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Mason County
Dept. of Community Development
P.O. Box 578
Shelton, WA 98584

REEL 870 FR 246

FEE 10.-
REEL 870 FRAME 246-248
AUDITOR MASON COUNTY
ALLAN T. BROTCHE

1998 NOV -2 P 4: 03

REQUEST OF:

COMMUNITY DEVELOPMENT DIRECTOR

Please print neatly or type information

Document Title(s)

Resolution # 114-98

Reference Number(s) of related documents

Declaration of Parcel Combination # 98-30

Additional Reference #'s on page _____

Grantor(s) (Last, First and Middle Initial)

Steiner, John
Steiner, Patricia

Additional grantors on page _____

Grantee(s) (Last, First and Middle Initial)

The Public

Additional legal is on page _____

Legal Description (abbreviated form: i.e. lot, block, plat or section, township, range, quarter/quarter)

Lake Cushman, Div 12, Lots 63 & 64

Assessor's Property Tax Parcel/Account Number

42216-52-00063 42216-52-00064

Additional grantors on page _____

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

ALTERATION TO LAKE CUSHMAN, DIVISION 12
RESOLUTION 114-98

On September 16th, 1970 the Plat of Lake Cushman, Division 12, located in Section 16, Township 22 North, Range 4 West, W.M., was recorded in Volume 8, pages 100 through 104 records of Mason County, Washington.

WHEREAS, The Dedication included in Lake Cushman, Divisions 12, is as follows:

Know all men by these presents that the undersigned, Lake Cushman Co., lessee of the land hereby platted, hereby declares this plat and dedicates to the Lake Cushman Maintenance Co., all streets, avenues, places, easements and greenbelts as shown on the plat and the non-exclusive use thereof for the residents and occupants therein, their guest and service to said residents not inconsistent with use in common with other residents and lessees.

Also, the Lake Cushman Maintenance Co. shall have the right to make all necessary slopes for cuts and fills upon lots, blocks and tracts shown on this plat in the reasonable grading of all the streets, avenues, places, e.t.c. shown hereon. Also, the right to drain all streets over and across any lot or common area where water might take a natural course after the street or streets are finally improved.

WHEREAS, The final plats contains EASEMENT PROVISIONS, which state:

All lots shall be subject to an easement five feet in width, and parallel and adjacent to all lot lines, except that this easement shall be ten feet in width along lot lines where lots are not contiguous, for purposes of installation and maintenance of all utilities and drainage and all lots shall also be subject to the right of overhead easements for electric and telephone wires over portions of lots where roadway curvature causes the same to occur.

WHEREAS, RCW 58.17.215 - Alteration of subdivision - Procedure, provides a method by which a person interested in the alteration of any subdivision or the altering of any portion thereof may proceed;

WHEREAS, John and Pat Steiner, owners of Lots 63, & 64 in the plat of Lake Cushman, Division 12, have made application with the Mason County Board of County Commissioners requesting an alteration to the easement running approximately northeast to southwest 130 feet between these said lots, for the purpose of combining lots through a Declaration of Parcel Combination;

WHEREAS, the application contains the signatures of the majority of those persons having an ownership interest of lots, tracts, parcels, sites, or divisions in the subject subdivisions or portion thereof;

WHEREAS, the Lake Cushman Maintenance Co, Pacific Land Associates, Tacoma Public Utilities, PUD #3, and U.S. West Communications have all relinquished their interest in the easement.

WHEREAS, the Mason County Board of County Commissioners did notify the effected landowners as required by R.C.W. 58.17.215;

WHEREAS, a public hearing was held on October 27th, 1998, at 7:25 P.M., in the Commissioners Chambers;

WHEREAS, after due consideration it appears to be in the best public interest to approve the request made by John & Pat Steiner;

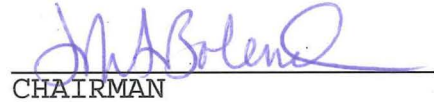
NOW THEREFORE BE IT RESOLVED that the Board authorizes the alteration of the previously described 10' easements between Lots 63 & 64 in the Plat of Lake Cushman, Division 12, with the understanding that there is no drainage in effect on this property line and that the easement is being removed for the purpose of performing a Declaration of Parcel Combination for building purposes.

PASSED IN REGULAR SESSION this 27th day of October, 1998.

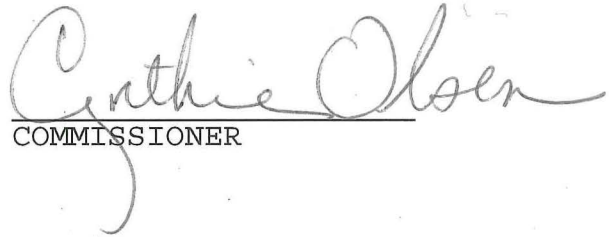
APPROVED AS TO FORM

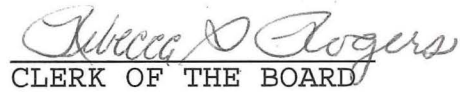
BOARD OF COUNTY COMMISSIONERS
MASON COUNTY, WASHINGTON


Prosecuting Attorney


CHAIRMAN

ATTEST:


COMMISSIONER


CLERK OF THE BOARD


COMMISSIONER