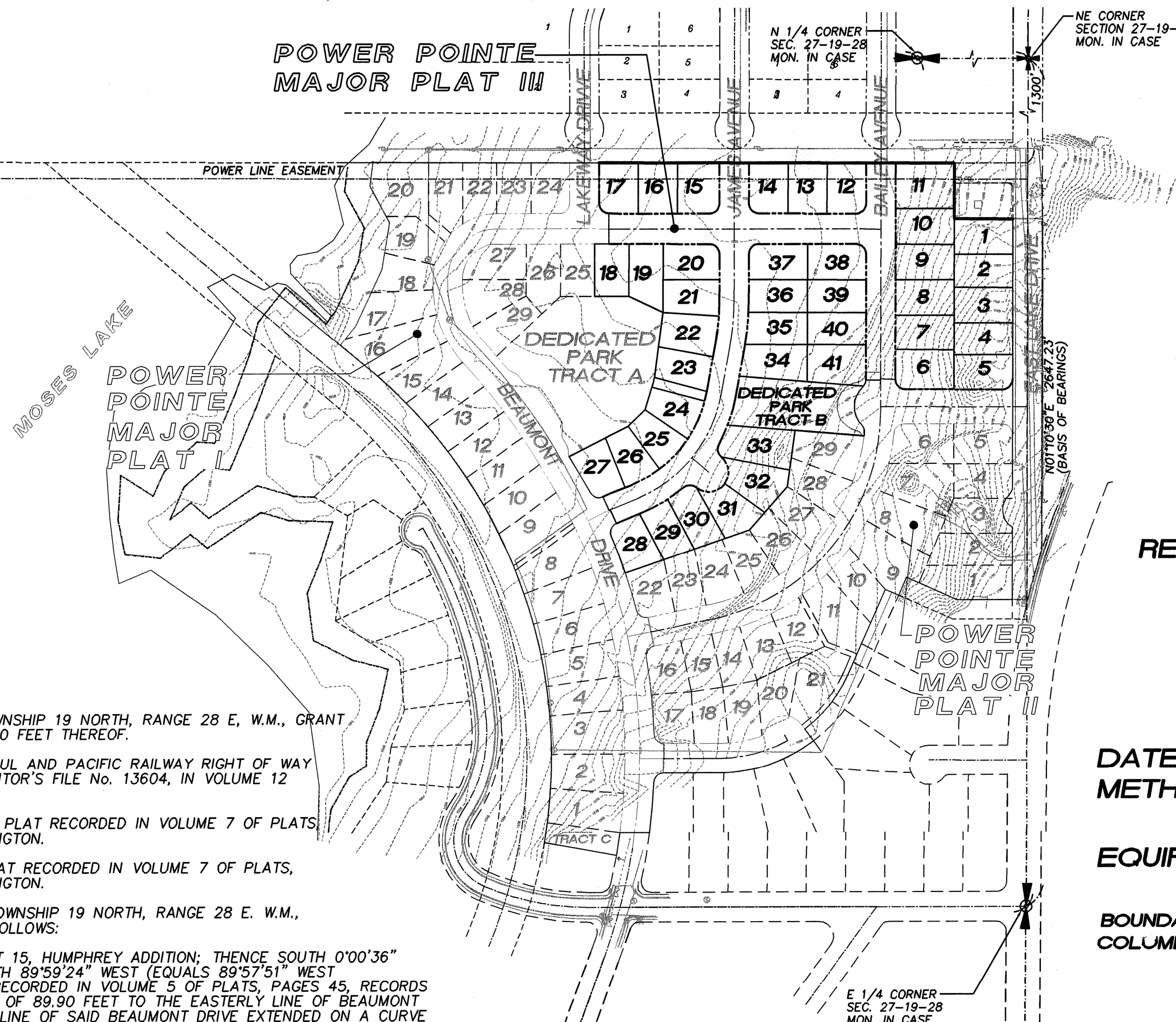
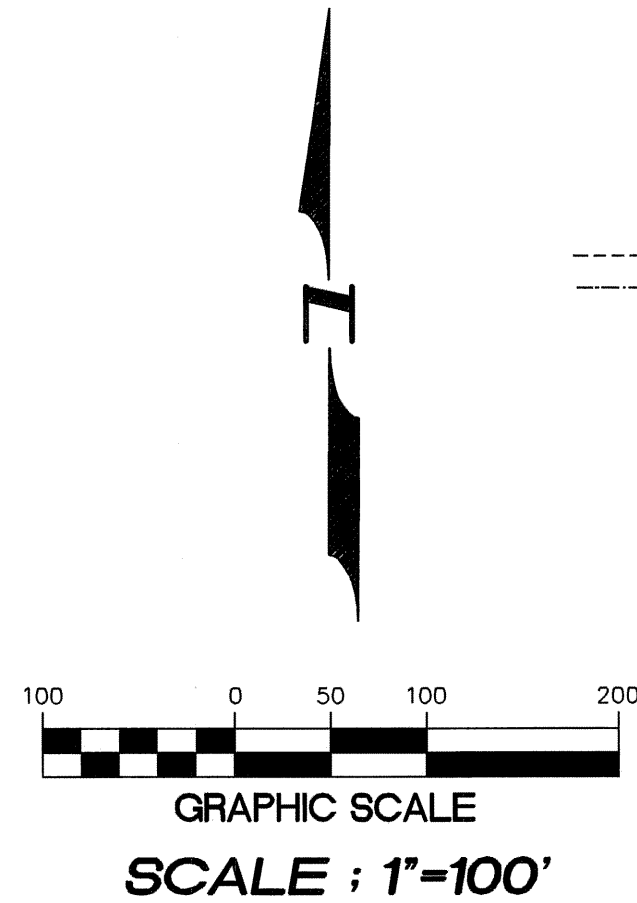


REVISIONS:

# A PORTION OF SEC 27, TWP 19 N., RGE 28 E., W.M. GRANT COUNTY, WASHINGTON



## LEGEND

- ⊕ FOUND MONUMENT AS NOTED
- SET 5/8" REBAR W/PLASTIC CAP, P.L.S. 21651 UNLESS OTHERWISE NOTED, DATE :
- ⊙ SET 3 1/4" BRASS CAP MONUMENT, UNLESS OTHERWISE NOTED, DATE :
- △ CALCULATED POINT ONLY
- U.S.B.R. = UNITED STATES BUREAU OF RECLAMATION
- PLAT BOUNDARY
- LOT LINE
- - - SECTION LINE
- - - SECTION BREAK LINE
- ROAD RIGHT-OF-WAY
- - - CENTERLINE OF ROAD
- - - PUBLIC UTILITY EASEMENT
- - - EXISTING LOT LINE

## REFERENCE SURVEY :

- PLATS OF HUMPHREY ADDITION BOOK 7, PAGE 41, AND HUMPHREY ADDITION PLAT ALTERATION BOOK 14, PAGE 52
- PLAT OF MONTLAKE ADDITION NO. 1 BOOK 5, PAGE 45
- MUNICIPAL TRACT No. 1 ROS BOOK 7, PAGE 81

## DATE OF SURVEY :

METHOD OF SURVEY : FIELD TRAVERS AND GPS RTK

## EQUIPMENT USED :

GPT 3005 TOPCON TOTAL STATION AND TOPCON HYPER LITE G.P.S. SYSTEM

BOUNDARY AND TOPOGRAPHICAL SURVEY PROVIDED BY: COLUMBIA NW ENGINEERING, P.S.

## LEGAL DESCRIPTION

A PORTION OF: THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 19 NORTH, RANGE 28 E, W.M., GRANT COUNTY, WASHINGTON, EXCEPT THE NORTH 1300 FEET THEREOF.

AND EXCEPT THE CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILWAY RIGHT OF WAY AS CONVEYED BY DEED RECORDED UNDER AUDITOR'S FILE No. 13604, IN VOLUME 12 OF DEEDS, PAGE 171.

AND EXCEPT, MUNICIPAL TRACT No. 1, AS PER PLAT RECORDED IN VOLUME 7 OF PLATS, PAGE 81, RECORDS OF GRANT COUNTY, WASHINGTON.

AND EXCEPT, HUMPHREY ADDITION, AS PER PLAT RECORDED IN VOLUME 7 OF PLATS, PAGE 71, RECORDS OF GRANT COUNTY, WASHINGTON.

AND EXCEPT THAT PORTION OF SECTION 27, TOWNSHIP 19 NORTH, RANGE 28 E. W.M., GRANT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 15, HUMPHREY ADDITION; THENCE SOUTH 0°00'36" EAST, A DISTANCE OF 120 FEET; THENCE SOUTH 89°59'24" WEST (EQUALS 89°57'51" WEST ON MONTLAKE ADDITION No. 1, AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGES 45, RECORDS OF GRANT COUNTY, WASHINGTON), A DISTANCE OF 89.90 FEET TO THE EASTERLY LINE OF BEAUMONT DRIVE; THENCE NORTHERLY ON THE EASTERLY LINE OF SAID BEAUMONT DRIVE EXTENDED ON A CURVE TO THE LEFT WITH A RADIUS OF 1216.34 FEET, A DISTANCE OF 120.44 FEET; THENCE NORTH 89°59'24" EAST, A DISTANCE OF 80 FEET TO THE TRUE POINT OF BEGINNING.

AND EXCEPT THAT PORTION OF SECTION 27, TOWNSHIP 19 NORTH, RANGE 28 E. W.M., GRANT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF THE PLAT OF HUMPHREY ADDITION, AS PER PLAT RECORDED IN VOLUME 7 OF PLATS, PAGE 71, RECORDS OF GRANT COUNTY, WASHINGTON; THENCE NORTH 89°49'30" WEST, A DISTANCE OF 30 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 89°49'30" WEST, A DISTANCE OF 121.25 FEET; THENCE NORTH 66°11'30" WEST, A DISTANCE OF 121.25 FEET; THENCE NORTH 23°48'30" EAST, A DISTANCE OF 40 FEET; THENCE SOUTH 66°11'30" EAST, A DISTANCE OF 112.88 FEET; THENCE SOUTH 89°49'30" EAST, A DISTANCE OF 112.88 FEET TO A POINT WHICH IS 30 FEET FROM THE EAST LINE OF SECTION 27; THENCE SOUTH 0°10'30" WEST, A DISTANCE OF 40 FEET TO THE TRUE POINT OF BEGINNING.

## BEARING DATUM

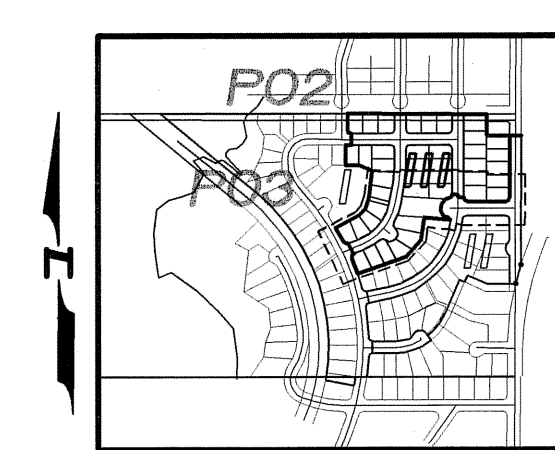
EAST LINE OF NORTHEAST QUARTER OF SECTION 27-19-28 = N00°10'30"E

## VERTICAL DATUM

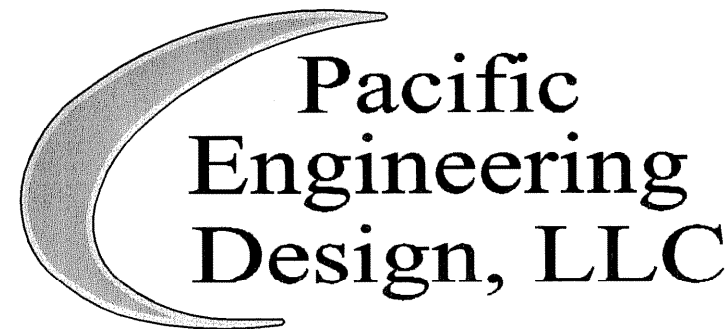
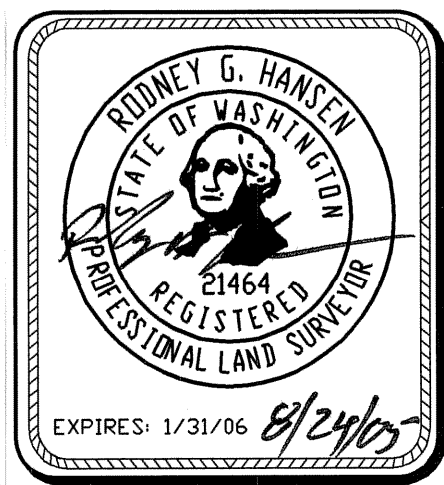
THE U.S.B.R. BENCH MARK=BRAS CAP MONUMENT IN CASE AT E.1/4 CORNER OF SECTION 27-19-28. ELEVATION = 1140.39 FEET

## PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS ARE DEDICATED ON THIS PLAT, 5 FOOT WIDE, EACH SIDE OF ALL INTERIOR LOT LINES AND 10 FOOT WIDE ALONG ALL STREET RIGHT OF WAYS.



KEY MAP SCALE: 1" = 1000'



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## POWER POINTE MAJOR PLAT III

CITY OF MOSES LAKE, WA

FOR:  
SMART HOMES  
107 WASHINGTON  
ALGONA, WA 98001  
PHONE: (253) 833-7755, FAX: (253) 876-0530  
E-MAIL: SMARTHOMES108@COMCAST.NET

## PRELIMINARY PLAT POWER POINTE COVER SHEET

PROJECT NO.: 05065

DRAWN BY: JGC

ISSUE DATE: 08-24-05

SHEET REV.:

05065HC01-PHASE-III-P01.DWG

# P01