

PLAT OF EVERGREEN GROVE

SHEET 1 OF 6

A PLAT COMMUNITY, AS DEFINED BY CHAPTER 64.90 RCW

A PORTION OF THE NORTHEAST, SOUTHEAST, SOUTHWEST AND NORTHWEST QUARTERS OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 2 WEST, W.M.
LEWIS COUNTY, WA

DECLARANT DECLARATION & DEDICATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT CENTURY COMMUNITIES OF WASHINGTON, LLC, A DELAWARE LIMITED LIABILITY COMPANY, THE UNDERSIGNED OWNER, IN FEE SIMPLE OF THE LAND HEREBY PLATTED, AND BANK, NA, THE MORTGAGEE THEREOF HEREBY DECLARE THIS LAND DIVISION AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, EASEMENTS OR WHATEVER PUBLIC PROPERTY THERE IS SHOWN ON THE DIVISION AND THE USE THEREOF FOR ANY AND ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE DESCRIBED HEREIN FOR PUBLIC PURPOSES. ALSO, THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON LOTS, TRACTS, ETC. SHOWN ON THIS PLAT IN THE REASONABLE ORIGINAL GRADING OF ALL THE STREETS, SHOWN HEREON.

THE UNDERSIGNED OWNER OR OWNERS OF THE INTEREST IN THE REAL ESTATE DESCRIBED HEREIN HEREBY DECLARE THIS MAP AND DEDICATE THE SAME FOR A COMMON INTEREST COMMUNITY NAMED EVERGREEN GROVE, A PLAT COMMUNITY, AS THAT TERM IS DEFINED IN THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT, SOLELY TO MEET THE REQUIREMENTS OF THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT AND NOT FOR ANY PUBLIC PURPOSE. THIS MAP AND ANY PORTION THEREOF IS RESTRICTED BY LAW AND THE DECLARATION FOR EVERGREEN GROVE, RECORDED UNDER LEWIS COUNTY, WASHINGTON UNDER RECORDING NO.'S _____ AND _____

TRACTS "A" THROUGH "G", AS DEPICTED ON THIS PLAT ARE HEREBY DEDICATED TO THE EVERGREEN GROVE OWNERS ASSOCIATION.

IN WITNESS WHEREOF WE HAVE SET OUR HANDS AND SEALS THIS _____ DAY OF _____, 2025.

CENTURY COMMUNITIES

a Delaware Limited Liability Company

By: _____

Name: Jason Hancock

Title: VICE PRESIDENT

ACKNOWLEDGMENTS

STATE OF WASHINGTON > SS
COUNTY OF THURSTON

THIS IS TO CERTIFY THAT ON THIS 27 DAY OF March, 2025, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED TO ME KNOWN TO BE THE PERSON(S) WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT Jason Hancock SIGNED THE SAME AS VICE PRESIDENT FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE-WRITTEN.

Notary Public
State of Washington
SABRENA ORR
License #72870
My Commission Expires
October 11, 2026

Sabrina Orr
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON,
(PRINT NAME) SABRENA ORR
RESIDING AT: OLYMPIA, WA
MY COMMISSION EXPIRES: 10-11-2026

(SEAL)

LEGAL DESCRIPTION

THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 2 WEST, W.M., LYING NORTHERLY OF THE NORTHERLY RIGHT-OF-WAY LINE OF THE C.C. & C. RAILROAD, AND EAST OF RUSH ROAD, EXCEPTING THEREFROM THE EAST 801.00 FEET OF SAID SOUTHWEST QUARTER. ALSO EXCEPTING THEREFROM THAT PORTION OF SAID SOUTHWEST QUARTER DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHWEST CORNER OF SAID EAST 801.00 FEET, THENCE SOUTH 01° 44' 18" WEST ALONG THE WEST LINE THEREOF 1404.87 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH OF 01° 44' 18" WEST ALONG SAID WEST LINE 611.70 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF THE C.C. & C. RAILROAD, THENCE NORTH 58° 29' 12" WEST ALONG SAID RIGHT-OF-WAY LINE FOR A DISTANCE OF 176.77 FEET; THENCE NORTH 01° 44' 18" EAST PARALLEL WITH THE WEST LINE OF SAID EAST 801.00 FEET 524.92 FEET; THENCE SOUTH 87° 53' 44" EAST PARALLEL WITH THE NORTH LINE OF SAID SUBDIVISION 153.45 FEET TO THE TRUE POINT OF BEGINNING.
ALSO EXCEPTING THEREFROM THAT PORTION LYING WESTERLY OF THE FOLLOWING DESCRIBED LINE, BEGINNING AT A POINT ON THE NORTHLINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 855.02 FEET NORTH 87° 53' 44" WEST OF THE NORTHWEST CORNER OF SAID EAST 801.00 FEET; THENCE SOUTH 01° 44' 17" WEST 186.02 FEET; THENCE SOUTH 88° 15' 43" EAST 60.00 FEET; THENCE SOUTH 62° 55' 57" EAST 66.38 FEET; THENCE SOUTH 55° 40' 24" EAST 259.94 FEET; THENCE SOUTH 01° 44' 17" WEST 168.92 FEET; THENCE SOUTH 67° 53' 06" EAST 15.81 FEET; THENCE SOUTH 01° 55' 51" WEST 587.00 FEET; THENCE SOUTH 05° 18' 40" WEST 61.36 FEET; THENCE SOUTH 10° 31' 09" WEST 65.00 FEET; THENCE SOUTH 15° 55' 10" WEST 65.02 FEET; THENCE SOUTH 21° 19' 11" WEST 65.00 FEET; THENCE SOUTH 26° 43' 09" WEST 65.00 FEET; THENCE SOUTH 31° 06' 06" WEST 64.98 FEET, THENCE NORTH 58° 29' 42" WEST 10.23 FEET; THENCE SOUTH 31° 30' 18" WEST 210.00 FEET TO THE NORTHERLY LINE OF SAID RAILROAD AND THE TERMINUS OF THIS DESCRIBED LINE.

EASEMENT PROVISIONS

AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE LEWIS COUNTY PUD (ELECTRICITY), PACIFIC DISPOSAL (REFUSE), QWEST (TELEPHONE) AND THE CITY OF CHEHALIS WATER AND SEWER AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, UNDER AND UPON THE FRONT 10 FEET PARALLEL WITH AND ADJOINING THE PUBLIC STREET FRONTAGE OF ALL LOTS AND TRACTS IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE, AND MAINTAIN UNDERGROUND PIPE, CONDUIT, CABLES AND WIRES WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSES OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE, GAS, SEWER, WATER, STREET LIGHTING AND UTILITY SERVICE TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS OR TRACTS AT ALL TIMES FOR THE PURPOSES HEREIN STATED. THESE EASEMENTS ENTERED UPON FOR THESE PURPOSES SHALL BE RESTORED AS NEAR AS POSSIBLE TO THEIR ORIGINAL CONDITION. NO LINES OR WIRES FOR THE TRANSMISSION OF ELECTRIC CURRENT OR FOR TELEPHONE USE OR CABLE TELEVISION SHALL BE PLACED OR PERMITTED TO BE PLACED UPON ANY LOT OR TRACT UNLESS THE SAME SHALL BE UNDER GROUND OR IN CONDUIT ATTACHED TO A BUILDING.

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF HATTON GODAT PANTIER THIS _____ DAY OF _____, 2025, AT _____ MINUTES PAST _____ O'CLOCK _____ M., AND RECORDED UNDER FILE NO. _____

LEWIS COUNTY AUDITOR

DEPUTY

INDEX OF SHEETS

SHEET 1	DEDICATION/DECLARANT DECLARATION, ACKNOWLEDGMENTS, APPROVALS & LAND SURVEYORS CERTIFICATE & NOTARY
SHEET 2	SECTION SUBDIVISION, DESCRIPTION, PLAT NOTES, SURVEY REFERENCES, LOT AREAS TABLE, TRACT AREAS TABLE, CURVE & LINE TABLES
SHEET 3	PLAT BOUNDARY, LEGEND, LINE AND CURVE TABLE
SHEET 4	NORTHERN PORTION OF SUBDIVISION, LOTS 1-5, 45-50, LOT 63, TRACTS A, B, D, E & F, ADDRESSES & LEGEND
SHEET 5	CENTER PORTION OF SUBDIVISION, LOTS 6-16, 33-44, 51-64, TRACT G, ADDRESSES, LEGEND
SHEET 6	SOUTHERN PORTION OF SUBDIVISION, LOT 17-32, TRACT C, ADDRESS & LEGEND

APPROVALS

EXAMINED AND APPROVED THIS 18TH DAY OF APRIL, 2025.

Richard A. Paul
CHEHALIS CITY ENGINEER
4/18/2025
DATE

I HEREBY CERTIFY THAT ALL TAXES ON THE LAND DESCRIBED HEREON HAVE BEEN FULLY PAID TO AND INCLUDING THE YEAR 2025

Devin L. Kinsler
LEWIS COUNTY TREASURER
5/15/2025
DATE

EXAMINED FOR SURVEY DATUM, RIGHTS-OF-WAY LAYOUT, AND DESIGN OF BRIDGES AND OTHER STRUCTURES REQUIRED BY A RESOLUTION OF APPROVAL AND APPROVED.

Jeffrey M. Smith
COUNTY ENGINEER
4/23/25
DATE

EXAMINED FOR CONFORMANCE TO THE CONDITIONS OF PRELIMINARY PLAT APPROVAL AND APPROVED.

David W. Smith
CITY OF CHEHALIS COMMUNITY DEVELOPMENT DIRECTOR
4-21-25
DATE

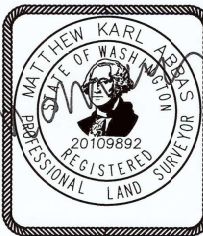
THE DEDICATION OF THE PUBLIC ROADS IS HEREBY ACCEPTED INTO THE COUNTY ROAD SYSTEM AND THE FINAL PLAT DRAWING HAS BEEN EXAMINED AND APPROVED.

LEWIS COUNTY BOARD OF COUNTY COMMISSIONERS
DATE

COVENANTS

COVENANTS, CONDITIONS AND RESTRICTIONS ARE RECORDED UNDER AUDITOR'S FILE NO. _____

LAND SURVEYOR'S CERTIFICATE



I HEREBY CERTIFY THAT THE PLAT OF EVERGREEN GROVE IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF A PORTION OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 2 WEST, W.M.; THAT THE DISTANCES AND COURSES SHOWN THEREON ARE CORRECT; THAT THE MONUMENTS HAVE BEEN SET AND THE LOT CORNERS STAKED ON THE GROUND WITH 5/8" REBAR WITH PLASTIC CAPS STAMPED "MKA 20109892", UNLESS OTHERWISE NOTED ON SHEETS 4 THROUGH 6 OF THIS PLAT. I FURTHER CERTIFY THAT 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 CENTURY COMMUNITIES IN JANUARY 2025; THAT ALL INFORMATION REQUIRED BY THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT IS SUPPLIED HEREIN; TO THE EXTENT SUCH BOUNDARIES ARE NOT DEFINED BY PHYSICAL MONUMENTS, SUCH BOUNDARIES ARE SHOWN ON THE MAP.

Matthew K. Abbas
MATTHEW K. ABBAS, PROF. REGISTERED LAND SURVEYOR #20109892
3/27/25
DATE

STATE OF WASHINGTON > SS
COUNTY OF THURSTON

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT MATTHEW K. ABBAS IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT. GIVEN UNDER MY HAND AND SEAL THIS 27th DAY OF March, 2025

Notary Public
State of Washington
SABRENA ORR
License #72870
My Commission Expires
October 11, 2026

(SEAL)

Sabrina Orr
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON,
(PRINT NAME) SABRENA ORR
RESIDING AT: OLYMPIA, WA
MY COMMISSION EXPIRES: 10-11-2026

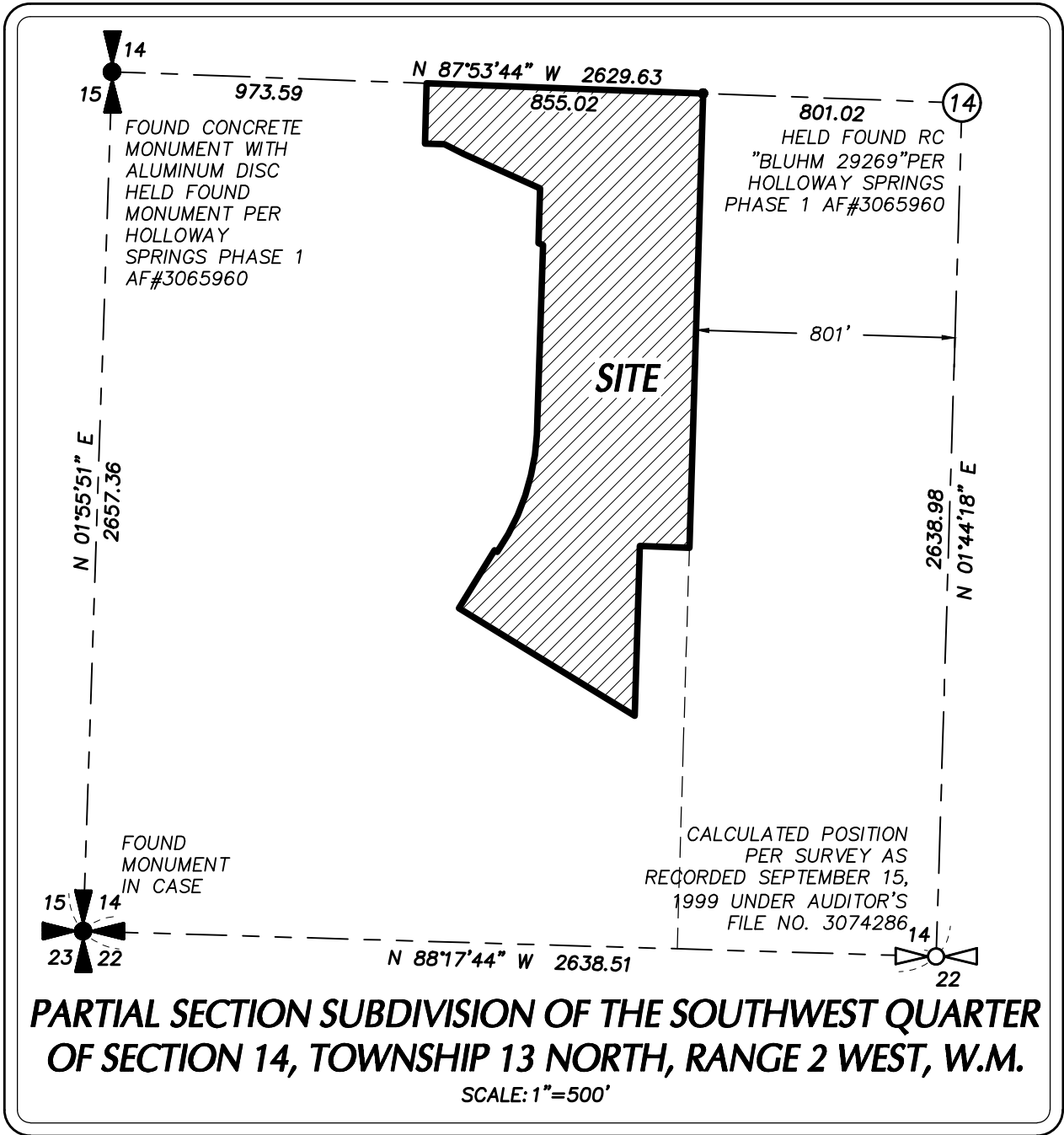
HATTON GODAT PANTIER
ENGINEERS AND SURVEYORS
3910 MARTIN WAY E, SUITE B
OLYMPIA, WA 98506
TEL: 360.943.1599
haddonpantier.com
EEP
23-049

REVIEWED FOR APPLICABLE TAXES
APPROVED FOR RECORDING
LEWIS COUNTY TREASURER
BY: Devin L. Kinsler DATE: 5/15/25

REVIEWED FOR COMPLIANCE
WITH RECORDING FORMAT
LEWIS COUNTY ENGINEERING
BY: SL DATE: 4-22-25

PLAT OF **EVERGREEN GROVE**

A PORTION OF THE NORTHEAST, SOUTHEAST, SOUTHWEST AND NORTHWEST QUARTERS OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 2 WEST, W.M.
LEWIS COUNTY, WA



TITLE NOTES

1. THE LAND DESCRIBED HEREON HAS BEEN ASSIGNED PROPERTY TAX ACCOUNT NO. 017875-734-078 TCA 670F.
2. A PORTION OF THE LAND DESCRIBED HEREON IS SUBJECT TO EASEMENT GRANTED TO CITY OF CHEHALIS FOR SEWER PIPELINE RECORDED UNDER AUDITORS FILE NO. 9110345.
3. THE LAND DESCRIBED HEREON IS SUBJECT TO TERMS AND PROVISIONS OF UTILITY EASEMENT AGREEMENT RECORDED UNDER AUDITORS FILE NO. 3054454.
4. A PORTION OF THE LAND DESCRIBED HEREON IS SUBJECT TO UTILITY EASEMENT GRANTED TO CITY OF CHEHALIS RECORDED UNDER AUDITORS FILE NO. 3143049.
5. THE LAND DESCRIBED HEREON IS BENEFITTED BY ROAD ACCESS AND UTILITY EASEMENT GRANTED TO AKR PROPERTIES, INC RECORDED UNDER AUDITORS FILE NOS. 3246269, 3246350, AND ASSIGNMENT RECORDED UNDER AUDITORS FILE NO. 3247492.(SAID EASEMENT IS LOCATED WITHIN THE PLAT OF HOLLOWAY SPRINGS DIVISION 2 RECORDED UNDER AUDITOR'S FILE NO. 3274227) (NOW HOLLOWAY DRIVE).
6. THE LAND DESCRIBED HEREON BENEFITS FROM EASEMENT AGREEMENT RECORDED UNDER AUDITORS FILE NO. 3412461.
7. THE LAND DESCRIBED HEREON IS LOCATED EAST AND NORTH OF THE PLAT OF HOLLOWAY SPRINGS DIVISION 2, AS DISCLOSED BY SAID PLAT RECORDED UNDER AUDITORS FILE NO. 3274227. THE BOUNDARY OF SAID LAND WAS SURVEYED BY SAID PLAT IN MAY 2008.
8. THE BOUNDARY OF THE LAND DESCRIBED HEREON WAS SURVEYED IN JULY 2023. THE RESULTS OF SAID SURVEY ARE DISCLOSED ON ALTA/NSPS LAND TITLE SURVEY PREPARED BY JEFF S. PANTIER, PLS OF HATTON GODAT PANTIER DATED AUGUST 9, 2023 UNDER PROJECT NO. 23-049.
9. INTENTIONALLY OMITTED.

PLAT NOTES:

1. TRACTS "A", "B", "C", "D", "E", "F", AND "G" SHALL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
2. FLOOD INSURANCE RATE MAP, PANEL 1782 OF 2500, COMMUNITY-PANEL NUMBER 530102 1782 C, EFFECTIVE DATE: JULY 17, 2006 INDICATES THE EXTENT OF THE ZONE AE FLOODWAY AREA AS DEPICTED HEREON.
3. ALL ROAD APPROACHES TO THE PUBLIC ROADS REQUIRE A ROAD APPROACH PERMIT FROM THE APPROPRIATE GOVERNMENTAL JURISDICTION AT THE TIME OF CONSTRUCTION.
4. TRACT "A" IS DESIGNATED FOR USE AS WETLAND/CRITICAL AREA.
5. TRACTS "B", "C", AND "D" ARE DESIGNATED FOR USE AS STORMWATER TREATMENT FACILITIES AND ARE TO BE MAINTAINED BY THE OWNERS ASSOCIATION PER AUDITOR'S FILE NO. _____.
6. TRACTS "E" AND "F" ARE DESIGNATED FOR USE AS OPEN SPACE/ACTIVE RECREATION.

SURVEY REFERENCES

1. COMMITMENT FOR TITLE INSURANCE ISSUED BY CHICAGO TITLE INSURANCE COMPANY, THROUGH THEIR AGENT, TITLE GUARANTEE COMPANY OF LEWIS COUNTY DATED SEPTEMBER 4, 2024, POLICY NO. 74156-23238129531
2. PLAT OF HOLLOWAY SPRINGS DIVISION 2 RECORDED UNDER AUDITORS FILE NO. 3274227
3. PLAT OF HOLLOWAY SPRINGS PHASE-1 RECORDED UNDER AUDITORS FILE NO. 3065960
4. PLAT OF GLACIER RIDGE PUD RECORDED UNDER AUDITORS FILE NO. 3309358
5. SURVEY RECORDED UNDER AUDITORS FILE NO. 3074286
6. SHORT PLAT NO. SP 07-140 RECORDED UNDER AUDITORS FILE NO. 3275048
7. SURVEY RECORDED UNDER AUDITORS FILE NO. 3016173

LOT AREAS		
LOT #	S.F.	ACRES
1	7,548	0.17
2	5,000	0.11
3	5,000	0.11
4	5,000	0.11
5	5,000	0.11
6	5,000	0.11
7	5,000	0.11
8	5,000	0.11
9	6,000	0.14
10	5,000	0.11
11	5,202	0.12
12	5,393	0.12
13	5,399	0.12
14	5,394	0.12
15	5,394	0.12
16	5,396	0.12
17	5,400	0.12
18	6,998	0.16
19	7,500	0.17
20	6,250	0.14
21	6,250	0.14
22	7,500	0.17
23	6,250	0.14
24	6,250	0.14
25	6,473	0.15
26	7,572	0.17
27	5,200	0.12
28	5,000	0.11
29	6,445	0.15
30	8,137	0.19
31	7,748	0.18
32	7,246	0.17
33	7,504	0.17

LOT AREAS		
LOT #	S.F.	ACRES
34	6,033	0.14
35	5,000	0.11
36	5,000	0.11
37	6,000	0.14
38	6,000	0.14
39	5,000	0.11
40	5,000	0.11
41	6,000	0.14
42	6,000	0.14
43	5,000	0.11
44	5,000	0.11
45	6,000	0.14
46	5,000	0.11
47	5,000	0.11
48	5,566	0.13
49	6,000	0.14
50	6,000	0.14
51	6,000	0.14
52	6,000	0.14
53	6,000	0.14
54	6,000	0.14
55	6,000	0.14
56	6,000	0.14
57	6,000	0.14
58	6,000	0.14
59	6,000	0.14
60	7,456	0.17
61	8,422	0.19
62	7,389	0.17
63	7,392	0.17
64	7,344	0.17
65	7,289	0.17

TRACT AREAS			
TRACT	USAGE	SQUARE FEET	ACRES
PLAT BOUNDARY	SUBDIVISION	969,999	22.27
TRACT A	WETLAND/CRITICAL AREA	252,785	5.80
TRACT B	STORM WATER MANAGEMENT	27,153	0.62
TRACT C	STORM WATER MANAGEMENT	52,211	1.20
TRACT D	STORM WATER MANAGEMENT	12,570	0.29
TRACT E	OPEN SPACE/ACTIVE RECREATION	29,351	0.67
TRACT F	OPEN SPACE/ACTIVE RECREATION	5,075	0.12
TRACT G	PARK	9,979	0.23

LINE TABLE		
NO.	BEARING	DISTANCE
L1	S 22°06'54" W	18.67'
L2	N 58°29'42" W	10.23'
L3	N 31°06'06" E	64.98'
L4	S 26°43'09" W	65.00'
L5	S 21°19'11" W	65.00'
L6	S 15°55'10" W	65.02'
L7	S 10°31'09" W	65.00'
L8	N 05°18'40" E	61.36'
L9	N 67°53'06" W	15.81'
L10	N 62°55'57" W	66.38'
L11	S 88°15'43" E	60.00'
L12	S 31°30'18" W	20.00'
L13	S 51°30'07" W	30.15'
L14	N 01°44'18" E	6.28'
L15	N 47°34'58" W	25.46'
L16	S 67°03'10" E	21.57'
L17	N 88°57'44" W	13.63'
L18	N 88°15'43" W	25.49'
L19	S 53°22'13" W	35.42'
L20	S 61°42'08" E	21.67'
L21	S 59°56'34" E	22.12'
L22	N 59°56'34" W	20.39'
L23	S 61°42'08" E	29.55'
L24	N 10°10'14" E	33.51'
L25	N 14°25'26" E	21.18'
L26	S 01°44'17" W	27.24'
L27	S 59°05'11" E	33.15'
L28	N 71°20'41" W	17.18'
L29	N 88°59'25" W	26.32'
L30	S 72°19'29" W	38.44'

CURVE TABLE			
NO.	RADIUS	DELTA ANGLE	ARC LENGTH
C1	560.00'	29°34'27"	289.05'
C2	200.00'	20°11'03"	70.46'
C3	200.00'	11°46'38"	41.11'
C4	200.00'	8°35'58"	30.02'
C5	200.00'	20°22'36"	71.13'
C6	820.00'	18°50'54"	269.75'
C7	820.00'	10°43'32"	153.50'
C8	820.00'	29°34'27"	423.26'
C9	200.00'	18°40'41"	65.20'
C10	55.00'	90°21'58"	86.75'
C11	230.00'	0°53'36"	3.59'
C11	230.00'	0°53'38"	3.59'
C12	25.00'	70°42'35"	30.85'
C13	790.00'	2°14'11"	30.84'
C14	790.00'	4°09'31"	57.34'
C15	790.00'	4°09'25"	57.32'
C16	790.00'	4°09'27"	57.33'
C17	790.00'	4°09'35"	57.35'
C18	790.00'	4°09'36"	57.36'
C19	790.00'	4°09'29"	57.33'
C20	790.00'	2°23'12"	32.91'
C21	19.00'	90°00'00"	29.85'
C22	25.00'	20°21'51"	8.89'
C23	55.00'	180°22'02"	173.14'
C24	55.00'	44°32'52"	42.76'
C25	55.00'	39°30'17"	37.92'
C26	25.00'	64°03'20"	27.95'
C27	19.00'	90°00'00"	29.85'
C28	850.00'	4°03'35"	60.23'
C29	850.00'	3°26'00"	50.93'
C30	19.00'	86°46'14"	28.77'
C31	230.00'	6°52'54"	27.62'
C32	230.00'	11°47'47"	47.35'
C33	85.00'	22°09'26"	32.87'
C34	85.00'	50°42'18"	75.22'
C35	85.00'	17°30'14"	25.97'
C36	25.00'	90°00'00"	39.27'
C37	25.00'	90°00'00"	39.27'
C38	25.00'	89°48'27"	39.19'
C39	25.00'	90°21'58"	39.43'
C40	170.00'	11°13'44"	33.32'
C41	170.00'	7°26'57"	22.10'
C42	19.00'	86°45'52"	28.77'
C43	850.00'	4°06'43"	61.00'
C44	850.00'	9°53'06"	146.65'
C45	850.00'	1°37'09"	24.02'
C46	170.00'	20°22'36"	60.46'



LEGEND

- FOUND CONCRETE SURFACE MONUMENT WITH 2" BRASS DISK STAMPED "JSP 28073"
- FOUND 5/8" REBAR W/ PLASTIC CAP STAMPED "JSP 28073" UNLESS OTHERWISE NOTED
- FOUND 1/2" REBAR W/ PLASTIC CAP STAMPED "K. BLUHM LS 29268" N 63°34'45" W 0.90' FROM CALC POSITION
- FOUND 1/2" REBAR W/ PLASTIC CAP STAMPED "K. BLUHM LS 29268" N 59°14'27" W 0.88' FROM CALC POSITION
- FOUND 1/2" REBAR W/ PLASTIC CAP STAMPED "K. BLUHM LS 29268" N 61°47'06" W 1.00' FROM CALC POSITION
- FOUND 5/8" REBAR W/ PLASTIC CAP W/ PUNCH STAMPED "JSP 28073" (DISTURBED) S 62°49'57" E 0.53' FROM CALC POSITION
- EDGE OF WETLAND DELINEATED OCTOBER 31, 2019 BY ENVIROVECTOR AND FIELD SURVEY BY HATTON GODAT PANTIER JANUARY 16, 2020
- OF DITCH FIELD SURVEY BY HATTON GODAT PANTIER JANUARY 16, 2020
- BARBWIRE FENCE
- WOOD FENCE
- FENCE 0.1'-0.5' EASTERLY OF PROPERTY LINE
- FENCE 0.3'-0.6' WESTERLY OF PROPERTY LINE
- FENCE 0.4'-1.2' NORTHERLY OF PROPERTY LINE
- CURB & GUTTER ENCROACHES 6.4' EAST OF PROPERTY LINE
- SIDEWALK ENCROACHES 10.5' EAST OF PROPERTY LINE
- UTILITY EASEMENT PER PLAT OF HALLOWAY SPRINGS DIVISION 2 RECORDED UNDER AUDITOR'S FILE NO. 3274227 (SEE TITLE NOTE NO. 7)
- SANITARY SEWER EASEMENT GRANTED TO THE CITY OF CHEHALIS PER AUDITOR'S FILE NO. 9110345 (SEE TITLE NOTE NO. 2 ON SHEET 2)
- UTILITY EASEMENT DESCRIBED IN AGREEMENT RECORDED UNDER AUDITOR'S FILE NO. 3054454 (SEE TITLE NOTE NO. 3)
- 25' WIDE EASEMENT GRANTED TO THE CITY OF CHEHALIS FOR UTILITIES PER AUDITOR'S FILE NO. 3143049 (SEE TITLE NOTE NO. 4)
- FLOOD INSURANCE RATE MAP, PANEL 1782 OF 2500, COMMUNITY-PANEL NUMBER 530102 1782 C, EFFECTIVE DATE: JULY 17, 2006 INDICATES THE EXTENT OF THE ZONE AE FLOODWAY AREA AS DEPICTED HEREON. (HATCHED AREA)
- NORTHERLY RIGHT OF WAY LINE OF THE C. C. & C. RAILROAD

LINE TABLE		
NO.	BEARING	DISTANCE
L1	S 22°06'54" W	18.67'
L2	S 58°29'42" E	10.23'
L3	N 31°06'06" E	64.98'
L4	S 26°43'09" W	65.00'
L5	S 21°19'11" W	65.00'
L6	N 15°55'10" E	65.02'
L7	S 10°31'09" W	65.00'
L8	S 05°18'40" W	61.36'
L9	S 67°53'06" E	15.81'
L10	S 62°55'57" E	66.38'
L11	N 88°15'43" W	60.00'

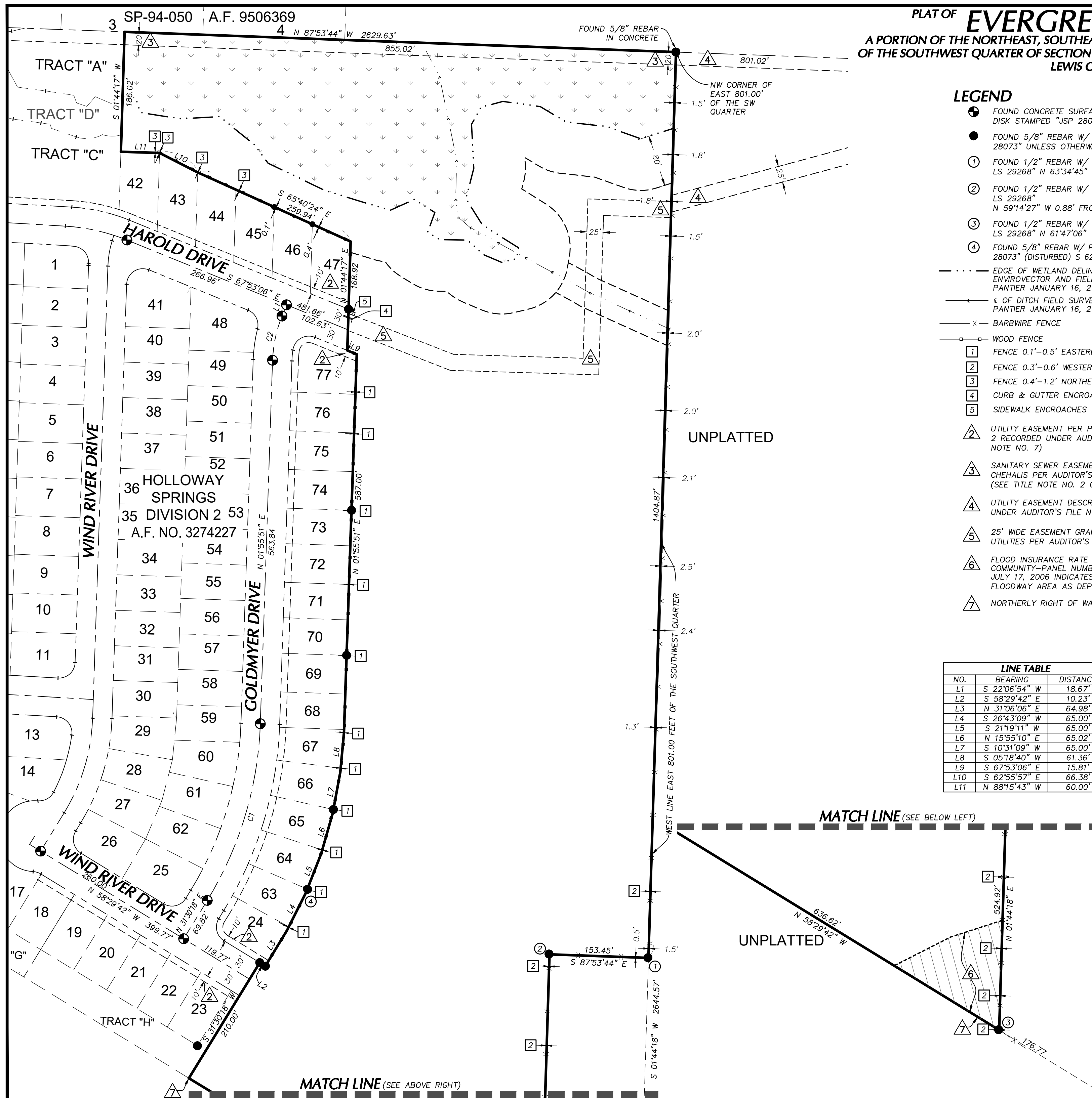
CURVE TABLE			
NO.	RADIUS	DELTA ANGLE	ARC LENGTH
C1	560.00'	29°34'27"	289.05'
C2	200.00'	20°11'03"	70.46'

BASIS OF BEARINGS:
PLAT OF HALLOWAY SPRINGS
DIVISION 2 RECORDED UNDER
AUDITOR'S FILE NO. 3274227

SCALE: 1"=100 FEET
0 50 100 200

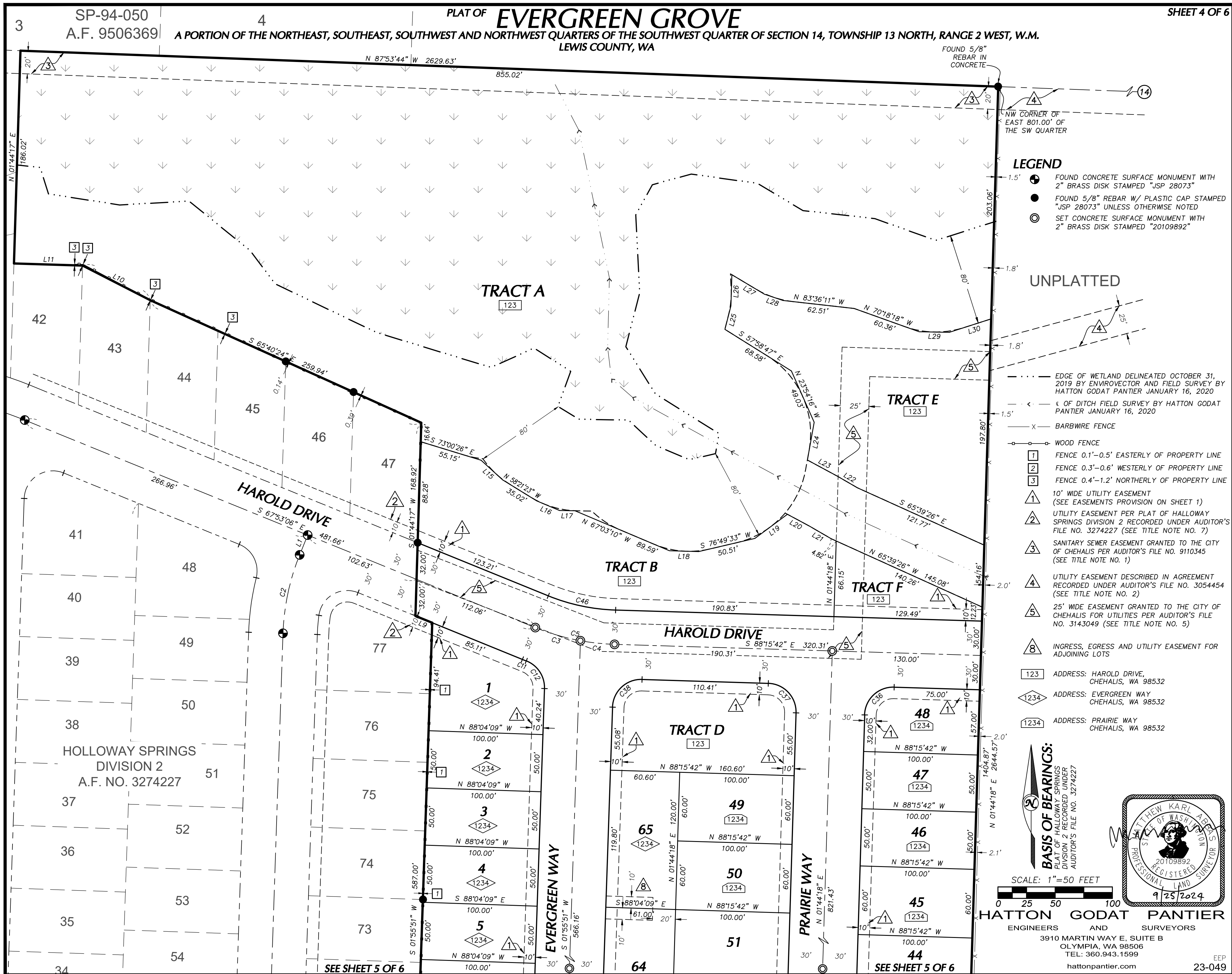
THIS SURVEY WAS CONDUCTED BY FIELD TRAVERSE METHODS USING A LEICA THREE SECOND TOTAL STATION SURVEY INSTRUMENT IN OCTOBER, 2024. THE RESULTS OF THIS SURVEY EXCEED THE STANDARDS CONTAINED IN WAC 332.130.090.

HATTON GODAT PANTIER
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hattonpantier.com



SP-94-050
A.F. 9506369

PLAT OF **EVERGREEN GROVE**
A PORTION OF THE NORTHEAST, SOUTHEAST, SOUTHWEST AND NORTHWEST QUARTERS OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 2 WEST, W.M.
LEWIS COUNTY, WA

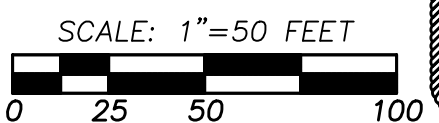


- LEGEND**
- FOUND CONCRETE SURFACE MONUMENT WITH 2" BRASS DISK STAMPED "JSP 28073"
 - FOUND 5/8" REBAR W/ PLASTIC CAP STAMPED "JSP 28073" UNLESS OTHERWISE NOTED
 - SET CONCRETE SURFACE MONUMENT WITH 2" BRASS DISK STAMPED "20109892"

- EDGE OF WETLAND DELINEATED OCTOBER 31, 2019 BY ENVIROVECTOR AND FIELD SURVEY BY HATTON GODAT PANTIER JANUARY 16, 2020
- OF DITCH FIELD SURVEY BY HATTON GODAT PANTIER JANUARY 16, 2020
- BARBWIRE FENCE
- WOOD FENCE
- FENCE 0.1'-0.5' EASTERLY OF PROPERTY LINE
- FENCE 0.3'-0.6' WESTERLY OF PROPERTY LINE
- FENCE 0.4'-1.2' NORTHERLY OF PROPERTY LINE
- 10' WIDE UTILITY EASEMENT (SEE EASEMENTS PROVISION ON SHEET 1)
- UTILITY EASEMENT PER PLAT OF HALLOWAY SPRINGS DIVISION 2 RECORDED UNDER AUDITOR'S FILE NO. 3274227 (SEE TITLE NOTE NO. 7)
- SANITARY SEWER EASEMENT GRANTED TO THE CITY OF CHEHALIS PER AUDITOR'S FILE NO. 9110345 (SEE TITLE NOTE NO. 1)
- UTILITY EASEMENT DESCRIBED IN AGREEMENT RECORDED UNDER AUDITOR'S FILE NO. 3054454 (SEE TITLE NOTE NO. 2)
- 25' WIDE EASEMENT GRANTED TO THE CITY OF CHEHALIS FOR UTILITIES PER AUDITOR'S FILE NO. 3143049 (SEE TITLE NOTE NO. 5)

- INGRESS, EGRESS AND UTILITY EASEMENT FOR ADJOINING LOTS
- 123 ADDRESS: HAROLD DRIVE, CHEHALIS, WA 98532
- 1234 ADDRESS: EVERGREEN WAY CHEHALIS, WA 98532
- 1234 ADDRESS: PRAIRIE WAY CHEHALIS, WA 98532

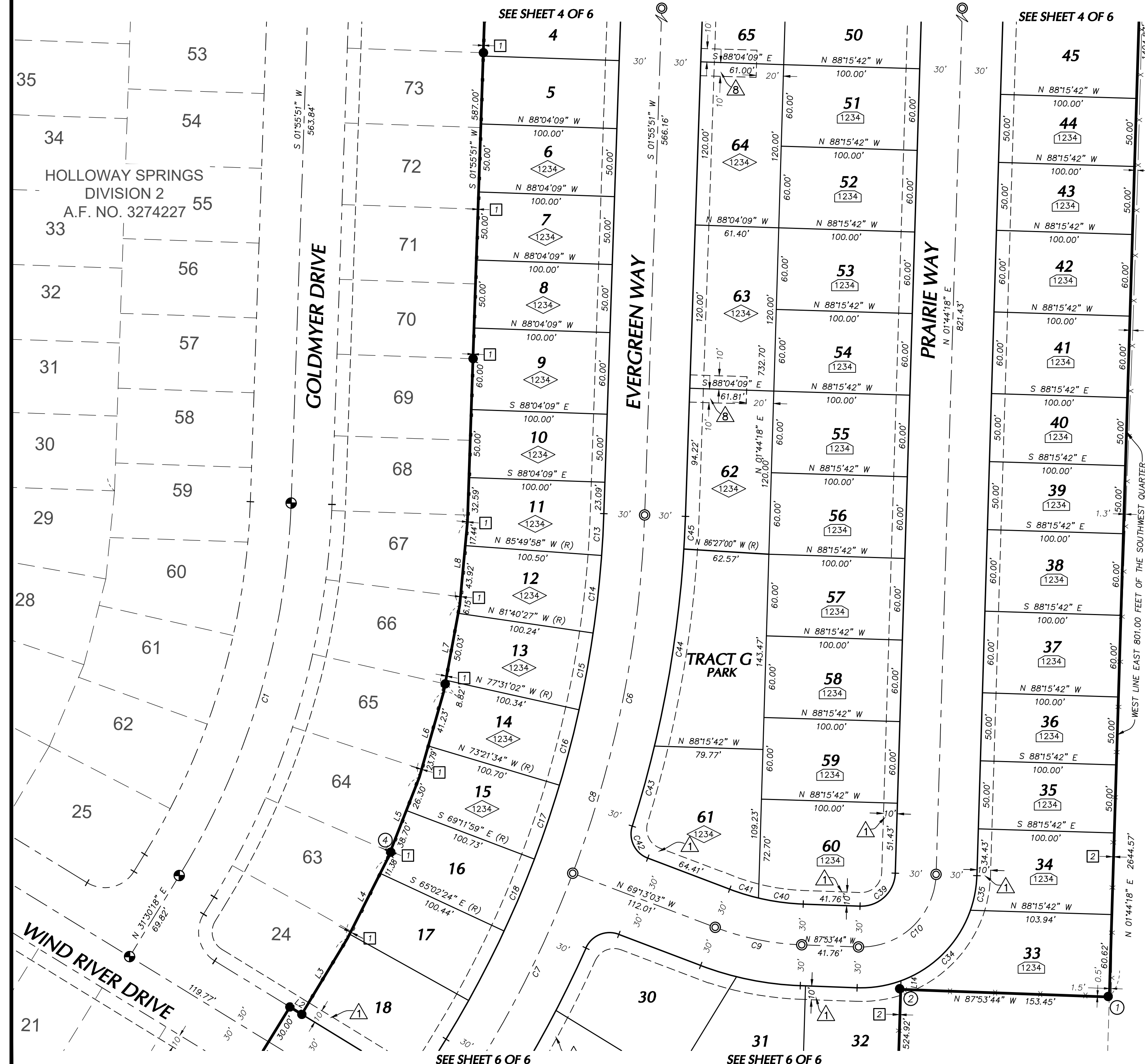
BASIS OF BEARINGS:
PLAT OF HALLOWAY SPRINGS DIVISION 2 RECORDED UNDER AUDITOR'S FILE NO. 3274227



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PLAT OF EVERGREEN GROVE

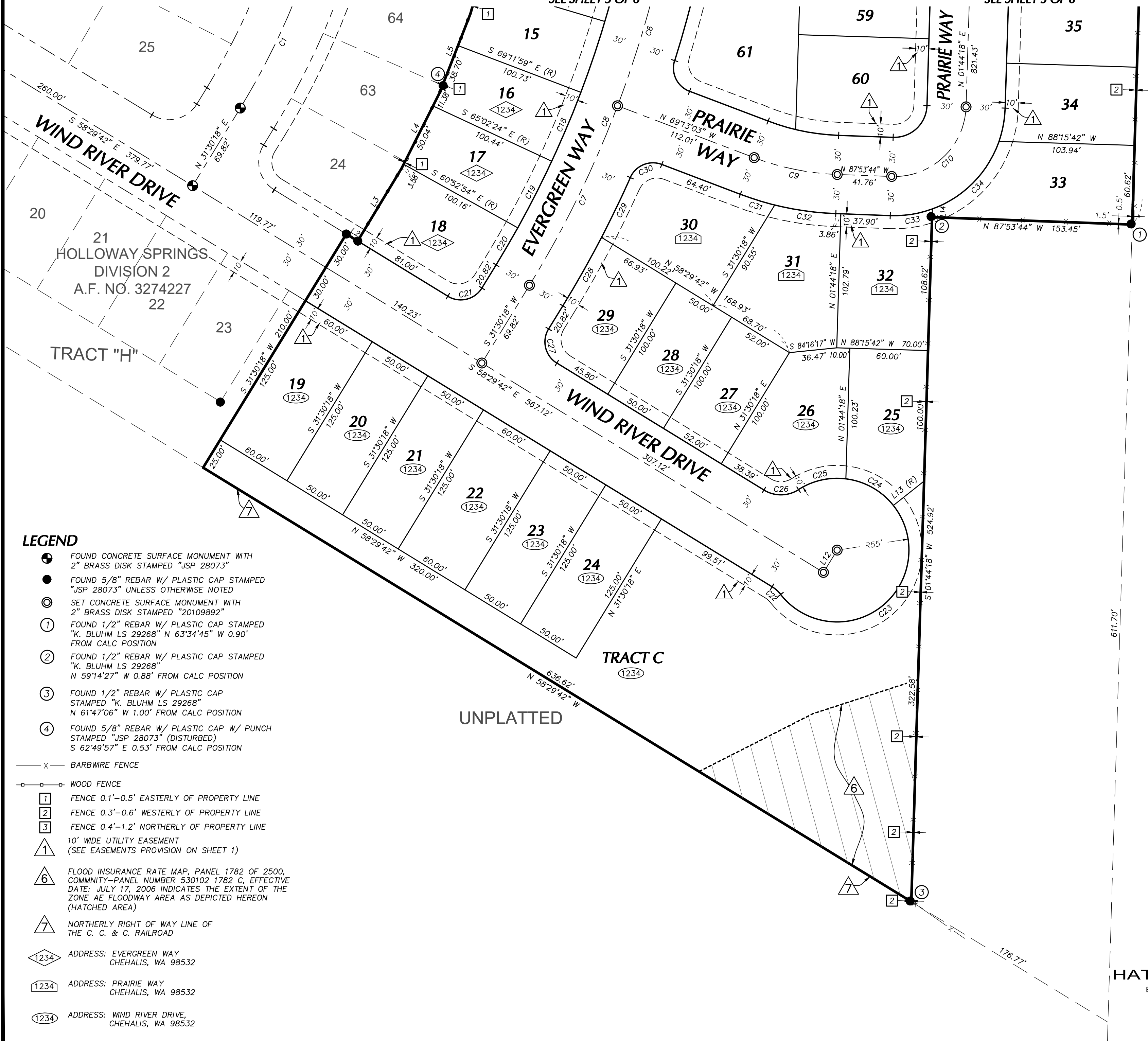
A PORTION OF THE NORTHEAST, SOUTHEAST, SOUTHWEST AND NORTHWEST QUARTERS OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 2 WEST, W.M.
LEWIS COUNTY, WA



PLAT OF **EVERGREEN GROVE**
A PORTION OF THE NORTHEAST, SOUTHEAST, SOUTHWEST AND NORTHWEST QUARTERS OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 2 WEST, W.M.
LEWIS COUNTY, WA

SEE SHEET 5 OF 6

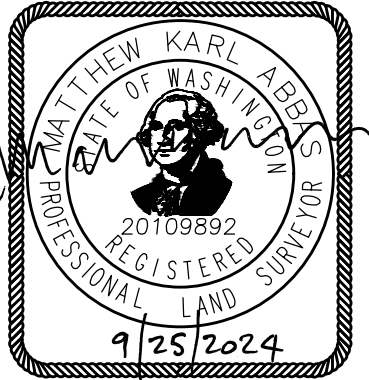
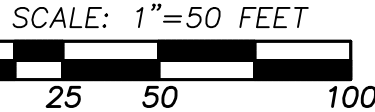
SEE SHEET 5 OF 6



LEGEND

- FOUND CONCRETE SURFACE MONUMENT WITH 2" BRASS DISK STAMPED "JSP 28073"
- FOUND 5/8" REBAR W/ PLASTIC CAP STAMPED "JSP 28073" UNLESS OTHERWISE NOTED
- ⊙ SET CONCRETE SURFACE MONUMENT WITH 2" BRASS DISK STAMPED "20109892"
- ① FOUND 1/2" REBAR W/ PLASTIC CAP STAMPED "K. BLUHM LS 29268" N 63°34'45" W 0.90' FROM CALC POSITION
- ② FOUND 1/2" REBAR W/ PLASTIC CAP STAMPED "K. BLUHM LS 29268" N 59°14'27" W 0.88' FROM CALC POSITION
- ③ FOUND 1/2" REBAR W/ PLASTIC CAP STAMPED "K. BLUHM LS 29268" N 61°47'06" W 1.00' FROM CALC POSITION
- ④ FOUND 5/8" REBAR W/ PLASTIC CAP W/ PUNCH STAMPED "JSP 28073" (DISTURBED) S 62°49'57" E 0.53' FROM CALC POSITION
- x — BARBWIRE FENCE
- o — WOOD FENCE
- ① FENCE 0.1'–0.5' EASTERLY OF PROPERTY LINE
- ② FENCE 0.3'–0.6' WESTERLY OF PROPERTY LINE
- ③ FENCE 0.4'–1.2' NORTHERLY OF PROPERTY LINE
- ① 10' WIDE UTILITY EASEMENT (SEE EASEMENTS PROVISION ON SHEET 1)
- ⑥ FLOOD INSURANCE RATE MAP, PANEL 1782 OF 2500, COMMUNITY-PANEL NUMBER 530102 1782 C, EFFECTIVE DATE: JULY 17, 2006 INDICATES THE EXTENT OF THE ZONE AE FLOODWAY AREA AS DEPICTED HEREON (HATCHED AREA)
- ⑦ NORTHERLY RIGHT OF WAY LINE OF THE C. C. & C. RAILROAD
- ① ADDRESS: EVERGREEN WAY CHEHALIS, WA 98532
- ① ADDRESS: PRAIRIE WAY CHEHALIS, WA 98532
- ① ADDRESS: WIND RIVER DRIVE, CHEHALIS, WA 98532

BASIS OF BEARINGS:
PLAT OF HOLLOWAY SPRINGS
DIVISION 2 RECORDED UNDER
AUDITOR'S FILE NO. 3274227



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