

665981

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

FEE 10 -
REEL 83 | FRAME 187-486
AUDITOR MASON COUNTY
ALLAN T. BROTCHE

1998 APR 27 P 2: 20

REQUEST OF:

Please print neatly or type information

Document Title(s)

Declaration of Parcel Combination
Resolution # 36-98

Reference Number(s) of related documents

Declaration of Parcel Combination

Additional Reference #'s on page _____

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

McCann, Albert
Stevens, Bill
Fire District 18

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)

Lots 17, 18 & Tract "H" of Lake Cushman Division 19

Assessor's Property Tax Parcel/Account Number

42205-52-00017 42205-52-00018 42205-52-00067

Additional grantors on page _____

ALTERATION TO LAKE CUSHMAN, DIVISION 19
RESOLUTION No. 36-98

On August 24th, 1984 the Plat of Lake Cushman, Division 19, located in Section 5, Township 22 North, Range 4 West, W.M., was recorded in Volume 10, pages 82 through 86 records of Mason County, Washington.

WHEREAS, The Dedication included in Lake Cushman, Divisions 19, 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, and easements 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. Also, all claims for damages against any governmental authority are waived which may be occasioned to the adjacent land by the established construction, drainage, and maintenance of said roads in witness whereof we have set our hands and seals this 9th day of August, 1984.

WHEREAS, The final plats contains SPECIAL COVENANTS, the first article of which states:

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, The Mason County Fire District # 18, owners of Lots 17, 18 & Lot "H" in the plat of Lake Cushman, Division 19, have made application with the Mason County Board of County Commissioners requesting an alteration to the easement running approximately southwest to northeast 175.79 and 180.32 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 April 14th, 1998, at 9:15 A.M., in the Commissioners Chambers;

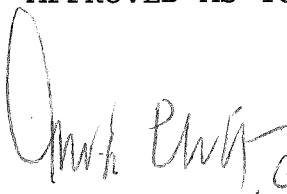
WHEREAS, after due consideration it appears to be in the best public interest to approve the request made by Mason County Fire District # 18;

NOW THEREFORE BE IT RESOLVED that the Board authorizes the alteration of the previously described 10' easements between Lots 17, 18 & Lot "H" in the Plat of Lake Cushman, Division 19, with the understanding that there is no drainage in effect on these property lines and that the easement is being removed for the purpose of performing a Declaration of Parcel Combination.

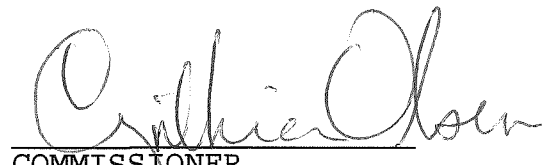
PASSED IN REGULAR SESSION this 14th day of April, 1998.

APPROVED AS TO FORM

BOARD OF COUNTY COMMISSIONERS
MASON COUNTY, WASHINGTON


Mark Pugh, CHIEF DPA
Prosecuting Attorney


Jim Boland
CHAIRMAN


Cynthia Olson
COMMISSIONER

ATTEST:


Rebecca S. Rogers
CLERK OF THE BOARD


Mary G. Cady
COMMISSIONER