

MAPLE POINT ADDITION TO INLET ISLAND TOWN OF BONNEY LAKE

A PORTION OF SECTIONS 22 & 27 T20N, R5E.W.M.

DESCRIPTION

The plot of MAPLE POINT ADDITION TO INLET ISLAND embraces a portion of the southeast one-quarter (SE¹/₄) of Section 22 and a portion of the northeast one-quarter (NE¹/₄) of Section 27, Township 20 North, Range 5 East W.M. described as follows; Beginning at the northeast corner of the SW¹/₄ SE¹/₄ said Section 22; thence S0°35'15"W along the east line of said SW¹/₄ SE¹/₄ for 132.16 feet to a point 800.0 feet north of the southeast corner of said SW¹/₄ SE¹/₄; thence S17°53'20"W for 231.08 feet to a point on the south line of said Section 22 being 200.0 feet east of the southeast corner of the SW¹/₄ SE¹/₄ said Section 22; thence S89°49'38"E along the south line of said Section 22 for 330.27 feet to the westerly margin of the V.M.C.A. County Road; thence S6°31'53"E along said westerly margin to the northerly margin of the Vandermark County Road; thence westerly along northerly margin of said Vandermark County Road 100 feet more or less to the contour line 548 feet above sea level as designated in that certain deed recorded in Volume 1083 of Deeds of pages 485-495 records of Pierce County, Washington; thence following said 548 contour line northerly and easterly to the intersection of the south line of the NE¹/₄ SE¹/₄ of said Section 22; thence N89°44'38"W along the south line of said NE¹/₄ SE¹/₄ for 1225 feet more or less to the point of beginning.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that Lake Topps Development Co. Inc., a corporation organized and existing under the laws of the State of Washington, owners in fee simple of the land hereby platted does hereby declare this plot and dedicate to the public all streets shown thereon and the use thereof for all public purposes not inconsistent with the use thereof for public highway purposes; also the right to make all necessary slopes for cuts and fills upon the lots in the original reasonable grading of the streets shown hereon.

LAKE TOPPS DEVELOPMENT CO. INC.

Edward A. Clifford *Richard A. Clifford*
PRESIDENT SEC. TREAS.

ACKNOWLEDGMENT

STATE OF WASHINGTON }
COUNTY OF KING } S.S.

This is to certify that on this 12th day of June, 1963, personally appeared before me Edward A. Clifford and Richard A. Clifford, President and Secretary-Treasurer, respectively of Lake Topps Development Co. Inc., to me known to be the officers of the corporation that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed for the uses and purposes therein mentioned and they on oath stated that they were authorized by said corporation to execute said instrument and that the seal affixed is the corporate seal of said corporation.

In WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Eleanor Sawyer
NOTARY PUBLIC IN AND FOR THE STATE
OF WASHINGTON RESIDING AT SEATTLE

RECORDING

Filed for record at the request of KEN SIMMONS this 3th day of JUNE 1963, at 10 minutes past 2 o'clock P.M., and recorded in Volume 27 of Plats at pages 60 & 61 records of Pierce County, Washington.

2014516

#2475

Jack W. Somney *Monica Reed*
AUDITOR, PIERCE COUNTY, WASH. DEPUTY COUNTY AUDITOR

ENGINEERS CERTIFICATE

I, Walton E. Crane, Registered Professional Land Surveyor do hereby certify that the plot of MAPLE POINT ADDITION TO INLET ISLAND is based on an actual survey and subdivision of Sections 22 and 27 T20N, R5E.W.M., that the courses and distances are shown thereon correctly and all monuments have been set and the lot corners staked as shown.

Walton E. Crane
REG. PROFESSIONAL SURVEYOR
Lic. No. 4638

TOWN COUNCIL APPROVAL

I hereby certify that the within plot of MAPLE POINT ADDITION TO INLET ISLAND is duly approved by the Bonney Lake, Washington, Town Council this 12 day of June, 1963.

Kenneth H. Sumner
MAYOR

ATTEST: *Margaret E. Pedersen*
TOWN CLERK

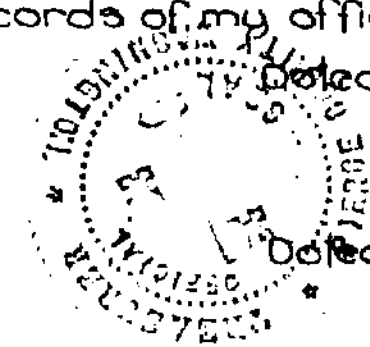
PLANNING COMMISSION CERTIFICATE

I hereby certify that the subdivision of Sections 22 and 27, T20N, R5E.W.M., as above delineated does not interfere with present town development or with future development projected of this time.

E. R. Kennedy
CHAIRMAN

TREASURERS CERTIFICATE

I hereby certify that all taxes heretofore levied against the property described hereon, according to the books and records of my office, have been fully paid and discharged.



Dated this 12 day of June, 1963.
J. Johnson
TREASURER, PIERCE COUNTY, WASHINGTON

Dated this 12 day of June, 1963.
Margaret E. Pedersen
BONNEY LAKE TOWN TREASURER

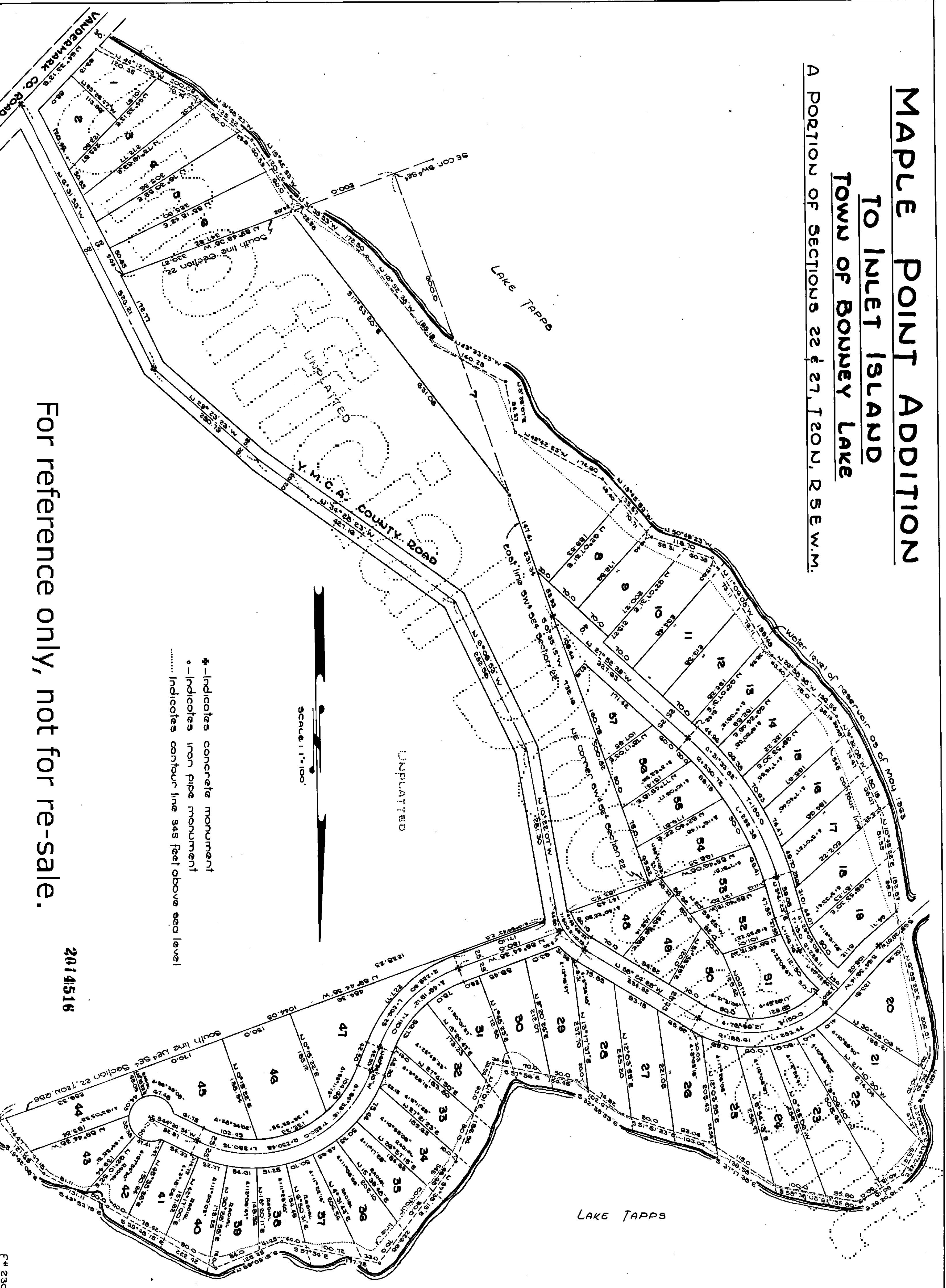
RESTRICTIONS

1. All lots shall not be divided and sold, or ownership changed or transferred, where by the ownership of any portion of these lots shall be less than seven thousand (7000) square feet for residential use, with a minimum lot or tract width of 25 feet of the building line. Said building line to be a minimum of twenty-five (25) feet from the street property line and a minimum of eight (8) feet from the side property lines. Subject to any restrictions, covenants, or easements of record.
2. All lots shall be subject to the Articles and By-Laws of the Inlet Island Maintenance Corporation.

For reference only, not for re-sale.

MAPLE POINT ADDITION TO INLET ISLAND TOWN OF BOUNEY LAKE

A PORTION OF SECTIONS 22 & 27, T20N, R5E W.M.



- *-Indicates concrete monument
- o-Indicates iron pipe monument
-Indicates contour line 545 feet above sea level

SCALE: 1"=100'

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