

RECORDED AT REQUEST
OF _____
RECEIVED

OCT 28 3 00 PM '98

TIM GRAY
AUDITOR
STEVENS COUNTY
DEPUTY A. GAGNON

STEVENS COUNTY AUDITOR
215 S. OAK STREET
COLVILLE WA 99114
RECORDING DEPT. (509)684-7512



SHORT PLAT BY SURVEY

DOCUMENT NO 9812610

OWNERS FRANK MATNEY

TO: SHORT PLAT 71-98

FILED BY STEVENS COUNTY PLAT ADMIN.

SURVEYOR THOMAS E. TODD

SHORT PLAT BOOK E PAGE 13 & 14

FEE \$ 15.00

COPY CHARGE \$ 19.30

DNR \$ 26.00

ROAD FUND \$ 3.20

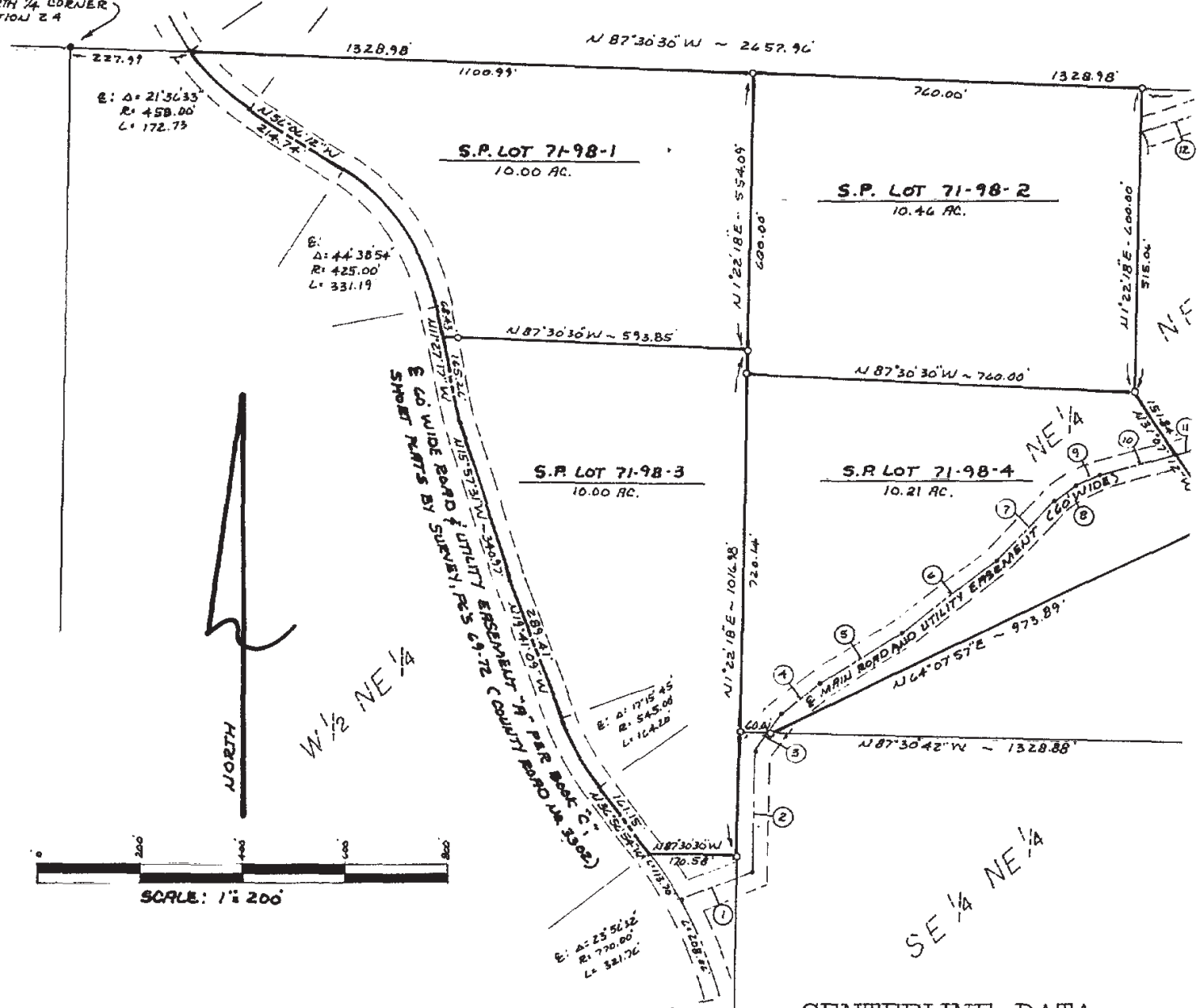
CS \$ 2.00

SAF \$ 1.00

LEGAL DESCRIPTION: SECTION 24 TOWNSHIP 36 RANGE 39

ADDITIONAL INFORMATION: PORTION OF NE1/4

8TH 1/4 CORNER SECTION 24



CENTERLINE DATA

1. N 68° 44' 03" E	148.30 FT.	12. N 72° 27'
2. N 1° 22' 18" E	240.63 FT.	13. S 87° 30'
3. N 33° 58' 58" E	93.75 FT.	14. S 89° 11'
4. N 52° 19' 55" E	92.88 FT.	15. S 8° 38'
5. N 57° 31' 50" E	191.98 FT.	16. S 28° 38'
6. N 51° 04' 48" E	239.65 FT.	17. S 16° 16'
7. N 43° 21' 17" E	163.29 FT.	18. N 37° 54'
8. N 53° 48' 20" E	49.90 FT.	19. N 46° 30'
9. N 64° 00' 35" E	54.82 FT.	20. N 46° 30'
10. N 74° 35' 42" E	155.55 FT.	21. N 58° 52'
11. N 74° 35' 42" E	27.19 FT.	

LEGEND

- SET 5/8" REBAR WITH 1 1/2" ALUM. CAP
- NO MONUMENT FOUND OR SET
- FOUND 5/8" REBAR WITH 1 1/2" ALUM. CAP PER BOOK "C", SHORT PLATS BY SURVEY, PG. 69-72, BOOK "D", SHORT PLATS BY SURVEY, PG. 57-59, AND BOOK 15, SURVEYS AT PAGE 97.
- (.....) RECORD DATA

SECTION SUBDIVISION AND BASIS OF BEARINGS BASED ON BOOK "C", SHORT PLATS BY SURVEY, PG. 69-72 AND PER BOOK "D", SHORT PLATS BY SURVEY, PG. 57-59

FIELD TRAVERSE USING TOPCON GTS-300

OWNER'S CERTIFICATE

I, THE UNDERSIGNED, DO HEREBY ACKNOWLEDGE THAT DESCRIBED AND SHOWN HEREON, HAS BEEN MADE WITH ACCORDANCE WITH MY DESIRES.
 Matney Lumber & Profit Sharing Trust
 Frank L. Matney
 FRANK L. MATNEY

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 AT THE REQUEST OF FRANK MATNEY, IN JULY, 1998.

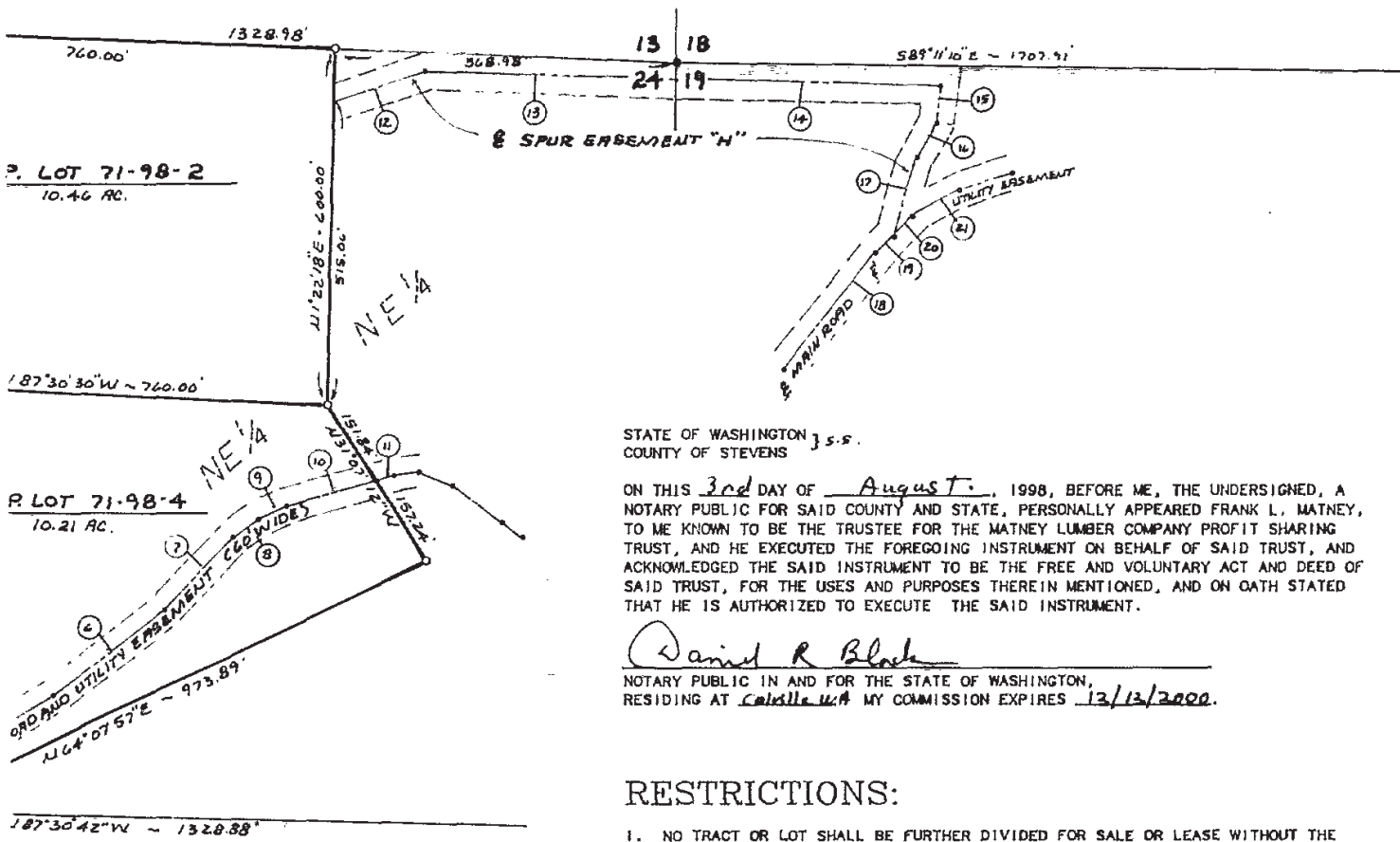
Thomas E. Todd
 THOMAS E. TODD, L.S. 19648
 455 SOUTH OAK ST.
 COLVILLE, WASHINGTON 99114
 (509) 884-8881

AUDITOR'S CERTIFICATE

FILED FOR RECORD IN THE AUDITOR'S OFFICE OF STEVENS CO. ON THE _____ DAY OF _____, 1998, AT _____ A.M. BOOK _____ OF SHORT PLATS BY SURVEY, ON PAGE _____, VOLUME _____ ON PAGE _____, AT THE REQUEST OF THE STEVE ADMINISTRATOR.

 COUNTY AUDITOR

 DEPUTY AUDITOR



STATE OF WASHINGTON } s.s.
COUNTY OF STEVENS

ON THIS 3rd DAY OF August, 1998, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, PERSONALLY APPEARED FRANK L. MATNEY, TO ME KNOWN TO BE THE TRUSTEE FOR THE MATNEY LUMBER COMPANY PROFIT SHARING TRUST, AND HE EXECUTED THE FOREGOING INSTRUMENT ON BEHALF OF SAID TRUST, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID TRUST, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT HE IS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

Daniel R Black
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON,
RESIDING AT Caldwell WA MY COMMISSION EXPIRES 12/13/2000.

RESTRICTIONS:

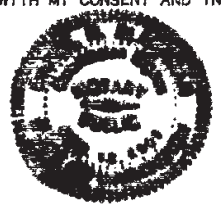
1. NO TRACT OR LOT SHALL BE FURTHER DIVIDED FOR SALE OR LEASE WITHOUT THE PRIOR AUTHORIZATION FROM THE PLAT ADMINISTRATOR.
2. THIS PLAT HAS BEEN REVIEWED AS AN APPLICATION FOR A RESIDENTIAL SUBDIVISION WITH one DWELLING UNIT(S) PER LOT. ANY OTHER USE(S) MAY REQUIRE FURTHER REVIEW AND APPROVAL.
3. PRIOR TO CONSTRUCTION, PLACEMENT OR DEVELOPMENT OF ANY LIVING QUARTERS, WELLSITE OR ROADWAY WITHIN THIS PLAT, A PERMIT TO INSTALL AN INDIVIDUAL SEWAGE DISPOSAL SYSTEM SHALL BE SECURED FROM THE NORTHEAST TRI-COUNTY HEALTH DISTRICT.
4. THIS PLAT HAS BEEN REVIEWED BY THE NORTHEAST TRI-COUNTY HEALTH DISTRICT FOR THE USE OF ON-SITE SEWAGE DISPOSAL SYSTEMS IN ACCORDANCE WITH REGULATIONS IN EFFECT AT THE TIME THE PLAT APPLICATION WAS RECEIVED. UNLESS STATED OTHERWISE, APPROVAL OF THIS PLAT DOES NOT WARRANT OR IMPLY THE ISSUANCE OF A PERMIT TO INSTALL ANY SPECIFIC TYPE OF ON-SITE SEWAGE DISPOSAL SYSTEM. PERMITS FOR ON-SITE SEWAGE DISPOSAL SYSTEMS WILL BE ISSUED BASED UPON REQUIREMENTS OF REGULATIONS IN EFFECT AT THE TIME THE PERMIT APPLICATION IS SUBMITTED.
5. PRIOR TO CONSTRUCTION, PLACEMENT OR DEVELOPMENT OF ANY STRUCTURES WITHIN THIS PLAT, A PERMIT SHALL BE SECURED FROM THE STEVENS COUNTY BUILDING DEPARTMENT.
6. PRIOR TO THE ISSUANCE OF A BUILDING PERMIT FOR OCCUPIED STRUCTURES, PROOF OF ADEQUATE (QUANTITY) AND POTABLE (QUALITY) WATER IS REQUIRED. WATER SOURCE DEVELOPMENT SHOULD ALLOW FOR A 100 FOOT RADIUS AROUND THE SUPPLY, WITHIN THE LOT BOUNDARIES, AS A PROTECTION FROM POTENTIAL SOURCES OF CONTAMINATION.
7. PRIOR TO CONSTRUCTION OR PLACEMENT OF ANY APPROACH ONTO A COUNTY ROAD, AN ACCESS PERMIT SHALL BE SECURED FROM THE STEVENS COUNTY DEPARTMENT OF PUBLIC WORKS.

PERLINE DATA

3°44'03" E	148.30 FT.	12. N 72°27'28" E	160.31 FT.
1°22'18" E	240.83 FT.	13. S 87°30'30" E	417.29 FT.
5°58'58" E	93.75 FT.	14. S 89°11'10" E	437.99 FT.
2°19'55" E	92.88 FT.	15. S 6°38'32" W	83.64 FT.
7°31'50" E	191.98 FT.	16. S 28°38'13" W	87.84 FT.
1°04'48" E	239.85 FT.	17. S 18°16'36" W	138.79 FT.
3°21'17" E	163.29 FT.	18. N 37°54'44" E	254.52 FT.
5°48'20" E	49.90 FT.	19. N 48°30'39" E	37.44 FT.
4°00'35" E	54.82 FT.	20. N 48°30'39" E	44.38 FT.
4°35'42" E	155.55 FT.	21. N 58°52'14" E	90.80 FT.
1°35'42" E	27.19 FT.		

TRUSTEE'S CERTIFICATE

UNDERSIGNED, DO HEREBY ACKNOWLEDGE THAT THIS PLAT, AS SHOWN HEREON, HAS BEEN MADE WITH MY CONSENT AND IN ACCORDANCE WITH MY DESIRES.
Lumber & Profit Sharing Trust
Frank L. Matney
MATNEY



NOTARY'S CERTIFICATE

IN THE AUDITOR'S OFFICE OF STEVENS COUNTY, WASHINGTON, ON 28th DAY OF October, 1998, AT 10:00 A.M. AND RECORDED IN SHORT PLATS BY SURVEY, ON PAGE 1, AND IN OFFICIAL BOOK 1, AT THE REQUEST OF THE STEVENS COUNTY PLAT

PLAT CERTIFICATE

EXAMINED AND APPROVED THIS 28th DAY OF October, 1998.
Paula Jo Johnson
STEVENS COUNTY PLAT ADMINISTRATOR

SHORT PLAT NO. 71-98, BY SURVEY

IN THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W. M., STEVENS COUNTY, WASHINGTON.

TOTAL PARCEL INCLUDED IN SHORT PLAT S.P. 71-98

THAT PART OF THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W.M., STEVENS COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 24, FROM WHICH THE NORTHEAST CORNER THEREOF BEARS S 87°30'30" E 2657.96 FT.; THENCE, ALONG THE NORTH LINE OF SAID SECTION 24, S 87°30'30" E 227.99 FT. TO THE CENTERLINE OF THAT 60.00 FT. WIDE ROAD AND UTILITY EASEMENT "A" AS SHOWN AND DESCRIBED ON THAT MAP RECORDED IN BOOK "C" OF SHORT PLATS BY SURVEY, AT PAGES 69-72 (COUNTY ROAD NO. 3302) AND THE POINT OF BEGINNING FOR THIS DESCRIPTION, SAID POINT BEING ON A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 458.00 FT., THE CENTER OF WHICH BEARS N 55°30'21" E; THENCE, ALONG SAID CURVE AND CENTERLINE, SOUTHEASTERLY 172.73 FT., THROUGH A CENTRAL ANGLE OF 21°36'33"; THENCE S 56°06'12" E 214.74 FT. TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 425.00 FT.; THENCE, ALONG SAID CURVE AND CENTERLINE, SOUTHERLY 331.19 FT. THROUGH A CENTRAL ANGLE OF 44°38'54"; THENCE S 11°27'17" E 233.89 FT.; THENCE S 15°57'31" E 340.97 FT.; THENCE S 19°41'09" E 289.41 FT. TO THE BEGINNING OF A CURVE CONCAVE TO THE EAST, HAVING A RADIUS OF 545.00 FT.; THENCE, ALONG SAID CURVE AND CENTERLINE, SOUTHERLY 164.20 FT. THROUGH A CENTRAL ANGLE OF 17°15'45"; THENCE S 36°56'54" E 161.15 FT.; THENCE, LEAVING SAID CENTERLINE AND PARALLEL TO THE NORTH LINE OF SAID NE 1/4, S 87°30'30" E 170.58 FT. TO THE EAST LINE OF THE W 1/2 OF SAID NE 1/4; THENCE, ALONG SAID EAST LINE, N 1°22'18" E 250.93 FT. TO THE SOUTHWEST CORNER OF THE NE 1/4 OF THE NE 1/4; THENCE, ALONG THE SOUTH LINE THEREOF, S 87°30'42" E 60.01 FT.; THENCE, LEAVING SAID SOUTH LINE, N 64°07'57" E 973.89 FT.; THENCE N 31°07'12" W 309.08 FT.; THENCE N 1°22'18" E 600.00 FT. TO THE NORTH LINE OF SAID NE 1/4; THENCE, ALONG SAID NORTH LINE, N 87°30'30" W 1860.99 FT. TO THE POINT OF BEGINNING. (40.67 AC.)

S.P. LOT 71-98-1

THAT PART OF THE W 1/2 OF THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W.M., STEVENS COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE W 1/2 OF THE NE 1/4 OF SAID SECTION 24, FROM WHICH THE NORTHEAST CORNER OF SAID SECTION 24 BEARS S 87°30'30" E 1328.98 FT.; THENCE, ALONG THE EAST LINE THEREOF, S 1°22'18" W 554.09 FT.; THENCE, LEAVING SAID EAST LINE AND PARALLEL WITH THE NORTH LINE OF THE NE 1/4 OF SAID SECTION 24, N 87°30'30" W 593.85 FT. TO THE CENTERLINE OF THAT 60.00 FT. WIDE ROAD AND UTILITY EASEMENT "A" AS SHOWN AND DESCRIBED ON THAT MAP RECORDED IN BOOK "C" OF SHORT PLATS BY SURVEY, AT PAGES 69-72 (COUNTY ROAD NO. 3302); THENCE, ALONG SAID CENTERLINE, N 11°27'17" W 88.43 FT. TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 425.00 FT.; THENCE, ALONG SAID CURVE AND CENTERLINE, NORTHWESTERLY 331.19 FT. THROUGH A CENTRAL ANGLE OF 44°38'54"; THENCE N 56°06'12" W 214.74 FT. TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 458.00 FT.; THENCE, ALONG SAID CURVE AND CENTERLINE, NORTHWESTERLY 172.73 FT. THROUGH A CENTRAL ANGLE OF 21°36'33" TO THE NORTH LINE OF SAID W 1/2 OF THE NE 1/4; THENCE, LEAVING SAID CENTERLINE AND ALONG SAID NORTH LINE, S 87°30'30" E 1100.99 FT. TO THE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH EASEMENT "A" AS DESCRIBED IN BOOK "C" OF SHORT PLATS BY SURVEY, AT PAGES 69-72 (Now County Road No. 3302)

S.P. LOT 71-98-2

THAT PART OF THE NE 1/4 OF THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W.M., STEVENS COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 24; THENCE, ALONG THE WEST LINE THEREOF, S 1°22'18" W 600.00 FT.; THENCE, LEAVING SAID WEST LINE AND PARALLEL TO THE NORTH LINE OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 24, S 87°30'30" E 780.00 FT.; THENCE N 1°22'18" E 600.00 FT. TO THE NORTH LINE OF THE NE 1/4 OF SAID SECTION 24; THENCE, ALONG SAID NORTH LINE, N 87°30'30" W 780.00 FT. TO THE POINT OF BEGINNING.

TOGETHER WITH THE FOLLOWING DESCRIBED ROAD AND UTILITY EASEMENT "H" TOGETHER WITH THAT 60.00 WIDE MAIN ROAD & UTILITY EASEMENT AS SHOWN AND DESCRIBED ON THAT MAP RECORDED IN BOOK "D", SHORT PLATS BY SURVEY, PAGES 57, 58 & 59.

SPUR EASEMENT "H"

AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES, OVER, UNDER AND ACROSS A STRIP OF LAND IN THE NE 1/4 OF THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W.M., AND IN GOVERNMENT LOT 1 OF SECTION 19, T. 36 N., R. 40 E., W.M., ALL IN STEVENS COUNTY, WASHINGTON, SAID STRIP BEING 60.00 FT. WIDE, LYING 30.00 FT. ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE NORTHWEST CORNER OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 24; THENCE, ALONG THE NORTH LINE THEREOF, S 87°30'30" E 780.00 FT.; THENCE, LEAVING SAID NORTH LINE, S 1°22'18" W 84.94 FT. TO THE CENTERLINE OF AN EXISTING ROADWAY AND THE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE, ALONG SAID EASEMENT CENTERLINE, N 72°27'28" E 160.31 FT.; THENCE S 87°30'30" E 417.29 FT. TO THE EAST LINE OF SAID SECTION 24; THENCE, CONTINUING ALONG SAID EASEMENT CENTERLINE, S 89°11'10" E 437.99 FT.; THENCE S 6°38'32" W 83.84 FT.; THENCE S 28°38'13" W 67.84 FT.; THENCE S 16°16'36" W TO THE INTERSECTION WITH THE CENTERLINE OF THAT MAIN ROAD AND UTILITY EASEMENT AS SHOWN AND DESCRIBED ON THAT MAP RECORDED IN BOOK "D" OF SHORT PLATS BY SURVEY, PAGES 57-59, AND THE END OF THIS DESCRIPTION.

S.P. LOT 7

THAT PART OF THE W 1/2, STEVENS COUNTY, WASHI

COMMENCING AT THE NO SECTION 24, FROM WHIC S 87°30'30" E 1328.98 NE 1/4, S 1°22'18" W THENCE, CONTINUING AL LEAVING SAID EAST LI 60.00 FT. WIDE ROAD / RECORDED IN BOOK "C" 3302); THENCE, ALONG OF A CURVE CONCAVE TO ALONG SAID CURVE AND OF 17°15'45"; THENCE THENCE N 11°27'17" W 593.85 FT. TO THE PO

SUBJECT TO AND TOGETH DESCRIBED ON THAT MA 69-72 (Now County R

S.P. LOT 7

THAT PART OF THE NE 1 STEVENS COUNTY, WASHI

COMMENCING AT THE NO 24, FROM WHICH THE N 1328.98 FT.; THENCE, POINT OF BEGINNING FO LINE, S 1°22'18" W 7; NE 1/4 OF SAID SECTI 60.01 FT.; THENCE, LI N 31°07'12" W 309.08 SAID SECTION 24, N 8;

SUBJECT TO AND TOGETH AS SHOWN AND DESCRIB PLATS BY SURVEY, AT I

S.P. LOT 71-98-3

THAT PART OF THE W 1/2 OF THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W.M., STEVENS COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE W 1/2 OF THE NE 1/4 OF SAID SECTION 24, FROM WHICH THE NORTHEAST CORNER OF SAID SECTION 24 BEARS S 87°30'30" E 1328.98 FT.; THENCE, ALONG THE EAST LINE OF SAID W 1/2 OF THE NE 1/4, S 1°22'18" W 554.09 FT. TO THE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE, CONTINUING ALONG SAID EAST LINE, S 1°22'18" W 1016.98 FT.; THENCE, LEAVING SAID EAST LINE, N 87°30'30" W 170.58 FT. TO THE CENTERLINE OF THAT 60.00 FT. WIDE ROAD AND UTILITY EASEMENT "A" AS SHOWN AND DESCRIBED ON THAT MAP RECORDED IN BOOK "C" OF SHORT PLATS BY SURVEY, AT PAGES 69-72 (COUNTY ROAD NO. 3302); THENCE, ALONG SAID CENTERLINE, N 38°56'54" W 181.15 FT. TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 545.00 FT.; THENCE, ALONG SAID CURVE AND CENTERLINE, NORTHERLY 184.20 FT. THROUGH A CENTRAL ANGLE OF 17°15'45"; THENCE N 19°41'09" W 289.41 FT.; THENCE N 15°57'31" W 340.97 FT.; THENCE N 11°27'17" W 165.26 FT.; THENCE, LEAVING SAID CENTERLINE, S 87°30'30" E 593.85 FT. TO THE POINT OF BEGINNING.

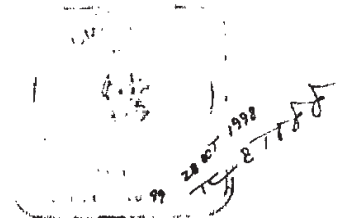
SUBJECT TO AND TOGETHER WITH THAT 60.00 FT. WIDE EASEMENT "A" AS SHOWN AND DESCRIBED ON THAT MAP RECORDED IN BOOK "C" OF SHORT PLATS BY SURVEY, AT PAGES 69-72 (COUNTY ROAD NO. 3302.)

S.P. LOT 71-98-4

THAT PART OF THE NE 1/4 OF THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W.M., STEVENS COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 24, FROM WHICH THE NORTHEAST CORNER OF SAID SECTION 24 BEARS S 87°30'30" E 1328.98 FT.; THENCE, ALONG THE WEST LINE THEREOF, S 1°22'18" W 800.00 FT. TO THE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE, CONTINUING ALONG SAID WEST LINE, S 1°22'18" W 720.14 FT. TO THE SOUTHWEST CORNER OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 24; THENCE, ALONG THE SOUTH LINE THEREOF, S 87°30'42" E 80.01 FT.; THENCE, LEAVING SAID SOUTH LINE, N 84°07'57" E 973.89 FT.; THENCE N 31°07'12" W 309.08 FT.; THENCE, PARALLEL WITH THE NORTH LINE OF THE NE 1/4 OF SAID SECTION 24, N 87°30'30" W 780.00 FT. TO THE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH THAT 60.00 FT. WIDE MAIN ROAD AND UTILITY EASEMENT AS SHOWN AND DESCRIBED ON THAT MAP RECORDED AUGUST 14, 1998, IN BOOK D OF SHORT PLATS BY SURVEY, AT PAGES 57-59, UNDER AUDITOR'S FILE NO. 9608805.



THOMAS E. TODD, L.S. 10848
455 SOUTH OAK STREET
COLVILLE, WASHINGTON, 99114
(509) 684-6661

SHORT PLAT NO. 71-98, BY SURVEY

IN THE NE 1/4 OF SECTION 24, T. 36 N., R. 39 E., W. M., STEVENS COUNTY, WASHINGTON.