONSTRUCTION, RECONSTRUCTION, MAINTENANCE, PROTECTION, INSPECTION AND OPERATION OF THE RESPECTIVE FACILITIES, TOGETHER WITH THE RIGHT TO PROHIBIT CHANGES IN GRADE OVER INSTALLED UNDERGROUND FACILITIES, THE RIGHT TO TRIM AND/OR REMOVE TREES, BUSHES, LANDSCAPING, WITHOUT COMPENSATION AND THE RIGHT TO PROHIBIT STRUCTURES THAT MAY INTERFERE WITH THE CONSTRUCTION, RECONSTRUCTION, RELIABILITY, MAINTENANCE, AND SAFE OPERATION OF SAME.

SERVING UTILITY COMPANIES ARE ALSO GRANTED THE RIGHT TO INSTALL UTILITIES ACROSS FUTURE ACQUISITION AREAS OR BORDER EASEMENTS.

SERVING UTILITIES RESERVE THE RIGHT TO CROSS BORDER EASEMENTS OR FUTURE RIGHT-OF-WAY ACQUISITION AREAS.

SURVEYOR'S NOTES

1. PROPOSED LOTS WILL BE SERVED BY THE CITY OF OTHELLO SEWER AND WATER.
2. PRELIMINARY SURVEY FOR THIS PLAT PERFORMED ON FEBRUARY 2ND, 2024.
3. THIS PROJECT IS ON THE USBR AND CITY OF OTHELLO VERTICAL DATUM.
4. THE HORIZONTAL DATUM FOR THIS PROJECT IS WASHINGTON STATE PLANE COORDINATE SYSTEM, SOUTH ZONE.
5. ALL DISTANCES SHOWN HEREON ARE GROUND DISTANCES.
6. ALL LOT LINES ADJACENT TO EXISTING OR PROPOSED PUBLIC RIGHTS-OF-WAY HAVE A 10.0' UTILITY EASEMENT.

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
)SS.
COUNTY OF ADAMS)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT _____ 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 _____ (TYPE OF AUTHORITY, E.G., OFFICER, TRUSTEE, ETC.) OF _____ (NAME OF PARTY ON BEHALF OF WHOM INSTRUMENT WAS EXECUTED) TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED _____

SIGNATURE _____

TITLE _____

MY APPOINTMENT EXPIRES: _____

DEDICATION

THE OWNER OF THE LAND DESCRIBED HEREIN IN FEE SIMPLE IS PALOS VERDES, LLC. THE OWNER DECLARES THIS PLAT AND DEDICATES TO THE PUBLIC FOREVER, ALL STREETS, ROADS, ALLEYS, EASEMENTS OR WHATEVER PUBLIC PROPERTY THERE IS SHOWN THEREON FOR ANY AND ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USES SHOWN ON THIS PLAT.

DATED _____

ANGEL GARZA (GOVERNOR)

OWNER INFORMATION

PALOS VERDES, LLC.
P.O. BOX 464
OTHELLO, WASHINGTON 99344

CITY ENGINEER CERTIFICATION

EXAMINED AND APPROVED BY THE OTHELLO PUBLIC WORKS DEPARTMENT ON _____, 2024.

CITY ENGINEER

CITY COUNCIL CERTIFICATION

EXAMINED AND APPROVED BY THE OTHELLO CITY COUNCIL ON _____, 2024.

CITY ADMINISTRATOR

TREASURERS CERTIFICATION

THIS IS TO CERTIFY THAT ALL TAXES AND ASSESSMENTS WHICH ARE NOW DUE AND PAYABLE ACCORDING TO THE RECORDS OF ADAMS COUNTY HAVE BEEN FULLY PAID.

ADAMS COUNTY TREASURER

DATE

AUDITORS CERTIFICATION

FILED FOR RECORD AT THE REQUEST OF PALOS VERDES, LLC. THIS _____ DAY OF _____, 2024 AT _____ M., AND RECORDED IN VOLUME _____ OF PLATS, AT PAGE _____, RECORDS OF ADAMS COUNTY, WASHINGTON.

ADAMS COUNTY AUDITOR

BY DEPUTY AUDITOR

SURVEYOR'S CERTIFICATION AND DECLARATION

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS ACTUALLY SURVEYED.

I HEREBY DECLARE THAT THE PLAT OF SAND HILL ESTATES #7 MAJOR PLAT IS BASED ON AN ACTUAL SURVEY AND SUBDIVISION OF A PORTION OF SECTION 34, TOWNSHIP 16 NORTH, RANGE 29 EAST, W.M., THAT THE DISTANCES AND COURSES AND ANGLES ARE SHOWN THEREON CORRECTLY TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF; AND THAT PROPER MONUMENTS HAVE BEEN SET AND LOT CORNERS ARE STAKED ON THE GROUND.



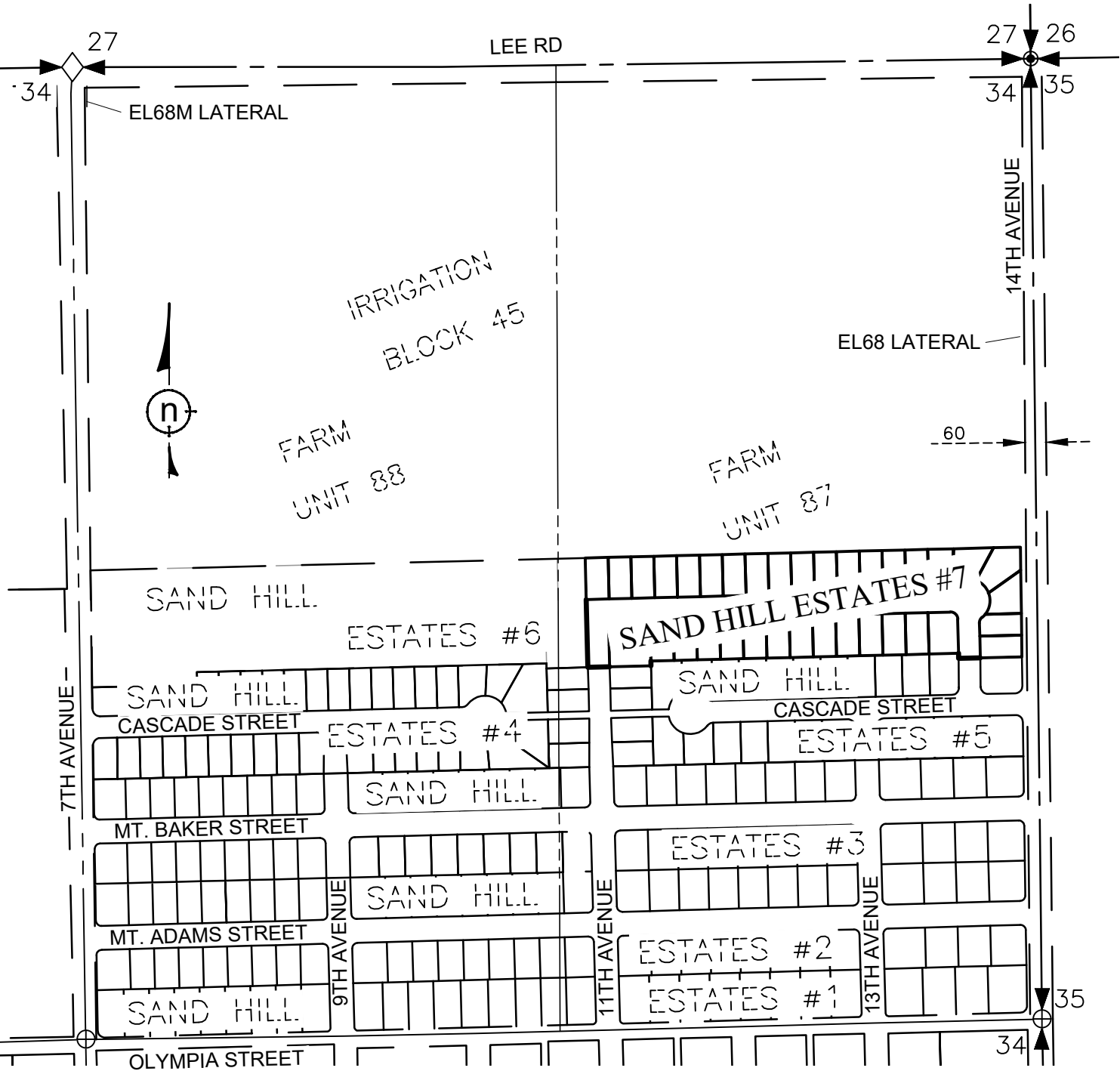
JOSHUA A. BAGLEY
PLS 42105



7600 N. MINERAL DR., STE. 900 • COEUR D' ALENE, ID 83815
PHONE: (208) 772-6600 • FAX: (208) 772-6619
WWW.H2SURVEY.COM

DATE: OCTOBER, 2024
PROJECT NUMBER: 2024-107

SHEET 1 OF 5



VICINITY MAP

1: 400

SAND HILL ESTATES #7 MAJOR PLAT

EQUIPMENT & PROCEDURES

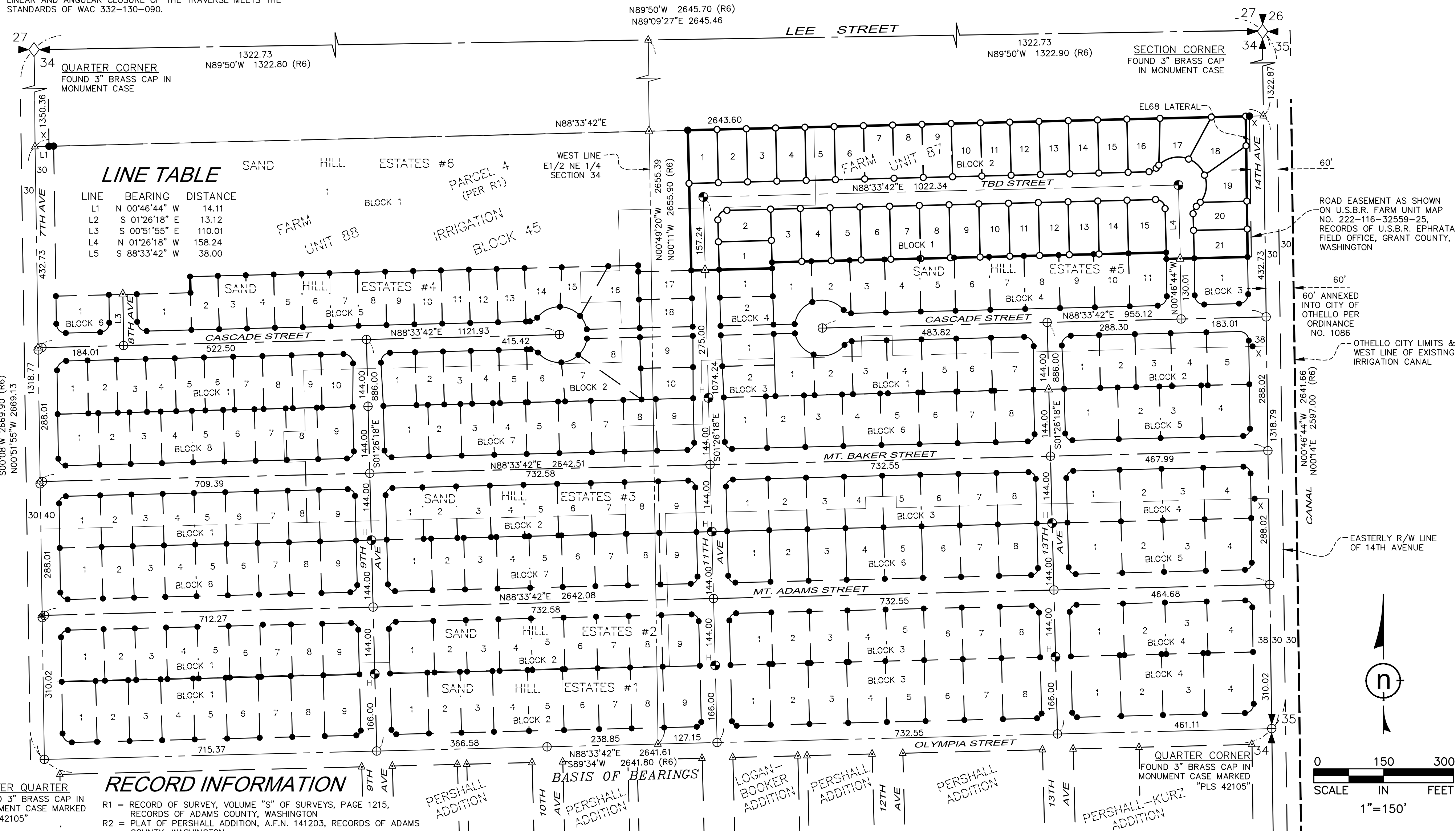
THIS SURVEY WAS ACCOMPLISHED BY A COMBINATION OF A FIELD TRAVERSE UTILIZING A TOPCON TOTAL STATION WITH A STANDARD DEVIATION OF 1.0 SECONDS FOR A HORIZONTAL ANGLE MEASUREMENT AND A STANDARD DEVIATION OF 2MM+2PPM FOR A DISTANCE MEASUREMENT AND GLOBAL POSITIONING SYSTEM SURVEY PROCEDURES.

LINEAR AND ANGULAR CLOSURE OF THE TRAVERSE MEETS THE STANDARDS OF WAC 332-130-090.

A PARCEL OF LAND LOCATED IN A PORTION OF FARM UNIT 87, IRRIGATION BLOCK 45, COLUMBIA BASIN PROJECT,
LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34,
TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN,
CITY OF OTHELLO, ADAMS COUNTY, WASHINGTON

BASIS OF BEARINGS

THE SOUTH LINE OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN, BEARS NORTH 88°33'42" EAST, AS SHOWN ON THE PLAT OF SAND HILL ESTATES #1 MAJOR PLAT (R8), RECORDED IN VOLUME 3 OF PLATS, PAGE 243, RECORDS OF ADAMS COUNTY, WASHINGTON.

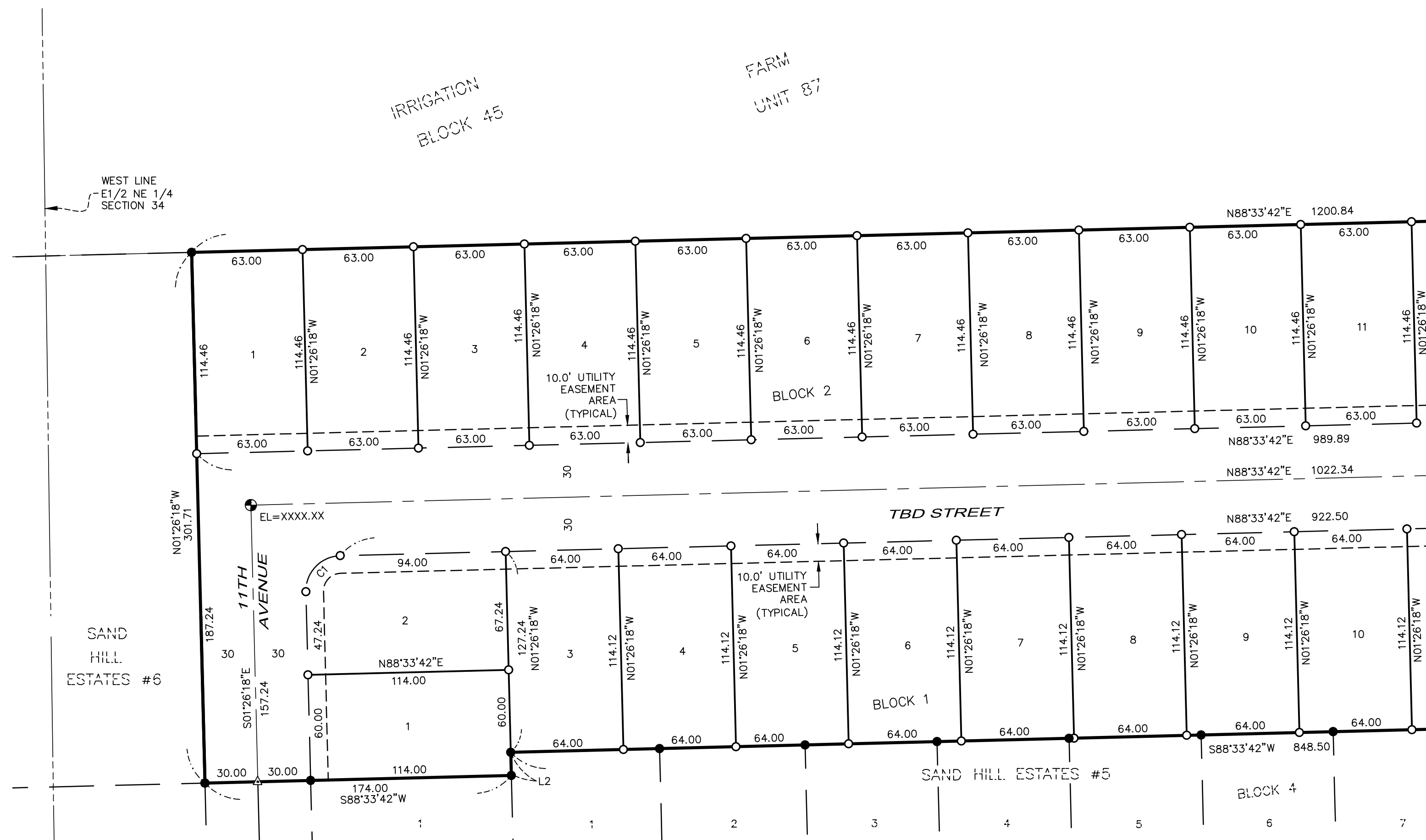


A PARCEL OF LAND LOCATED IN A PORTION OF FARM UNIT 87, IRRIGATION BLOCK 45, COLUMBIA BASIN PROJECT, LOCATED
IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34,
TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN,
CITY OF OTHELLO, ADAMS COUNTY, WASHINGTON

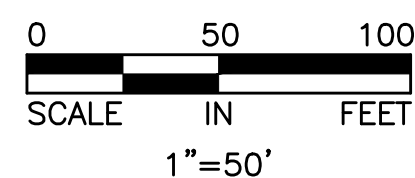
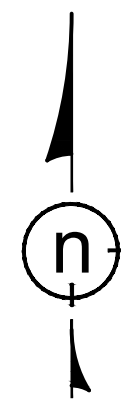
LINE TABLE

LINE	BEARING	DISTANCE
L1	N 00°46'44" W	14.11
L2	S 01°26'18" E	13.12
L3	S 00°51'55" E	110.01
L4	N 01°26'18" W	158.24
L5	S 88°33'42" W	38.00

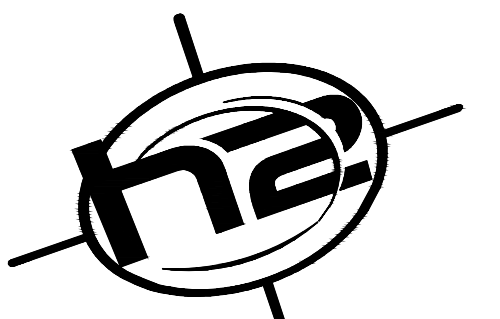
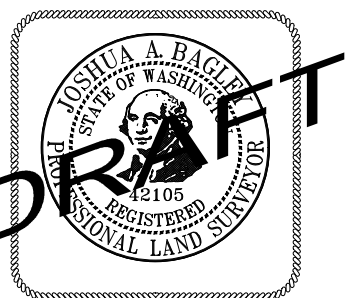
CURVE TABLE					
CURVE	ARC		CENTRAL	CHORD	CHORD
C1	DISTANCE	RADIUS	ANGLE	BEARING	DISTANCE
	31.42	60.00	90°00'00"	N 43°33'42" E	28.28



△	= CALCULATED POINT (NOTHING FOUND OR SET)	⊕	= WITNESS CORNER SET 5/8"x30" REBAR WITH PLASTIC CAP MARKED "H2 PLS 42105"
○	= SET 5/8"x30" REBAR WITH PLASTIC CAP MARKED "H2 PLS 42105"	⊙	= FOUND 3 1/4" ALUMINUM CAP IN MONUMENT CASE
⊙	= SET 3" BRASS CAP ON A 5/8"x30" REBAR IN MONUMENT CASE MARKED "H2 PLS 42105"	=====	= PROPOSED LOT LINES
⊕	= FOUND 3" BRASS CAP IN MONUMENT CASE MARKED "H2 PLS 42105"	-----	= EASEMENT LINE
X ●	= FOUND 5/8" REBAR & CAP MARKED "PLS 46321"	_____	= CENTER LINE
●	= FOUND 5/8" REBAR & CAP MARKED "H2 PLS 42105"	=====	= ADJOINER LINE
◇	= FOUND 3" BRASS CAP IN MONUMENT CASE	=====	= RIGHT-OF-WAY LINE
H ⊙	= FOUND 2" ALUMINUM CAP MARKED "H2 PLS 42105"	_____	= SECTION LINE
		-----	= QUARTER SECTION LINE
		=====	= SIXTEENTH SECTION LINE



SECTION INDEX



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WWW.H2SURVEY.COM

DATE: OCTOBER, 2024
PROJECT NUMBER: 2024-107

SHEET 3 OF 5

SAND HILL ESTATES #7 MAJOR PLAT

A PARCEL OF LAND LOCATED IN A PORTION OF FARM UNIT 87, IRRIGATION BLOCK 45, COLUMBIA BASIN PROJECT, LOCATED
IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34,
TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN,
CITY OF OTHELLO, ADAMS COUNTY, WASHINGTON

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 00°46'44" W	14.11
L2	S 01°26'18" E	13.12
L3	S 00°51'55" E	110.01
L4	N 01°26'18" W	158.24
L5	S 88°33'42" W	38.00

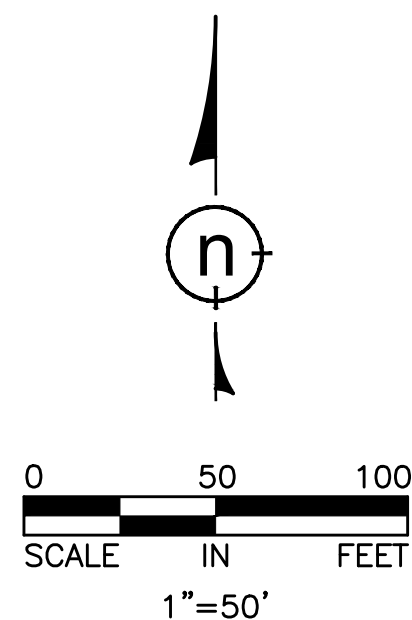
CURVE TABLE

CURVE	ARC DISTANCE	RADIUS	CENTRAL ANGLE	CHORD BEARING	CHORD DISTANCE
C1	31.42	60.00	90°00'00"	N 43°33'42" E	28.28
C2	31.42	20.00	90°00'00"	S 46°26'18" E	28.28
C3	17.91	20.00	51°19'04"	N 24°13'14" E	17.32
C4	12.27	60.00	11°43'01"	N 44°01'16" E	12.25
C5	61.72	60.00	58°56'31"	N 08°41'30" E	59.04
C6	49.97	60.00	47°43'05"	N 44°38'18" W	48.54
C7	69.16	60.00	66°02'37"	S 78°28'51" W	65.40
C8	8.60	60.00	08°12'54"	S 41°21'05" W	8.60
C9	17.91	20.00	51°19'04"	S 62°54'10" E	17.32

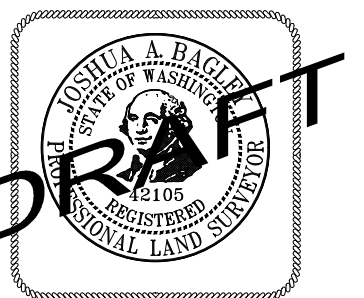


LEGEND

- △ = CALCULATED POINT (NOTHING FOUND OR SET)
- = SET 5/8"X30" REBAR WITH PLASTIC CAP MARKED "H2 PLS 42105"
- ⊕ = SET 3" BRASS CAP ON A 5/8"X30" REBAR IN MONUMENT CASE MARKED "H2 PLS 42105"
- ⊕ = FOUND 3" BRASS CAP IN MONUMENT CASE MARKED "H2 PLS 42105"
- ⊙ = FOUND 5/8" REBAR & CAP MARKED "PLS 46321"
- = FOUND 5/8" REBAR & CAP MARKED "H2 PLS 42105"
- ⬠ = FOUND 3" BRASS CAP IN MONUMENT CASE
- ⬠ = FOUND 2" ALUMINUM CAP MARKED "H2 PLS 42105"
- = WITNESS CORNER SET 5/8"X30" REBAR WITH PLASTIC CAP MARKED "H2 PLS 42105"
- ⊙ = FOUND 3 1/4" ALUMINUM CAP IN MONUMENT CASE
- = PROPOSED LOT LINES
- = EASEMENT LINE
- = CENTER LINE
- = ADJOINER LINE
- = RIGHT-OF-WAY LINE
- = SECTION LINE
- = QUARTER SECTION LINE
- = SIXTEENTH SECTION LINE



SECTION INDEX



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SHEET 4 OF 5

A PARCEL OF LAND LOCATED IN A PORTION OF FARM UNIT 87, IRRIGATION BLOCK 45, COLUMBIA BASIN PROJECT,
LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34,
TOWNSHIP 16 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN,
CITY OF OTHELLO, ADAMS COUNTY, WASHINGTON

BUREAU OF RECLAMATION CONCURRENCE FOR THIS PLAT IS LIMITED TO THE
EXTENT OF THE PLAT'S COMPLIANCE WITH THE REQUIREMENTS OF RCW 58.17.310

DRAIN CONSTRUCTION:
 RISING GROUND WATER TABLES ARE COMMON IN IRRIGATION PROJECTS. FEDERAL
 DRAIN CONSTRUCTION FUNDS ARE NOT AVAILABLE FOR DRAINING OF SUBDIVISIONS
 AND OTHER AREAS NOT IN A COMMERCIAL AGRICULTURAL USE, UNLESS SUCH
 DRAINAGE IS INCIDENTAL TO THE REQUIRED DRAINAGE OF ADJACENT
 AGRICULTURAL LAND AND MEETS FEDERAL TECHNICAL AND ECONOMIC FEASIBILITY
 REQUIREMENTS.

THIS LAND IS INCLUDED WITHIN THE EAST COLUMBIA BASIN IRRIGATION DISTRICT AND IS SUBJECT TO THE LAWS OF THE UNITED STATES AND THE STATE OF WASHINGTON RELATIVE TO THE COLUMBIA BASIN PROJECT AND IS LIABLE FOR FURTHER ASSESSMENTS, IF ANY, LEVIED BY SAID DISTRICT. IT IS ALSO UNDERSTOOD AND AGREED THAT WHEN THIS PLAT IS SERVED BY CITY STREETS, IRRIGATION LATERALS, OR ANY OTHER PUBLIC UTILITY OR OTHERWISE, BY SAID DISTRICT, THE LAND WILL BE REQUIRED TO BE DEDICATED TO SUCH UTILITY. THE DEDICATION WILL NOT BECOME A CHARGE ASSESSABLE TO CITY OF OTHELLO AND PAYABLE TO THE EAST COLUMBIA BASIN IRRIGATION DISTRICT FOR CONSTRUCTION, OPERATION AND MAINTENANCE OF THE PROJECT.

EAST COLUMBIA BASIN IRRIGATION DISTRICT
SECRETARY-MANAGER

IRRIGATION APPROVAL

WATER SUPPLY:
CONCURRENCE BY THE BUREAU OF RECLAMATION FOR THIS PLAT DOES NOT
ASSURE THE AVAILABILITY OF A WATER SUPPLY, NOR DOES IT BIND THE UNITED
STATES TO ISSUE A PERMANENT RIGHT FOR A FEDERAL WATER SUPPLY. A
SUPPLY OF FEDERAL PROJECT WATER TO THIS LAND IS ASSURED ONLY UPON
FULL COMPLIANCE WITH COROLLARY FEDERAL AND STATE LEGISLATION.

BUREAU OF RECLAMATION DATE

USBR NOTES

LANDOWNERS WITHIN THE COLUMBIA BASIN PROJECT AREA SHOULD BE AWARE OF EXISTING RECLAMATION AND IRRIGATION DISTRICTS RIGHTS TO CONSTRUCT, RECONSTRUCT, OPERATE AND MAINTAIN PROJECT FACILITIES AS NECESSARY, ANY WORK THAT WILL INVOLVE THESE FACILITIES OR THE EXISTING RIGHTS OF WAY MUST BE REVIEWED AND APPROVED BY RECLAMATION AND THE AFFECTED DISTRICT PRIOR TO PROCEEDING WITH THE STRUCTURE, BUT NOT LIMITED TO, TEMPORARY IMPROVEMENTS SUCH AS PAVING, FENCING, AND LANDSCAPING ARE PROHIBITED FROM ENCRANCHING UPON EXISTING RIGHT OF WAY CORRIDORS WITHOUT PRIOR APPROVAL BY RECLAMATION AND THE DISTRICT.

UNDERGROUND IRRIGATION AND DRAINAGE FACILITIES:

BUILDINGS AND OTHER PERMANENT STRUCTURES ARE NOT TO BE ERECTED ABOVE UNDERGROUND COLUMBIA BASIN PROJECT IRRIGATION AND DRAINAGE FACILITIES, ANY ENCROACHMENTS ONTO CBP RIGHTS OF WAY INCLUDING BUT NOT LIMITED TO, TEMPORARY IMPROVEMENTS SUCH AS PAVING, FENCING, AND LANDSCAPING REQUIRE A DISTRICT PERMIT.

IRRIGATION EASEMENT NOTE

THE USBR IRRIGATION FACILITY EASEMENTS (CANALS, DRAINS, ETC.), SHOWN ON THE REFERENCED FARM UNIT PLAT MAPS WERE POSITIONED ON THE MAJOR PLAT USING BEST FIT PROPORTIONING AND BALANCING METHODS BY RELATING MEASURED SECTION LINES AND FARM UNIT LINES TO THE RECORD USBR SECTION LINES AND FARM UNIT LINES.

THESE EASEMENT LOCATIONS MAY NOT EXACTLY FIT THE ACTUAL POSITIONS OF THE IRRIGATION FACILITIES ON THE GROUND. IT IS THE RESPONSIBILITY OF THE OWNER/PURCHASERS OF LOTS IN THE MAJOR PLAT TO COORDINATE WITH THE UNITED STATES BUREAU OF RECLAMATION AND/OR THE IRRIGATION DISTRICT TO DETERMINE THE EXACT LOCATION OF THE IRRIGATION FACILITIES ON THE GROUND PRIOR TO ANY CONSTRUCTION ACTIVITIES.

LOT	BLOCK	AREA (SQ. FT.)	AREA (AC.)
1	1	6,840.00	0.157
2		7,303.68	0.168
3		7,303.68	0.168
4		7,303.68	0.168
5		7,303.68	0.168
6		7,303.68	0.168
7		7,303.68	0.168
8		7,303.68	0.168
9		7,303.68	0.168
10		7,303.68	0.168
11		7,303.68	0.168
12		7,303.68	0.168
13		7,303.68	0.168
14		7,210.53	0.166
15		9,194.27	0.211

LOT	BLOCK	AREA (SQ. FT.)	AREA (AC.)
1	2	7,211.16	0.166
2		7,211.16	0.166
3		7,211.16	0.166
4		7,211.16	0.166
5		7,211.16	0.166
6		7,211.16	0.166
7		7,211.16	0.166
8		7,211.16	0.166
9		7,211.16	0.166
10		7,211.16	0.166
11		7,211.16	0.166
12		7,211.16	0.166
13		7,211.16	0.166
14		7,211.16	0.166
15		7,211.16	0.166
16		7,738.83	0.178
17		7,713.55	0.177
18		9,713.68	0.223
19		7,984.41	0.183
20		6,822.65	0.157
21		6,921.28	0.159

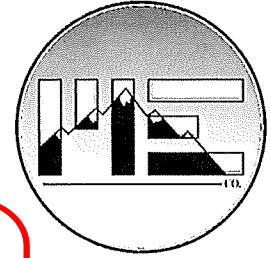


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DATE: OCTOBER, 2024
PROJECT NUMBER: 2024-107

SHEET 5 OF 5

City of Othello
500 East Main Street
Othello, Washington 99344



Attn: Robin Adolphsen ~ *City Engineer*

**RE: Sand Hill Estates VII
COMMENT RESPONSE LETTER**

**Received By
Othello Bldg & Planning
Oct 02 2024**

Dear Robin:

The following shall serve as our response to the City of Othello provided comments, dated September 20, 2024, for the above-referenced development:

- CITY ENGINEER:
 1. Provide a printout of survey and all lot, block, and boundary closure calculations.
Please see attached.
 2. The dimensions listed on Sheet 3 for the west boundary line add up to 301.7 feet — vs — 301.71 stated in the legal description and shown as the overall boundary length, most likely shown as rounding error.
Please review the attached closure reports. The dimension was derived from rounding.
 3. Site Plan can be provided with preliminary construction plans submittal and accepted per Othello Municipal Code 16.17.030(b) (7)(P).
Please see attached.
 4. Right-Of-Way is shown at sixty feet (60') vs sixty six feet (66') as required for neighborhood streets, per Othello Municipal Code 16.29.100. This requires an approved deviation process per Othello Municipal Code 16.17.050.
Please find our Design Deviation Request attached to this submittal.
 5. A utility easement for the continuation of the sewer from 4th Ave to Broadway Ave Along Olympia St must be shown on the plat.
Check!
 6. Provide elevations for all monumentation once set.
Check!
 7. The land surveyor shall set all monuments and stake all lot corners as shown on the final plat before the plat is submitted for final approval or before any building permits will be issued.
Check!
 8. Provide a plat certificate from a title company licensed to do business in the State of Washington dated within thirty (30) days of the date of filing of the plat and application with the Plat Administrator confirming that the title of the lands as described and shown on the plat is in the name of the owners signing the subdivision plat or instrument of dedication.
The developer shall provide the City with this requested information.

- EMERGENCY SERVICES:

The only issue I see with “Mount Hood” is that there are so many possible translations in Spanish for “Hood”. We’ll really have to watch Spanish-named streets in the Othello area.

The project developer intends to keep Mt. Hood as the proposed street name for this phase of the development; however, we will continue to work with the City and EMS to determine a suitable road name for this development.

- AVISTA UTILITIES:

Please add “Utility Easement Area” to any dedicated public roadway on the map.

Please add the following to the Plat Dedication:

Utility easements shown on the herein described plat are hereby dedicated for the use of serving utility companies for the construction, reconstruction, maintenance, protections, inspection and operation of their respective facilities, together with the right to prohibit changes in grade over installed underground facilities, the right to trim trees and/or remove trees, bushes, landscaping, without compensation and the right to prohibit structures that may interfere with the construction, reconstruction, reliability, maintenance, and safe operation of same.

Serving Utility companies are also granted the right to install utilities across future acquisition areas or border easements.

Serving utilities reserve the right to cross Border easements or Future right-of-way acquisition areas.

And the following conditions of approval:

Developer shall request an open ditch inspection from Avista Real Estate Department (509) 495) -2325 prior to utility placement to verify utilities are being placed within the easement(s) shown on the preliminary plat. A statement shall be provided from Avista Real Estate Department to the City verifying the utilities are located within the easement(s)/

Check!

- DEPARTMENT OF ECOLOGY:

1. Water Quality Program

Ecology reiterates previous comments sent during the comment period for SEPA 202401138:

The applicant must register all dry wells installed to receive stormwater runoff with Ecology’s Underground Injection Control (UIC) Program. Registration must occur 60-days before construction of the drywell. Please access the UIC information and online registration at the Ecology website.

Check! Once installed, they will be registered.

2. In addition, discharge from the well(s) must comply with the ground water quality requirement (non endangerment standard) at the top of the ground water table.

Check!

3. If you have questions regarding drywells or need further assistance, please contact Llyn Doremus, Eastern Regional Office UIC Coordinator at (509) 329-3518 or via email at Llyn.Doremus@ecy.wa.gov.

Check!

4. For more information or technical assistance, please contact Suman Paudel at (509) 6012124 or via email at suman.paudel@ecy.wa.gov.

Check!

5. Water Resources Program

The water purveyor bears responsibility for ensuring that the proposed use(s) are within the limitations of its water rights. If the proposal’s actions differ from the existing water right (source, purpose, the place of use, or period of use), then it is subject to approval from the Department of Ecology pursuant

to Sections 90.03.380 RCW and 90.44.100 RCW. For more information, please contact Herm Spangle at (509) 209-3421 or via email at herm.spangle@ecy.wa.gov.

Check!

6. State Environmental Policy Act (SEPA)

Ecology bases comments upon information submitted for review. As such, comments made do not constitute an exhaustive list of the various authorizations you may need to obtain, nor legal requirements you may need to fulfill in order to carry out the proposed action. Applicants should remain in touch with their Local Responsible Officials or Planners for additional guidance.

For information on the SEPA Process, please contact Cindy Anderson at (509) 655-1541 or via email at Cindy.Anderson@ecy.wa.gov.

Check!

Thank you for your time and consideration of this response letter. Please feel free to contact me at 208.446.3307 or scott@mcArthur-eng.com if you have any questions.

Sincerely,



Mapcheck 1: SAND HILL 7

Closure Summary

Precision, 1 part in: 239073.32'

Error distance: 0.01'

Error direction: N37° 36' 00.91"E

Area: 350824.52 Sq. Ft.

Square area: 350824.523

Perimeter: 3030.04'

Point of Beginning

Easting: 2918.0185'

Northing: 2743.2098'

Side 1: Line

Direction: S0° 46' 44"E

Angle: [-0.7789 (d)]

Deflection angle: [179.2211 (d)]

Distance: 302.75'

Easting: 2922.1340'

Northing: 2440.4877'

Side 2: Line

Direction: S88° 34' 30"W

Angle: [-90.6461 (d)]

Deflection angle: [89.3539 (d)]

Distance: 175.01'

Easting: 2747.1781'

Northing: 2436.1355'

Side 3: Line

Direction: N0° 46' 44"W

Angle: [-89.3539 (d)]

Deflection angle: [90.6461 (d)]

Distance: 14.11'
Easting: 2746.9863'
Northing: 2450.2442'

Side 4: Line

Direction: S88° 33' 42"W
Angle: [89.3406 (d)]
Deflection angle: [-90.6594 (d)]
Distance: 848.50'
Easting: 1898.7536'
Northing: 2428.9460'

Side 5: Line

Direction: S1° 26' 18"E
Angle: [90 (d)]
Deflection angle: [-90 (d)]
Distance: 13.12'
Easting: 1899.0829'
Northing: 2415.8301'

Side 6: Line

Direction: S88° 33' 42"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 174.00'
Easting: 1725.1378'
Northing: 2411.4626'

Side 7: Line

Direction: N1° 26' 18"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 301.71'

Easting: 1717.5645'
Northing: 2713.0775'

Side 8: Line

Direction: N88° 33' 42"E
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 1200.84'
Easting: 2918.0262'
Northing: 2743.2198'

Mapcheck 2: LOT 1 BLOCK 1

Closure Summary

Precision, 1 part in: 348000000.00'
Error distance: 0.00'
Error direction: N0° 00' 00"E
Area: 6840.00 Sq. Ft.
Square area: 6840.000
Perimeter: 348.00'

Point of Beginning

Easting: 1842.9008'
Northing: 1392.0635'

Side 1: Line

Direction: N1° 26' 18"W
Angle: [178.5617 (d)]
Deflection angle: [-1.4383 (d)]
Distance: 60.00'
Easting: 1841.3948'
Northing: 1452.0446'

Side 2: Line

Direction: N88° 33' 42"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.00'

Easting: 1955.3588'

Northing: 1454.9062'

Side 3: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 60.00'

Easting: 1956.8649'

Northing: 1394.9251'

Side 4: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.00'

Easting: 1842.9008'

Northing: 1392.0635'

Mapcheck 3: LOT 2 BLOCK 1

Closure Summary

Precision, 1 part in: 353900000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7579.52 Sq. Ft.

Square area: 7579.519

Perimeter: 353.90'

Point of Beginning

Easting: 1831.8374'

Northing: 1496.3434'

Side 1: Line

Direction: N1° 26' 18"W

Angle: [178.5617 (d)]

Deflection angle: [-1.4383 (d)]

Distance: 47.24'

Easting: 1830.6517'

Northing: 1543.5685'

Side 2: Curve

Curve direction: Clockwise

Radius: 20.00'

Arc length: 31.42'

Delta angle: 90 (d)

Tangent: [20.00']

Chord direction: [N43° 33' 42"E]

Chord angle: [-135 (d)]

Deflection angle: [45 (d)]

Chord distance: [28.28']

Easting: 1850.1433'

Northing: 1564.0642'

Side 3: Line

Direction: N88° 33' 42"E

Angle: [-180 (d)]

Deflection angle: [0 (d)]

Distance: 94.00'

Easting: 1944.1137'

Northing: 1566.4237'

Side 4: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 67.24'

Easting: 1945.8015'

Northing: 1499.2049'

Side 5: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.00'

Easting: 1831.8374'

Northing: 1496.3434'

Mapcheck 4: LOT 3 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N90° 00' 00"W

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 1982.3430'

Northing: 1556.0031'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2046.3228'

Northing: 1557.6095'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2049.1873'

Northing: 1443.5255'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 1985.2075'

Northing: 1441.9190'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 1982.3430'

Northing: 1556.0031'

Mapcheck 5: LOT 4 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2061.8239'

Northing: 1557.6145'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2125.8038'

Northing: 1559.2210'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2128.6683'

Northing: 1445.1369'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2064.6885'

Northing: 1443.5305'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'
Easting: 2061.8239'
Northing: 1557.6145'

Mapcheck 6: LOT 5 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2149.4009'

Northing: 1558.3473'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2213.3807'

Northing: 1559.9538'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2216.2452'

Northing: 1445.8698'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2152.2654'

Northing: 1444.2633'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2149.4009'

Northing: 1558.3473'

Mapcheck 7: LOT 6 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2226.4903'

Northing: 1556.4589'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2290.4701'
Northing: 1558.0653'

Side 2: Line

Direction: S1° 26' 18"E
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.12'
Easting: 2293.3346'
Northing: 1443.9813'

Side 3: Line

Direction: S88° 33' 42"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 64.00'
Easting: 2229.3548'
Northing: 1442.3748'

Side 4: Line

Direction: N1° 26' 18"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.12'
Easting: 2226.4903'
Northing: 1556.4589'

Mapcheck 8: LOT 7 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'
Error distance: 0.00'
Error direction: N0° 00' 00"E
Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2308.8236'

Northing: 1554.5704'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2372.8034'

Northing: 1556.1769'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2375.6680'

Northing: 1442.0928'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2311.6881'

Northing: 1440.4864'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2308.8236'

Northing: 1554.5704'

Mapcheck 9: LOT 8 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2391.1569'

Northing: 1555.3030'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2455.1368'

Northing: 1556.9095'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2458.0013'

Northing: 1442.8255'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2394.0215'

Northing: 1441.2190'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2391.1569'

Northing: 1555.3030'

Mapcheck 10: LOT 9 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2475.2381'

Northing: 1558.6570'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'
Easting: 2539.2180'
Northing: 1560.2634'

Side 2: Line

Direction: S1° 26' 18"E
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.12'
Easting: 2542.0825'
Northing: 1446.1794'

Side 3: Line

Direction: S88° 33' 42"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 64.00'
Easting: 2478.1027'
Northing: 1444.5729'

Side 4: Line

Direction: N1° 26' 18"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.12'
Easting: 2475.2381'
Northing: 1558.6570'

Mapcheck 11: LOT 10 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'
Error distance: 0.00'
Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2559.3193'

Northing: 1563.7584'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2623.2992'

Northing: 1565.3648'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2626.1637'

Northing: 1451.2808'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2562.1839'

Northing: 1449.6743'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.12'
Easting: 2559.3193'
Northing: 1563.7584'

Mapcheck 12: LOT 11 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'
Error distance: 0.00'
Error direction: N0° 00' 00"E
Area: 7303.68 Sq. Ft.
Square area: 7303.680
Perimeter: 356.24'

Point of Beginning

Easting: 2646.8965'
Northing: 1566.2387'

Side 1: Line

Direction: N88° 33' 42"E
Angle: [-91.4383 (d)]
Deflection angle: [88.5617 (d)]
Distance: 64.00'
Easting: 2710.8764'
Northing: 1567.8451'

Side 2: Line

Direction: S1° 26' 18"E
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.12'
Easting: 2713.7409'

Northing: 1453.7611'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2649.7611'

Northing: 1452.1546'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2646.8965'

Northing: 1566.2387'

Mapcheck 13: LOT 12 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2740.5916'

Northing: 1567.8451'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2804.5714'

Northing: 1569.4516'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2807.4360'

Northing: 1455.3676'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2743.4561'

Northing: 1453.7611'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2740.5916'

Northing: 1567.8451'

Mapcheck 14: LOT 13 BLOCK 1

Closure Summary

Precision, 1 part in: 356240000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7303.68 Sq. Ft.

Square area: 7303.680

Perimeter: 356.24'

Point of Beginning

Easting: 2851.8510'

Northing: 1569.8330'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 64.00'

Easting: 2915.8308'

Northing: 1571.4395'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2918.6954'

Northing: 1457.3554'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 64.00'

Easting: 2854.7155'

Northing: 1455.7490'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2851.8510'

Northing: 1569.8330'

Mapcheck 15: LOT 14 BLOCK 1

Closure Summary

Precision, 1 part in: 354600000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.10 Sq. Ft.

Square area: 7210.102

Perimeter: 354.60'

Point of Beginning

Easting: 2946.7751'

Northing: 1577.1485'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.18'

Easting: 3009.9352'

Northing: 1578.7344'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 3012.7997'

Northing: 1464.6504'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.18'

Easting: 2949.6396'

Northing: 1463.0645'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.12'

Easting: 2946.7751'

Northing: 1577.1485'

Mapcheck 16: LOT 15 BLOCK 1

Closure Summary

Precision, 1 part in: 382300000.00'

Error distance: 0.00'

Error direction: N90° 00' 00"W

Area: 9194.40 Sq. Ft.

Square area: 9194.398

Perimeter: 382.30'

Point of Beginning

Easting: 3045.5620'

Northing: 1583.0775'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]
Deflection angle: [88.5617 (d)]
Distance: 61.32'
Easting: 3106.8627'
Northing: 1584.6167'

Side 2: Curve

Curve direction: Clockwise
Radius: 20.00'
Arc length: 31.42'
Delta angle: 90 (d)
Tangent: [20.00']
Chord direction: [S46° 26' 18"E]
Chord angle: [-135 (d)]
Deflection angle: [45 (d)]
Chord distance: [28.28']
Easting: 3127.3584'
Northing: 1565.1250'

Side 3: Line

Direction: S1° 26' 18"E
Angle: [-180 (d)]
Deflection angle: [0 (d)]
Distance: 94.12'
Easting: 3129.7209'
Northing: 1471.0347'

Side 4: Line

Direction: S88° 33' 42"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 81.32'

Easting: 3048.4266'
Northing: 1468.9935'

Side 5: Line

Direction: N1° 26' 18"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.12'
Easting: 3045.5620'
Northing: 1583.0775'

Mapcheck 17: LOT 1 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'
Error distance: 0.00'
Error direction: N0° 00' 00"E
Area: 7210.98 Sq. Ft.
Square area: 7210.980
Perimeter: 354.92'

Point of Beginning

Easting: 1755.6310'
Northing: 2022.1193'

Side 1: Line

Direction: N88° 33' 42"E
Angle: [-91.4383 (d)]
Deflection angle: [88.5617 (d)]
Distance: 63.00'
Easting: 1818.6111'
Northing: 2023.7006'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 1821.4842'

Northing: 1909.2767'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 1758.5041'

Northing: 1907.6953'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 1755.6310'

Northing: 2022.1193'

Mapcheck 18: LOT 2 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 1845.4867'

Northing: 2033.5994'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 1908.4668'

Northing: 2035.1808'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 1911.3399'

Northing: 1920.7568'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 1848.3597'

Northing: 1919.1755'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 1845.4867'

Northing: 2033.5994'

Mapcheck 19: LOT 3 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 1932.5132'

Northing: 2050.7359'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 1995.4934'

Northing: 2052.3173'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 1998.3665'

Northing: 1937.8933'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'
Easting: 1935.3863'
Northing: 1936.3120'

Side 4: Line

Direction: N1° 26' 18"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.46'
Easting: 1932.5132'
Northing: 2050.7359'

Mapcheck 20: LOT 4 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'
Error distance: 0.00'
Error direction: N90° 00' 00"E
Area: 7210.98 Sq. Ft.
Square area: 7210.980
Perimeter: 354.92'

Point of Beginning

Easting: 2020.9547'
Northing: 2055.1456'

Side 1: Line

Direction: N88° 33' 42"E
Angle: [-91.4383 (d)]
Deflection angle: [88.5617 (d)]
Distance: 63.00'
Easting: 2083.9348'
Northing: 2056.7269'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2086.8079'

Northing: 1942.3030'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2023.8277'

Northing: 1940.7216'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2020.9547'

Northing: 2055.1456'

Mapcheck 21: LOT 5 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2113.6394'
Northing: 2063.7974'

Side 1: Line

Direction: N88° 33' 42"E
Angle: [-91.4383 (d)]
Deflection angle: [88.5617 (d)]
Distance: 63.00'
Easting: 2176.6196'
Northing: 2065.3788'

Side 2: Line

Direction: S1° 26' 18"E
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.46'
Easting: 2179.4926'
Northing: 1950.9548'

Side 3: Line

Direction: S88° 33' 42"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 63.00'
Easting: 2116.5125'
Northing: 1949.3735'

Side 4: Line

Direction: N1° 26' 18"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.46'
Easting: 2113.6394'

Northing: 2063.7974'

Mapcheck 22: LOT 6 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2202.0803'

Northing: 2068.2069'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2265.0604'

Northing: 2069.7882'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2267.9335'

Northing: 1955.3643'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2204.9533'

Northing: 1953.7829'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2202.0803'

Northing: 2068.2069'

Mapcheck 23: LOT 7 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2291.9359'

Northing: 2071.2024'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2354.9161'

Northing: 2072.7837'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2357.7891'

Northing: 1958.3598'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2294.8090'

Northing: 1956.7784'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2291.9359'

Northing: 2071.2024'

Mapcheck 24: LOT 8 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2384.6204'

Northing: 2078.4403'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2447.6005'

Northing: 2080.0216'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2450.4736'

Northing: 1965.5977'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2387.4935'

Northing: 1964.0163'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2384.6204'
Northing: 2078.4403'

Mapcheck 25: LOT 9 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2475.8906'

Northing: 2075.7792'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2538.8708'

Northing: 2077.3606'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2541.7438'

Northing: 1962.9367'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2478.7637'

Northing: 1961.3553'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2475.8906'

Northing: 2075.7792'

Mapcheck 26: LOT 10 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2564.3317'

Northing: 2080.1891'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2627.3119'

Northing: 2081.7704'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2630.1850'

Northing: 1967.3465'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2567.2048'

Northing: 1965.7651'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2564.3317'

Northing: 2080.1891'

Mapcheck 27: LOT 11 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2654.1874'

Northing: 2083.1844'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2717.1676'

Northing: 2084.7657'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2720.0406'

Northing: 1970.3418'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2657.0605'

Northing: 1968.7604'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'
Easting: 2654.1874'
Northing: 2083.1844'

Mapcheck 28: LOT 12 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2741.2143'

Northing: 2086.1799'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2804.1944'

Northing: 2087.7612'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2807.0675'

Northing: 1973.3373'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2744.0873'

Northing: 1971.7559'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2741.2143'

Northing: 2086.1799'

Mapcheck 29: LOT 13 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2828.2409'

Northing: 2089.1754'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2891.2210'
Northing: 2090.7567'

Side 2: Line

Direction: S1° 26' 18"E
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.46'
Easting: 2894.0941'
Northing: 1976.3328'

Side 3: Line

Direction: S88° 33' 42"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 63.00'
Easting: 2831.1139'
Northing: 1974.7514'

Side 4: Line

Direction: N1° 26' 18"W
Angle: [-90 (d)]
Deflection angle: [90 (d)]
Distance: 114.46'
Easting: 2828.2409'
Northing: 2089.1754'

Mapcheck 30: LOT 14 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'
Error distance: 0.00'
Error direction: N0° 00' 00"E
Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 2916.6820'

Northing: 2094.9990'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 2979.6621'

Northing: 2096.5803'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2982.5352'

Northing: 1982.1564'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 2919.5551'

Northing: 1980.5750'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 2916.6820'

Northing: 2094.9990'

Mapcheck 31: LOT 15 BLOCK 2

Closure Summary

Precision, 1 part in: 354920000.00'

Error distance: 0.00'

Error direction: N0° 00' 00"E

Area: 7210.98 Sq. Ft.

Square area: 7210.980

Perimeter: 354.92'

Point of Beginning

Easting: 3005.1231'

Northing: 2099.4086'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 63.00'

Easting: 3068.1033'

Northing: 2100.9900'

Side 2: Line

Direction: S1° 26' 18"E

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 3070.9763'

Northing: 1986.5660'

Side 3: Line

Direction: S88° 33' 42"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 63.00'

Easting: 3007.9962'

Northing: 1984.9847'

Side 4: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 3005.1231'

Northing: 2099.4086'

Mapcheck 32: LOT 16 BLOCK 2

Closure Summary

Precision, 1 part in: 57302.02'

Error distance: 0.01'

Error direction: S41° 05' 35.15"W

Area: 7738.97 Sq. Ft.

Square area: 7738.969

Perimeter: 357.81'

Point of Beginning

Easting: 3119.0252'

Northing: 2096.7475'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 71.18'
Easting: 3190.1828'
Northing: 2098.5342'

Side 2: Line

Direction: S1° 18' 53"W
Angle: [-87.2469 (d)]
Deflection angle: [92.7531 (d)]
Distance: 100.77'
Easting: 3187.8707'
Northing: 1997.7908'

Side 3: Curve

Curve direction: Counter-clockwise
Radius: [60.03']
Arc length: 8.60'
Delta angle: 8.2150 (d)
Tangent: [4.31']
Chord direction: S41° 21' 04.90"W
Chord angle: [-139.9634 (d)]
Deflection angle: [40.0366 (d)]
Chord distance: 8.60'
Easting: 3182.1889'
Northing: 1991.3350'

Side 4: Curve

Curve direction: Clockwise
Radius: [20.00']
Arc length: 17.91'
Delta angle: 51.3178 (d)
Tangent: [9.61']
Chord direction: S62° 54' 09.94"W

Chord angle: [-154.3411 (d)]

Deflection angle: [25.6589 (d)]

Chord distance: 17.32'

Easting: 3166.7700'

Northing: 1983.4457'

Side 5: Line

Direction: S88° 33' 42"W

Angle: [-180 (d)]

Deflection angle: [0 (d)]

Distance: 44.89'

Easting: 3121.8942'

Northing: 1982.3189'

Side 6: Line

Direction: N1° 26' 18"W

Angle: [-90 (d)]

Deflection angle: [90 (d)]

Distance: 114.46'

Easting: 3119.0211'

Northing: 2096.7428'

Mapcheck 33: LOT 17 BLOCK 2

Closure Summary

Precision, 1 part in: 85254.91'

Error distance: 0.00'

Error direction: S16° 04' 43.28"W

Area: 7714.20 Sq. Ft.

Square area: 7714.204

Perimeter: 383.24'

Point of Beginning

Easting: 3232.2125'

Northing: 2099.2080'

Side 1: Line

Direction: N88° 33' 42"E

Angle: [-91.4383 (d)]

Deflection angle: [88.5617 (d)]

Distance: 110.55'

Easting: 3342.7277'

Northing: 2101.9829'

Side 2: Line

Direction: S28° 19' 05"W

Angle: [-60.2436 (d)]

Deflection angle: [119.7564 (d)]

Distance: 102.76'

Easting: 3293.9818'

Northing: 2011.5204'

Side 3: Curve

Curve direction: Counter-clockwise

Radius: [60.00']

Arc length: 69.16'

Delta angle: 66.0436 (d)

Tangent: [39.00']

Chord direction: S78° 28' 50.64"W

Chord angle: [-129.8373 (d)]

Deflection angle: [50.1627 (d)]

Chord distance: 65.40'

Easting: 3229.8992'

Northing: 1998.4602'

Side 4: Line

Direction: N1° 18' 53"E

Angle: [-44.1442 (d)]
Deflection angle: [135.8558 (d)]
Distance: 100.77'
Easting: 3232.2112'
Northing: 2099.2036'

Mapcheck 34: LOT 18 BLOCK 2

Closure Summary

Precision, 1 part in: 47598.61'
Error distance: 0.01'
Error direction: N30° 39' 19.30"E
Area: 9713.45 Sq. Ft.
Square area: 9713.448
Perimeter: 400.15'

Point of Beginning

Easting: 3392.2802'
Northing: 2101.2965'

Side 1: Line

Direction: N88° 33' 42"E
Angle: [-91.4383 (d)]
Deflection angle: [88.5617 (d)]
Distance: 74.11'
Easting: 3466.3668'
Northing: 2103.1568'

Side 2: Line

Direction: S0° 46' 44"E
Angle: [-89.3406 (d)]
Deflection angle: [90.6594 (d)]
Distance: 63.69'
Easting: 3467.2326'

Northing: 2039.4727'

Side 3: Line

Direction: S54° 48' 42"W

Angle: [-124.4094 (d)]

Deflection angle: [55.5906 (d)]

Distance: 109.62'

Easting: 3377.6443'

Northing: 1976.3024'

Side 4: Curve

Curve direction: Counter-clockwise

Radius: [60.00']

Arc length: 49.97'

Delta angle: 47.7181 (d)

Tangent: [26.54']

Chord direction: N44° 38' 18.30"W

Chord angle: [-99.4501 (d)]

Deflection angle: [80.5499 (d)]

Chord distance: 48.54'

Easting: 3343.5386'

Northing: 2010.8413'

Side 5: Line

Direction: N28° 19' 05"E

Angle: [-83.1845 (d)]

Deflection angle: [96.8155 (d)]

Distance: 102.76'

Easting: 3392.2845'

Northing: 2101.3038'

Mapcheck 35: LOT 19 BLOCK 2

Closure Summary

Precision, 1 part in: 156546.21'

Error distance: 0.00'

Error direction: N11° 56' 20.66"W

Area: 7984.50 Sq. Ft.

Square area: 7984.496

Perimeter: 390.55'

Point of Beginning

Easting: 3470.5466'

Northing: 2004.0960'

Side 1: Line

Direction: S0° 46' 44"E

Angle: [-0.7789 (d)]

Deflection angle: [179.2211 (d)]

Distance: 119.05'

Easting: 3472.1650'

Northing: 1885.0570'

Side 2: Line

Direction: S88° 34' 30"W

Angle: [-90.6461 (d)]

Deflection angle: [89.3539 (d)]

Distance: 100.16'

Easting: 3372.0359'

Northing: 1882.5662'

Side 3: Curve

Curve direction: Counter-clockwise

Radius: [60.00']

Arc length: 61.72'

Delta angle: 58.9419 (d)

Tangent: [33.91']

Chord direction: N8° 41' 29.76"E

Chord angle: [-79.8834 (d)]

Deflection angle: [100.1166 (d)]

Chord distance: 59.04'

Easting: 3380.9578'

Northing: 1940.9282'

Side 4: Line

Direction: N54° 48' 42"E

Angle: [-104.4090 (d)]

Deflection angle: [75.5910 (d)]

Distance: 109.62'

Easting: 3470.5461'

Northing: 2004.0984'

Mapcheck 36: LOT 20 BLOCK 2

Closure Summary

Precision, 1 part in: 16633.28'

Error distance: 0.02'

Error direction: N83° 06' 38.51"E

Area: 6821.22 Sq. Ft.

Square area: 6821.222

Perimeter: 341.81'

Point of Beginning

Easting: 3473.2706'

Northing: 1855.2092'

Side 1: Line

Direction: S0° 46' 44"E

Angle: [-0.7789 (d)]

Deflection angle: [179.2211 (d)]

Distance: 60.00'

Easting: 3474.0863'

Northing: 1795.2147'

Side 2: Line

Direction: S88° 34' 30"W

Angle: [-90.6461 (d)]

Deflection angle: [89.3539 (d)]

Distance: 115.68'

Easting: 3358.4420'

Northing: 1792.3380'

Side 3: Line

Direction: N1° 26' 18"W

Angle: [-90.0133 (d)]

Deflection angle: [89.9867 (d)]

Distance: 35.79'

Easting: 3357.5437'

Northing: 1828.1167'

Side 4: Curve

Curve direction: Clockwise

Radius: [20.00']

Arc length: 17.91'

Delta angle: 51.3178 (d)

Tangent: [9.61']

Chord direction: N24° 13' 14.06"E

Chord angle: [-154.3411 (d)]

Deflection angle: [25.6589 (d)]

Chord distance: 17.32'

Easting: 3364.6492'

Northing: 1843.9121'

Side 5: Curve

Curve direction: Counter-clockwise

Radius: [60.01']

Arc length: 12.27'

Delta angle: 11.7169 (d)

Tangent: [6.16']

Chord direction: N44° 01' 15.80"E

Chord angle: [174.1416 (d)]

Deflection angle: [-5.8584 (d)]

Chord distance: 12.25'

Easting: 3373.1620'

Northing: 1852.7209'

Side 6: Line

Direction: N88° 34' 30"E

Angle: [-129.5876 (d)]

Deflection angle: [50.4124 (d)]

Distance: 100.16'

Easting: 3473.2910'

Northing: 1855.2117'

Mapcheck 37: LOT 21 BLOCK 2

Closure Summary

Precision, 1 part in: 91013.85'

Error distance: 0.00'

Error direction: N9° 41' 42.32"W

Area: 6921.32 Sq. Ft.

Square area: 6921.318

Perimeter: 350.71'

Point of Beginning

Easting: 3474.6390'

Northing: 1775.3134'

Side 1: Line

Direction: S0° 46' 44"E
Angle: [-0.7789 (d)]
Deflection angle: [179.2211 (d)]
Distance: 60.00'
Easting: 3475.4546'
Northing: 1715.3189'

Side 2: Line

Direction: S88° 34' 30"W
Angle: [-90.6461 (d)]
Deflection angle: [89.3539 (d)]
Distance: 115.01'
Easting: 3360.4802'
Northing: 1712.4588'

Side 3: Line

Direction: N1° 26' 18"W
Angle: [-90.0133 (d)]
Deflection angle: [89.9867 (d)]
Distance: 60.00'
Easting: 3358.9741'
Northing: 1772.4399'

Side 4: Line

Direction: N88° 34' 30"E
Angle: [-89.9867 (d)]
Deflection angle: [90.0133 (d)]
Distance: 115.70'
Easting: 3474.6384'
Northing: 1775.3172'