

AUDITOR'S CERTIFICATE:

FILED FOR RECORD THIS _____ DAY OF _____ 20____ AT _____ M. IN BOOK _____ OF _____ AT PAGE _____ AT THE REQUEST OF _____ COUNTY AUDITOR _____ DEPUTY _____

BASIS OF BEARING

THE LINE BETWEEN THE FOUND MONUMENTS LOCATED AT THE NORTHWEST CORNER AND THE WEST QUARTER CORNER OF SECTION 7, TOWNSHIP 24 NORTH, RANGE 43 EAST, W.M., AS NOTED HEREON, BEARS SOUTH 0°31'49" WEST, THE RECORD VALUE PER THE PLAT OF EAGLE RIDGE PUD, AS RECORDED IN BOOK 23 OF PLATS, PAGE 75, RECORDS OF SPOKANE COUNTY, WASHINGTON.

LEGEND

- HELD MONUMENT, FOUND 5/8" REBAR WITH YELLOW PLASTIC CAP, MARKED "SESEE PLS 35991" UNLESS NOTED OTHERWISE
- FOUND MONUMENT AS NOTED
- SET 5/8" REBAR WITH YELLOW PLASTIC CAP, MARKED "SESEE PLS 35991", OR NAIL WITH TAG MARKED "SESEE PLS 35991"
- ⊗ LOT CORNERS ON ROAD RIGHT OF WAY LINES WERE IMPRACTICAL TO SET DUE TO IMPROVEMENTS AND HAVE BEEN REFERENCED BY A 5/8" REBAR WITH YELLOW PLASTIC CAP MARKED "SESEE PLS 35991" OFFSET 0.50 FEET FROM THE ACTUAL LOT CORNER AS MEASURED ON THE SIDE LINES, WHERE THE FRONT LOT CORNER WAS NOT AT THE INTERSECTION OF A SIDE LOT LINE. THE REFERENCE MONUMENT WAS SET 0.50 FEET FROM THE FRONT LOT CORNER AS MEASURED PERPENDICULAR TO THE FRONT LINE OR RADIAL TO THE CURVE.
- ⊗ CROSS-FIRED SANITARY SEWER MANHOLE AS REFERENCES TO CENTERLINE POSITION.
- ⑫34 STREET ADDRESS
- ⊗ RADIAL BEARING AS SHOWN ON TABLE IN SHEET 3, IF RADIAL BEARING SYMBOL IS NOT SHOWN THE LOT LINES ARE RADIAL.

REFERENCES

- (R1) FINAL PLAT OF EAGLE RIDGE 10TH PHASE 1, RECORDED IN BOOK 37 OF PLATS, PAGE 54 THROUGH 57
- (R2) RECORD OF SURVEY, RECORDED IN BOOK 70 OF SURVEYS, PAGE 73.
- (R3) FINAL PLAT OF EAGLE RIDGE 9TH ADDITION, RECORDED IN BOOK 36 OF PLATS, PAGE 94 THROUGH 97
- (R4) RECORD OF SURVEY, RECORDED IN BOOK 62 OF SURVEYS, PAGES 71 THROUGH 73
- (R5) RECORD OF SURVEY, RECORDED IN BOOK 117, PAGE 2
- (R6) FINAL PLAT OF EAGLE RIDGE, RECORDED IN BOOK 39 OF PLATS, PAGE 75 AND 76

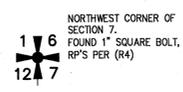
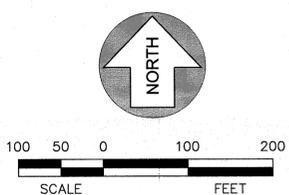
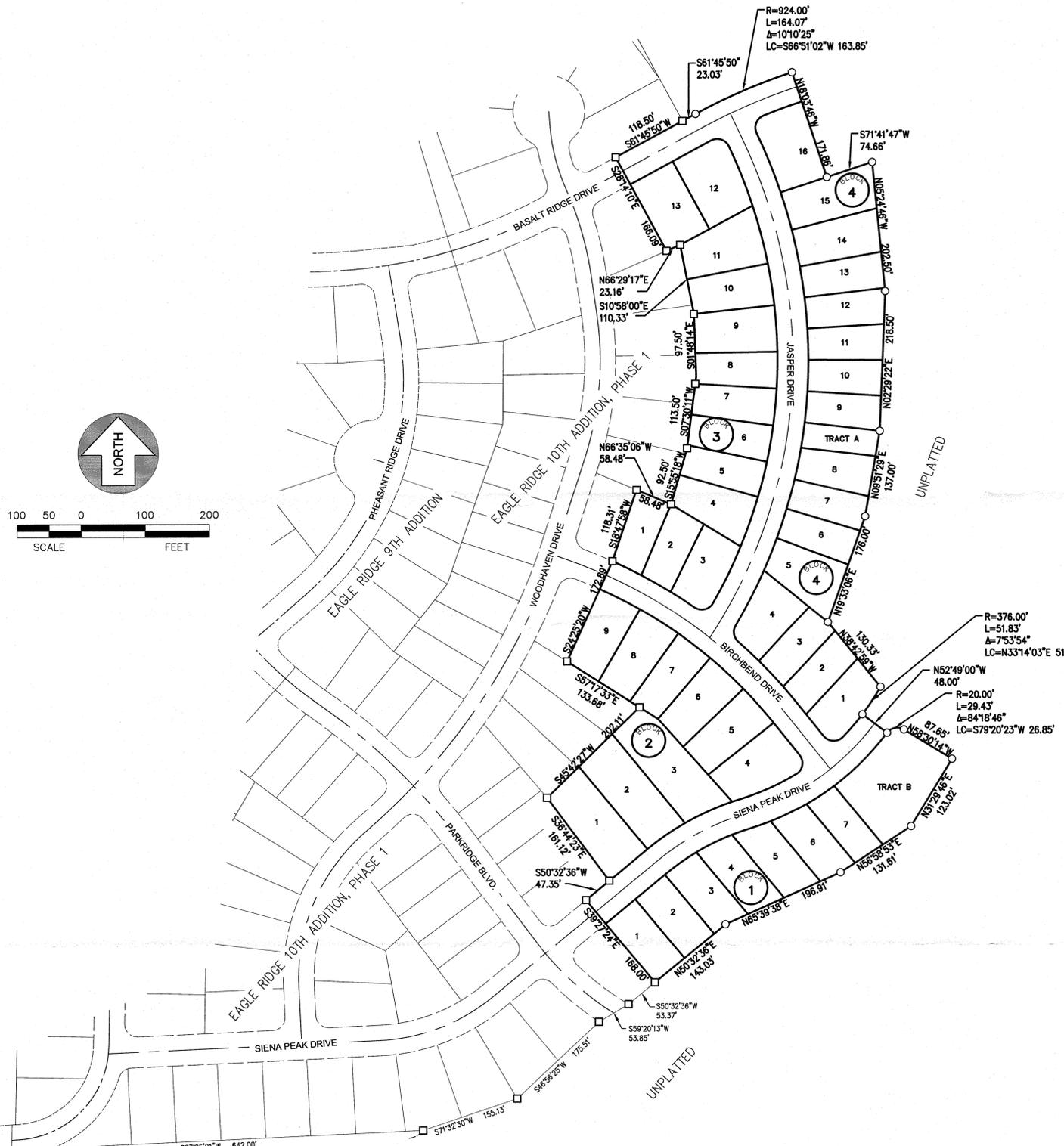


EAGLE RIDGE 10TH ADDITION, PHASE 2
(A PLANNED UNIT DEVELOPMENT)

(Z140007FPLT)
A PORTION OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 24 NORTH, RANGE 43 EAST, W.M., CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON

APRIL, 2015

Taylor Engineering, Inc.
Civil Design and Land Planning
106 Mission Ave.
Spokane, Washington 99201
(509) 328-3371 FAX (509) 328-8224



FOUND 1/2" REBAR WITH YELLOW PLASTIC CAP MARKED "MOORE 18091", ALSO FOUND 3/4" IRON PIPE, PER (R4), NORTH 10.1' AND 5.1' OF FOUND REBAR, AND ALSO FOUND 1/2" IRON PIPE, PER (R4), SOUTH 19.9' AND EAST 4.5' OF FOUND REBAR.

NOTES
1. DATUM PLANE WILL BE NAVD88 VERTICAL DATUM OR OTHER APPROPRIATE CURRENT DATUM
2. TOTAL AREA IS ±10.99 ACRES
3. TOTAL NUMBER OF LOTS = 46; TOTAL DENSITY = 4.09 LOTS/ACRE
4. AT THE TIME OF THIS PLAT, THE PROPERTY WAS ZONED CITY OF SPOKANE "RSF".

ACCURACY STATEMENT (WAC 332-130-100)
THIS SURVEY WAS PERFORMED USING A LEICA 3 SECOND TOTAL STATION AND A LEICA SYSTEM 1200 SMARTROVER FOR A COMBINATION OF FIELD TRAVERSE AND GPS SURVEY METHODS TO MEET OR EXCEED THE REQUIRED STANDARDS FOR LAND BOUNDARY SURVEYS PER WAC 332-130-090.

AUDITOR'S CERTIFICATE

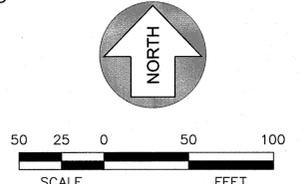
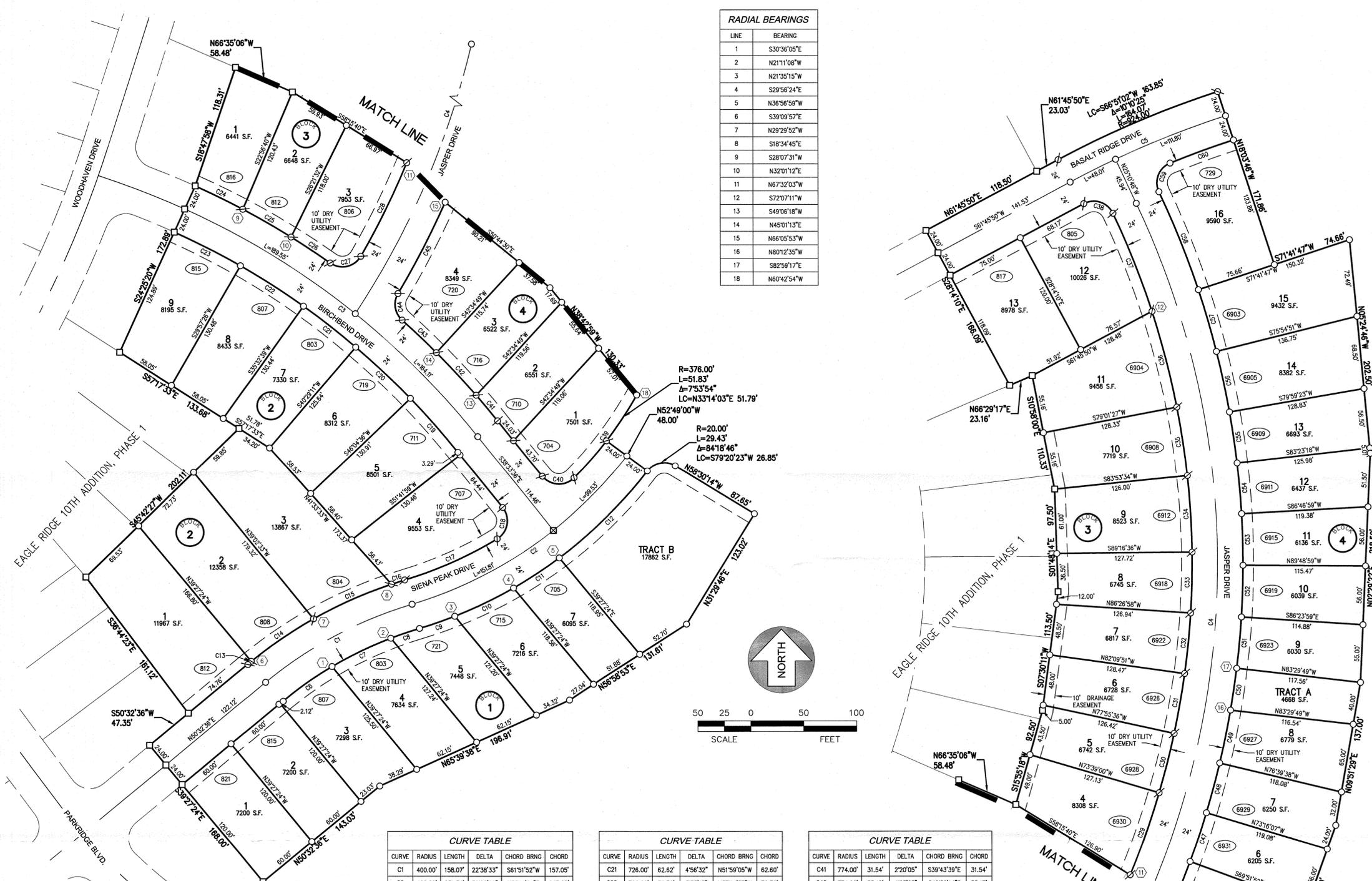
FILED FOR RECORD THIS _____ DAY OF _____ 20____ AT _____
 _____ M. IN BOOK _____ OF _____ AT PAGE _____
 _____ AT THE REQUEST OF _____

 COUNTY AUDITOR

 DEPUTY

RADIAL BEARINGS

LINE	BEARING
1	S30°36'05"E
2	N21°11'08"W
3	N21°35'15"W
4	S29°56'24"E
5	N36°56'59"W
6	S39°09'57"E
7	N29°29'52"W
8	S18°34'45"E
9	S28°07'31"W
10	N32°01'12"E
11	N67°32'03"W
12	S72°07'11"W
13	S49°06'18"W
14	N45°01'13"E
15	N66°05'53"W
16	N80°12'35"W
17	S82°59'17"E
18	N60°42'54"W



CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD BRNG	CHORD
C1	400.00'	158.07'	22°38'33"	S61°51'52"W	157.05'
C2	400.00'	251.34'	36°00'09"	N55°11'04"E	247.23'
C3	750.00'	353.66'	27°01'04"	N52°04'08"W	350.39'
C4	800.00'	817.02'	58°30'53"	N04°04'39"E	781.97'
C5	900.00'	159.80'	10°10'25"	S66°51'02"W	159.60'
C6	376.00'	58.11'	8°51'19"	S54°58'15"W	58.06'
C7	376.00'	61.79'	9°24'57"	S64°06'24"W	61.72'
C8	376.00'	28.89'	4°22'17"	S71°00'00"W	28.88'
C9	424.00'	35.32'	4°46'24"	S70°47'57"W	35.31'
C10	424.00'	61.81'	8°21'09"	S64°41'10"W	61.76'
C11	424.00'	51.87'	7°00'35"	S56°33'18"W	51.84'
C12	424.00'	117.42'	15°52'01"	S45°07'01"W	117.04'
C13	424.00'	2.15'	0°17'28"	N50°41'19"E	2.15'
C14	424.00'	71.55'	9°40'05"	N55°40'06"E	71.46'
C15	424.00'	80.80'	10°55'06"	N65°57'41"E	80.68'
C16	424.00'	13.08'	1°45'54"	N72°18'12"E	13.06'
C17	376.00'	96.11'	14°38'46"	N65°51'46"E	95.85'
C18	200.00'	33.89'	9°05'59"	N09°59'23"E	29.98'
C19	726.00'	67.96'	5°21'48"	N41°43'30"W	67.93'
C20	726.00'	70.84'	5°35'25"	N46°43'06"W	70.81'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD BRNG	CHORD
C21	726.00'	62.62'	4°56'32"	N51°59'05"W	62.60'
C22	726.00'	70.79'	5°35'13"	N57°14'57"W	70.76'
C23	726.00'	70.14'	5°32'07"	N62°48'37"W	70.11'
C24	774.00'	50.02'	3°42'11"	S63°43'35"E	50.02'
C25	774.00'	52.62'	3°53'42"	S59°55'39"E	52.61'
C26	774.00'	44.38'	3°17'08"	S56°20'14"E	44.38'
C27	20.00'	33.35'	95°32'25"	N77°32'07"E	29.82'
C28	776.00'	98.86'	7°17'58"	N26°06'56"E	98.80'
C29	776.00'	82.83'	6°06'57"	N19°24'28"E	82.79'
C30	776.00'	57.92'	4°16'36"	N14°12'42"E	57.91'
C31	776.00'	57.39'	4°14'15"	N09°57'16"E	57.38'
C32	776.00'	58.04'	4°17'07"	N05°41'35"E	58.02'
C33	776.00'	57.88'	4°16'26"	N01°24'49"E	57.87'
C34	776.00'	72.92'	5°23'02"	N03°24'55"W	72.89'
C35	776.00'	65.94'	4°52'06"	N08°32'29"W	65.92'
C36	776.00'	93.51'	6°54'16"	N14°25'41"W	93.46'
C37	776.00'	99.70'	7°21'41"	N21°33'39"W	99.63'
C38	200.00'	32.46'	92°59'41"	N71°44'20"W	29.01'
C39	376.00'	98.80'	15°03'19"	N36°48'46"E	98.52'
C40	20.00'	33.89'	97°05'59"	S87°06'36"E	29.98'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD BRNG	CHORD
C41	774.00'	31.54'	2°20'05"	S39°43'39"E	31.54'
C42	774.00'	55.18'	4°05'05"	S42°56'14"E	55.17'
C43	774.00'	44.50'	3°17'40"	S46°37'37"E	44.50'
C44	20.00'	27.56'	78°57'28"	S08°47'43"E	25.43'
C45	824.00'	97.53'	6°46'54"	S27°17'34"W	97.47'
C46	824.00'	54.17'	3°46'00"	S22°01'07"W	54.16'
C47	824.00'	48.96'	3°24'15"	S18°26'00"W	48.95'
C48	824.00'	48.78'	3°23'31"	S15°02'07"W	48.78'
C49	824.00'	51.04'	3°32'57"	S11°33'53"W	51.03'
C50	824.00'	39.96'	2°46'42"	S08°24'04"W	39.95'
C51	824.00'	49.06'	3°24'42"	S05°18'22"W	49.06'
C52	824.00'	48.14'	3°25'00"	S01°53'31"W	48.13'
C53	824.00'	48.90'	3°24'01"	S01°31'00"E	48.90'
C54	824.00'	48.82'	3°23'41"	S04°54'51"E	48.82'
C55	824.00'	60.66'	4°13'04"	S16°11'41"E	60.64'
C56	824.00'	99.69'	6°56'54"	S21°46'09"E	99.63'
C57	20.00'	32.46'	93°00'05"	S21°15'56"W	29.02'
C58	876.00'	63.77'	4°10'15"	S69°51'07"W	63.76'

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APRIL, 2015

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 THIS SURVEY WAS PERFORMED USING A LEICA 3 SECOND TOTAL STATION AND A LEICA SYSTEM 1200 SMARTROVER FOR A COMBINATION OF FIELD TRAVERSE AND GPS SURVEY METHODS TO MEET OR EXCEED THE REQUIRED STANDARDS FOR LAND BOUNDARY SURVEYS PER WAC 332-130-090.