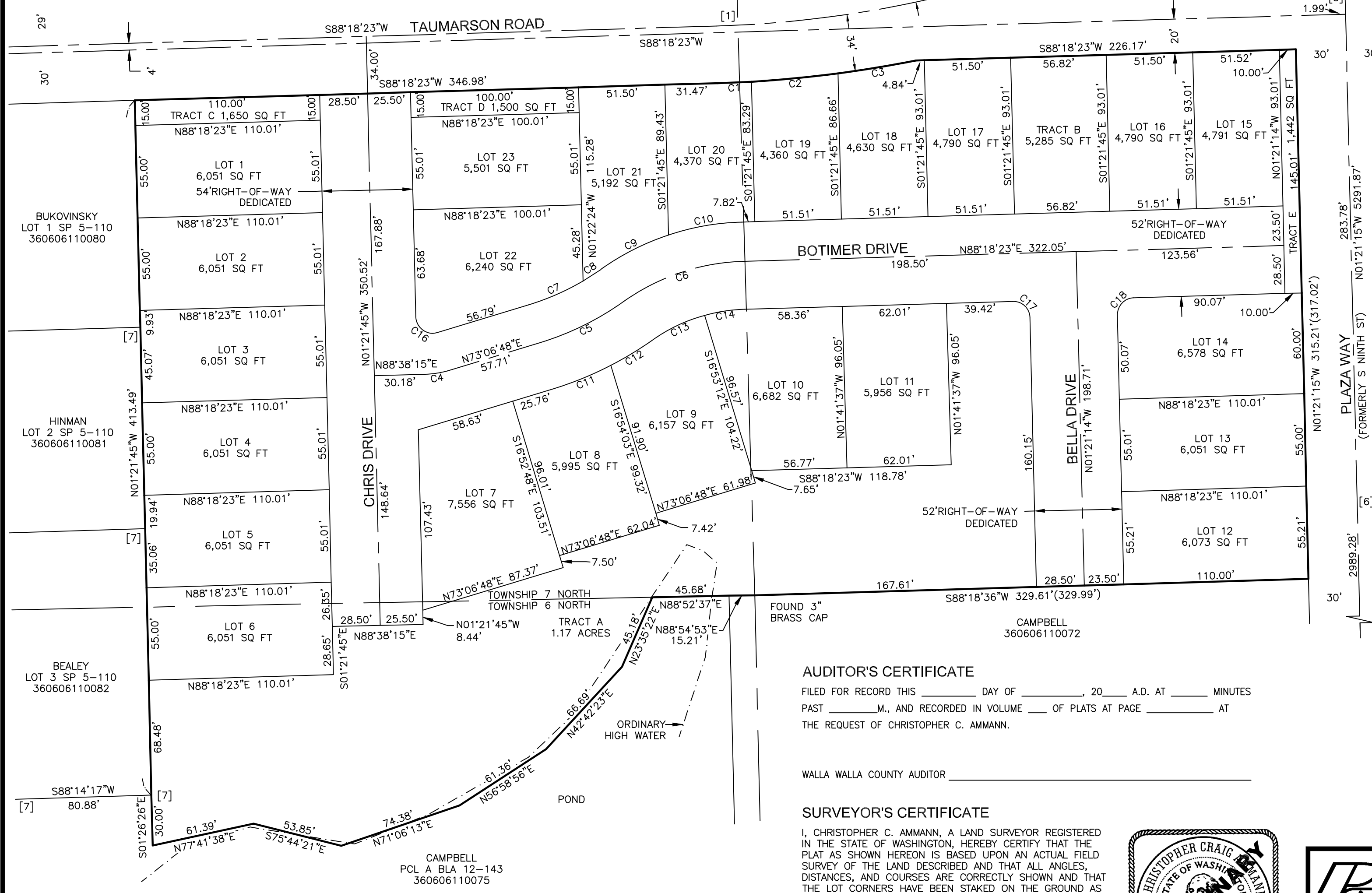
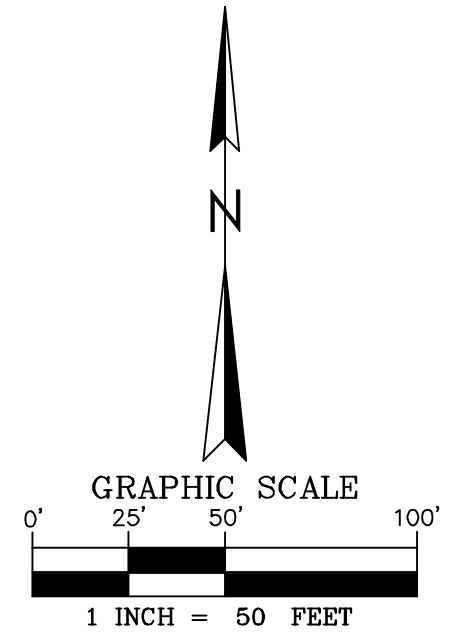
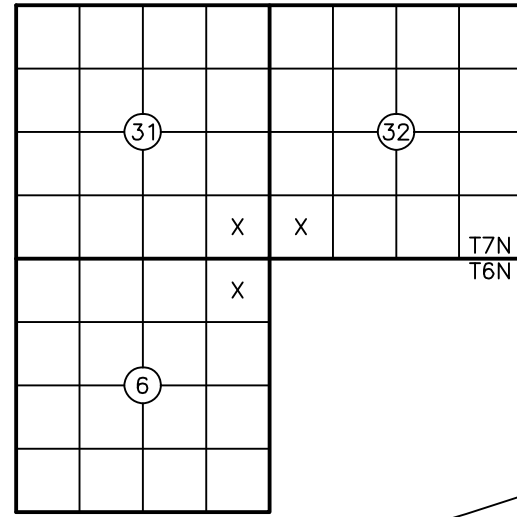


THE PONDS

PREPARED FOR
DOUGLAS BOTIMER
PORTION OF THE NE1/4 OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 36 EAST,
THE SE1/4 OF SECTION 31, TOWNSHIP 7 NORTH, RANGE 36 EAST &
THE SW1/4 OF SECTION 32, TOWNSHIP 7 NORTH, RANGE 36 EAST,
WILLAMETTE MERIDIAN, CITY AND COUNTY OF WALLA WALLA, WASHINGTON

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	704.11'	20.06'	1°37'57"	N87°29'24"E	20.06'
C2	704.11'	51.65'	4°12'09"	S84°34'21"W	51.63'
C3	704.12'	47.10'	3°49'58"	S80°33'17"W	47.09'
C4	50.00'	13.55'	15°31'26"	S80°52'32"W	13.51'
C5	171.50'	55.67'	18°35'53"	S63°48'52"W	55.42'
C6	128.50'	75.78'	33°47'27"	N71°24'39"E	74.69'
C7	148.01'	35.35'	13°41'09"	N66°16'14"E	35.27'
C8	148.01'	12.69'	4°54'44"	N56°58'17"E	12.69'
C9	152.01'	45.30'	17°04'27"	N63°03'09"E	45.13'
C10	152.01'	44.35'	16°43'00"	S79°56'53"W	44.19'
C11	200.02'	36.45'	10°26'30"	N67°53'33"E	36.40'
C12	200.02'	28.47'	8°09'23"	S58°35'37"W	28.45'
C13	100.01'	35.03'	20°04'13"	N64°33'02"E	34.85'
C14	100.01'	23.95'	13°43'14"	S81°26'45"W	23.89'
C15	670.12'	345.74'	29°33'39"	N73°31'33"E	341.91'
C16	10.00'	18.42'	105°31'27"	N54°07'29"W	15.92'
C17	10.00'	15.77'	90°20'23"	S46°31'26"E	14.18'
C18	10.00'	15.65'	89°39'37"	N43°28'34"E	14.10'



PLAT AREA
TOTAL PLAT AREA: 246,678 SQ FT
RIGHT-OF-WAY DEDICATED: 53,597 SQ FT
TOTAL EASEMENT AREA: 0 SQ FT
TOTAL TRACT AREA: 61,050 SQ FT

- STREET ADDRESSES**
- LOT 1
 - LOT 2
 - LOT 3
 - LOT 4
 - LOT 5
 - LOT 6
 - LOT 7
 - LOT 8
 - LOT 9
 - LOT 10
 - LOT 11
 - LOT 12
 - LOT 13
 - LOT 14
 - LOT 15
 - LOT 16
 - LOT 17
 - LOT 18
 - LOT 19
 - LOT 20
 - LOT 21
 - LOT 22
 - LOT 23

PROPOSED HOUSING TYPE
ALL LOTS ARE SINGLE FAMILY RESIDENTIAL

- LEGEND**
- FOUND MONUMENT AS NOTED
 - FOUND CORNER AS NOTED
 - CALCULATED POINT, NOT FOUND OR SET
 - SET 5/8" REBAR & CAP "PERMIT SURVEY PLS 45774"

- MONUMENT NOTES**
- [1] FOUND 3" BRASS CAP "APA 2008 PLS 43411"
 - [2] FOUND 3" BRASS CAP
 - [3] FOUND 3" BRASS CAP "APA 2008 PLS 43411 47+31.9"
 - [4] FOUND 3" BRASS CAP "APA 2008 PLS 43411 47+37.6"
 - [5] FOUND 3" BRASS CAP "APA 503 2008 PLS 43411"
 - [6] FOUND 3" BRASS CAP "APA 2008 PLS 43411 46+60"
 - [7] FOUND 1.5" ALUMINUM CAP "APA PLS 43411"
 - [8] FOUND 3" BRASS CAP "PLS 43411 70+42.6"

AUDITOR'S CERTIFICATE
FILED FOR RECORD THIS _____ DAY OF _____, 20__ A.D. AT _____ MINUTES
PAST _____ M., AND RECORDED IN VOLUME ____ OF PLATS AT PAGE _____ AT
THE REQUEST OF CHRISTOPHER C. AMMANN.

SURVEYOR'S CERTIFICATE
I, CHRISTOPHER C. AMMANN, A LAND SURVEYOR REGISTERED
IN THE STATE OF WASHINGTON, HEREBY CERTIFY THAT THE
PLAT AS SHOWN HEREON IS BASED UPON AN ACTUAL FIELD
SURVEY OF THE LAND DESCRIBED AND THAT ALL ANGLES,
DISTANCES, AND COURSES ARE CORRECTLY SHOWN AND THAT
THE LOT CORNERS HAVE BEEN STAKED ON THE GROUND AS
SHOWN HEREON.

CHRISTOPHER C. AMMANN DATE _____
CERTIFICATE NO. 45774



PERMIT SURVEYING, INC.

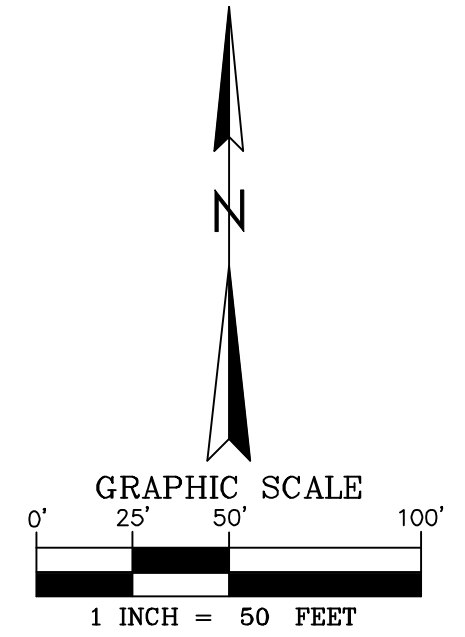
2245 Robertson Drive
Richland, WA 99354

Office 509-375-4123
Fax 509-371-0999

DATE: 03/19/24
SCALE: 1"=50'
DRAWN BY: CCA
APPROVED BY: CCA
PROJECT: 16067
SHEET 1 OF 3

THE PONDS

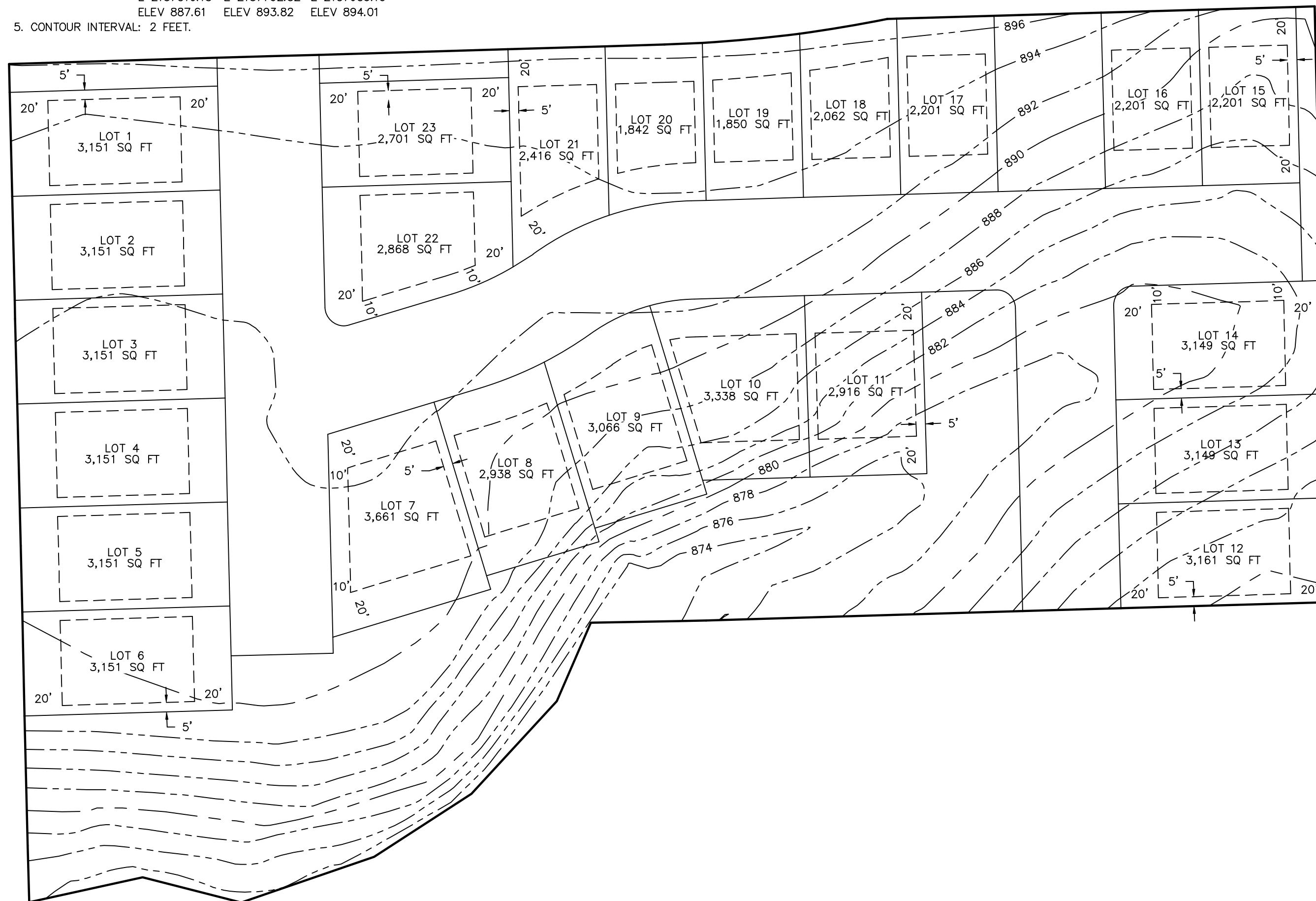
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 WILLAMETTE MERIDIAN, CITY AND COUNTY OF WALLA WALLA, WASHINGTON



TOPOGRAPHY NOTES

- DATE OF SURVEY: MAY 28, 2016.
- EQUIPMENT/PROCEDURES: TOPCON HIPER & GR3 GNSS, RTK METHOD.
- VERTICAL DATUM: NAVD88, CITY OF WALLA WALLA GEODETIC CONTROL SURVEY, AUDITOR'S FILE NO. 1996-04535, RECORDS OF WALLA WALLA COUNTY, WASHINGTON.
- CONTROL POINTS:

902	904	906
N 230366.98	N 263641.12	N 265657.37
E 2187810.18	E 2187732.82	E 2187685.13
ELEV 887.61	ELEV 893.82	ELEV 894.01
- CONTOUR INTERVAL: 2 FEET.



BUILDABLE AREAS

LOT 1	3,151 SQ FT
LOT 2	3,151 SQ FT
LOT 3	3,151 SQ FT
LOT 4	3,151 SQ FT
LOT 5	3,151 SQ FT
LOT 6	3,151 SQ FT
LOT 7	3,661 SQ FT
LOT 8	2,938 SQ FT
LOT 9	3,066 SQ FT
LOT 10	3,338 SQ FT
LOT 11	2,916 SQ FT
LOT 12	3,161 SQ FT
LOT 13	3,149 SQ FT
LOT 14	3,149 SQ FT
LOT 15	2,201 SQ FT
LOT 16	2,201 SQ FT
LOT 17	2,201 SQ FT
LOT 18	2,062 SQ FT
LOT 19	1,850 SQ FT
LOT 20	1,842 SQ FT
LOT 21	2,416 SQ FT
LOT 22	2,868 SQ FT
LOT 23	2,701 SQ FT



PERMIT SURVEYING INC

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 Richland, WA 99354

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 SHEET 2 OF 3

