

DEDICATION

KNOW ALL MEN BY THESE PRESENTS That Thomas F. Meagher, F. Wallace Rothrock, John A. Featherstone, George F. Neils, Charles L. Gates, George W. Bagby, Richard N. Kneveland, being joint adventurers doing business as WAIXKI SYNDICATE with Karl K. Kroeger as Attorney-in-Fact and Agent, have plotted into lots, blocks and streets, the land shown hereon to be known as "FAIRWOOD PARK I", an addition to the County of Spokane, Washington, said land being that part of the West 1/2 of Section 7, Township 26 North, Range 43 East of the Willamette Meridian described as follows: Beginning at the west quarter-corner of said section; thence N 0° 02' 10" W 967.98 feet; thence S 83° 48' 50" W 6.79 feet to intersect the west line of the NW 1/4 of said section; thence N 0° 25' 10" W along said section line 15.00 feet; thence N 69° 00' 00" E 200.00 feet; thence S 74° 58' 37" E 166.89 feet; thence N 52° 00' 00" E 200.00 feet; thence S 38° 00' 00" E 200.00 feet to intersect the arc of a curve at a point from which the center lies S 38° 00' 00" E and 30.00 feet distant; thence easterly and southerly along said curve to the right through a central angle of 141° 03' 19" an arc distance of 123.89 feet to a point of reverse curvature and the beginning of a curve to the left with a radius of 20.00 feet; thence southerly along said curve through a central angle of 51° 03' 19" an arc distance of 17.82 feet to a point of tangency; thence S 38° 00' 00" E 415.56 feet; thence S 52° 00' 00" W 68.00 feet to intersect the arc of a curve of a point from which the center lies S 38° 00' 00" E and 20.00 feet distant; thence easterly along said curve to the right through a central angle of 30° 00' 00" an arc distance of 31.42 feet to a point of tangency; thence S 38° 00' 00" E 70.00 feet; thence S 52° 00' 00" W 90.00 feet; thence S 18° 36' E 36.08 feet; thence S 52° 00' 00" W 150.00 feet; thence S 38° 00' 00" E 50.00 feet; thence S 48° 51' 46" E 298.56 feet; thence N 52° 00' 00" E 106.21 feet; thence S 63° 03' 55" E 216.17 feet to intersect the westerly margin of Mill Road, presently 80.00 feet in width, at a point on a curve from which the center lies S 63° 03' 55" E and 37.54 feet distant; thence westerly along said road margin and along a curve to the left through a central angle of 1° 58' 25" an arc distance of 163.00 feet to a point of tangency; thence S 25° 11' 36" W along said road margin 1763.61 feet to the beginning of a curve to the right with a radius of 543.63 feet; thence southwesterly along said road margin and said curve through a central angle of 21° 42' 39" an arc distance of 206.02 feet; thence leaving said road margin S 77° 49' 15" W 115.99 feet; thence S 85° 21' 00" W 203.63 feet to intersect the north margin of Waixki Road, presently 80.00 feet in width, at a point on a curve from which the center lies S 85° 21' 00" W and 203.63 feet distant; thence westerly along said road margin and along said curve to the left through a central angle of 29° 42' 45" an arc distance of 261.7 feet to a point of tangency; thence N 85° 21' 00" W along said road margin 452.59 feet to the beginning of a curve to the left with a radius of 2814.33 feet; thence westerly along said road margin and along said curve through a central angle of 0° 38' 12" an arc distance of 32.17 feet to intersect the east line of the west 20.00 feet in width of the SW 1/4 of said section; thence N 0° 13' 19" W along said east line 273.38 feet; thence S 80° 46' 48" W 20.00 feet to the west line of said section; thence N 0° 13' 19" W along said section line 883.80 feet to the point of beginning. The aforesaid Waixki Syndicate does hereby dedicate to public use forever the streets as shown hereon. The plattees hereby agree for themselves, their heirs and/or assigns that lot 10, Block 1 and lot 40, Block 7 are dedicated for public road purposes until such time as the streets involved are continued and/or connected to full width right-of-way or public roadway easements; and lot 11, Block 1 with lot 25, Block 5, being one-foot wide as shown are hereby dedicated to Spokane County to be dedicated for public road purposes of such line as the adjacent lands are platted or dedicated. The plattees hereby agree for themselves that their heirs, assigns and/or successors in interest that Spokane County is released from any damages caused by all surface waters over, through and across streets, Block 2; lot 9, Block 4 and lot 30, Block 7. Lot 13, Block 2 is common property dedicated as a private walkway and utility easement. The platted lots are subject to the utility, drainage, walkway and access easements as shown on the face of the plat. Lots 1 and 2, Block 7 are to be conveyed as one unit and building site lots identified on the face of the plat as common property or limited common property are reserved for recreation and open space use as specified in the Declaration of Covenants, Conditions and Restrictions as filed with the Spokane County Auditor and in no case are such lots to be conveyed as private building sites. All platted lots are subject to the Protective Covenants and Home Owners Association Agreement as filed with the Spokane County Auditor. Domestic Water and/or sewer easements are shown on the face of the plat. County and State health authorities shall be provided each lot prior to sale. All covenants contained herein shall run with the land and be binding thereon. IN WITNESS WHEREOF, the undersigned have caused their signatures to be affixed hereto this 18th day of October, 1967.

Thomas F. Meagher John A. Featherstone George F. Neils George W. Bagby
F. Wallace Rothrock Richard N. Kneveland Charles L. Gates
By: Karl K. Kroeger, Attorney-in-Fact and Agent

ACKNOWLEDGEMENT

I, Philip L. Sargent, a Registered Land Surveyor, hereby certify that this plat represents a true copy of official records and survey made under my supervision in Sept., 1967, and that lot corners and monuments have been set.

SURVEYORS CERTIFICATE

I, Philip L. Sargent, a Registered Land Surveyor, hereby certify that this plat represents a true copy of official records and survey made under my supervision in Sept., 1967, and that lot corners and monuments have been set.

COUNTY ROAD ENGINEER

Examined and approved this 25th day of October, 1967.

COUNTY HEALTH DEPARTMENT

Examined and approved this 25th day of October, 1967.

COUNTY PLANNING COMMISSION

Examined and approved this 18th day of Oct. 1967.

COUNTY ASSESSOR

Examined and approved this 18th day of October, 1967.

COUNTY TREASURER

I hereby certify that the required taxes on the herein platted land have been fully paid this 26th day of October, 1967.

COUNTY COMMISSIONERS

Examined and approved this 26th day of Oct. 1967.

RECORDING CERTIFICATE

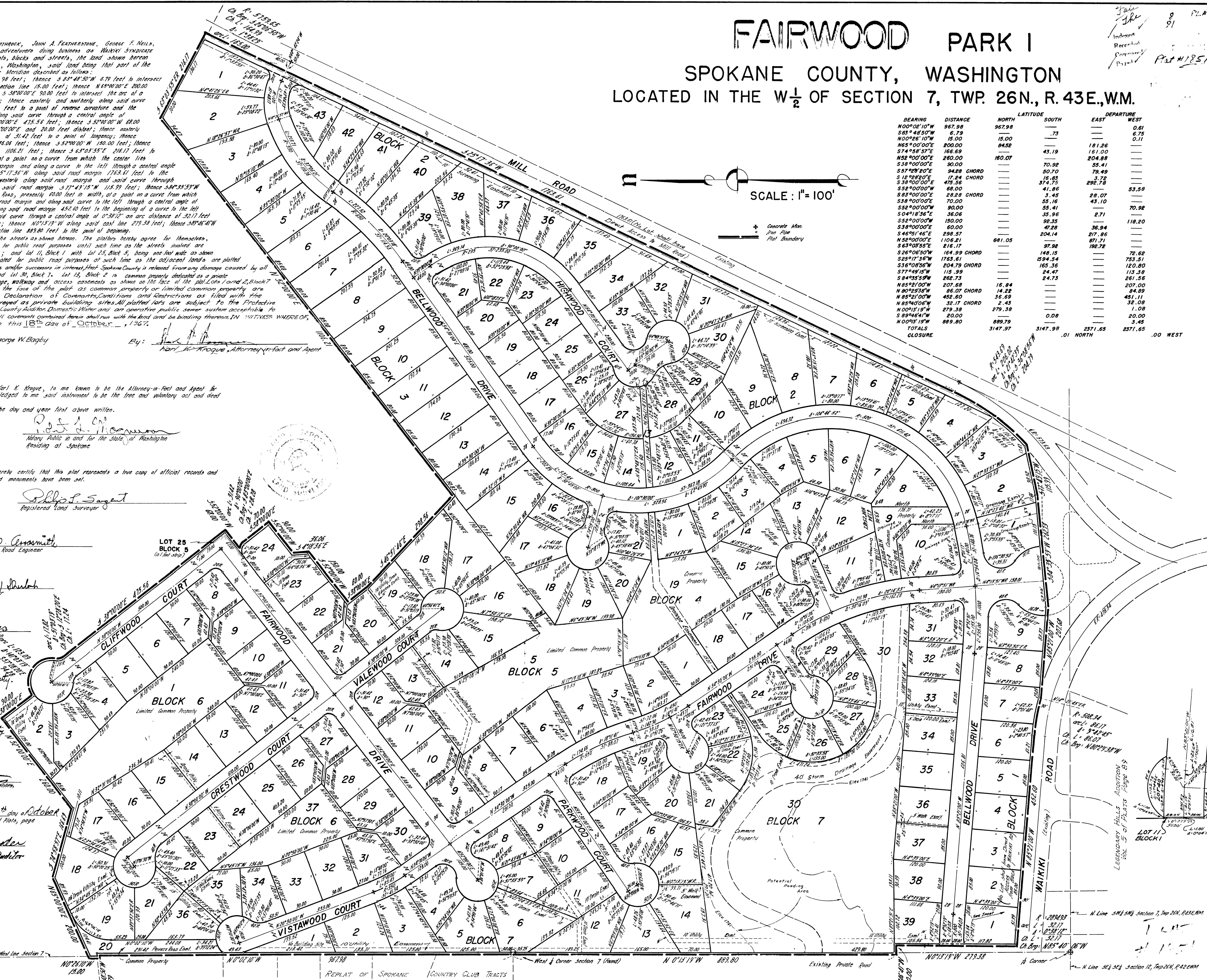
Filed for record at the request of Spokane County Commissioners this 26th day of October 1967, at 3 minutes past 11 A.M. and recorded in Volume 2 of Plats, page 2, records of Spokane County, Washington.

Cardinal J. Hander
Spokane County Auditor
Auditor

FAIRWOOD PARK I
SPOKANE COUNTY, WASHINGTON
LOCATED IN THE W 1/2 OF SECTION 7, TWP. 26N., R. 43E., WM.

Table with columns: BEARING, DISTANCE, NORTH, SOUTH, EAST, WEST, DEPARTURE. Includes bearings like N00°02'10"W and distances like 967.98. Includes a TOTALS CLOSURE row at the bottom.

SCALE: 1" = 100'



REPLAT OF SPOKANE COUNTY CLUB TRACTS dated 25 Nov 1958

PLATE 91
Project #1851