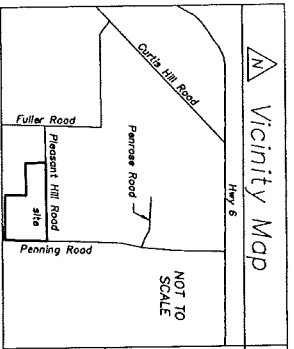


3361818

REVIEWED FOR COMPLIANCE WITH RECORDS FORNERS BY DATE 7-25-11

3381818 B: 1 P: 232 LMS
 04/29/2011 09:46:14 AM Total Pages: 2 Fax: 133.00
 11/11/11 11:00:00 AM County Auditor, Debbie Reardon



Legal Description (Original Parcel)
 Lot 3 and Lot 4 of Lewis County Large Lot Subdivision Simple Segregation Number LLS 03-0022 as recorded under Auditor's File Number 3174228. Records of Lewis County, Washington. TOGETHER with and subject to assessments, covenants, conditions, restrictions, and reservations of record.

Large Lot Subdivision: LLS 10-0001
 Section 20 Twp. 13 North Range 3 West, W.M.
 Original tract Assessor's parcel No.: 018839003000 & 018839004000
 Name of Subdivider(s): Pleasant Hill Partners, LLC
 Drawn By: Cassie Ross Date: 3-18-2011 Job No. 10-17

A portion of the North 1/2 of the Northeast 1/4 of Section 20, Township 13 North, Range 3 West, W.M. Lewis County, Washington
 (Page 1 of 2 Pages)

This Large Lot Subdivision shall not create any additional building lot, tract, parcel, building site or division nor create any building lot, tract, parcel, building site, or division which contains insufficient area and dimension to meet the minimum requirements for a building site, the portion being transferred shall be combined with the Grant's parcel. All newly configured lots must comply with applicable standards for sewage disposal and provision of water contained in Title 8 LRCW and Title 70 RCW. This Large Lot Subdivision is requested and approved by the undersigned, who certify that they are the owners of the respective parcels identified in this Large Lot Subdivision.

DECLARATION OF LARGE LOT SUBDIVISION

KNOW all men by these presents, that We the undersigned, owners of the land described by the declaration, are seeking approval by Lewis County Department of Community Development of the herein described subdivision of land known as Large Lot Subdivision Number LLS 10-0001.

1. We, the undersigned, hereby defend indemnify and hold harmless Lewis County, its officers, agents and employees from any and all costs or damages including, but not limited to, attorney's fees incurred as a result of this subdivision not being the owner of the property being adjusted. Such costs and damages include, but are not limited to litigation, voluntary quiet title, boundary disputes, loss of all or portion of real property and slander of title.
2. We, the undersigned, hereby acknowledge that this Large Lot Subdivision has been made with my free consent and in accordance with our desires, and dedicate to the lot owners thereof, the roads shown thereon for ingress, egress, and utilities.
3. The attached Large Lot Subdivision Map and Legal Description of parcels are made part of this declaration
4. Covenants, conditions, restrictions, and standards are hereby imposed upon the entire tract of land hereby platted as same as recorded under Lewis County Auditor's File No. _____
5. The undersigned, hereby certifies and warrants all easement(s) and access shown thereon to be true and adequate for purposes of LCC 16.12.300 and 16.12.400.
6. We, the undersigned, hereby dedicate the property shown on this plat to the use of the lot owners thereof, together with all easements shown thereon for ingress, egress and utilities, and further do hereby represent and warrant access to be true and adequate.

Chuck A. Erickson 3-29-11
 Pleasant Hill Partners, LLC
 By: Cheryl A. Erickson
 Its: President Date

STATE OF Washington)
 COUNTY OF King) ss

On this 29th day of March, 2011, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Cheryl A. Erickson, known and acknowledged as the owner of said Company for the uses and purposes therein mentioned, and on oath stated that she is authorized to execute the said instrument and that the seal affixed (if any) is the official seal of said Company.
 IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Patrick W. White
 Notary Public in and for the State of Washington
 Name printed: Patrick William White
 Residing at: Lisa Ann Sullivan, Blvd, Issaquah, WA
 My commission expires: 03-31-2012

Treasurer's Certification:
 All taxes levied against the properties included in this Large Lot Subdivision have been paid to and including the year 2011.
Cheryl A. Erickson
 Lewis County Treasurer Date

WARNING: Access to this Subdivision is not guaranteed by Lewis County. Lewis County shall have no responsibility to maintain or improve any private roads. The County has no responsibility to enforce any private road maintenance agreements.
 County road right of way shown on the plat is not guaranteed by Lewis County, nor does Lewis County assume any liability for misrepresentation of county road right of way locations, width and title shown on the plat.

Conditions of Development

1. The LCC 8.40.310. All wells shall maintain a 100 foot radius water supply protection zone of 20 ft. within the lot lines. If this condition cannot be met, then a restrictive covenant approved by Lewis County Health shall be filed accordingly.
2. Driveway construction on any lot of this subdivision shall be to county standards for private driveways in effect at the time of construction.
3. All new road approaches to the county road, physical changes in use, require a permit by the Lewis County Public Works Department prior to construction.
4. During the course of this survey, no evidence of easements was found other than those delineated on the face of this plat.
5. Discharge of petroleum or hazardous materials to any ditch, swale, or other waterway shall be prohibited.
6. Buried tanks of any petroleum or hazardous materials shall be prohibited unless they are properly installed and equipped with a leakage monitoring system. Installation of the system shall be certified by the Property Owner or his/her agent. Placement of any buried tanks shall be undertaken only when approval is granted by the Washington State Department of Ecology.
7. Oil-water separators shall be required for new impervious surface areas of 5,000 square feet or larger.
8. All development shall comply with the requirements of Storm Risk Zone D-1.
9. Nothing of a commercial, business, or industrial nature will be constructed, maintained, or suffered to be constructed or maintained on the said lots of the grant(s).
10. The applicant shall meet the minimum requirements of LCC Chapter 15.45, erosion and sediment control.
11. If any evidence of biological, archaeological, or cultural importance is discovered during project execution, work shall be halted until the findings can be evaluated by appropriate qualified individuals only/or agencies.
12. The applicant shall obtain all other required local, state and federal permits and approvals.
13. Wetland A identified on proposed lot 1 shall have a 60 foot setback and Wetland B located on lot 6 shall have a 25 foot setback.
14. The project will result in withdrawal of groundwater for six homes. Based on Lewis County adoption of ACO 95 the proposal does not require a water right per 90A.44.030 for withdrawal of six exempt wells, unless stated on the plat. The proposed subdivision should be reviewed in the context of the initial exemption.
15. Lots 1 through 4 will require designed/engineered onsite sewage disposal systems. Lots 5 and 6 require gravity or air-lift sewage disposal where indicated by Lewis County.

Examined and Approved this 29th day of April 2011
Margie Roth
 Planner

AUDITOR'S CERTIFICATE

Filed for record at the request of Butler Surveying this 29th day of April 2011 and recorded in Volume 1 of Large Lot Subdivisions, at Page 232 Records of Lewis County, Washington.
Cheryl A. Erickson
 County Auditor Deputy

SURVEYOR'S CERTIFICATE

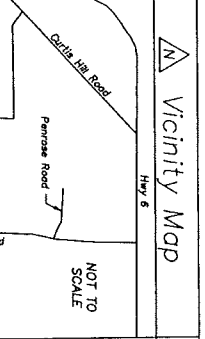
This map correctly represents a survey made by me or under my direction in conference with the requirements of the Survey Recording Act at the request of Pleasant Hill Partners, LLC in March of 2011.

BUTLER SURVEYING INC.
 475 NW CHEHALS AVENUE
 P.O. BOX 149, CHEHALS, WA 98522
 360/748-9900 FAX 360/748-9919



3361818

REVIEWED FOR COMPLIANCE WITH RECORDING POLICY
LEWIS COUNTY ENGINEERING
DATE: 4/27/11 BY: [Signature]

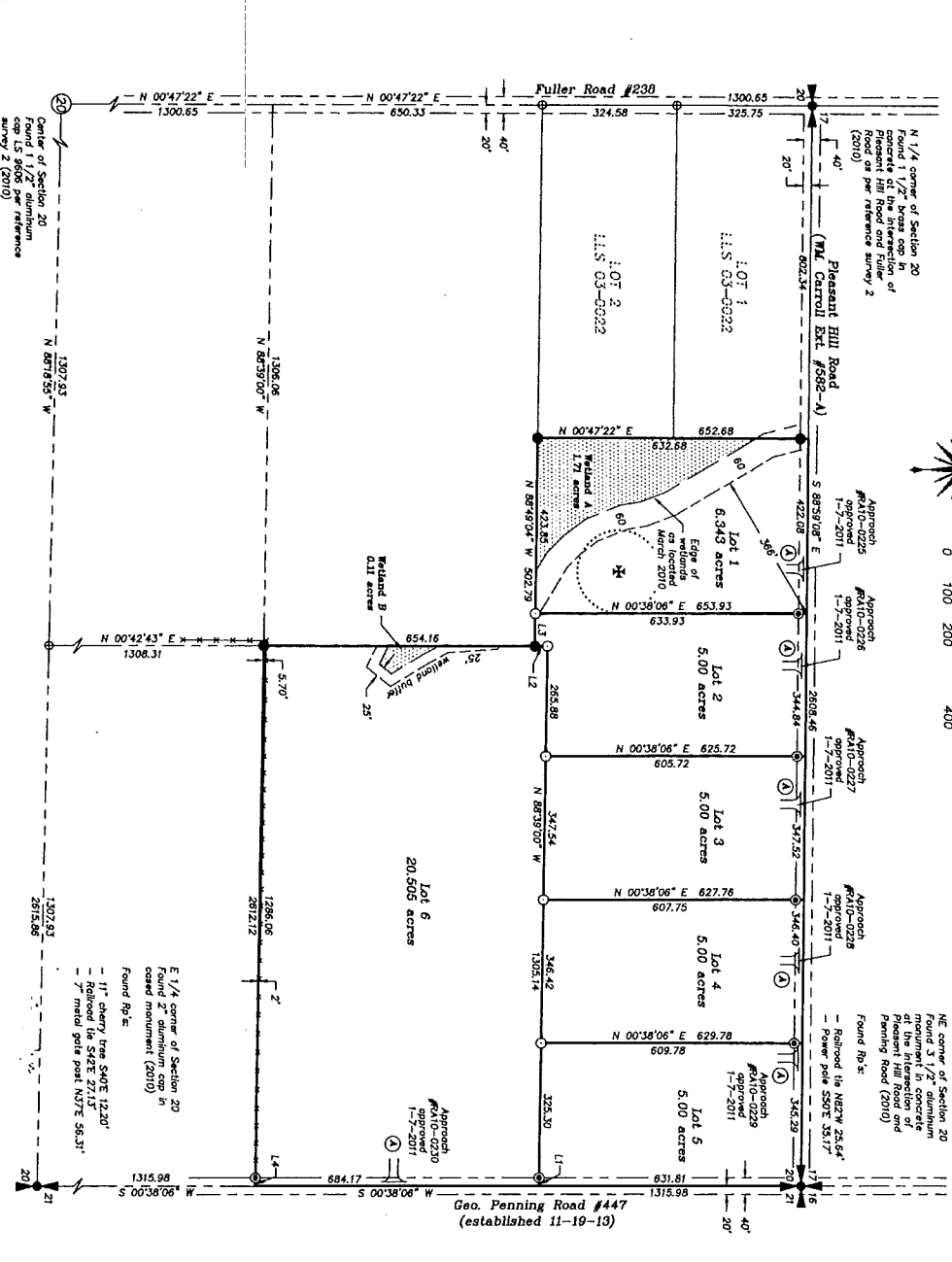


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A portion of the North 1/2 of the Northeast 1/4 of Section 20, Township 13 North, Range 3 West, W.M., Lewis County, Washington.
 (Page 2 of 2 Pages)

Reference Surveys:
 1) C.M. Butler, PLS 36792, RPN 3174228 (2003)
 2) C.M. Butler, PLS 36792, SSM 22, Pgs. 107 (2003)
 Method of Survey: Closed loop field traverse using a Topcon GTS-220 (0070025) total station. This survey meets or exceeds precision requirements as set forth in WAC 332-150-090.



- Found 1/2" rebar and cap LS 36792 or as noted
- Set 1/2" rebar and cap LS 36792
- ⊙ Set 1/2" rebar and cap LS 36792 (line only)
- ⊕ Calculated position
- ⊖ Proposed well location
- ⊗ Driveaway approach
- ⊘ Fence line

LINE TABLE

NO.	BEARING	DISTANCE
L1	N 89°38'00" W	20.00
L2	S 00°42'43" W	30.00
L3	N 88°48'04" W	76.94
L4	N 89°38'00" W	20.00

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AUDITOR'S CERTIFICATE

Filed for record at the request of Butler Surveying, Inc. on this 29th day of April, 2011, and recorded in Volume 3361818 of Large Lot Subdivisions, at Page 2 of 2, Records of Lewis County, Washington.

John E. Zambelli
 County Auditor
Debra J. [Signature]
 Deputy

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act of the request of Pleasant Hill Partners, LLC in March of 2011.

BUTLER SURVEYING, INC.
 700 CENTURIES AVENUE
 P.O. BOX 146, CHEHALIS, WA 98522
 360/746-8805 FAX 360/746-8319

